

8/14/2026 11:49 AM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3532724

Prepared by and return to:

Stephen D. Rees, Jr., Esq.

Icard, Merrill, Cullis, Timm, Furen & Ginsburg, PA

8470 Enterprise Circle, 201

Lakewood Ranch, FL 34202

File No 82761-145776

Doc Stamp-Deed: \$2,600.50

Parcel Identification No 0257150027

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

This indenture made the 14th day of August, 2026 between Patricia A. McKiernan, an unmarried widow, surviving spouse of Harry M. Woske (deceased), whose post office address is 7 Partridge Road, Flemington, NJ 08822, Grantor, to Joseph D. Domagala and Alison M. King, Husband and Wife, whose post office address is 83 Patriot Road, Ellsworth, ME 04605, of the County of , Maine, 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 319, Heritage Oaks Golf & Country Club, Unit IX, according to the plat thereof, as recorded in Plat Book 40, Pages 43, 43A through 43D, inclusive, of the Public Records of Sarasota County, Florida.

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

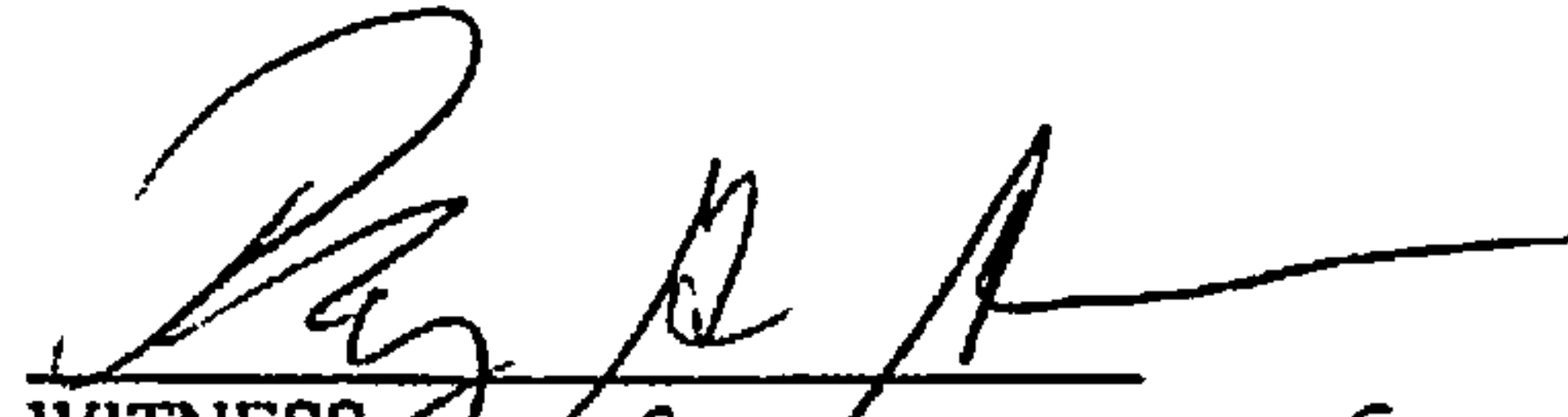
Subject to taxes for 2026 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

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.

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:


WITNESS
PRINT NAME: Peggy Sue Grossman


WITNESS
PRINT NAME: Gehad S Elsayed

Patricia A. McKiernan
Patricia A. McKiernan

29 Shippen Cove
Flemington, NJ 08822
WITNESS 1 ADDRESS

607 Stratford Place
Bound Brook, NJ 08805
WITNESS 2 ADDRESS

STATE OF New Jersey
COUNTY OF Hunterdon

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 14th day of August, 2026, by Patricia A. McKiernan, ☐ who is/are personally known to me or ☐ who has/have produced New Jersey Driver's License as identification.


Signature of Notary Public
Gehad S Elsayed
Print, Type/Stamp Name of Notary

