

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026089797 2 PG(S)**

Prepared by:
Paula Chapman
Integrity Title Services, Inc.
6311 Atrium Drive, Suite 206
Lakewood Ranch, Florida 34202

7/1/2026 1:11 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE Receipt # 3514655

File Number: 2026-0406

Doc Stamp-Deed: \$1,680.00

Property address:
253 Holly Rd, Venice, Florida 34293

General Warranty Deed

Made this July 1, 2026 A.D. By **GIUSEPPE GAMBO and KIMBERLY A. GAMBO, HUSBAND AND WIFE, INDIVIDUALLY AND AS TRUSTEES OF THE GAMBO TRUST U/A DATED MAY 28, 2019**, whose post office address is: 615 Bonita Ave, Nokomis, Florida 34275, hereinafter called the Grantor, to; **Carly Elizabeth Anderson**, Unmarried, whose post office address is: 253 Holly Rd, Venice, Florida 34293, 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 \$240,000.00 and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situate in Sarasota County, Florida, viz:

LOTS 3247 AND 3248, SOUTH VENICE UNIT 11, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGE 47, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Parcel ID Number: **0459080021**

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

Subject to covenants, conditions, restrictions, easements, reservations and limitations of record, if any.

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 except taxes accruing subsequent to December 31, 2025.

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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:

Witness 1 signature:

X

Witness 1 Printed Name and Address:

Karen J Wolfe
4130 Woodmere Park Blvd Suite 12, Venice FL 34293

X

Giuseppe Gambo
**GIUSEPPE GAMBO, INDIVIDUALLY AND AS
TRUSTEE OF THE GAMBO TRUST U/A DATED
MAY 28, 2019**

Witness 2 signature:

X

Witness 2 Printed Name and Address:

Barbara J. Coffey
4130 Woodmere Park Blvd Suite 12, Venice FL 34293

X

Kimberly A. Gambo
**KIMBERLY A. GAMBO, INDIVIDUALLY AND
AS TRUSTEE OF THE GAMBO TRUST U/A
DATED MAY 28, 2019**

State of FLORIDA County of SARASOTA

The foregoing instrument was acknowledged before me by means of [X] physical presence OR [] online notarization, this 30th day of June, 2026, by GIUSEPPE GAMBO and KIMBERLY A. GAMBO, who is/are personally known to me or who has produced FL DL Licenses as identification.



X

Karen J Wolfe
Notary Public

Print Name:

My Commission Expires:

Seal: