

6/1/2026 1:15 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3501199



Prepared by and Return to:  
Ranee Polis, an employee of  
First International Title, LLC  
992 Tamiami Trl, Unit G  
Port Charlotte, FL 33953

Doc Stamp-Deed: \$115.50

File No.: 266603-95

## **WARRANTY DEED**

This indenture made on May 29, 2026, by **Woody Friese, Individually and as Trustee, a married man of The Woody Friese Trust dated December 8, 2008, as amended, a Revocable Trust and David A. Kofsky, Individually and as Trustee, a married man of The Woody Friese Trust dated December 8, 2008, as amended, a Revocable Trust and Misty L. Weinger, Individually and as Trustee, a married woman of The Woody Friese Trust dated December 8, 2008, as amended, a Revocable Trust**, whose address is: 7844 Grande Shores Dr, Sarasota, FL 34240 hereinafter called the "grantor", to **Landsun Properties 2, LLC, a Florida Limited Liability Company**, whose address is: 5292 Royal Poinciana Way, North Port, FL 34291, hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

**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**, to-wit:

**Lot 2, Block 1445, TWENTY-NINTH ADDITION TO PORT CHARLOTTE SUBDIVISION, according to the Plat thereof, recorded in Plat Book 15, Page(s) 13, 13A through 13N, inclusive, of the Public Records of Sarasota County, Florida.**

Parcel Identification Number: 0956144502

**The land** is not the homestead of the Grantor under the laws and Constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

**Subject to** all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in any way 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

**In Witness Whereof**, the grantor(s) has hereunto set their hand(s) and seal(s) the day and year first above written.

**The Woody Friese Trust dated December 8, 2008, as amended, a Revocable Trust**

Woody Friese

**By Woody Friese, Individually and as Trustee**

**The Woody Friese Trust dated December 8, 2008, as amended, a Revocable Trust**

David A. Kofsky

**By David A. Kofsky, Individually and as Trustee**

**The Woody Friese Trust dated December 8, 2008, as amended, a Revocable Trust**

Misty L. Weinger

**By Misty L. Weinger, Individually and as Trustee**

**Signed, sealed and delivered in our presence:**

Dineshwar Lall

1st Witness Signature

Print Name: Dineshwar Lall

Address: 22434 Peachland Blvd

Port Charlotte, FL 33954

State of Florida

County of Charlotte

Jennifer K. Lall

2nd Witness Signature

Print Name: Jennifer Lall

Address: 22434 Peachland Blvd

Port Charlotte, FL 33954

The Foregoing Instrument Was Acknowledged before me by means of (    ) physical presence or (✓) online  
notarization on May 29, 2026, by **Woody Friese, Individually and as Trustee of The  
Woody Friese Trust dated December 8, 2008, as amended, a Revocable Trust and David A. Kofsky,  
Individually and as Trustee of The Woody Friese Trust dated December 8, 2008, as amended, a  
Revocable Trust and Misty L. Weinger, Individually and as Trustee of The Woody Friese Trust dated  
December 8, 2008, as amended, a Revocable Trust**, who (    ) is/are personally known to me or who (✓)  
produced a valid Drivers License as identification.

  
\_\_\_\_\_  
Notary Public Signature  
Printed Name: Dineshwar Lall  
My Commission Expires: 06/28/2028

(NOTARY SEAL)

