

Prepared by and return to:
Esther Leavitt-Azulay
Florida Title Center LLC
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File No 26-FL-1231

9/3/2026 3:39 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE Receipt # 3541197

Parcel Identification No 1136-09-8908

Doc Stamp-Deed: \$124.60

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WARRANTY DEED

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

This indenture made the 3rd day of September, 2026 between PVA Homes LLC, a Washington Limited Liability Company, whose post office address is 4335 E R Street, Tacoma, WA 98404, Grantor, to Guy Frieling, a married man, whose post office address is Rishon LeTsiyon St, 10 Petah Tikva, Israel,, 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 8, Block 989, Twentysecond Addition to Port Charlotte Subdivision, according to the map or plat thereof, as recorded in Plat Book 14, Page 10, 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 have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESS 1

Print name: Megan Matthees
Address: 9515 Bridgeport Way SW
Lakewood WA 98499

WITNESS 2

Print name: Andrew R. Nakashima
Address: 9515 Bridgeport Way SW
Lakewood WA 98499

PVA Homes LLC, a Washington Limited Liability Company

By: [Signature]
Aleksandr Polevoy, Manager

By: [Signature]
Vyacheslav Polevoy, Manager

STATE OF WASHINGTON

COUNTY OF Pierce

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 24
day of Aug, 2026, by Aleksandr Polevoy and Vyacheslav Polevoy, Managers of PVA Homes LLC, a WA Limited
Liability Company, on behalf of the company, ☐ who is/are personally known to me or ☒ who has/have produced
WA Driver License as identification.

Signature of Notary Public

Enrique Martinez

Print, Type/Stamp Name of Notary

