

6/17/2026 2:40 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3508970

Prepared By and  
When Recorded Return to:

**SHUMAKER**

Shumaker, Loop & Kendrick, LLP

P.O. Box 49948

Sarasota, FL 34230-6948

Phone: (941) 366-6660

Attention: **Jill Bowen, Esq.**

Our File Number: 332177-422044

Doc Stamp-Deed: \$4,060.00

Consideration: \$580,000.00

Doc Stamps: \$4,060.00

Recording Fee: \$18.50

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**WARRANTY DEED**

This Warranty Deed is made effective this 17th day of June, 2026, by **Tammie A. Renehan**, a single woman ("Grantor") to **James Michael Patterson and Danielle Lee Patterson**, husband and wife, as tenants by the entirety, whose post office address is 1785 Dawn Valley Tr, Cumming, GA 30040 ("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 the following described real property in Sarasota County, Florida:

LOT 9, LAKE OF THE WOODS, UNIT NO. 1, ACCORDING  
TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 33,  
PAGES 30, 30A THROUGH 30S, INCLUSIVE, OF THE  
PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

The Property Appraiser's Parcel Identification Number for the above-described real property is 0445030007.

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

Grantor hereby covenants with Grantee that Grantor is lawfully seized of the property in fee simple; 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.



WITNESSES:

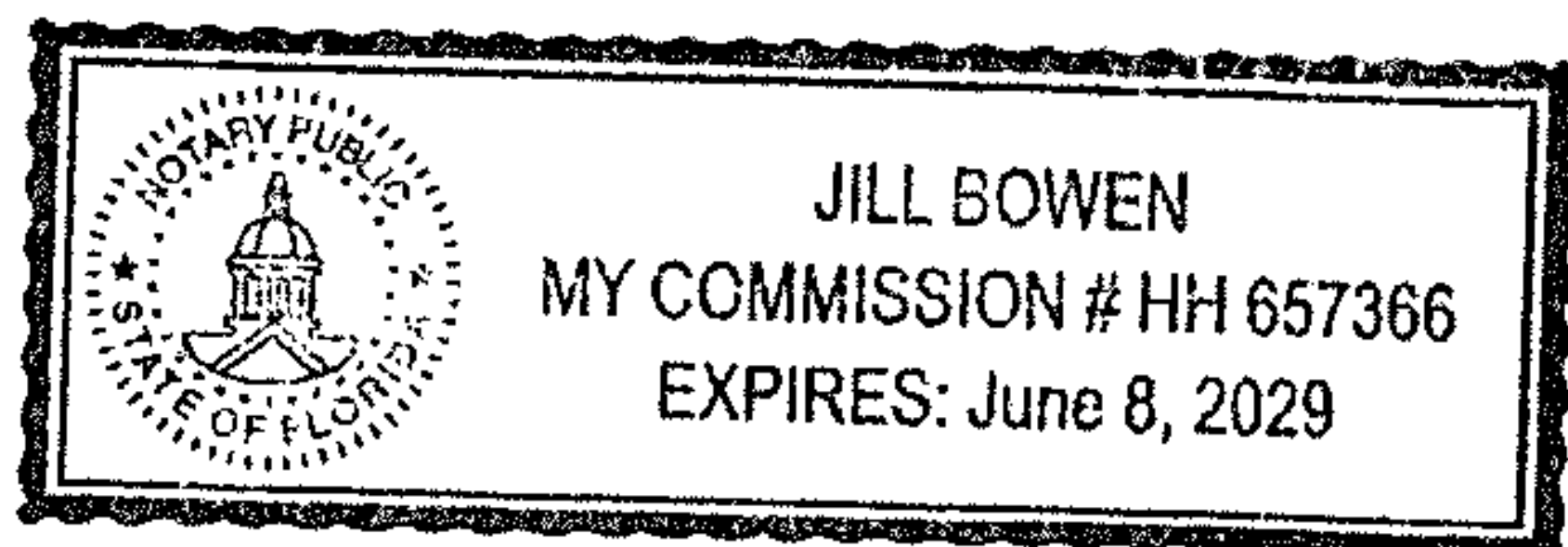
Witness#1 Sign: [Signature]  
Witness#1 Print: JILL BOWEN  
Witness #1 Address: 240 S. Pineapple Ave  
Sarasota, FL 34236

Witness#2 Sign: [Signature]  
Witness#2 Print: Lindsay North  
Witness #2 Address: 240 S. Pineapple Ave  
Sarasota, FL 34236

[Signature]  
Tammie A. Renehan  
Address: 3467 Shawnee Terrace  
North Port, FL 34286

STATE OF FLORIDA  
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical  
presence or ☐ online notarization this 12<sup>th</sup> day of June, 2026, by Tammie A. Renehan.



[Signature]  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_

Personally Known \_\_\_\_ (OR) Produced Identification X  
Type of identification produced FL DL