

PREPARED BY:/RETURN TO:  
Aaron J. Backo, Attorney at Law  
MELLOR & BACKO LLP  
13801-D Tamiami Trail  
North Port, Florida 34287  
Telephone (941) 426-1193  
Recording Fee \$ 10.00  
Doc. Stamp Tax \$ .70  
File No. 260308

RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2026098283 1 PG(S)  
7/20/2026 2:15 PM  
KAREN E. RUSHING  
CLERK OF THE CIRCUIT COURT  
SARASOTA COUNTY, FLORIDA  
SIMPLIFILE Receipt # 3521773

Doc Stamp-Deed: \$0.70

WARRANTY DEED

THIS INDENTURE, made this 20th day of July 2026, between **Michael J. Alfieri, joined by his wife, Terry Lynn Alfieri**, Grantors, whose post office address is 2767 Nellie Lane, North Port, FL 34286, and **Michael J. Alfieri and Terry Lynn Alfieri**, Husband and Wife, Grantees, whose post office address is **2767 Nellie Lane, North Port, FL 34286**.

WITNESSETH, that said Grantors, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said Grantors 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 County, Florida**, to-wit:

**Lot 10, Block 150, Eighth Addition to Port Charlotte Subdivision, according to the map or plat thereof, as recorded in Plat Book 12, Page(s) 20, of the Public Records of Sarasota County, Florida.**

**Parcel Identification Number: 0987015010**

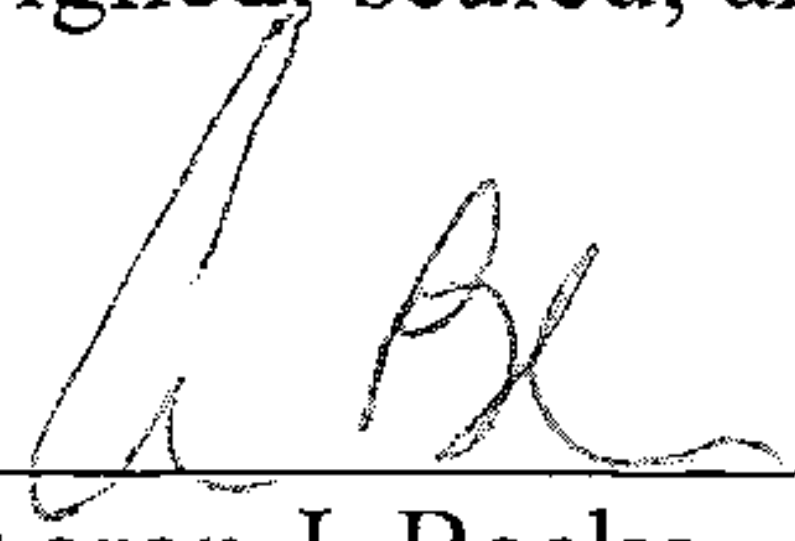
**SUBJECT TO** restrictions, reservations, limitations, conditions, and easements of record, and subject to taxes for the year 2026 and all subsequent years.

**THIS INSTRUMENT** has been prepared without benefit of title examination or opinion at the request of the parties hereto.

Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed, and delivered in our presence:

  
\_\_\_\_\_  
Aaron J. Backo  
13801-D Tamiami Trail  
North Port, FL 34287

Sign   
\_\_\_\_\_  
**Michael J. Alfieri**  
2767 Nellie Lane  
North Port, FL 34286

  
\_\_\_\_\_  
Shelly M. Wright  
13801-D Tamiami Trail  
North Port, FL 34287

Sign   
\_\_\_\_\_  
**Terry Lynn Alfieri**  
2767 Nellie Lane  
North Port, FL 34286

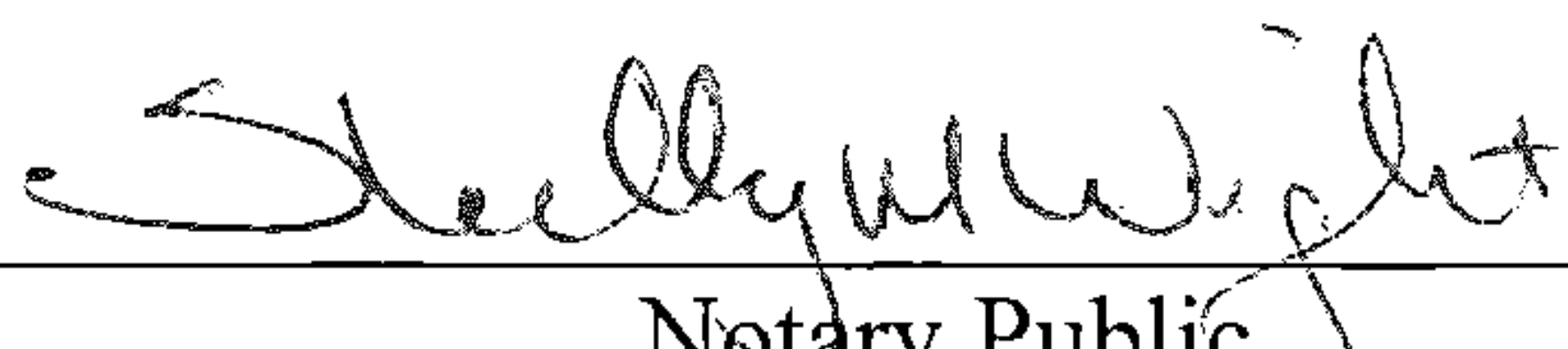
STATE OF FLORIDA  
COUNTY OF SARASOTA

Before me, a Notary Public, by means of ☒ physical presence or ☐ online notarization, the foregoing instrument was acknowledged this 20th day of July 2026, by **Michael J. Alfieri and Terry Lynn Alfieri**, who

- ☐ is personally known to me, or  
☒ has produced FL Drivers License as identification.



SHELLY M. WRIGHT  
Commission # HH 402717  
Expires September 24, 2027

  
\_\_\_\_\_  
Notary Public