

7/22/2026 2:58 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3523126

Prepared by and Return to:
Jamie Murphy
Suncoast One Title & Closings, Inc.
4351 Aidan Lane
North Port, FL 34287

Doc Stamp-Deed: \$329.00

File No.: NP-2026-3149
Parcel ID Number: 0954-14-3516

[Space Above This Line For Recording Data]

WARRANTY DEED

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

This indenture made the **24th day of July, 2026** between **Mykola Khrab, a married man**, whose post office address is **9825 38th Street Court East, Edgewood, WA 98371**, of the County of Pierce, State of Washington, Grantor, to **Laura Denoncourt Hackle, Individually and as Trustee of RLZ Hackle Family Trust dated July 18, 2024**, whose post office address is **2191 Altitude Ave, North Port, FL 34286**, of the County of Sarasota, State of Florida, 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:

Lot 16, Block 1435, Twenty Ninth Addition to Port Charlotte Subdivision, according to the Plat thereof, recorded in Plat Book 15, Page(s) 13A to 13N, of the Public Records of Sarasota County, Florida.

Grantor hereby warrants that the above captioned property is not his/her homestead as defined in the Constitution of the State of 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 covenants with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor has good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrants 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:

JBK
WITNESS 1 SIGNATURE
PRINT NAME: Ivanna Pantelina

WITNESS 1 ADDRESS:
2205 110th St Ave Edgewood

Cyff
WITNESS 2 SIGNATURE
PRINT NAME: Lukian Siredzhuk

WITNESS 2 ADDRESS:
1805 18th Ave Milton

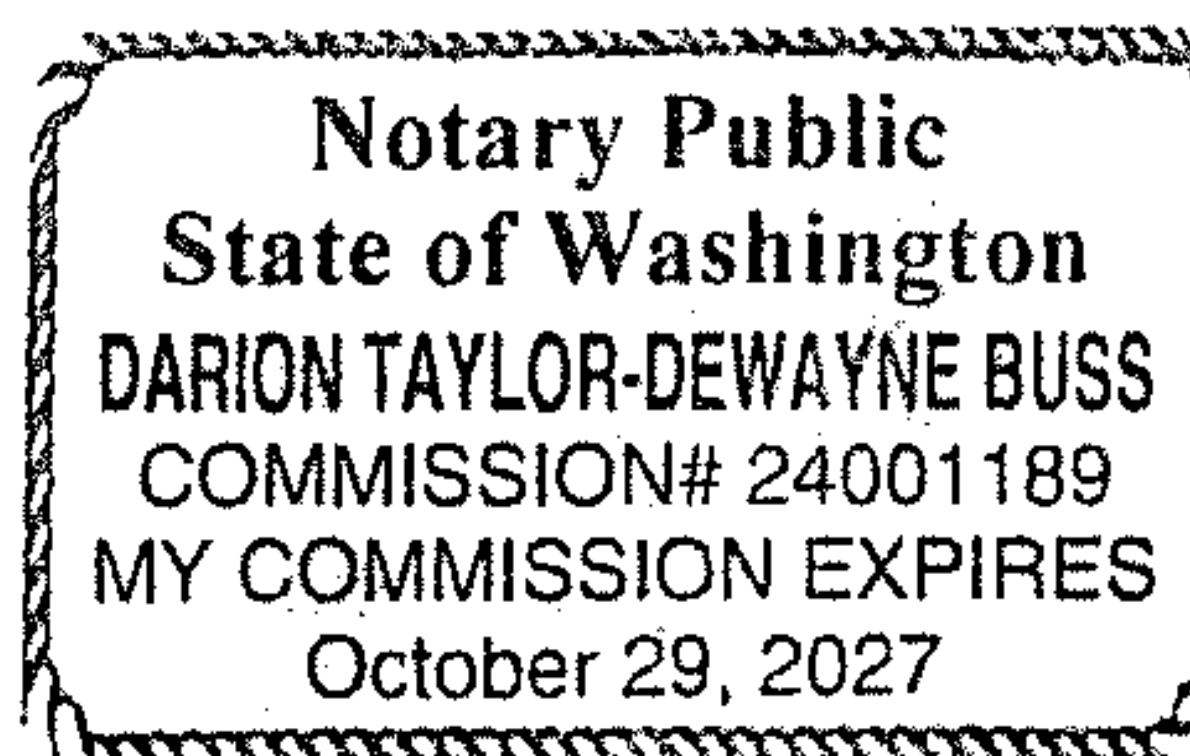
Mykola Khrab

STATE OF ~~FLORIDA~~ Washington
COUNTY OF ~~SARASOTA~~ pierce

The foregoing instrument was acknowledged before me by means of (☒) physical presence or (☐) online notarization, this 21st day of July, 2026, by Mykola Khrab, (☐) who is/are personally known to me or (☒) who has/have produced WA Drivers license as identification.

Darion Taylor-Dewayne Buss
Signature of Notary Public

Darion Taylor-Dewayne Buss
Print, Type/Stamp Name of Notary



(NOTARY SEAL)