

Prepared by and return to:  
Jennifer King  
Core Title Services, LLC  
500 Winderley Place  
Ste 100  
Maitland, FL 32751

5/27/2026 2:14 PM  
KAREN E. RUSHING  
CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FLORIDA  
SIMPLIFILE Receipt # 3499225

File No 2026-4302

Doc Stamp-Deed: \$2,380.00

Parcel Identification No 0952-12-4207

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**WARRANTY DEED**  
(STATUTORY FORM – SECTION 689.02, F.S.)

**This indenture made the 27th day of May, 2026 between Lent Home Builders LLC, a Florida Limited Liability Company, whose post office address is 6391 Trailblaze Bend, St. Cloud, FL 34771, of the County of Osceola, Florida, Grantor, to Natasha Marie Welch, a married woman, whose post office address is 4135 Geoffrey Street, North Port, FL 34291, of the County of Sarasota, Florida, Grantee:**

**Witnesseth**, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Sarasota, Florida, to-wit:

Lot 7, Block 1242 of TWENTY-SEVENTH ADDITION TO PORT CHARLOTTE SUBDIVISION, according to the Plat thereof as recorded in Plat Book 15, Page 11, of the Public Records of Sarasota County, Florida.

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

**Subject to** taxes for 2026 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

**TO HAVE AND TO HOLD** the same in fee simple forever.

**And** Grantor hereby covenant with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.  
Signed sealed and delivered in our presence

Lent Home Builders LLC, a Florida Limited Liability Company

By [Signature]  
Eli D. Di Giammargo Rodriguez, Manager

[Signature]  
Liz Gomez Gamboa, Manager

[Signature]  
WITNESS  
PRINT NAME: Adaliz Martinez

[Signature]  
WITNESS  
PRINT NAME: Eli Arize

1422 Megan Ct  
Kiss FL 34744  
WITNESS 1 ADDRESS

1422 Megan Ct  
Kissimmee FL 34744  
WITNESS 2 ADDRESS

STATE OF FLORIDA  
COUNTY OF OSCEOLA

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 27<sup>th</sup> day of May, 2026, by Eli D. Di Giammargo Rodriguez and Liz Gomez Gamboa, Managers of Lent Home Builders LLC, a FL Limited Liability Company, on behalf of the company,  who is/are personally known to me or  who has/have produced [Signature] as identification

[Signature]  
Signature of Notary Public  
Adaliz Martinez

Print, Type/Stamp Name of Notary

