

6/4/2026 12:18 PM

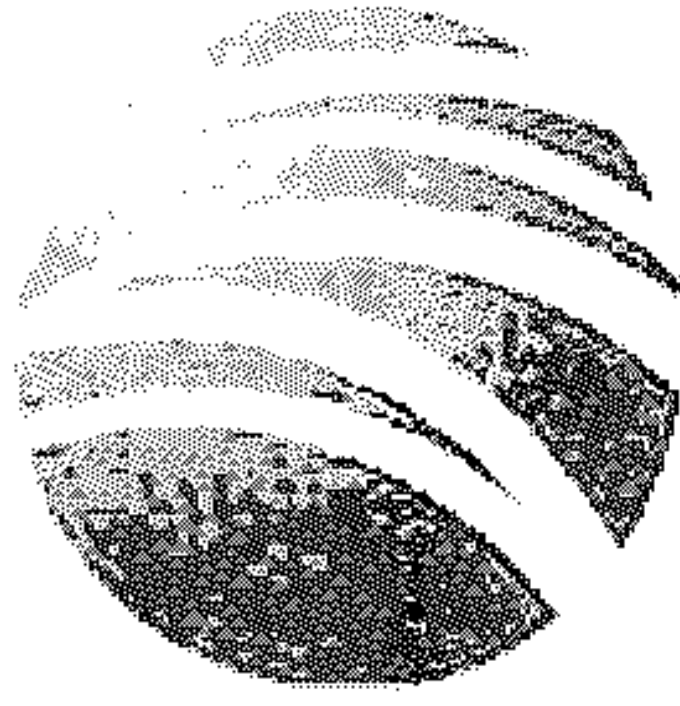
KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3503048



SUNBELT
TITLE AGENCY

Prepared by and Return to:

Doc Stamp-Deed: \$2,940.00

Stephanie Flint
Sunbelt Title Agency
500 N. Westshore Blvd., Suite 870
Tampa, FL 33609
File Number: 1750426-03971

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This Warranty Deed

Made this 3 day of June, 2026 by Eugene Winston Coleman and Wendy Morrison Coleman, Husband And Wife, hereinafter called the Grantor, to Charles W. Hougard, Trustee and Kristine J. Hougard, Trustee of the Charles W. Hougard and Kristine J. Hougard Revocable Trust of 2014, whose post office address is: 1480 Waterford Drive, Green Bay, WI 54313, hereinafter called the Grantee:

(Whenever used herein the term "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

Witnesseth, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situated in Sarasota County, Florida, viz:

Lot 455, VICENZA PHASE 2, according to the plat thereof, recorded in Plat Book 55, Page 264, of the Public Records of Sarasota County, Florida.

Parcel Identification Number: 0393050455

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. Subject to covenants, restrictions, easements of record and taxes for the current year and subsequent years.

In Witness Whereof, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, sealed and delivered in our presence:

Witness: (Signature)

Printed Name

304 W. VENICE AVE #302

Address

VENICE, FL 34285

City, State, Zip

Eugene Winston Coleman

Eugene Winston Coleman

466 Ariano Ave

Nokomis, FL 34275

Wendy Morrison Coleman

Wendy Morrison Coleman

466 Ariano Ave

Nokomis, FL 34275

Witness: (Signature)

Printed Name

304 W. Venice Ave #302

Address

Venice, FL 34285

City, State, Zip

State of

County of

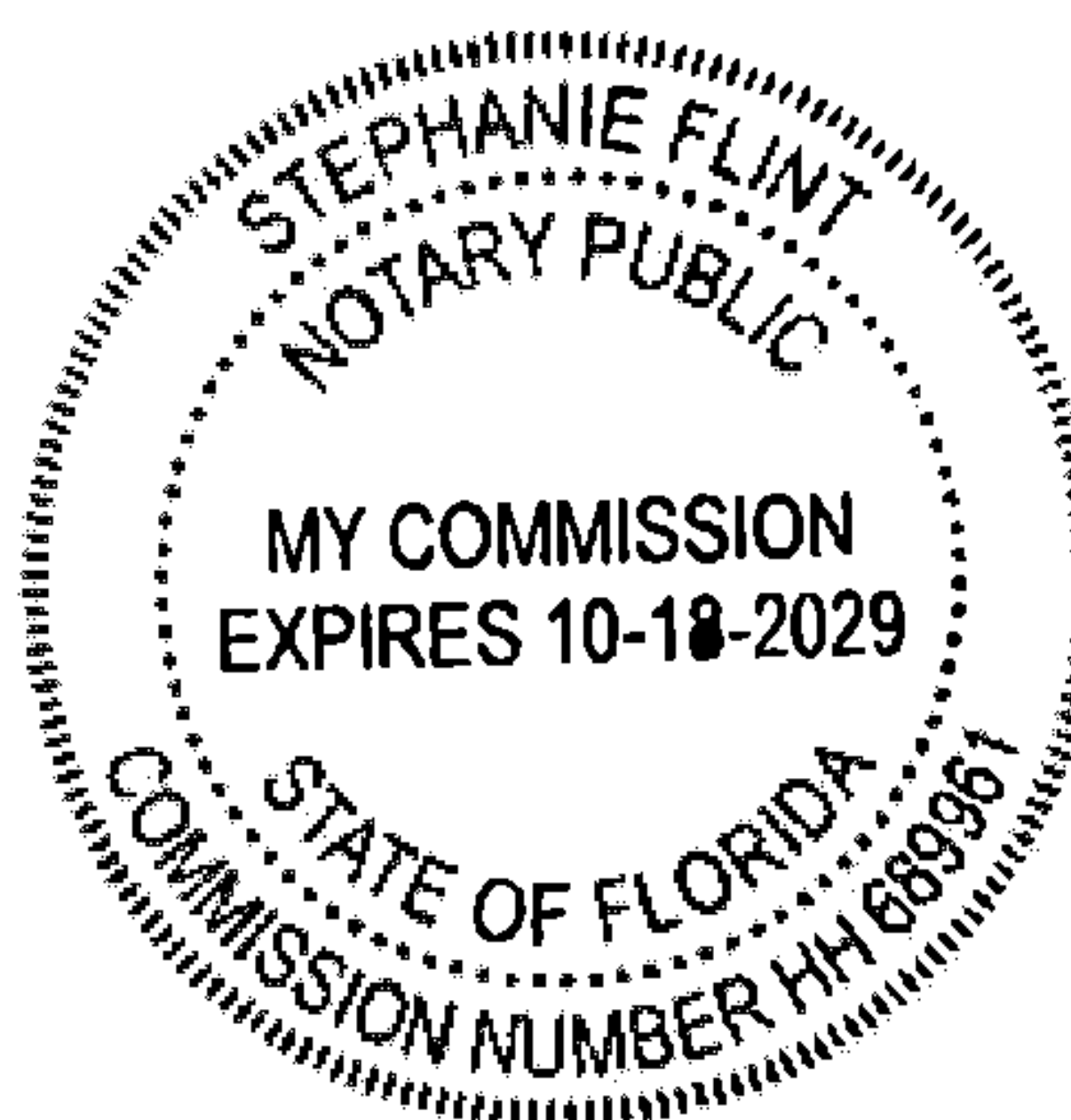
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 3 day of June, 2026, by Eugene Winston Coleman, and Wendy Morrison Coleman, who: ☐ is personally known to me or ☒ produced photo ID as identification.

NOTARY PUBLIC (signature)

Print Name

My Commission Expires

Stamp/Seal:



Incident to the issuance of title insurance.

WARRANTYDEED

REV. 9/18/2023

LS