

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026129576 2 PG(S)**

Consideration: \$380,000.00

Prepared by and return to:
Berlin Patten Ebling, PLLC
Attn: Andrew Conaboy, Esq.
201 Center Road
Ste 210
Venice, FL 34285
26-50649-001

**9/24/2026 12:34 PM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE** Receipt # 3548764

Doc Stamp-Deed: \$2,660.00

Property Appraiser's Parcel ID No.: 0175146007

(FOR INFORMATIONAL PURPOSES ONLY)

WARRANTY DEED

THIS WARRANTY DEED, is made this 18th day of September, 2026, by and between **KATHLEEN B. SIEGL, AN UNREMARIED WIDOW**, whose address is **416 Balderston Drive, Exton, PA 19341** (hereinafter "GRANTOR"), and **ROBERT ALLEN MAZEY AND DIANE MAZEY, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY**, whose address is **147 Cedar Grove Road, South Harrison, NJ 08062** (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:

UNIT 7, SUTTON PLACE, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM, RECORDED IN OFFICIAL RECORDS BOOK 1588, PAGE 1950, AS AMENDED, AND ACCORDING TO THE PLAT THEREOF RECORDED IN CONDOMINIUM BOOK 20, PAGE 34, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, TOGETHER WITH AN UNDIVIDED INTEREST IN AND TO THE COMMON ELEMENTS APPURTENANT THERETO.

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.

This deed is executed pursuant to, and in accordance with that certain Power of Attorney dated July 31, 2023 (the "POA"). The Grantor of the POA (a) is alive, and (b) has not revoked or otherwise amended the POA.

(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:

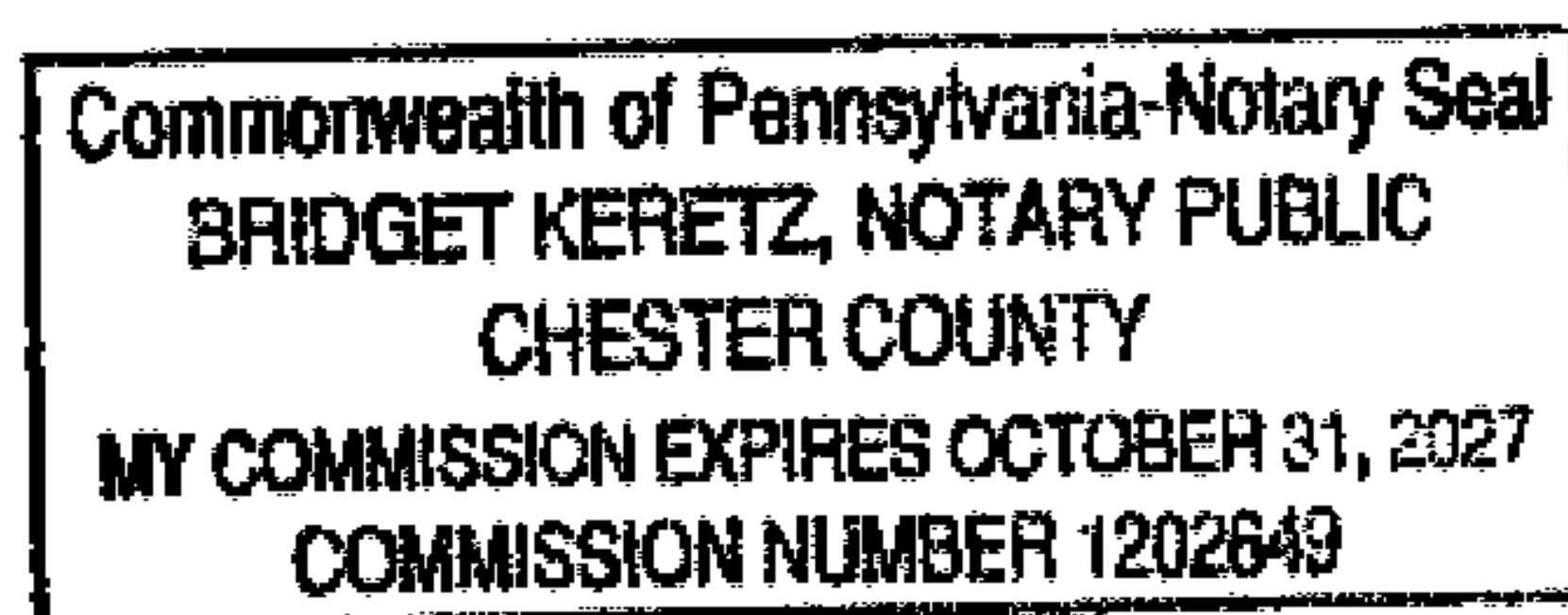
(1) *M. Rebo*
Printed Name MONICA REBO
P.O. Address 50 POTTSTOWN PIKE
CHESTER SPRINGS, PA 19425

(2) *Bridget Keretz*
Printed Name Bridget Keretz
P.O. Address 50 Pottstown Pike
Chester Springs, PA 19425

STATE OF Pennsylvania
COUNTY OF Chester

The foregoing instrument was acknowledged before me by means of (X) physical presence or () online notarization, this 14 day of September, 2026, by Christopher P. Siegl, as Attorney-In-Fact for Kathleen B. Siegl, (X) who is/are personally known to me or (X) who has/have produced PAL 25083582 as identification.

Bridget Keretz
Signature of Notary Public
Bridget Keretz
Print, Type/Stamp Name of Notary



GRANTOR: *Kathleen B Siegl by Christopher P. Siegl, as her Attorney-In-Fact*
Kathleen B. Siegl by Christopher P. Siegl, as her Attorney-In-Fact