



RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026101111 2 PG(S)

7/24/2026 2:19 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3524196

Prepared by and return to:

Holly M. Nikolich
Pinnacle Law Group, P.A.
1330 Main Street, 2nd Floor
Suite 6
Sarasota, FL 34236
(941) 957-9500

Doc Stamp-Deed: \$18,025.00

File No 2026-174

Consideration 2,575,000.00

Parcel Identification No 0231040031

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WARRANTY DEED

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

This indenture made the 24th day of July, 2026 between Larry L. Enterline, Trustee of the Larry L. Enterline Trust dated February 9, 2007, as amended and restated, and individually, a single man, whose post office address is 3218 Signet Court, Sarasota, FL 34240, of the County of Sarasota, Florida, Grantor, to David Colasanti and Joanne Glancy-Colasanti, Co-Trustees of the Colasanti Joint Revocable Trust dated May 3, 2022, whose post office address is 3331 Founders Club Drive, Sarasota, FL 34240, of the County of Sarasota, Florida, Grantee:

Witnesseth, that said Grantor, for and in consideration of the sum of TWO MILLION FIVE HUNDRED SEVENTY FIVE THOUSAND AND 00/100 DOLLARS (\$2,575,000.00) 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 County, Florida, to-wit:

Lot R-18, FOUNDER'S CLUB, a Subdivision, according to the map plat thereof, recorded in Plat Book 44, Pages 30, 30A through 30T, inclusive, of the 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.

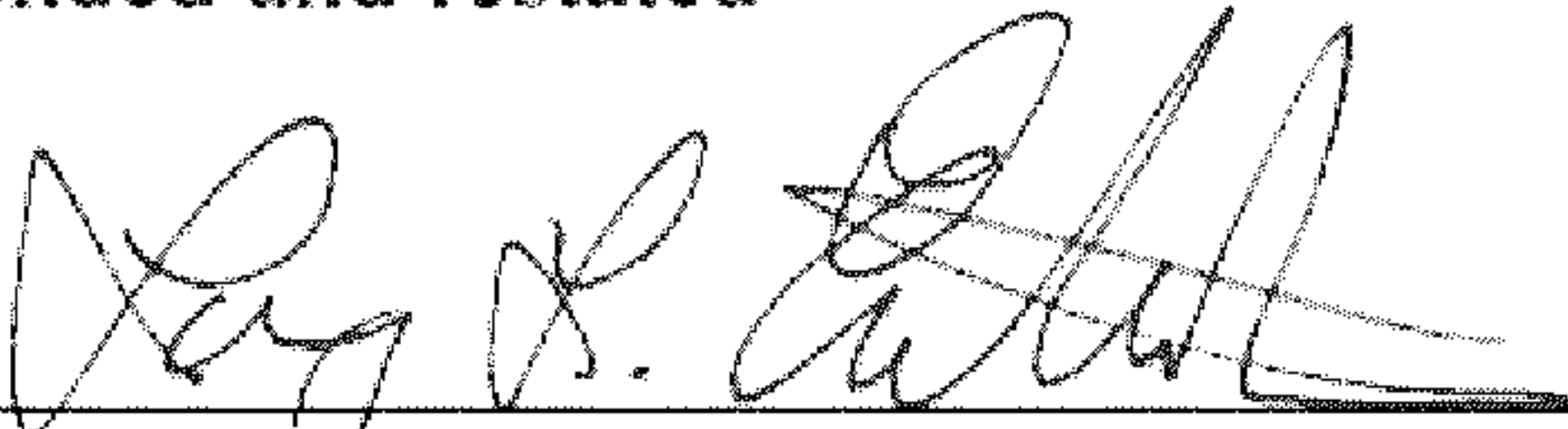
And Grantor hereby covenant with the Grantee that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims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

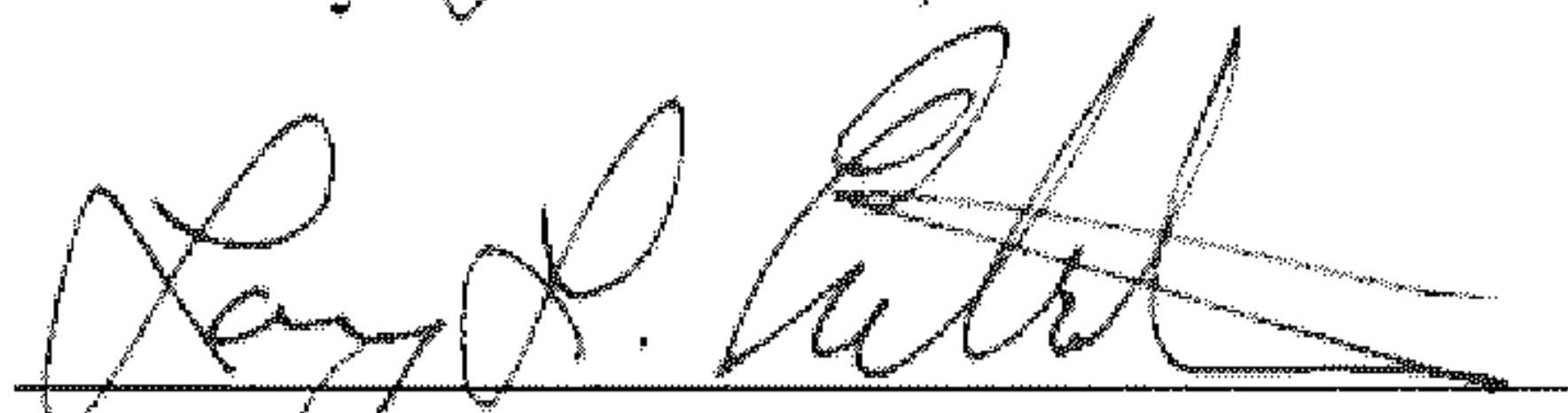
Grantee is hereby conferred with the full power and authority to protect, conserve, sell, lease, encumber, convey, and otherwise manage and dispose of the above-described real property pursuant to the provisions of Florida Statutes § 689.071 and Florida Statutes § 689.073.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Larry L. Enterline Trust dated February 9, 2007, as amended and restated

By: 
Larry L. Enterline, Trustee


Larry L. Enterline, individually

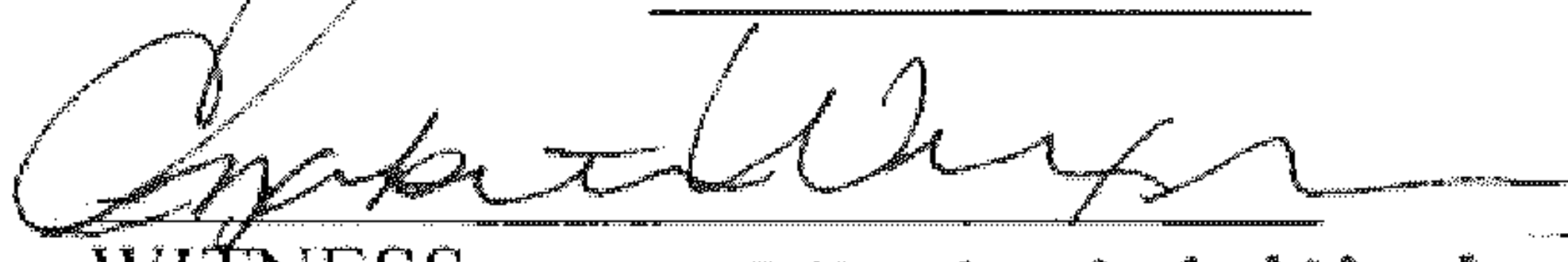
1330 Main St, 2nd Floor, Suite 6
Sarasota, FL 34236

WITNESS 1 ADDRESS

1330 Main St, 2nd Floor, Suite 6
Sarasota, FL 34236

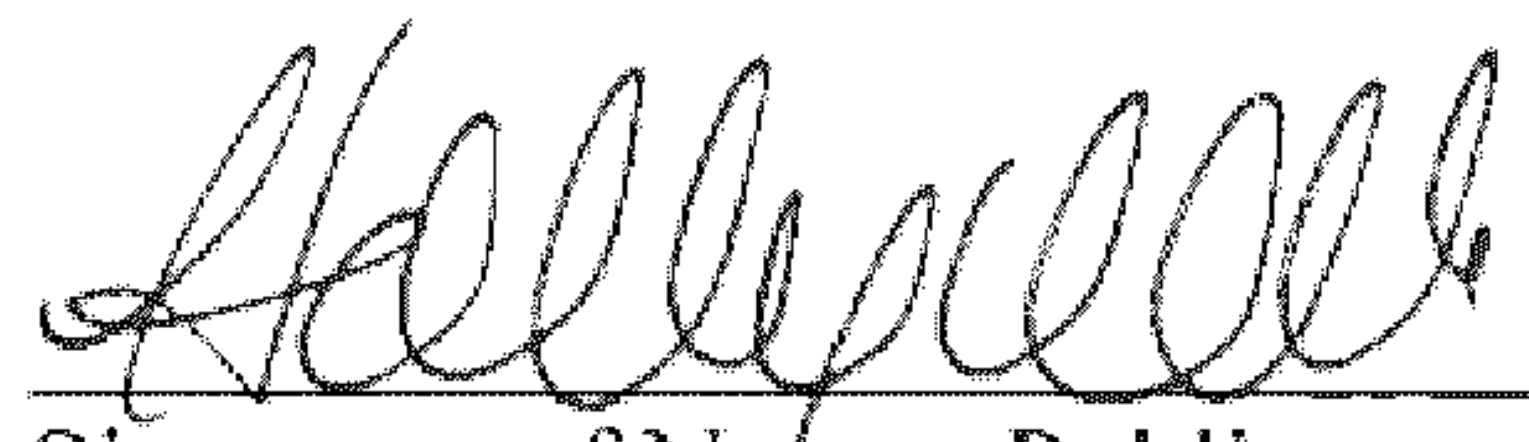
WITNESS 2 ADDRESS


WITNESS
PRINT NAME: Holly M. Nikolich


WITNESS
PRINT NAME: Elizabeth A. Wexler

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 17th day of July, 2026, by Larry L. Enterline, Trustee of the Larry L. Enterline Trust dated February 9, 2007, as amended and restated, and individually, a single man, ☐ who is/are personally known to me or ☒ who has/have produced FLDL as identification.


Signature of Notary Public

Print, Type/Stamp Name of Notary

