

8/31/2026 1:10 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3539045

CONSIDERATION: \$2,025,000.00

DOC TAX: \$14,175.00

RECORD: \$20.50

PARCEL ID NO.: 0079131007

Doc Stamp-Deed: \$14,175.00

Prepared by and return to:



50 Central Avenue, Eighth Floor
Sarasota, Florida 34236
(941) 366-4800
Attention: Amy Concilio, Esq.

WARRANTY DEED

THIS INDENTURE is made as of the 28th day of August 2026, by and between **LISA A. ARDITO, individually and as Trustee of the LISA A. ARDITO 2022 REVOCABLE TRUST dated October 13, 2022**, hereinafter referred to as Grantor, whose post office address is 111 South Pineapple Avenue, Unit 615, Sarasota, FL 34236, and **WILLIAM J. BURKE and JULIE M. BURKE, as Trustees of THE BURKE FAMILY TRUST dated May 23, 2003**, hereinafter referred to as Grantee, whose post office address is 4708 Ocean Boulevard, E-7, Sarasota, FL 34242.

WITNESSETH: Grantor, in consideration of the sum of ten dollars and other valuable considerations to it in hand paid by Grantee, receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to Grantee, Grantee's heirs and assigns forever, the following described property situated in Sarasota County, Florida:

Unit E-7, Windward Passage, a Condominium according to the Declaration of Condominium recorded in Official Records Book 1473, Pages 1169 through 1242, and amendments thereto, and as per plat thereof as recorded in Condominium Book 17, Pages 43, 43A thru 43F, of the Public Records of Sarasota County, Florida.

Subject to restrictions, reservations, and easements of record; applicable governmental regulations; and taxes for the current year.

together with all appurtenances, privileges, rights, interests, dower, reversions, remainders and easements thereunto appertaining. Grantor hereby covenants with Grantee that Grantor is lawfully seized of said property in fee simple; that it is free of encumbrances except as above stated; that Grantor has good right and lawful authority to convey same; and that Grantee shall have quiet enjoyment thereof. Grantor does hereby fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever. As used herein, the terms "Grantor" and "Grantee" shall include their respective heirs, devisees, personal representatives, successors and assigns; any gender shall include all genders, the plural number the singular and the singular, the plural.

Grantor certifies, warrants and covenants to Grantee that neither Grantor nor any of her family resides on the above property or any property adjacent thereto; the above-described property does not constitute any part of Grantor's homestead under the laws of the State of Florida.

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

IN WITNESS WHEREOF, Grantor has signed and sealed this deed the date above written.

WITNESSES:

Patricia A. Blair

Witness Name: _____

Witness Address: Patricia A. Blair
50 Central Avenue
8th Floor
Sarasota, FL 34236

[Signature]

Witness Name: Amy L. Concilio
50 Central Avenue

Witness Address: 8th Floor
Sarasota, FL 34236

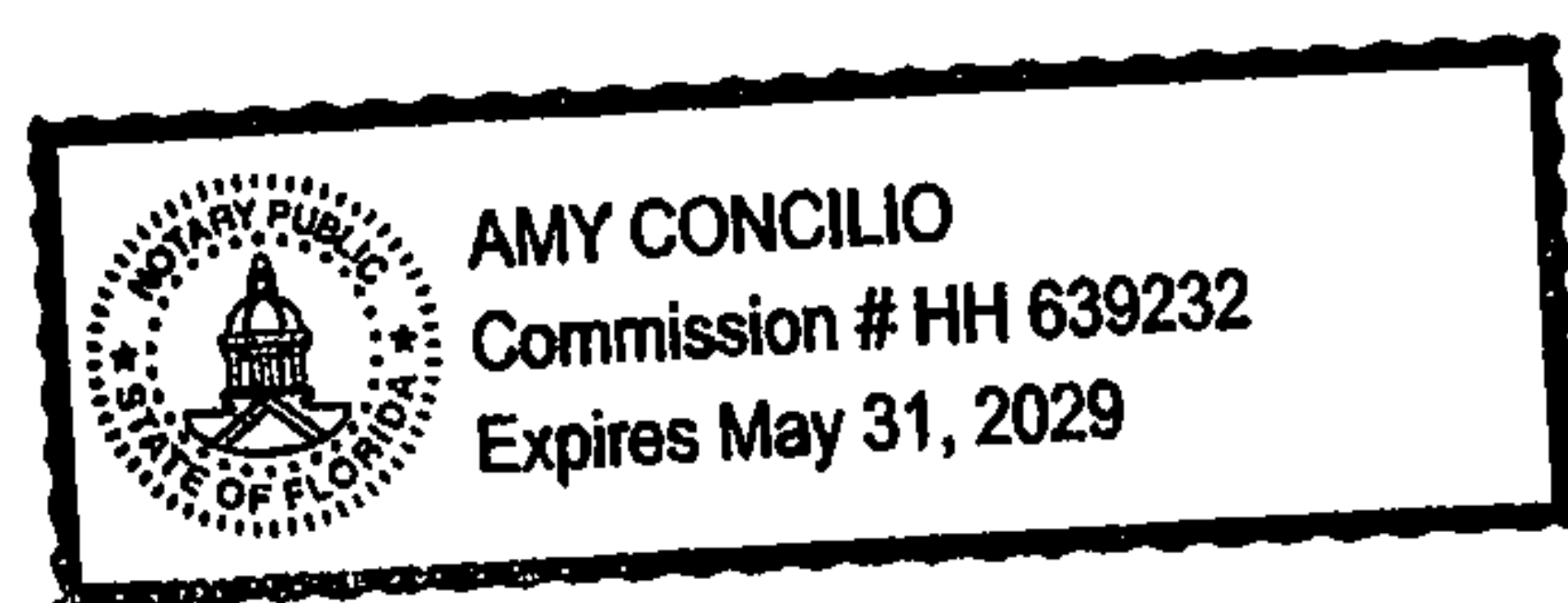
LISA A. ARDITO 2022 REVOCABLE
TRUST dated October 13, 2022

By: [Signature]
LISA A. ARDITO, individually and as
Trustee

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 27 day of August 2026 by LISA A. ARDITO, individually and as Trustee of the LISA A. ARDITO 2022 REVOCABLE TRUST dated October 13, 2022, who is personally known to me or who have produced DL as identification. If no type of identification is indicated, the above-named person is personally known to me.

(Notary Seal)



[Signature]
Signature of Notary Public

Print Name of Notary Public

I am a Notary Public of the State of Florida,
and my commission expires on _____.