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KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3510858

Prepared by and return to:

Patrick Rosenbaum

Premier Title of Florida

17827 Murdock Circle

Suite A

Port Charlotte, FL 33948

Doc Stamp-Deed: \$1,260.00

File No PTF-26-180

Parcel Identification No 0402022020

[Space Above This Line For Recording Data]

WARRANTY DEED

(STATUTORY FORM – SECTION 689.02, F.S.)

This indenture made the **16th day of June, 2026** between **Anton Burwan and Kimberly Barber, husband and wife, and Charles E. Burwan, a single man, and Gabriel A. Burwan, a single man**, whose post office address is 21 Gulf Manor Drive, Venice, FL 34285, of the County of Sarasota, Florida, Grantor, to **Dennis Michael Hill and Julie Ann Hill, husband and wife**, whose post office address is 752 Acadia Street, Roscoe, IL 61073, of the County of Winnebago, Illinois, Grantee:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Sarasota, Florida, to-wit:

Unit 120 of GOLFOVISTA CONDOMINIUM, a Condominium, according to The Declaration of Condominium recorded in O.R. Book 2199, Page 2697, and all exhibits and amendments thereof, and recorded in Condominium Book 28, Page 35, Public Records of Sarasota County, Florida.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

Subject to taxes for 2026 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

TO HAVE AND TO HOLD the same in fee simple forever.

And Grantor hereby covenant with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantors have hereunto set Grantors' hand and seal the day and year first above written.
Signed, sealed and delivered in our presence:

[Signature]
Anton Burwan

[Signature]
Kimberly Barber

[Signature]
Charles E. Burwan

[Signature]
Gabriel A. Burwan

Melissa Chrono

WITNESS

PRINT NAME Melissa Chrono

As to All

[Signature]

WITNESS

PRINT NAME: Sarah Yahm

As to All

1435 E Venice AVE STE 104

Venice F.L. 34292

WITNESS 1 ADDRESS

1435 E Venice AVE STE 104

Venice F.L. 34292

WITNESS 2 ADDRESS

STATE OF Florida
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me by means of (☒) physical presence or (☐) online notarization, this 11 day of June, 2026, by Anton Burwan and Kimberly Barber, husband and wife, and Charles E. Burwan and Gabriel A. Burwan, (☐) who are personally known to me or (☐) who have produced F.L. D.L. as identification.

[Signature]
Signature of Notary Public

Sarah Yahm
Print, Type/Stamp Name of Notary

