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KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3509302

Prepared by and Return to:

Doc Stamp-Deed: \$8,925.00

Dixie Roth
Sunbelt Title Agency
500 N. Westshore Blvd., Suite 870
Tampa, FL 33609
File Number: 1750526-04510

[Space Above This Line For Recording Data]

This Warranty Deed

Made this 17th day of June, 2026 by Kevin R. Crute and Arlene S. Crute, Husband And Wife, hereinafter called the Grantor, to Patricia A. Dicioccio, an unmarried woman and Vincent J. Dicioccio, an unmarried man, Together As Joint Tenants With Rights Of Survivorship, whose post office address is: 2425 Gulf of Mexico Drive # 2E, Longboat Key, FL 34228, 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:

Apartment No. 2-E of Sea Gate Club, a Condominium, according to The Declaration of Condominium recorded in O.R. Book 1015, Page 2106, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 7, Page 1, Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

Parcel Identification Number: 0007121012

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:

[Signature]
Witness: (Signature)

Printed Name JoAnn McManus
8181 S Tamiami Trl #B
Address
Sarasota FL 34231
City, State, Zip

[Signature]
Kevin R. Crute
440 Dubuar St
Northville, MI 48167

[Signature]
Arlene S. Crute
440 Dubuar St
Northville, MI 48167

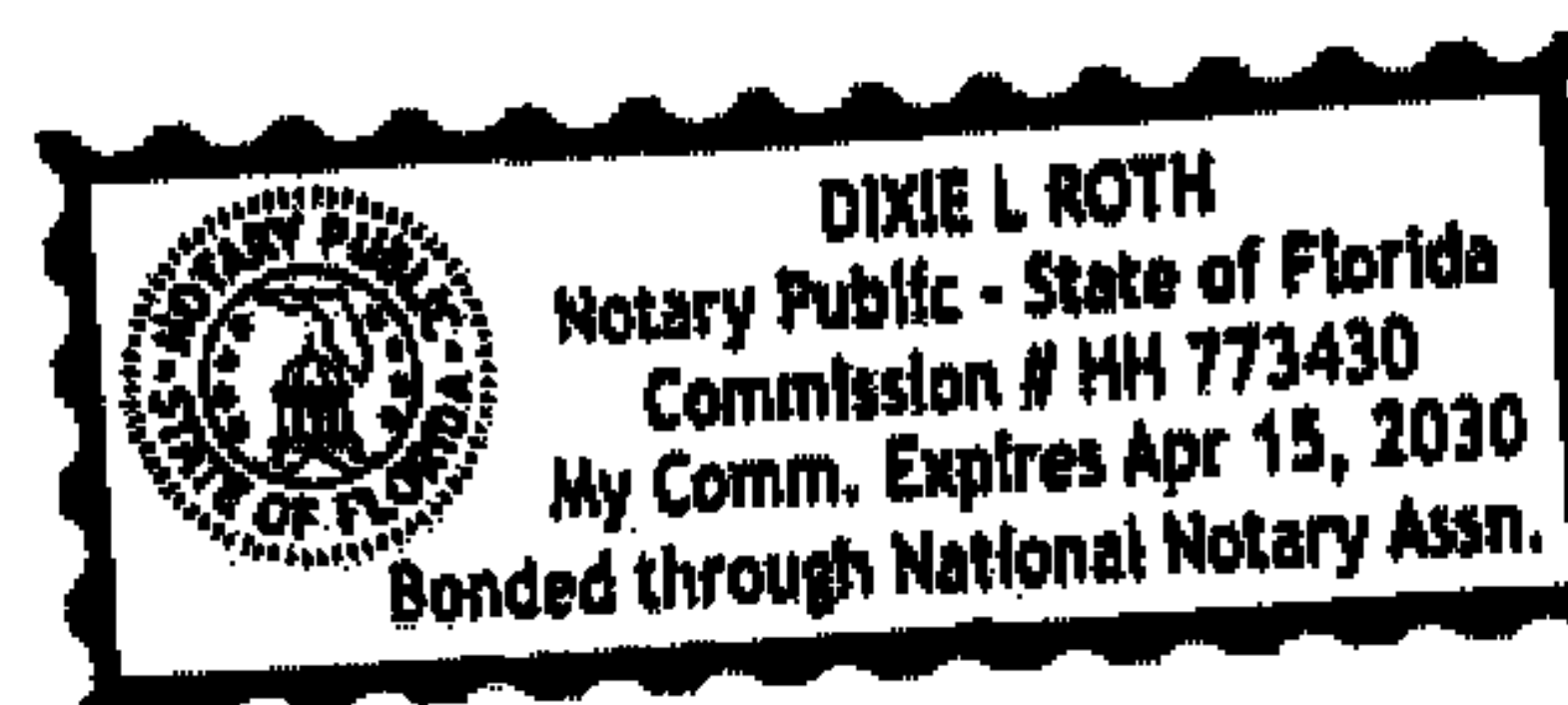
[Signature]
Witness: (Signature)

Printed Name Dixie Roth
8181 S Tamiami Trl #B
Address
Sarasota, FL 34231
City, State, Zip

State of Florida
County of Sarasota

The foregoing instrument was acknowledged before me by means of [☒] physical presence or [☐] online notarization, this 16th day of June, 2026, by Kevin R. Crute, and Arlene S. Crute, Husband and Wife, who: [☐] is personally known to me or [☒] produced DR LIC as identification.

[Signature]
NOTARY PUBLIC (signature)
Print Name: Dixie Roth
My Commission Expires:
Stamp/Seal:



Certification of Approval of Sale

This is to certify that Patricia A. Dicioccio and Vincent J. Dicioccio has/have been approved by the Board of Directors of SEA GATE CLUB CONDOMINIUM ASSOCIATION, INC., as the Purchaser(s) of the following described Condominium Property in Sarasota County, Florida:

Apartment No. 2-E of Sea Gate Club, a Condominium, according to The Declaration of Condominium recorded in O.R. Book 1015, Page 2106, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 7, Page 1, Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

Parcel Identification Number: 0007121012

Subject to the terms, conditions and restrictions of the above identified Declaration of Condominium.

Such approval has been given pursuant to the provisions of the Declaration of Condominium of SEA GATE CLUB CONDOMINIUM ASSOCIATION, INC..

Dated this 9 day of June, 2026

By: [Signature]
Print Name: ROBERT MINA

(Corporate Seal)

IN WITNESS WHEREOF, said grantors have hereunto set their hands and seals the day and year first above written.

STATE OF: Florida
COUNTY OF: Sarasota

On June 9, 2026 (date), the foregoing instrument was acknowledged by: Patricia A. Dicioccio, as his/her/their free act and deed before me by means of ☒ physical presence or ☐ online notarization, who is ☐ personally known to me; or ☒ produced a VALID GOVERNMENT ID as identification. FL Driver's License

[Signature]

Notary Public (signature)

Print Name:

My Commission Expires:

Jordyn Keen
5/8/2029



File Number: 1750526-04510