

RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2026068168 2 PG(S)

5/20/2026 12:55 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3496618

After Recording Return to:  
Erika Cabrales  
Stewart Title Company  
101 Riverfront Blvd, Suite 650  
Bradenton, FL 34205

Doc Stamp-Deed: \$2,625.00

This Instrument Prepared by:  
Erika Cabrales  
Stewart Title Company  
101 Riverfront Blvd, Suite 650  
Bradenton, FL 34205  
as a necessary incident to the fulfillment of conditions  
contained in a title insurance commitment issued by it.

Property Appraisers Parcel I.D. (Folio) Number(s):  
0101-03-0033  
File No.: 2900070

**WARRANTY DEED**

This Warranty Deed, Made the 19<sup>th</sup> day of May, 2026, by Vincent S. Savadel and Katherine R. Savadel, Individually and as co-Trustees of the Vincent S. Savadel and Katherine R. Savadel Revocable Trust under Agreement dated the 20th day of September, 2023, having its place of business at 5903 Murdock Ave, Sarasota, FL 34231, hereinafter called the "Grantor", to Elizabeth Placencia Espinosa, a single woman, whose post office address is: 5903 Murdock Avenue, Sarasota, FL 34231, hereinafter called the "Grantee".

**WITNESSETH:** That said Grantor, for and in consideration of the sum of **Three Hundred Seventy Five Thousand Dollars and No Cents (\$375,000.00)** 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**, to wit:

Lot 49, GOLDEN ACRES FIRST ADDITION, according to the Map or Plat thereof, as recorded in Plat Book 10, Page 6, of the Public Records of Sarasota County, Florida.

**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.

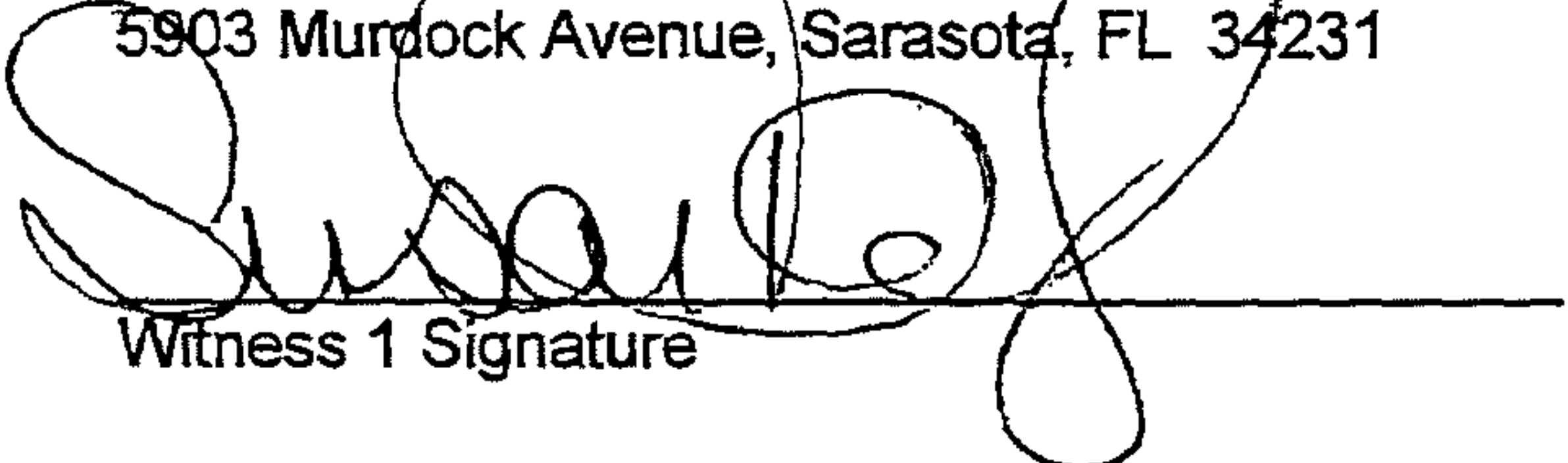
**And** the Grantor hereby covenants with said Grantee that the Grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever, and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2025, reservations, restrictions and easements of record, if any.

*(Wherever used herein the terms "Grantor" and "Grantee" included all the parties to this instrument and the heirs, legal representatives and assigns of the individuals, and the successors and assigns of the Partnership)*

**IN WITNESS WHEREOF**, Grantor has caused these presents to be executed in its name by its general partner thereunto duly authorized, the day and year first above written.

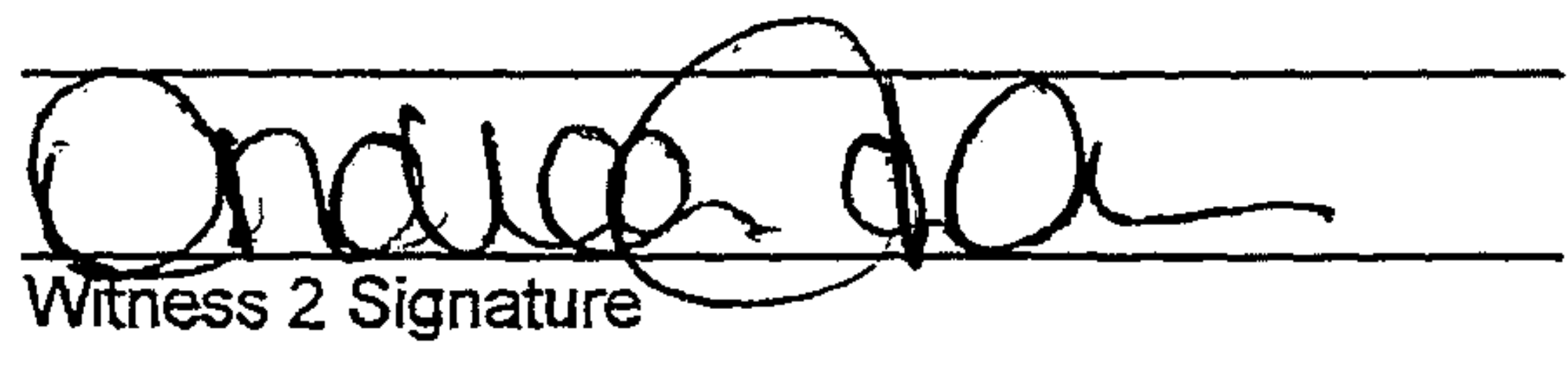
SIGNED IN THE PRESENCE OF THE FOLLOWING WITNESSES  
**TWO SEPARATE DISINTERESTED WITNESSES REQUIRED**

5903 Murdock Avenue, Sarasota, FL 34231

  
\_\_\_\_\_  
Witness 1 Signature

Witness 1 Printed Name and Post Office Address:  
**Susan Hirtzel**

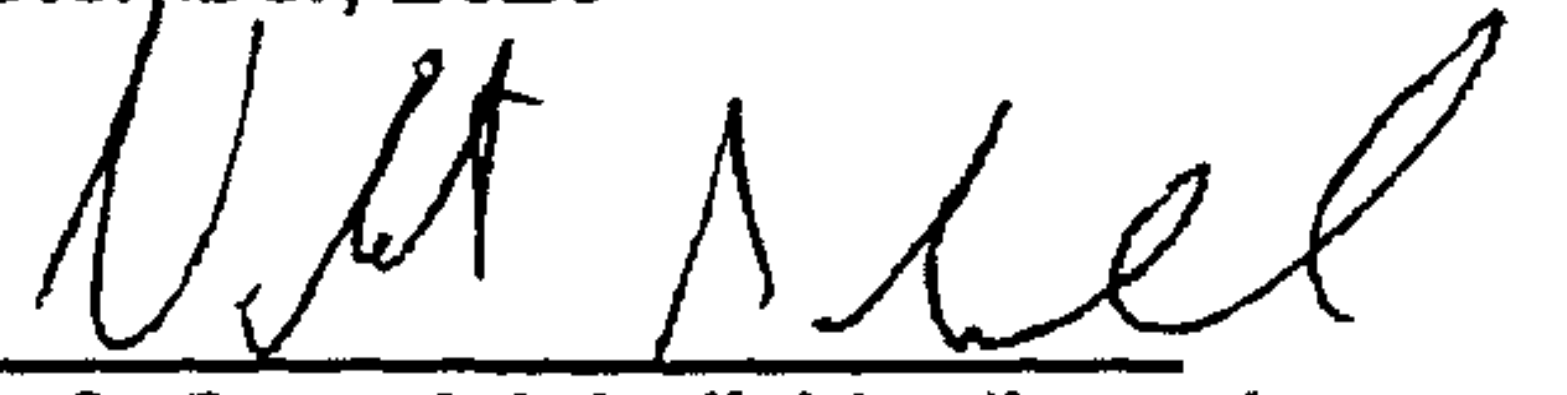
2033 Main St, Ste 408, Sarasota, FL 34237


  
\_\_\_\_\_  
Witness 2 Signature

Witness 2 Printed Name and Post Office Address:  
**Ondrea Tatro**

2033 Main St, Ste 408, Sarasota, FL 34237

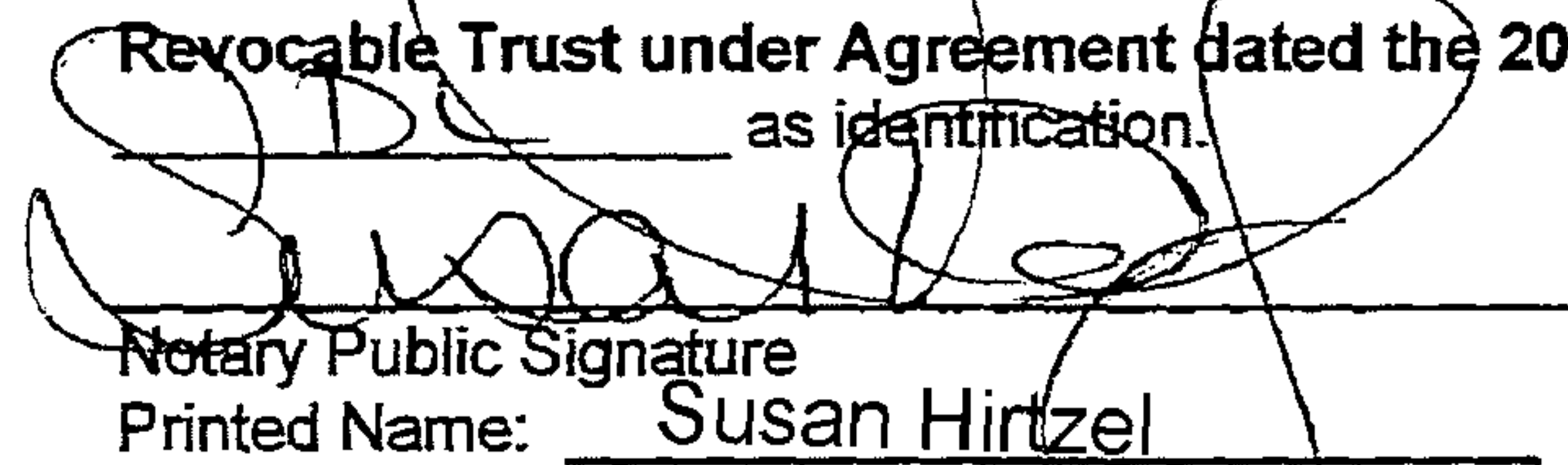
Vincent S. Savadel and Katherine R. Savadel, as co-Trustees of the Vincent S. Savadel and Katherine R. Savadel Revocable Trust under Agreement dated the 20th day of September, 2023

By:   
\_\_\_\_\_  
Vincent S. Savadel, Individually and as co-Trustees

By:   
\_\_\_\_\_  
Katherine R. Savadel, Individually and as co-Trustees

State of Florida  
County of Sarasota

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 12 day of May, 2026 by Vincent S. Savadel and Katherine R. Savadel, Individually and as Co-Trustees of Vincent S. Savadel and Katherine R. Savadel, as co-Trustees of the Vincent S. Savadel and Katherine R. Savadel Revocable Trust under Agreement dated the 20th day of September, 2023. He/She has produced \_\_\_\_\_ as identification.

  
\_\_\_\_\_  
Notary Public Signature  
Printed Name: **Susan Hirtzel**

My Commission Expires: \_\_\_\_\_  
(SEAL)

Online Notary (Check Box if acknowledgment done by Online Notarization)

