

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026054700 2 PG(S)**

Consideration: \$365,000.00

Prepared by and return to:
Opus Title, LLC
Attn:Lori Bo
PO Box 5947
Sarasota, FL 34277
OTL-26-463

**4/24/2026 12:30 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE** Receipt # 3485193

Doc Stamp-Deed: \$2,555.00

Property Appraiser's Parcel ID No.: Property 1:
0392-15-0441

(FOR INFORMATIONAL PURPOSES ONLY)

WARRANTY DEED

THIS WARRANTY DEED, is made this 23rd day of April, 2026, by and between **LORE S. STEWART, an unmarried woman, INDIVIDUALLY, AND AS TRUSTEE OF THE LORE S. STEWART REVOCABLE LIVING TRUST DATED AUGUST 20, 2019**, whose address is **12740 Southwest Pembroke Circle North, Lake Suzy, FL 34269** (hereinafter "GRANTOR"), and **DAVID J. DISTEFANO AND TERESA M. DISTEFANO, husband and wife, as tenants by the entirety**, whose address is **28033 North Street, Gobles, MI 49055** (hereinafter "GRANTEE").

THE GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to said GRANTOR in hand paid by said GRANTEE, the receipt and adequacy of which is hereby acknowledged, has granted, bargained aliened, remised, released, conveyed confirmed, and sold to said GRANTEE and GRANTEE'S successors, and assigns forever, the following described real property, including improvements thereon, situated in **Sarasota County, Florida**, to wit:

LOT 441, MILANO - PHASE 2 - REPLAT 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 51, PAGE 7, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Together with appurtenances, privileges, rights, interests, dower, reversions, riparian rights, remainders and easements thereunto appertaining. GRANTOR hereby covenants with GRANTEE that GRANTOR is lawfully seized of said property in fee simple; that it is free of encumbrances except for taxes for the current and subsequent years, easements, reservations, and restrictions of record, if any, which reference thereto shall not serve to re-impose same; that GRANTOR has good right and lawful authority to convey same; and that GRANTEE shall have quiet enjoyment thereof. GRANTOR does hereby fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever.

The named Grantor herein represents that they are the sole trustee of the trust, that the trust has not been amended or modified, that the trust is in full force and effect, and that they have full right and authority to convey the property to the Grantees.

(acknowledgment signatures on following page)

IN WITNESS WHEREOF, the GRANTOR has hereunto set its hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESSES:

GRANTOR:

(1) Mark Floryjanski
Printed Name Mark Floryjanski
P.O. Address 331 W. Venice Ave
Venice FL 34283

**LORE S. STEWART, INDIVIDUALLY, AND
AS TRUSTEE OF THE LORE S. STEWART
REVOCABLE LIVING TRUST DATED
AUGUST 20, 2019**

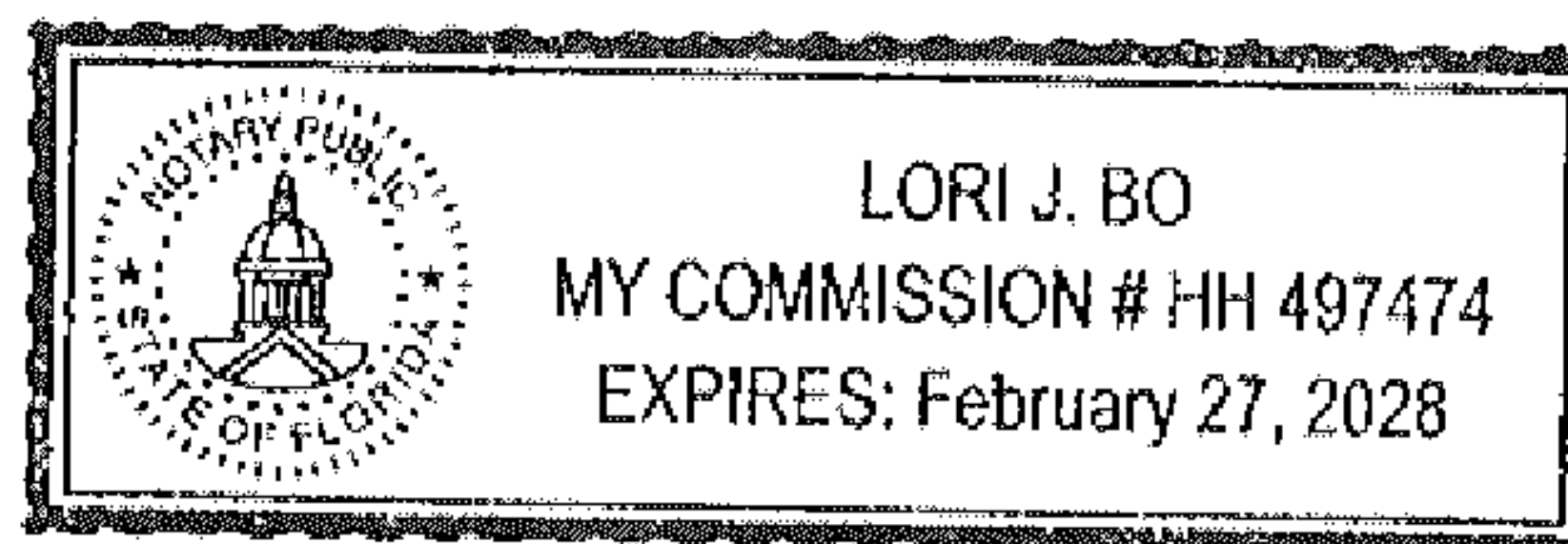
Lore S Stewart
**Lore S. Stewart, Individually, and as
Trustee aforesaid**

(2) Lori J Bo
Printed Name: Lori J. Bo
P.O. Address: 400 Barcelona Avenue
Venice, FL 34282

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization, this 23rd day of April, 2026, by Lore S. Stewart, Individually, and as Trustee of the Lore S. Stewart Revocable Living Trust dated August 20, 2019, () who is personally known to me or (X) who has produced FL DL as identification.

Lori J Bo
Signature of Notary Public



Print, Type/Stamp Name of Notary