

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026077296 2 PG(S)**

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KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3504264

Doc Stamp-Deed: \$4,774.00

Prepared by and return to:

David Russell

Title & Key

205 North Orange Avenue

Suite 202

Sarasota, FL 34236

File No 2026-54

Parcel Identification No 0166-07-0023

[Space Above This Line For Recording Data]

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

This indenture made the 5th day of June, 2026 between Daniel J. Warren and Julie S. Warren, husband and wife, whose post office address is 342 Glen Carbon Road, Glen Carbon, IL 62034, of the County of Madison, Illinois, Grantor, to Ron Presley, whose post office address is 5223 Maplewood Lane, Gainesville, GA 30504, of the County of Hall, Georgia, Grantee:

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

Lot 1, Block B, Sorrento South, Unit No. 1, as per plat thereof recorded in Plat Book 18, pages 15 and 15A, of the Public Records of Sarasota County, 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 covenant with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

[Signature]
WITNESS
PRINT NAME: David D. Russell

[Signature]
WITNESS
PRINT NAME: Erika Baum

[Signature]
Daniel J. Warren
[Signature]
Julie S. Warren

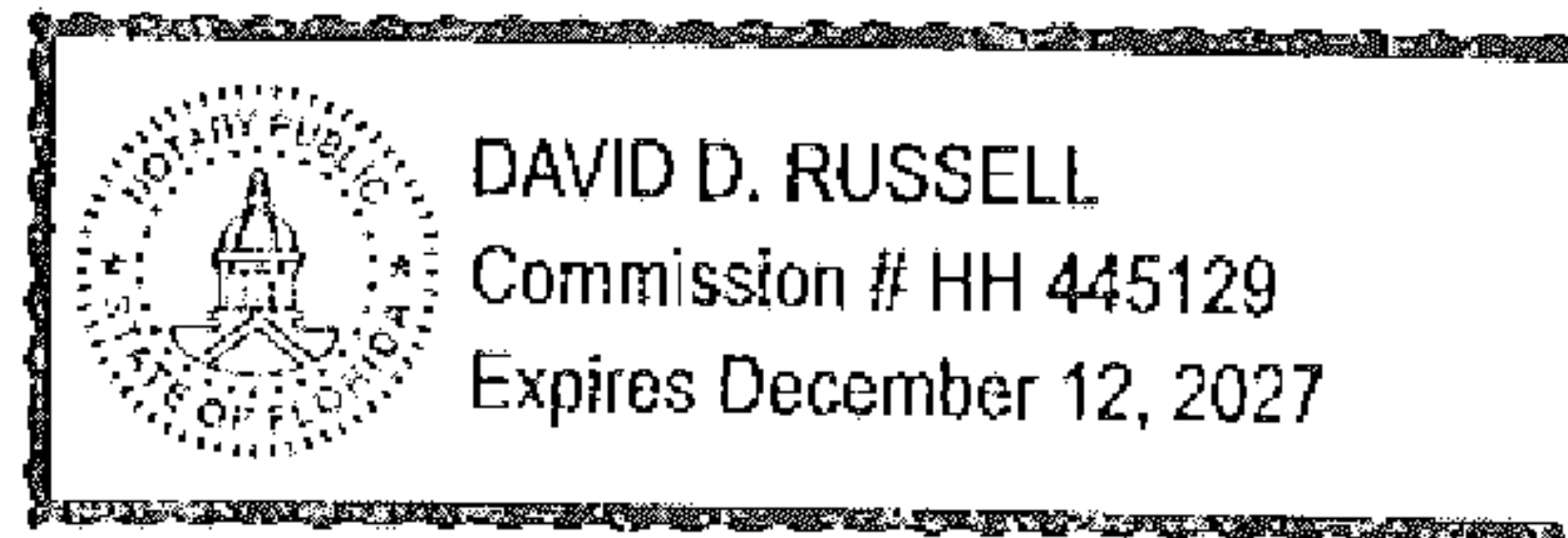
205 N-Orange Ave #202
Sarasota, FL 34236
WITNESS 1 ADDRESS

4429 Mcintosh Lake Ave
Sarasota, FL 34233
WITNESS 2 ADDRESS

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 5th day of June, 2026, by Daniel J. Warren and Julie S. Warren, ☐ who is/are personally known to me or ☒ who has/have produced ILL Driver License as identification.

[Signature]
Signature of Notary Public



Print, Type/Stamp Name of Notary