

6/12/2026 12:55 PM

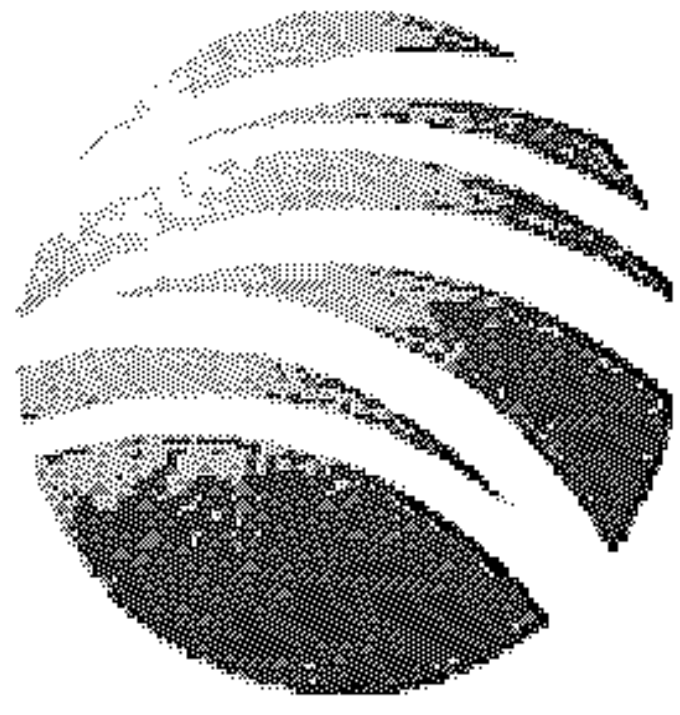
KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3506645



SUNBELT
TITLE AGENCY

Prepared by and Return to:

Doc Stamp-Deed: \$2,240.00

Stephanie Flint
Sunbelt Title Agency
500 N. Westshore Blvd., Suite 870
Tampa, FL 33609
File Number: 1750426-03997

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This Warranty Deed

Made this 11 day of June, 2026 by Janet Blattner, An Unremarried Widow, hereinafter called the Grantor, to Jerry Sommers and Debbie Sommers, Husband And Wife and Leslie Sommers, A Single Woman, AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP, whose post office address is: 11838 Tempest Harbor Loop, Venice, FL 34292, 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 2012, STONEYBROOK AT VENICE, UNIT 4, according to the Plat thereof, recorded in Plat Book 45, Page 28, of the Public Records of Sarasota County, Florida.

Parcel Identification Number: 0756032012

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) nor any member of the household of Grantor(s) reside thereon.

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:

Cynthia S.B. Fjelsted
Witness: (Signature)

Printed Name Cynthia S.B. Fjelsted

1508 Woodland Drive SW
Address

Rochester, Mn. 55902
City, State, Zip

Janet Blattner
Janet Blattner

1602 Meadow Cir Se
Rochester, MN 55904

Audra Scott
Witness: (Signature)

Printed Name Audra Scott

1889 142nd Street
Address

New Richmond, WI 54017
City, State, Zip

State of Minnesota
County of Olmsted

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization,
this 9 day of JUNE, 2026 by Janet Blattner, who: ☐ is personally known to me or ☒ produced
MN DL as identification.

Jenny Marie Erickson
NOTARY PUBLIC (signature)
Print Name: JENNY MARIE ERICKSON
My Commission Expires: 01-31-2031
Stamp/Seal:

