

Doc Stamp-Deed: \$33,250.00



PREPARED BY AND RETURN TO:

Thomas M. Tucker
Thomas M. Tucker, P.A.
2639 Fruitville Rd., Suite 101
Sarasota, Florida 34237
(941) 954-2121
File No. 4859-1

WARRANTY DEED

This Warranty Deed is made by **BRUCE B. WEINER** and **SUSAN S. WEINER**, husband and wife, hereinafter collectively referred to as "Grantor", to **TIMOTHY J. AUGUSTINE**, as Trustee of the **TIMOTHY J. AUGUSTINE TRUST AGREEMENT** dated **JUNE 1, 2023**, as amended and restated by that certain Restatement dated April 28, 2026, and **RANA C. AUGUSTINE**, as Trustee of the **RANA C. AUGUSTINE TRUST AGREEMENT** dated **JUNE 1, 2023**, as amended and restated by that certain Restatement dated April 28, 2026, whose post office address is: 5719 Mulligan Way, Bradenton, FL 34211, hereinafter referred to as "Grantee".

Grantor, in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, hereby conveys to Grantee, its successors and assigns forever, the following described real property located in Sarasota County, Florida:

Unit No. 501, THE BEACH RESIDENCES, A CONDOMINIUM, according to the Declaration of Condominium thereof, recorded in Official Records Instrument No. 2005259548, and all amendments thereto, and as per plat thereof recorded in Condominium Plat Book 38, Pages 35, 35A through 35I, inclusive, as amended, of the Public Records Sarasota County, Florida, together with an undivided interest in the common elements.

The Property Appraiser's Parcel Identification Number of said real property is 0109020051.

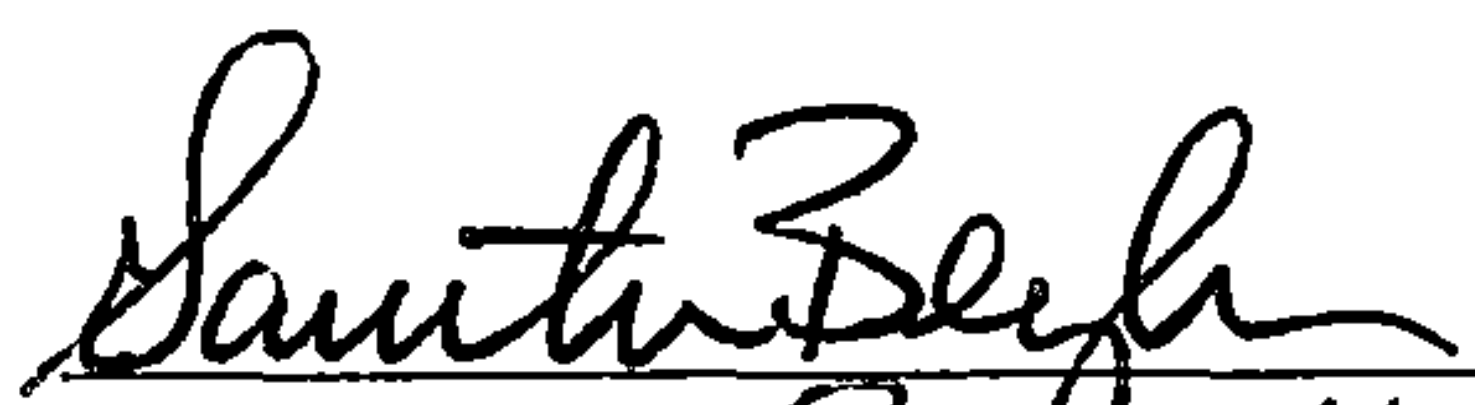
Subject to valid easements, reservations and restrictions of record, governmental regulations and real property taxes for the current year.

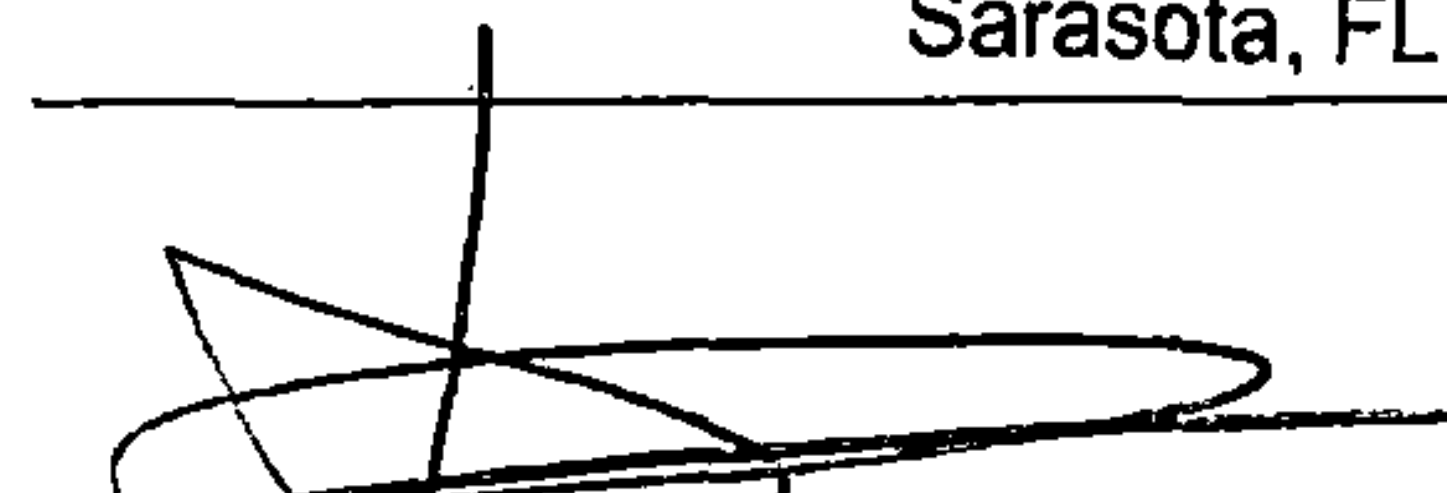
The above-referenced Trustees have each been conferred certain powers over real property by the terms of their said trust, including but not limited to, the power to sell, convey, pledge or encumber any property, including real property, in such manner and upon such terms and conditions as each may deem advisable.

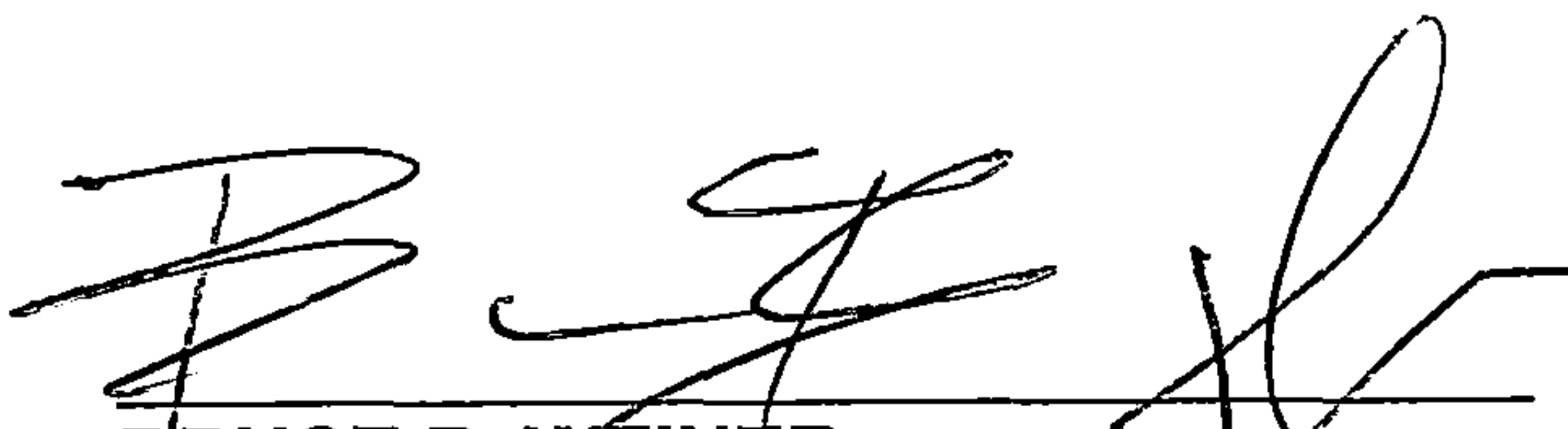
Grantor hereby covenants with Grantee that Grantor is lawfully seized of the property in the manner heretofore described; that Grantor has good right and lawful authority to sell and convey the property; that Grantor hereby fully warrants the title to the property and will defend the title against the lawful claims of all persons whomsoever; and that the property is free of all encumbrances not set forth herein.

Executed this 3 day of June, 2026.

WITNESSES:

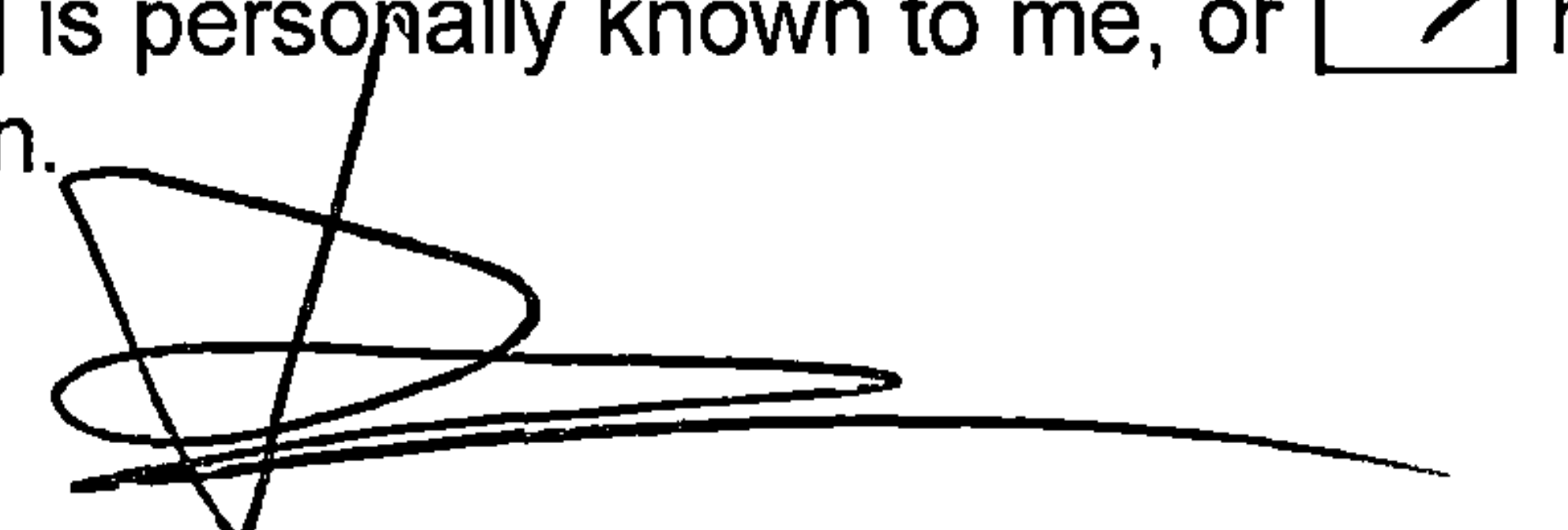

Print Name: Samantha Brigham
Address: 2639 Fruitville Rd., #101
Sarasota, FL 34237


Print Name: Thomas M. Tucker
Address: 2639 Fruitville Rd., #101
Sarasota, FL 34237


BRUCE B. WEINER
700 Coconut Ave., Unit 221
Sarasota, FL 34236

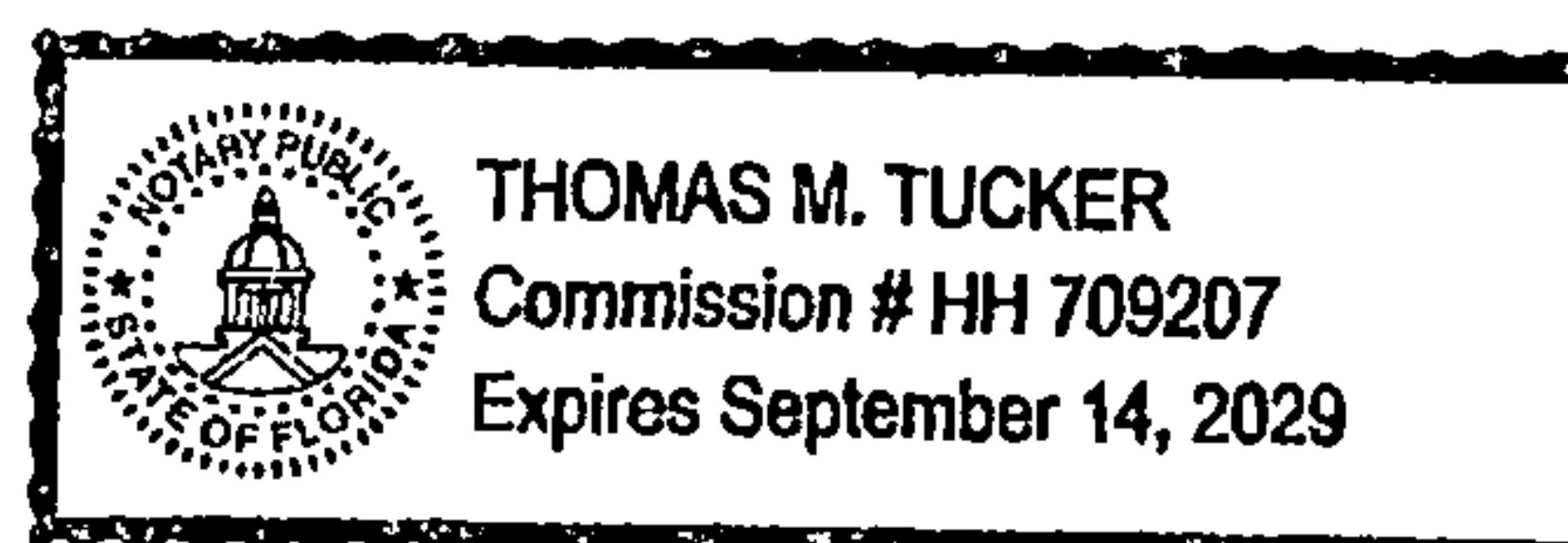
STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of (Notary choose one) ☒ physical presence, or ☐ online notarization, this 3 day of June, 2026 by **BRUCE B. WEINER**, who (Notary choose one) ☐ is personally known to me, or ☒ has produced FDL as identification.


Notary Public

Print Name: _____

Commission Expires: _____



Executed this 5 day of June, 2026.

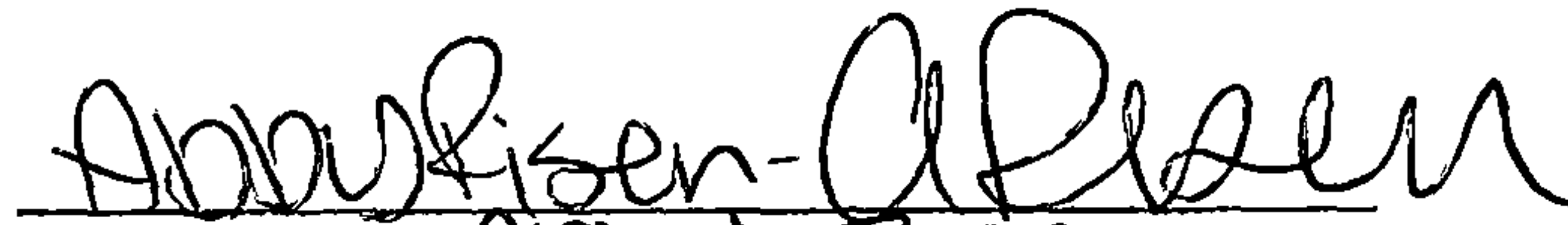
WITNESSES:



Print Name: Rob Nichols
Address: 24639 130th Ave SE
Kent, WA 98030



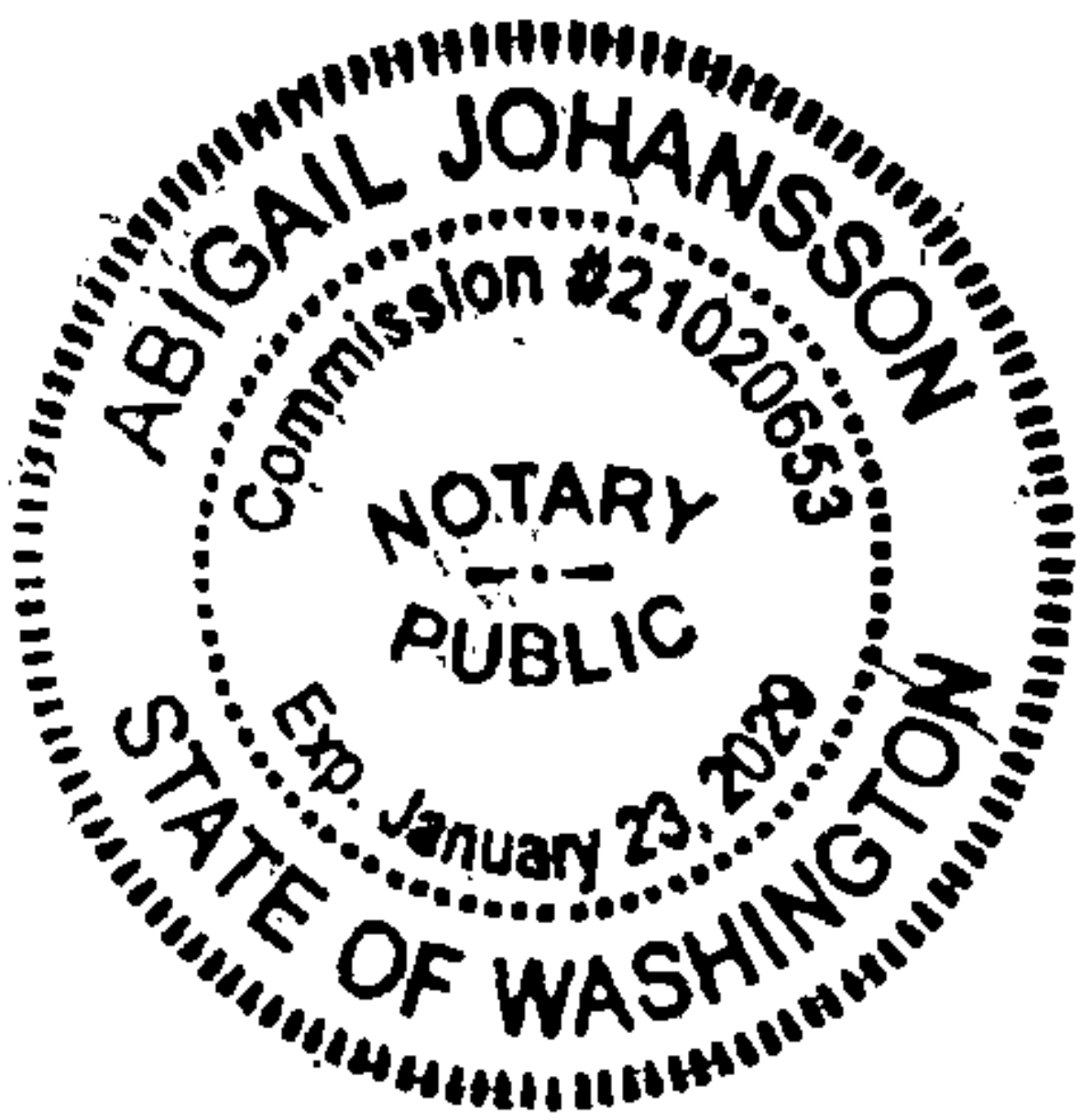
SUSAN S. WEINER
10485 N.E. 6th St., Unit 2029
Bellevue, WA 98004

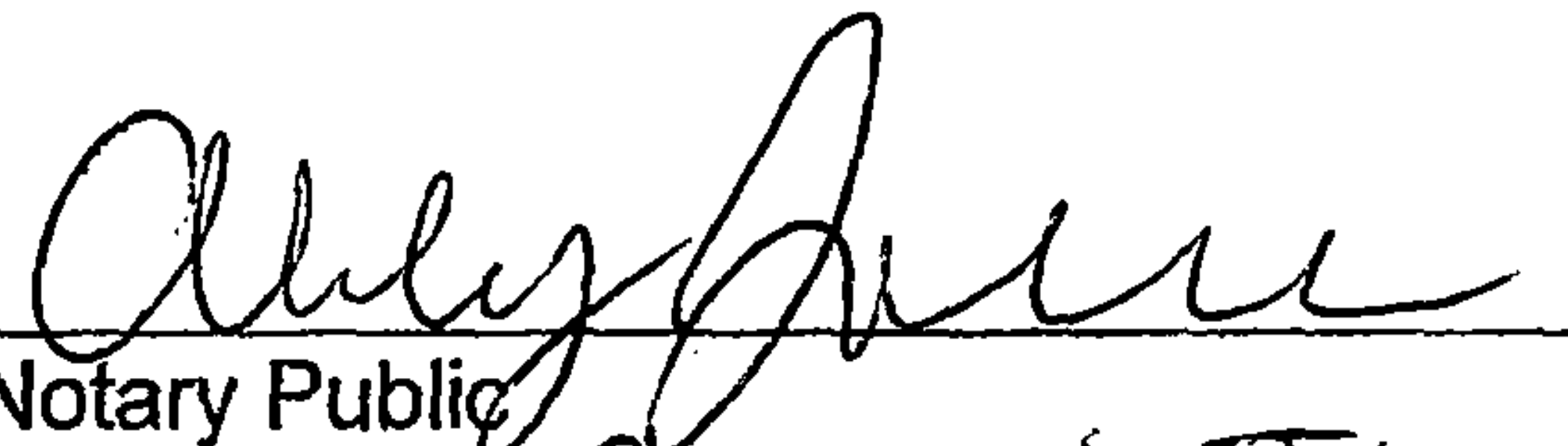


Print Name: Abby Eison
Address: 2722 144th Ct SE
Mill Creek, WA 98012

STATE OF WA
COUNTY OF King

The foregoing instrument was acknowledged before me by means of (Notary choose one) ☒ physical presence, or ☐ online notarization, this 5 day of June, 2026 by **SUSAN S. WEINER**, who (Notary choose one) ☐ is personally known to me, or ☒ has produced FL ID as identification.





Notary Public
Print Name: Abigail Johansson
Commission Expires: 1-23-29