

Prepared by and return to:
Lisa Schweit
Alliance Group Title, LLC
2000 Webber Street
Sarasota, Florida 34239
File Number: 26-218

6/4/2026 2:48 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE Receipt # 3503384

General Warranty Deed Doc Stamp-Deed: \$2,226.00

This Indenture, made this June 4, 2026 A.D. By **Tamara N. Matlock, Individually and as Trustee of the Tamara Matlock Revocable Trust dated December 23, 2010, and any amendments thereto**, whose post office address is: 11N750 Rohrssen Rd., Elgin, Illinois 60120, hereinafter called the grantor, to **Amanda Richardson, a single person**, whose post office address is: 220 Glen Oak Rd, Venice, Florida 34293, 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 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, viz:

Lot 1047, VENICE GARDENS, UNIT NO. 20, according to the plat thereof, as recorded in Plat Book 11, Page 12, of the Public Records of Sarasota County, Florida.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

Parcel ID Number: **0433020024**

Subject to reservations, restrictions, and easements of record.

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.

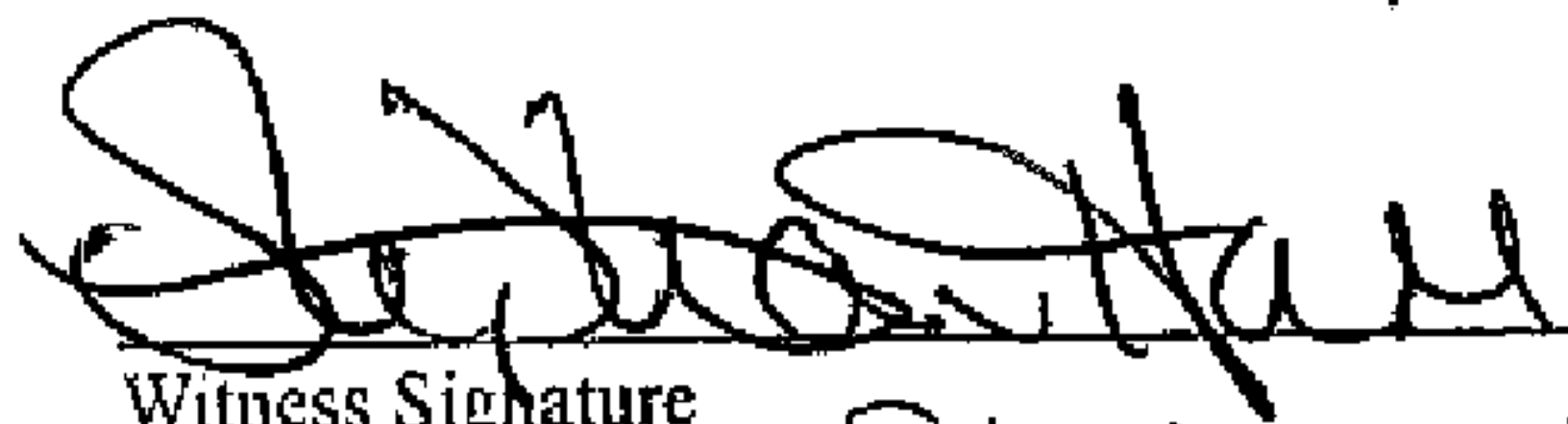
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2025.

SIGNATURES APPEAR ON THE FOLLOWING PAGE(S)

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:

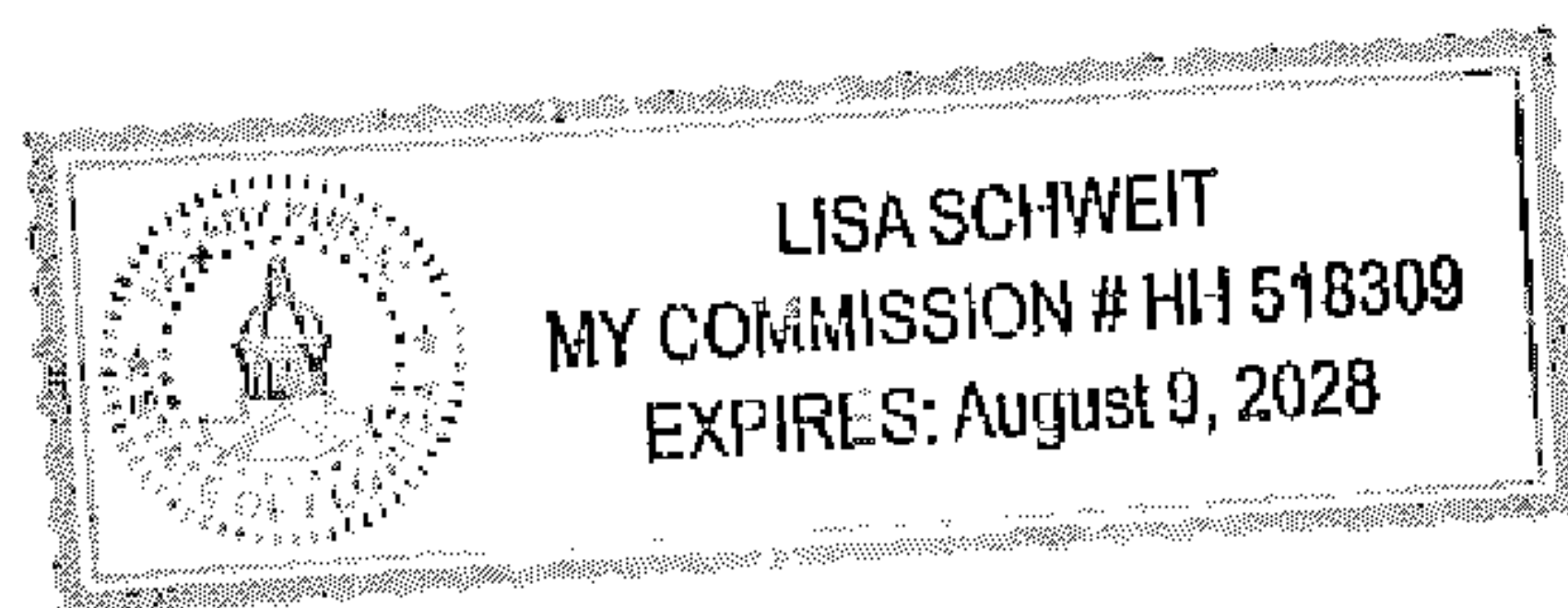

Witness Signature
Print Witness Name: LISA Schweit
Print Witness Address: 2000 Webster St
City and zip code: Sarasota, FL 34239


Witness Signature
Print Witness Name: Stephanie Ham
Print Witness Address: 12129 Mercado Dr.
City and zip code: Venice 34293

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 4th day of June, 2026, by Tamara N. Matlock, Individually and as Trustee of the Tamara Matlock Revocable Trust dated December 23, 2010, and any amendments thereto, who is/are personally known to me or who has produced FL DL as identification.

[SEAL]




Tamara N. Matlock, Individually and as Trustee
of the Tamara Matlock Revocable Trust dated
December 23, 2010, and any amendments thereto


Notary Public
Print Name: LISA Schweit

My Commission Expires: Aug 2028