

8/31/2026 1:17 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

Prepared by and when recorded return to:

SIMPLIFILE

Receipt # 3539052

ANTHONY G. MOWRY, ESQ.
BERG, SLOAN, & MOWRY, PLLC
1872 S. Tamiami Trail, Suite D
Venice, Florida 34293

Doc Stamp-Deed: \$0.70

Property Appraiser's Parcel Identification
No. 0135111017

(Space above this line reserved for recording office use only)

WARRANTY DEED

THIS INDENTURE is made on August 31, 2026, between **ERIC M. FELDBAUM**, a single person (hereinafter referred to as "Grantor"), who resides at 14 Badger Street, Concord, New Hampshire 03301, for and in consideration of the sum of TEN and NO/100 DOLLARS (\$10.00) cash and other good and valuable consideration in hand paid by **ERIC M. FELDBAUM, RAHKIYA E. MEDLEY and DAVID FELDBAUM, Co-Trustees of the THE FIELDTREES REVOCABLE TRUST** (hereinafter referred to as "Grantee"), such Grantee having an address of 14 Badger Street, Concord, New Hampshire 03301, and such trust having been established under that certain revocable trust agreement dated August 21, 2026, by ERIC M. FELDBAUM, as grantor, and ERIC M. FELDBAUM, RAHKIYA E. MEDLEY and DAVID FELDBAUM, as co-trustees. Grantor hereby GRANTS, CONVEYS and WARRANTS unto Grantee, all of Grantor's interest in and to the following described real estate in the County of Sarasota and State of Florida:

Unit 915, Building 9, STONEYBROOK FAIRWAY VERANDAS CONDOMINIUM I, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 2756, Page 2013, as amended, and as per plat thereof recorded in Condominium Book 30, Page 49, of the Public Records of Sarasota County, Florida.

Full power and authority are conferred upon Grantee, as trustee, to protect, conserve, sell, convey, lease, grant and encumber all interests conveyed by this instrument, and otherwise to manage and dispose of those interests, it being the intent of Grantor to vest in the trustee of the trust full rights of ownership as authorized by Section 689.073 of the Florida Statutes.

This deed was prepared without the benefit of title insurance.

TO HAVE AND TO HOLD the property, to the extent conveyed hereby, in fee simple forever, subject to the terms and provisions contained herein, together with each and every right, privilege, hereditament and appurtenance in anywise incident or appertaining to the property.

The conveyance made hereby, and the warranties made hereunder, are made by Grantor and accepted by Grantee subject to the following matters, to the extent same are in effect at this time: any and all restrictions, covenants, conditions, liens, encumbrances, reservations, easements, and other exceptions to title, if any, relating to the property, but only to the extent they are still in force and effect and shown of record in Sarasota County, Florida, and to all zoning laws, regulations and ordinances of municipal and/or other governmental or quasi-governmental authorities, if any, relating to the property and to all matters which would be revealed by an inspection and/or a current survey of the property.

Grantor does hereby bind Grantor and Grantor's heirs, personal representatives, executors, administrators, successors and assigns to warrant and forever defend all and singular the property, to the extent conveyed hereby, unto Grantee and Grantee's heirs, personal representatives, executors, administrators, successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Taxes for the current year have been prorated and are assumed by Grantee.

