

CONSIDERATION: \$1,900,000.00

DOC TAX: \$13,300.00

RECORD: \$18.50

PARCEL ID NO.: 0008-14-1076

Prepared by and return to:



50 Central Avenue, Eighth Floor

Sarasota, Florida 34236

(941) 366-4800

Attention: Peter T. Currin, Esq.

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026051976 2 PG(S)**

4/20/2026 3:04 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3482850

Doc Stamp-Deed: \$13,300.00

WARRANTY DEED

THIS INDENTURE is made as of the 20th day of April 2026, by and between TIMOTHY T. HALL and SARAH BOSCO, husband and wife, hereinafter referred to as Grantor, whose post office address is 1965 Gulf of Mexico Drive, 400, Longboat Key, Florida 34228, and RANDALL L. TOBIAS and DEBORAH F. TOBIAS, husband and wife, hereinafter referred to as Grantee, whose post office address is 10439 Commerce Drive, Suite 100, Carmel, Indiana 46032.

WITNESSETH: Grantor, in consideration of the sum of ten dollars and other valuable considerations to them in hand paid by Grantee, receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to Grantee, Grantee's heirs and assigns forever, the following described property situated in Sarasota County, Florida:

Unit No. G5-406-B, SEAPLACE III, a Condominium, according to The Declaration of Condominium recorded in Official Records Book 1194, Page 1383, and all exhibits and amendments thereof, and recorded in Condominium Book 10, Page 10, Public Records of Sarasota County, Florida.

Subject to restrictions, reservations, and easements of record; applicable governmental regulations; and taxes for the current year.

together with all appurtenances, privileges, rights, interests, dower, reversions, 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 as above stated; 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. As used herein, the terms "Grantor" and "Grantee" shall include their respective heirs, devisees, personal representatives, successors and assigns; any gender shall include all genders, the plural number the singular and the singular, the plural.

IN WITNESS WHEREOF, Grantor has signed and sealed this deed the date above written.

WITNESSES (as to both):

[Signature]
Witness Name: Wendy Chausli

[Signature]
TIMOTHY T. HALL

Witness Address: 2045 Gulf of Mexico
Longwood Key, FL 34228

[Signature]
SARAH BOSCO

[Signature]
Witness Name: Amy Cantrell

Witness Address: 2045 GULF OF MEXICO
LONGWOOD KEY, FL 34228

STATE OF FLORIDA
COUNTY OF Sarasota

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this 16 day of April 2026 by TIMOTHY T. HALL and SARAH BOSCO, who are personally known to me or have produced ID as identification. If no type of identification is indicated, the above-named persons are personally known to me.

[Signature]
Signature of Notary Public

(Notary Seal)



AMY CANTRELL
Commission # HH 401919
Expires May 23, 2027

Amy Cantrell
Print Name of Notary Public

I am a Notary Public of the State of Florida,
and my commission expires on 5/23/27