

**RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2026124531 2 PG(S)**

**9/11/2026 4:26 PM**

**KAREN E. RUSHING**

**CLERK OF THE CIRCUIT COURT**

**SARASOTA COUNTY, FLORIDA**

**SIMPLIFILE**

**Receipt # 3544317**

**Doc Stamp-Deed: \$2,387.00**

Consideration: \$341,000.00

Prepared by and return to:  
Berlin Patten Ebling, PLLC  
Attn: Andrew Conaboy, Esq.  
201 Center Road  
Ste 210  
Venice, FL 34285  
26-50536-001

Property Appraiser's Parcel ID No.: 0422-05-0014

(FOR INFORMATIONAL PURPOSES ONLY)

**WARRANTY DEED**

**THIS WARRANTY DEED**, is made this 9th day of September, 2026, by and between **RONALD L. WIKER, AN UNMARRIED MAN**, whose address is **140 Hatchett Creek Boulevard, 106, Venice, FL 34292** (hereinafter "GRANTOR"), and **LYNN ALLEN VEACH, A MARRIED MAN, ELIZABETH CARSON VEACH, A MARRIED WOMAN, AND CATHY AMATO CASTLE, A WIDOW, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, whose address is **576 Catalina Isles Circle, Venice, FL 34292** (hereinafter "GRANTEE").

THE GRANTOR, in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration to said GRANTOR in hand paid by said GRANTEE, the receipt and adequacy of which is hereby acknowledged, has granted, bargained aliened, remised, released, conveyed confirmed, and sold to said GRANTEE and GRANTEE'S successors, and assigns forever, the following described real property, including improvements thereon, situated in **Sarasota County, Florida**, to wit:

**LOTS 627 AND 628, ISLES OF CHESTNUT CREEK UNIT NO. I, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 33, PAGES 16 THROUGH 16G, INCLUSIVE, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.**

Together with appurtenances, privileges, rights, interests, dower, reversions, riparian rights, 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 for taxes for the current and subsequent years, easements, reservations, and restrictions of record, if any, which reference thereto shall not serve to re-impose same; 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.

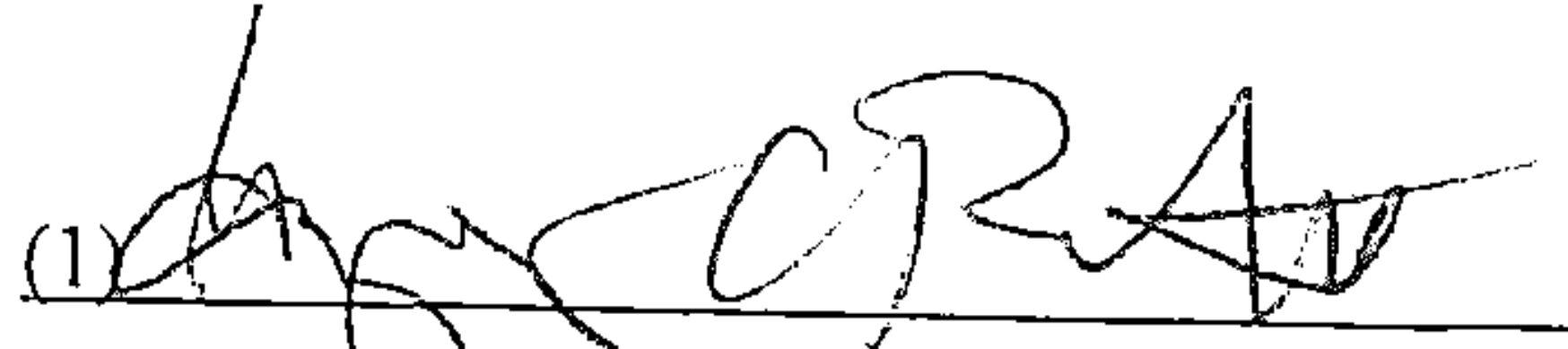
*(acknowledgment signatures on following page)*

IN WITNESS WHEREOF, the GRANTOR has hereunto set its hands and seals the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESSES:

GRANTOR:

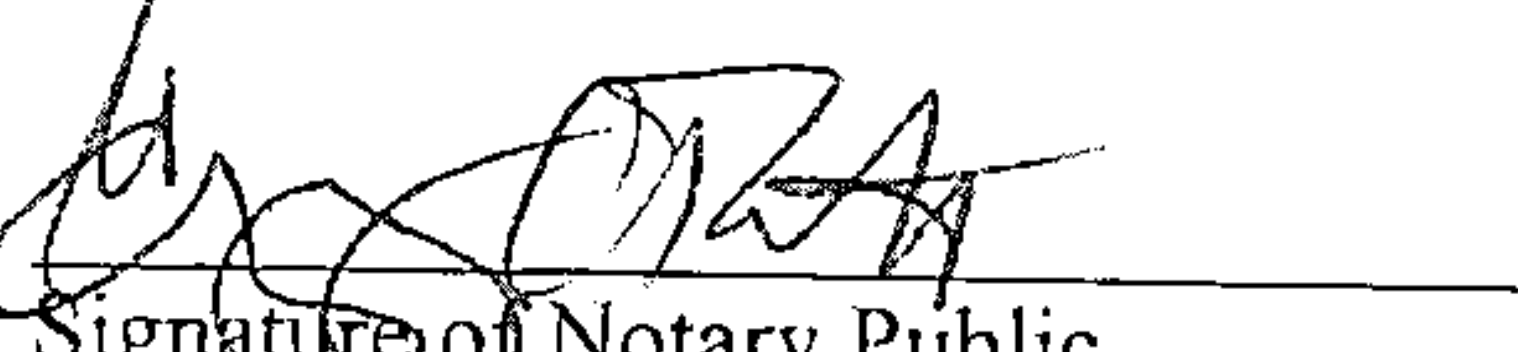
(1)   
Printed Name Gregory C. Roberts  
P.O. Address 341 Venice Ave W.  
Venice, FL 34285

  
Ronald L. Wiker

(2)   
Printed Name Carolyn L. Busin  
P.O. Address 341 Venice Ave W.  
Venice, FL 34285

STATE OF FLORIDA  
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 9th day of September, 2026, by Ronald L. Wiker, ☐ who is/are personally known to me or ☒ who has/have produced FL DRIV. LIC as identification.

  
Signature of Notary Public  
Gregory C. Roberts  
Print, Type/Stamp Name of Notary

