

6/2/2026 1:13 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3501921

Doc Stamp-Deed: \$162.40

Prepared by and Return to:
Eddisse Turner
Suncoast One Title & Closings, Inc.
4351 Aidan Lane
North Port, FL 34287

File No.: NP-2026-3092
Parcel ID Number: 1138158623

[Space Above This Line For Recording Data]

WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the **2nd day of June, 2026** between **Darlene Kellner A/K/A Roberta Darlene Kellner, an un-remarried widow**, whose post office address is **1819 Martin Road, Dover, FL 33527**, of the County of Hillsborough, State of Florida, Grantor, to **Tomasz M. Konasiuk and Izabela Konasiuk, husband and wife, as joint tenants with right of survivorship**, whose post office address is **3561 Kacher Road, North Port, FL 34288**, of the County of Sarasota, State of Florida, Grantees:

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 Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Sarasota, Florida, to-wit:

Lot 23, Block 1586, Thirty-Second Addition to Port Charlotte Subdivision, according to the plat thereof, as recorded in Plat Book 15, Page(s) 16A through 16L, of the Public Records of Sarasota County, Florida.

Grantor hereby warrants that the above captioned property is not his/her homestead as defined in the Constitution of the State of 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 covenants with the Grantees that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land

and that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Nicole Lewis
WITNESS 1 SIGNATURE
PRINT NAME: NICOLE LEWIS

Darlene Kellner A/K/A Roberta Darlene Kellner
Darlene Kellner A/K/A Roberta Darlene Kellner

WITNESS 1 ADDRESS:
1315 Oakfield Dr. #3795
Brandon, FL 33511

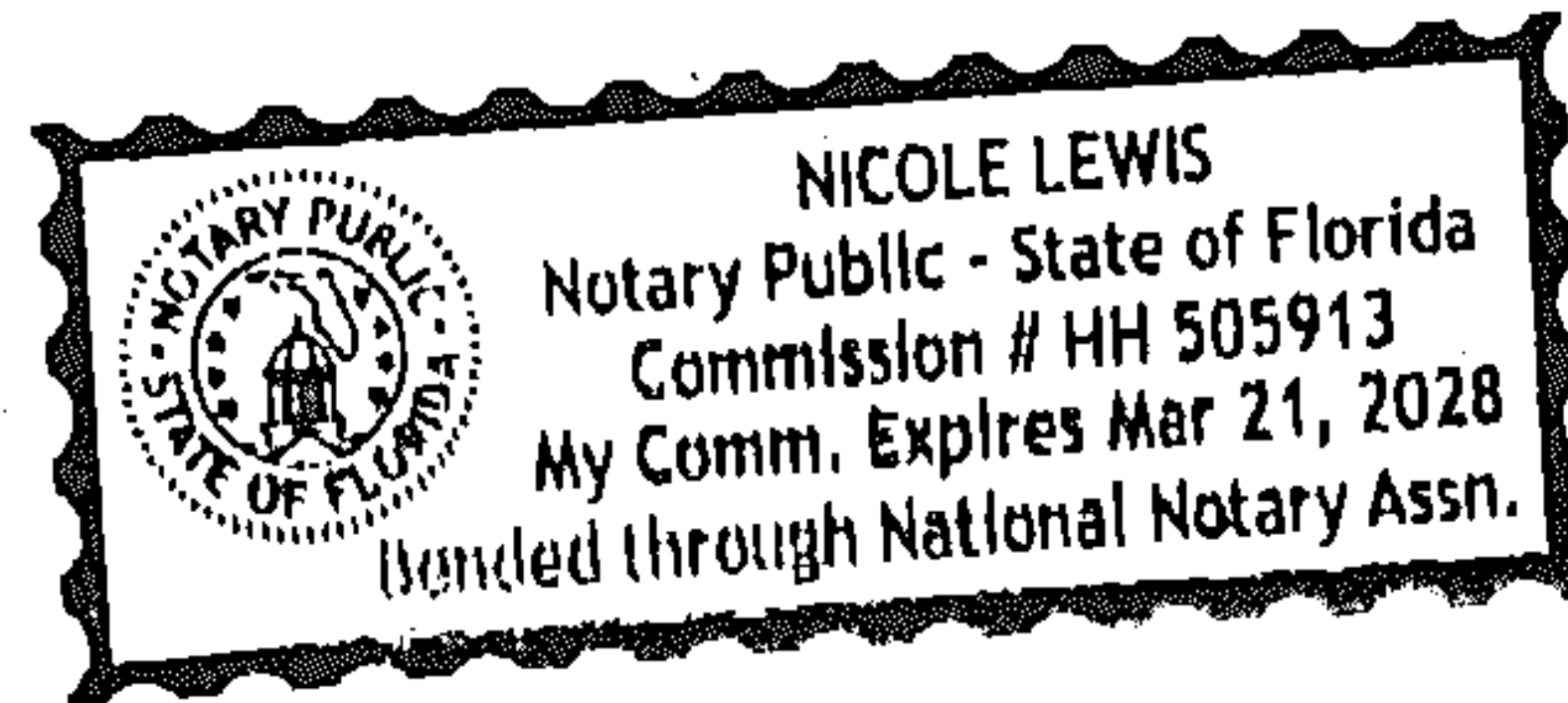
Nikeita Powell
WITNESS 2 SIGNATURE
PRINT NAME: Nikeita Powell

WITNESS 2 ADDRESS:
1315 Oakfield Dr #3795
Brandon, FL 33511

STATE OF Florida
COUNTY OF Hillsborough

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 28th day of June, 2026, by Darlene Kellner A/K/A Roberta Darlene Kellner, who is/are personally known to me or May who has/have produced Florida DL as identification.

Nicole Lewis
Signature of Notary Public
NICOLE LEWIS
Print, Type/Stamp Name of Notary



(NOTARY SEAL)