

Prepared by:
Gretchen Kennelly
Leech Tishman Fuscaldo & Lampl, LLC
8470 Enterprise Circle
Lakewood Ranch, Florida 34202

File Number: 2026-0129

Consideration: **480,000.00**

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026066063 2 PG(S)

5/15/2026 2:24 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3494958

Doc Stamp-Deed: \$3,360.00

General Warranty Deed

Made this May 15, 2026 A.D. By **Lev Goldenberg, an unmarried man**, whose address is: 2161 Lakewood Ranch Blvd. Unit 2112, Sarasota, Florida 34240, hereinafter called the grantor, to **Kenneth Williams, an unmarried man**, whose post office address is: 73 Wild Dunes Way, Jackson, New Jersey 08527, hereinafter called the grantee:

(Whenever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Sarasota County, Florida, viz:

Lot 204, NAUTIQUE AT WATERSIDE, according to the Plat thereof recorded in Plat Book 56, Pages 361 through 370, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **0196140204**

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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 December 31, 2025.

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In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Wanda Pistella
Signature: _____ - Witness

Wanda Pistella
Print name: _____

8470 Enterprise Circle #100
Address Line 1: _____

Lakewood Ranch, FL 34202
Address Line 2: _____

[Signature]
Signature: _____ - Witness

Jon A. Brip
Print name: _____

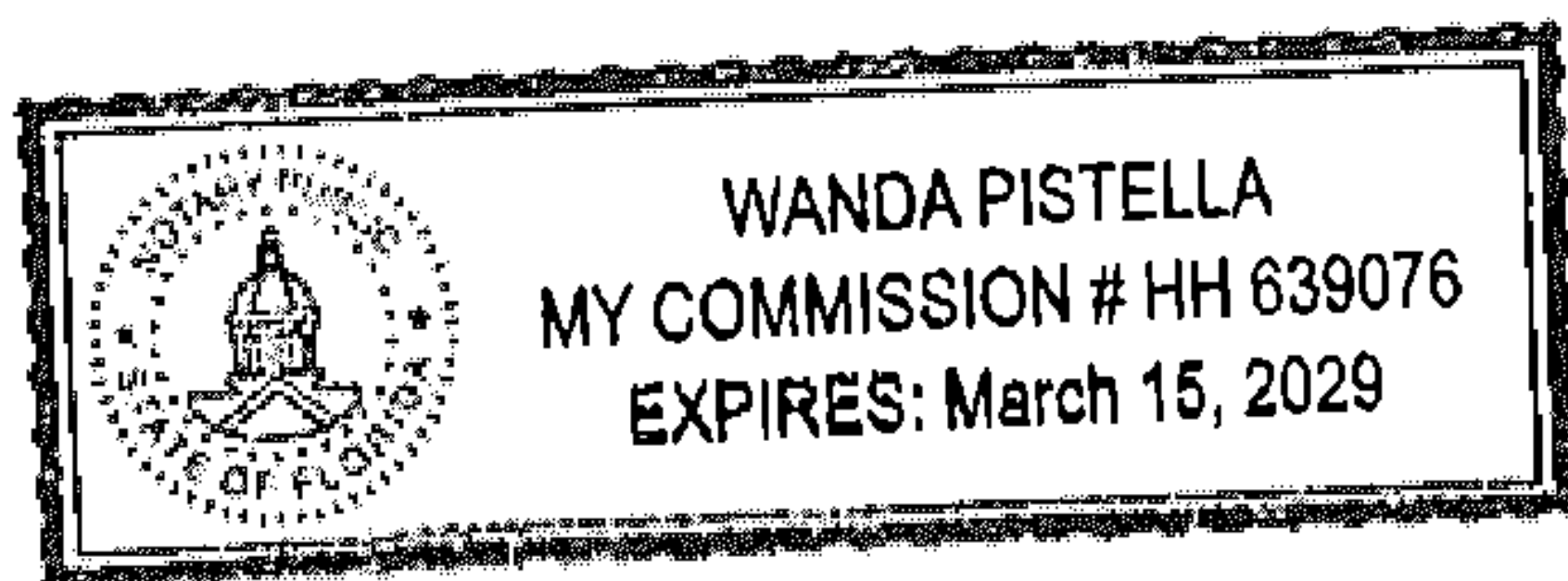
8470 Enterprise Circle #100
Address Line 1: _____

Lakewood Ranch, FL 34202
Address Line 2: _____

State of Florida
County of Manatee

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization, this 14th day of May, 2026, by Lev Goldenberg, an unmarried man, who is/are personally known to me or who has produced D. H. [Signature] as identification.

Seal



[Signature]
Lev Goldenberg - Seller

Wanda Pistella
Notary Public

Print Name: _____

My Commission Expires: _____