

6/3/2026 11:47 AM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3502382

Consideration: \$344,000.00

Prepared by and return to:
Berlin Patten Ebling, PLLC
Attn: Mallory Bauer, Esq.
3700 South Tamiami Trail
Sarasota, FL 34239

Property Appraiser's Parcel ID No.: 0984047808

Doc Stamp-Deed: \$2,408.00

(FOR INFORMATIONAL PURPOSES ONLY)

WARRANTY DEED TO TRUSTEE

THIS WARRANTY DEED TO TRUSTEE, is made this 2nd day of June, 2026, by and between **PAUL E. ZOECKLEIN AND DIANE M. ZOECKLEIN, HUSBAND AND WIFE**, whose address is **10174 Meadow Glen Drive, Independence, KY 41051** (hereinafter "GRANTOR"), and **LISA A. SCOTT AND DARREN J. SCOTT, AS TRUSTEES OF THE SCOTT FAMILY TRUST DATED MARCH 25, 2014, AND ANY AMENDMENTS THERETO**, whose address is **1691 South Chamberlain Boulevard, North Port, FL 34286** (hereinafter "GRANTEE").

THE GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to said GRANTOR in hand paid by said GRANTEE, the receipt and adequacy of which is hereby acknowledged, has granted, bargained aliened, remised, released, conveyed confirmed, and sold to said GRANTEE and GRANTEE'S successors, and assigns forever, the following described real property, including improvements thereon, situated in **Sarasota County, Florida**, to wit:

LOT 8, BLOCK 478, EIGHTH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 12, PAGE(S) 20, 20A THROUGH 20Z2, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Together with appurtenances, privileges, rights, interests, dower, reversions, riparian rights, remainders and easements thereunto appertaining. GRANTOR hereby covenants with GRANTEE that GRANTOR is lawfully seized of said property in fee simple; that it is free of encumbrances except for taxes for the current and subsequent years, easements, reservations, and restrictions of record, if any, which reference thereto shall not serve to re-impose same; that GRANTOR has good right and lawful authority to convey same; and that GRANTEE shall have quiet enjoyment thereof. GRANTOR does hereby fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever.

Grantee is hereby conferred with the power and authority to protect, conserve, sell, lease, encumber, convey and otherwise manage and dispose of the above described property pursuant to the provisions of Section 689.073, Florida Statutes.

(acknowledgment signatures on following page)

IN WITNESS WHEREOF, the GRANTOR has hereunto set its hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESSES:

(1) [Signature]
Printed Name Karen Ponomarenko
P.O. Address Karen Ponomarenko
201 Center Rd. Ste. 210
Venice, FL. 34285

GRANTOR:

[Signature]
Paul E. Zoecklein

[Signature]
Diane M. Zoecklein

(2) [Signature]
Printed Name Misti Freeman
P.O. Address Misti Freeman
201 Center Rd. Ste. 210
Venice, FL. 34285

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization, this 1st day of June, 2026, by Paul E. Zoecklein and Diane M. Zoecklein, () who are personally known to me or (X) who have produced D.C. as identification.

[Signature]
Signature of Notary Public



Print, Type/Stamp Name of Notary