

This Instrument Prepared by and Return To:

John L. Wideikis  
WIDEIKIS, BENEDICT & BERNTSSON, LLC  
THE BIG W LAW FIRM  
3195 S. Access Road  
Englewood, Florida 34224

5/8/2026 2:24 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3491927

Doc Stamp-Deed: \$0.70

Property Appraisers Parcel I.D. (Folio) Number: 0757070148

### WARRANTY DEED

THIS INDENTURE, made this 8<sup>th</sup> day of May, 2026, by and between JEFFERY A. REDICK a/k/a JEFFREY A. REDICK and KAREN A. REDICK, a married couple, whose post office address is 12399 Sagewood Drive, Venice, Florida 34293, hereinafter referred to as "Grantor", and

JEFFREY A. REDICK and KAREN A. REDICK, as Trustees of the JEFFREY AND KAREN REDICK LIVING TRUST DATED DECEMBER 8, 2009, AS AMENDED, whose post office address is 12399 Sagewood Drive, Venice, Florida 34293, hereinafter referred to as "Grantee",

**WITNESSETH:** That Grantor, for and in consideration of the sum of \$10.00 Dollars and other valuable considerations, lawful money of the United States of America, to Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has remised, released and quitclaimed to the Grantee, Grantee's heirs and assigns forever, all the rights, title, interest and claim of the Grantor in and to the following described land in Sarasota County, Florida, to wit:

Lot 148, GRAND PALM, PHASE 1A, according to the plat thereof, as recorded in Plat Book 48, Page 5, of the Public Records of Sarasota County, Florida.

The property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any member of the household of Grantor(s) reside thereon.

The Grantee trustee(s) herein is hereby conferred the power and authority either to protect, conserve and to sell, convey, or to lease, or to encumber, or otherwise to manage and dispose of the real property described herein.

The preparer of this instrument was neither furnished with, nor requested to review an abstract on the described property and therefore expresses no opinion as to condition of title. The preparer of this instrument is acting in the nature of a scribe only and not acting as legal counsel for the Grantor or Grantee.

THIS DEED IS MEMORIALIZING THE TRANSFER OF REAL PROPERTY FROM INDIVIDUAL(S) TO TRUSTEE(S) OF TRUST(S) IN WHICH THE INDIVIDUAL(S) HAS/HAVE A BENEFICIAL OWNERSHIP. THIS CONVEYANCE IS BEING MADE WITHOUT THE EXCHANGE OF ANY CONSIDERATION, AND FURTHER, THIS CONVEYANCE DOES NOT RESULT IN THE CHANGE OF ANY BENEFICIAL OWNERSHIP OF THE SUBJECT PROPERTY AND THEREFORE THERE ARE NO DOCUMENTARY STAMP TAXES DUE AND PAYABLE ON THIS CONVEYANCE WHETHER THERE IS A MORTGAGE LIEN ON THE PROPERTY OR NOT PURSUANT TO FLORIDA ADMINISTRATIVE CODE SECTION 12B-4.013.

TO HAVE AND TO HOLD the same in Fee Simple forever.

AND the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to: 2025.

IN WITNESS WHEREOF, Grantor has executed this deed under seal on the date aforesaid.

Signed, Sealed and Delivered in Our Presence:

Witness Signature:

Cheyenne Wenker

Witness Printed

Name: Cheyenne Wenker

Witness Address: 3195 S. Access Rd  
Englewood FL 34224

Jeffery A. Redick

JEFFERY A. REDICK a/k/a JEFFREY A. REDICK

Grantor Address: 12399 Sagewood Drive,  
Venice, Florida 34293

Courtney A Surprenant

Witness Printed

Name: Courtney A Surprenant

Witness Address: 3195 S. Access Rd  
Englewood FL 34224

Karen A. Redick

KAREN A. REDICK

Grantor Address: 12399 Sagewood Drive,  
Venice, Florida 34293

STATE OF Florida  
COUNTY OF Charlotte

The foregoing instrument was acknowledged before me by means of 8 physical presence or \_\_\_ online notarization, this 8<sup>th</sup> day of MAY, 2026, by JEFFERY A. REDICK a/k/a JEFFREY A. REDICK and KAREN A. REDICK. They are personally known to me or have produced MI D.L. as identification.

My Commission Expires:

Cheyenne Wenker

Printed Name:

Notary Public

Serial Number

