

Consideration: \$2,425,000.00

Prepared by and return to:
Berlin Patten Ebling, PLLC
Attn: Mallory Bauer, Esq.
3700 South Tamiami Trail
Sarasota, FL 34239
26-49171-001

6/15/2026 4:19 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE Receipt # 3507683

Doc Stamp-Deed: \$16,975.00

Property Appraiser's Parcel ID No.: 0009-10-0021

(FOR INFORMATIONAL PURPOSES ONLY)

WARRANTY DEED

THIS WARRANTY DEED, is made this 15th day of June, 2026, by and between **STANLEY H. GIVEN II AND TERESA A. DOLAN, HUSBAND AND WIFE, INDIVIDUALLY AS CO-TRUSTEES OF THE DOLAN-GIVEN FAMILY TRUST DATED APRIL 17, 2022**, whose address is **610 Yardarm Lane, Longboat Key, FL 34228** (hereinafter "GRANTOR"), and **SHIFTING SANDS INVESTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY**, whose address is **4089 Northwest 26th Terrace, Gainesville, FL 32605** (hereinafter "GRANTEE").

THE GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to said GRANTOR in hand paid by said GRANTEE, the receipt and adequacy of which is hereby acknowledged, has granted, bargained aliened, remised, released, conveyed confirmed, and sold to said GRANTEE and GRANTEE'S successors, and assigns forever, the following described real property, including improvements thereon, situated in **Sarasota County, Florida**, to wit:

LOT SEVEN (7), BLOCK E, COUNTRY CLUB SHORES, UNIT 5, SECTION 2, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGES 17 AND 17A, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Together with appurtenances, privileges, rights, interests, dower, reversions, riparian rights, remainders and easements thereunto appertaining. GRANTOR hereby covenants with GRANTEE that GRANTOR is lawfully seized of said property in fee simple; that it is free of encumbrances except for taxes for the current and subsequent years, easements, reservations, and restrictions of record, if any, which reference thereto shall not serve to re-impose same; that GRANTOR has good right and lawful authority to convey same; and that GRANTEE shall have quiet enjoyment thereof. GRANTOR does hereby fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever.

The named Grantor(s) herein represent that they are the sole trustees of the trust, that the trust has not been amended or modified, that the trust is in full force and effect, and that they have full right and authority to convey the property to the Grantee(s).

(acknowledgment signatures on following page)

IN WITNESS WHEREOF, the GRANTOR has hereunto set its hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESSES:

(1) [Signature]
Printed Name Mallory Bauer
P.O. Address 3700 S. Tamiami
Sarasota FL 34239

(2) [Signature]
Printed Name Jacqueline Edwards
P.O. Address 3700 S. Tamiami Tr.
Sarasota FL 34239

GRANTOR:

**Stanley H. Given II and Teresa A. Dolan,
individually as Co-Trustees of The Dolan-Given
Family Trust dated April 17, 2022**

By: [Signature]
**Stanley H. Given, II, individually as Co-
Trustee aforesaid**

By: [Signature]
**Teresa A. Dolan, individually as Co-Trustee
aforesaid**

STATE OF Florida
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 15th day of June, 2026, by Stanley H. Given II and Teresa A. Dolan, individually as Co-Trustees of The Dolan-Given Family Trust dated April 17, 2022, ☐ who is/are personally known to me or ☒ who has/have produced pu as identification.

[Signature]
Signature of Notary Public

Print, Type/Stamp Name of Notary

