

This Instrument Prepared by:
Ashley Evans
Albatross Title Services
200 Central Avenue
4th Floor
St. Petersburg, FL 33701

After Recording Return to:
Rudy Renzo Salazar Motta
1666 Spring Creek Dr.
Sarasota, FL 34239
File No.: 2026-08-7052

Parcel Identification Number:
0071-11-0048

9/24/2026 12:18 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE Receipt # 3548732

Doc Stamp-Deed: \$385.00

(Space Above This Line For Recording Data)

Warranty Deed

THIS WARRANTY DEED (this "**Deed**") is made as of this 18th day of September, 2026 between **COVENANT HOME BUYERS, LLC, a Florida Limited Liability Company**, whose mailing address is **318 Oakwood Circle, Englewood, FL 34223** ("**Grantor**") to, **Rudy Renzo Salazar Motta, a married man** whose mailing address is **1666 Spring Creek Dr., Sarasota, FL 34239** ("**Grantee**").

****Said property is NOT the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any member of the household of Grantor(s) reside thereon.****

W I T N E S S E T H:

THAT Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration paid to Grantor by Grantee, the receipt of which is hereby acknowledged, by these presents does grant, bargain, sell and convey to Grantee, and Grantee's successors and assigns forever, all the right, title, and interest in and to that certain real property (the "**Property**") located and situated in **Sarasota County, Florida** and fully described as follows:

Property Address:
4616 Sloan Ave, Sarasota, FL 34223

Lot 18, Block E, SUNSET, according to the Plat thereof, as recorded in Plat Book 1, Page(s) 163, of the Public Records of Sarasota County, Florida.

TOGETHER with all improvements, easements, tenements, hereditaments and appurtenances belonging to or in any way appertaining to the Property.

SUBJECT to taxes for 2026 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any, without intention of creation or reimposing same.

TO HAVE AND TO HOLD the same in fee simple forever.

GRANTOR hereby fully warrants the title to the Property and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has duly executed this instrument as of the date first written above.

WITNESSES:

Chaitanya Kumar Budima

Print Name: Chaitanya Kumar Budima

Address: 3851 Verona St, Prosper, TX 75078

Deanna Basey

Print Name: Deanna Basey

Address: 22402 Aster way New Caney TX 77357

GRANTOR:

COVENANT HOME BUYERS, LLC, a Florida
Limited Liability Company

By: Roger E Whitehouse

Roger E. Whitehouse, Manager

STATE OF Texas

COUNTY OF Montgomery

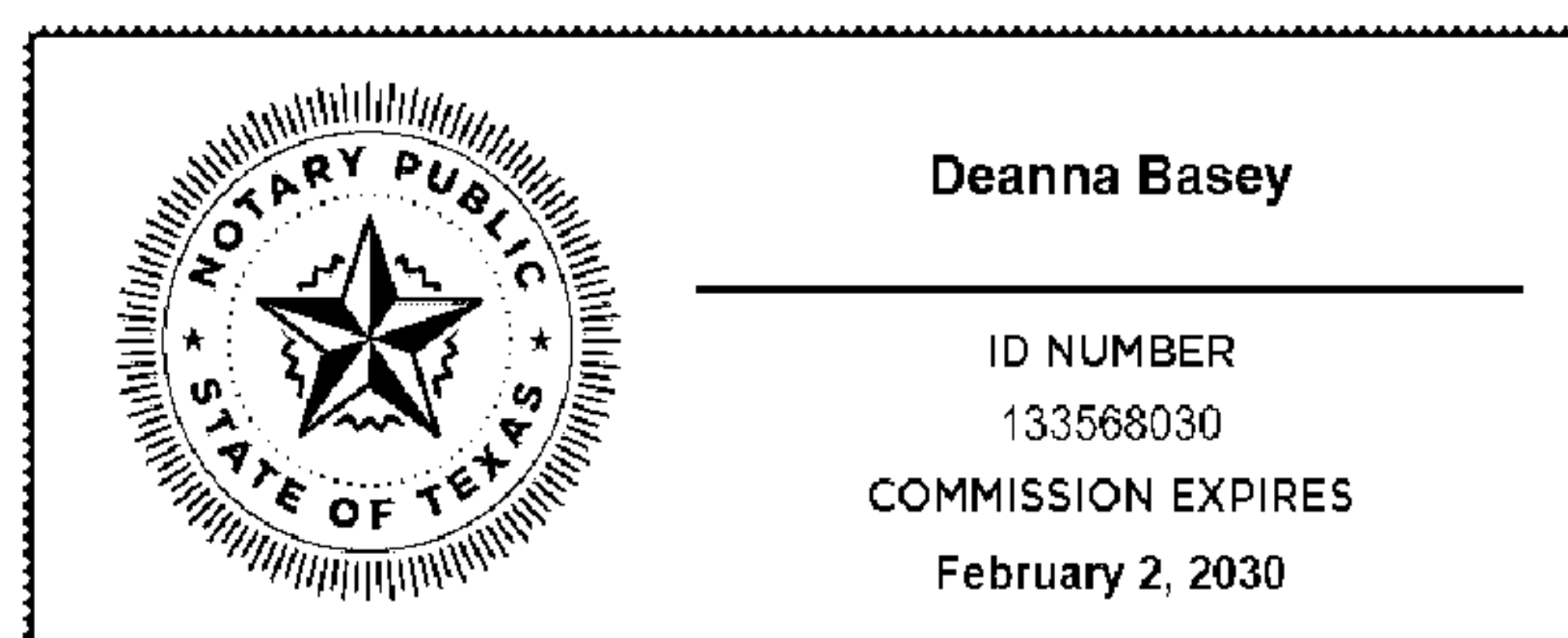
The foregoing instrument was acknowledged before me by means of (☐) physical presence or (☒) online notarization, this 14th day of September, 2026, by Roger E. Whitehouse, Manager of COVENANT HOME BUYERS, LLC, a FL Limited Liability Company, on behalf of the company, (☐) who is/are personally known to me or (☒) who has/have produced DRIVER LICENSE as identification.

Deanna Basey

Signature of Notary Public

Deanna Basey

Print, Type/Stamp Name of Notary



Electronically signed and notarized online using the Proof platform.