

This Instrument prepared by:  
Gregory W. Wetzel  
Conroy, Conroy & Durant, P.A.  
2210 Vanderbilt Beach Rd #1201  
Naples, FL 34109

Parcel ID: 29755001885

Consideration: \$181,000.00

### Warranty Deed

This Indenture is made this 26th day of July, 2021, Between **Thomas R. Ierardi and Douglas M. Ierardi, Individually and as Co-Trustees of the Anne Folsom Ierardi and Robert R. Ierardi Trust dated August 20, 1992, ("Grantor")** of 1461 New Seneca Turnpike, Skaneateles, NY 13152, and **Cyril Taylor and Karen Taylor, husband and wife, as an estate by the entirety, ("Grantee")** of 4 Union Place, Williamsville, NY 14221.

WITNESSETH that the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), and other good and valuable consideration to Grantor in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained and sold to the said Grantee and Grantee's heirs, successors and assigns forever, the following described land, situate, lying and being in the County of Collier, State of Florida, to wit:

**Unit D-306, Deauville Lake Club, a condominium according to the Declaration of Condominium thereof as recorded in Official Records Book 1523, pages 2104 through 2183, inclusive, as amended and restated in Official Records Book 4237, page 3185, all of the Public Records of Collier County, Florida.**

Grantor warrants that the property conveyed herein is not the homestead property of Grantor or Grantor's spouse, nor does any member of Grantor's family reside there, nor is the property contiguous with his homestead property or the homestead property of Grantor's spouse or family

SUBJECT TO ad valorem and non-ad valorem real property taxes for the year 2021 and subsequent years; zoning and building code and other use restrictions imposed by governmental authority; outstanding oil, gas and mineral interests of record, if any; and restrictions, reservations and easements common to the subdivision.

TOGETHER WITH all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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

And the Grantor hereby covenants with said Grantee that Grantor is lawfully seized of said land in fee simple; that Grantor has good right and lawful authority to sell and convey said land; that Grantor hereby fully warrants title to said land and will defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal as of the year and date first above written.

Signed, sealed and delivered in the presence of two witnesses:

*Thomas R. Ierardi*  
**Thomas R. Ierardi, Individually and as  
Co-Trustee of the Anne Folsom Ierardi  
and Robert R. Ierardi Trust dated  
August 20, 1992**

*Kimberly N. Benda*  
Witness #1 sign above

*James Stenger*  
Witness #2 sign above

Kimberly N. Benda  
Witness #1 print name above

James A. Stenger  
Witness #2 print name above

STATE OF New York  
COUNTY OF Onondaga

The foregoing instrument was acknowledged before me, by means of  physical presence or  online notarization, this 22 day of July, 2021, by **Thomas R. Ierardi, Individually and as Co-Trustee of the Anne Folsom Ierardi and Robert R. Ierardi Trust dated August 20, 1992**, who is  personally known to me or who  have produced New York State Drivers License as identification.

**PAULA M. POWELL**  
Notary Public, State of New York  
Reg. No. 01P06409084  
Qualified in Onondaga County  
Commission Expires Sep 14, 2024

[Notary Seal]

*Paula M. Powell*  
Signature  
My Commission Expires: Sep 14, 2024

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal as of the year and date first above written.

Signed, sealed and delivered in the presence of two witnesses:

*Douglas M. Ierardi*  
**Douglas M. Ierardi, Individually and as  
Successor Trustee of the Anne Folsom  
Ierardi and Robert R. Ierardi Trust dated  
August 20, 1992**

*Rita Marie Trueworthy*  
Witness #1 sign above

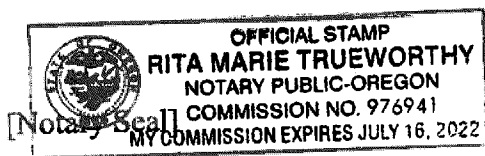
Rita Marie Trueworthy  
Witness #1 print name above

*John Matcovich*  
Witness #2 sign above

John Matcovich  
Witness #2 print name above

STATE OF Oregon  
COUNTY OF Washington

The foregoing instrument was acknowledged before me, by means of  physical presence or  online notarization, this 22nd day of **July, 2021**, by **Douglas M. Ierardi, Individually and as Co-Trustee of the Anne Folsom Ierardi and Robert R. Ierardi Trust dated August 20, 1992**, who is  personally known to me or who  have produced as identification.



*Rita Marie Trueworthy*  
Signature  
My Commission Expires: 7-16-2022