

**RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2026040304 2 PG(S)**

**3/27/2026 4:20 PM**

**KAREN E. RUSHING**

**CLERK OF THE CIRCUIT COURT**

**SARASOTA COUNTY, FLORIDA**

**SIMPLIFILE**

**Receipt # 3472814**

Prepared by and return to:  
Lauren Kohl  
Gibson Kohl, P.L.  
1800 Second Street, Suite 777  
Sarasota, Florida 34236  
File Number:29059

**Doc Stamp-Deed: \$4,672.50**

**Consideration: \$667,500.00**

## **General Warranty Deed**

Made this March 27, 2026 By **Charles Craig Cort and Susan T. Cort, Individually and as Trustees of the Charles Craig Cort and Susan T. Cort Revocable Living Trust dated October 29, 2014, as husband and wife** whose post office address is: 4308 Bryants Pond Ln, Sarasota, Florida 34233, hereinafter called the Grantor, to **Jacob Poleyeff and Lauren Poleyeff, husband and wife**, whose post office address is: 41 Rosemont Ter, West Orange, New Jersey 07052, hereinafter called the Grantee:

(Whenever used herein the term "Grantor" and "Grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations)

**Witnesseth**, that the Grantor, for and in consideration of the sum of Ten Dollars, (\$10.00) and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Sarasota County, Florida:

Lot 6, Block 84, GULF GATE WOODS, UNIT 3, according to the plat thereof, as recorded in Plat Book 21, Pages 5, 5A and 5B, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **0112010007**

Subject to taxes for 2026 and subsequent years; covenants, conditions, declarations, restrictions, easements, reservations and limitations of record, if any.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold**, the same in fee simple forever.

**Grantor(s) herein state(s) that the above referenced Trust has not been revoked, amended or modified in any way which effects the powers of the trustees to grant, sell and convey real property and that said trust is still in full force and effect and that Charles Craig Cort and Susan T. Cort are still acting as Trustees.**

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**And** the Grantor hereby covenants with said Grantee that the grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances except taxes accruing subsequent to December 31, 2025.

**In Witness Whereof**, the said Grantor has signed and sealed these presents the day and year first above written.

*Signed, sealed and delivered in our presence:*

Witness Signature: [Signature]  
Witness # 1 Printed Name: Lauren Kohl  
Post Office Address: 414 S. Tamiami Trail  
Osprey, FL 34229

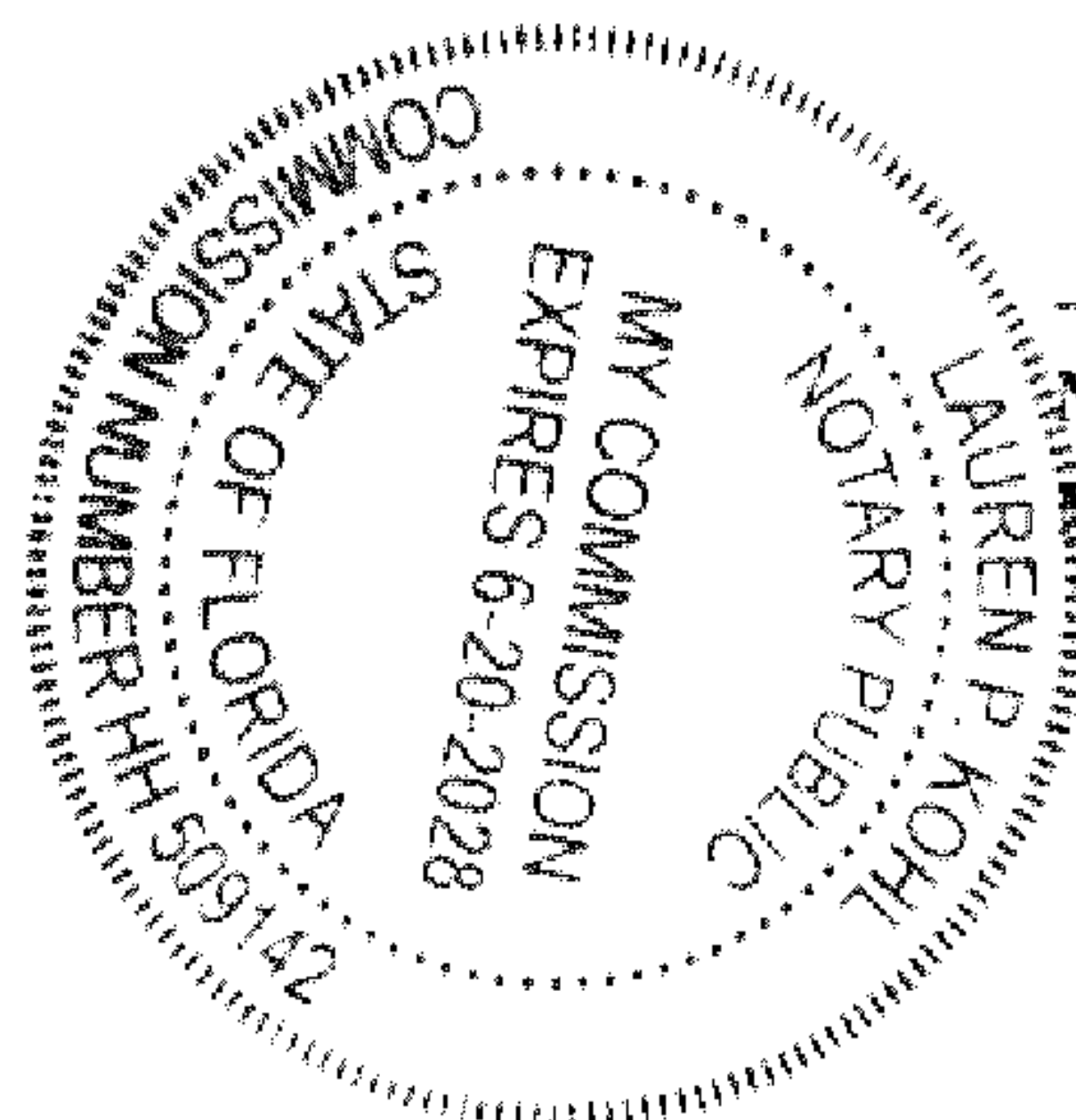
[Signature] (Seal)  
Charles Craig Cort, Individually and as Trustee of the  
Charles Craig Cort and Susan T. Cort Revocable Living  
Trust dated October 29, 2014

Witness Signature: [Signature]  
Witness # 2 Printed Name: Kelly Anne Dietz  
Post Office Address: 414 S. Tamiami Trail  
Osprey, FL 34229

[Signature] (Seal)  
Susan T. Cort, Individually and as Trustee of the Charles  
Craig Cort and Susan T. Cort Revocable Living Trust dated  
October 29, 2014

State of FL  
County of Sarasota

I am a Notary Public of the State of FL, and my commission expires on \_\_\_\_\_ The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this March 26, 2026, by Charles Craig Cort and Susan T. Cort, Individually and as Trustees of the Charles Craig Cort and Susan T. Cort Revocable Living Trust dated October 29, 2014, who is/are personally known to me or who produced DL as identification.



[Signature]  
Notary Public  
My Commission Expires: \_\_\_\_\_

(SEAL)