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INSTRUMENT # 2026047620 2 PG(S)

4/10/2026 3:25 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3478882

Prepared by and return to:
Jessica A. Israileff
Gibson Kohl, P.L.
1800 Second Street, Suite 777
Sarasota, Florida 34236
File Number: 29126

Doc Stamp-Deed: \$2,765.00

Consideration: \$395,000.00

General Warranty Deed

Made this April 10, 2026 By **Thomas R. Adderley, Individually and as Successor Trustee of The Adderley Family Revocable Living Trust, dated January 18, 2010**, whose post office address is: 110 Sandbar Road, Egg Harbor Township, New Jersey 08234, hereinafter called the Grantor, to **Michael G. VanDyck and Dena VanDyck, husband and wife**, whose post office address is: N5436 Crystal Springs Drive, Fredonia, Wisconsin 53021, 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 1, Block 9, VENETIAN FALLS, PHASE 2, according to the map or plat thereof, as recorded in Plat Book 45, Page(s) 11, of the Public Records of Sarasota County, Florida.

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 members of the household of Grantor(s) reside thereon, nor is it contiguous or adjacent thereto.

Parcel ID Number: 0420080008

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.

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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: Daniela Angelova
Post Office Address: 500 New Road
Somers Point, NJ 08244

[Signature] (Seal)
Thomas R. Adderley, Individually and as Successor Trustee
of The Adderley Family Revocable Living Trust, dated
January 18, 2010

Witness Signature: [Signature]
Witness # 2 Printed Name: Dan Marie ChoefB
Post Office Address: 6727 Black Horse Pike
Egg Harbor Twp NJ 08234

State of New Jersey
County of Atlantic

I am a Notary Public of the State of New Jersey and my commission expires on 3/10/2027. The foregoing instrument was acknowledged before me by means of physical presence or online notarization this April 7th, 2026, by Thomas R. Adderley, Individually and as Successor Trustee of The Adderley Family Revocable Living Trust, dated January 18, 2010, who is/are personally known to me or who produced New Jersey State Priesthood as identification.



[Signature]
Notary Public
My Commission Expires: 3/10/2027