

**RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2026056973 2 PG(S)**

4/29/2026 12:11 PM

**KAREN E. RUSHING**

**CLERK OF THE CIRCUIT COURT**

**SARASOTA COUNTY, FLORIDA**

**SIMPLIFILE**

Receipt # 3487135

Prepared by and return to:  
Lauren Kohl  
Gibson Kohl, P.L.  
1800 Second Street, Suite 777  
Sarasota, Florida 34236  
File Number:29156

**Doc Stamp-Deed: \$2,870.00**

**Consideration: \$410,000.00**

### **General Warranty Deed**

Made this April 29, 2026 By **Nicholas Albert Marin and Karen Steel Marin, husband and wife**, whose post office address is: 4597 15th St E, Bradenton, Florida 34203, hereinafter called the Grantor, to **William Mishkin, an unmarried man**, whose post office address is: 2616 Martin Street, Sarasota, Florida 34237, 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 15, Paver Park Estates, First Addition, according to the map or plat thereof, as recorded in Plat Book 7, Page(s) 42, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **2029090031**

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.

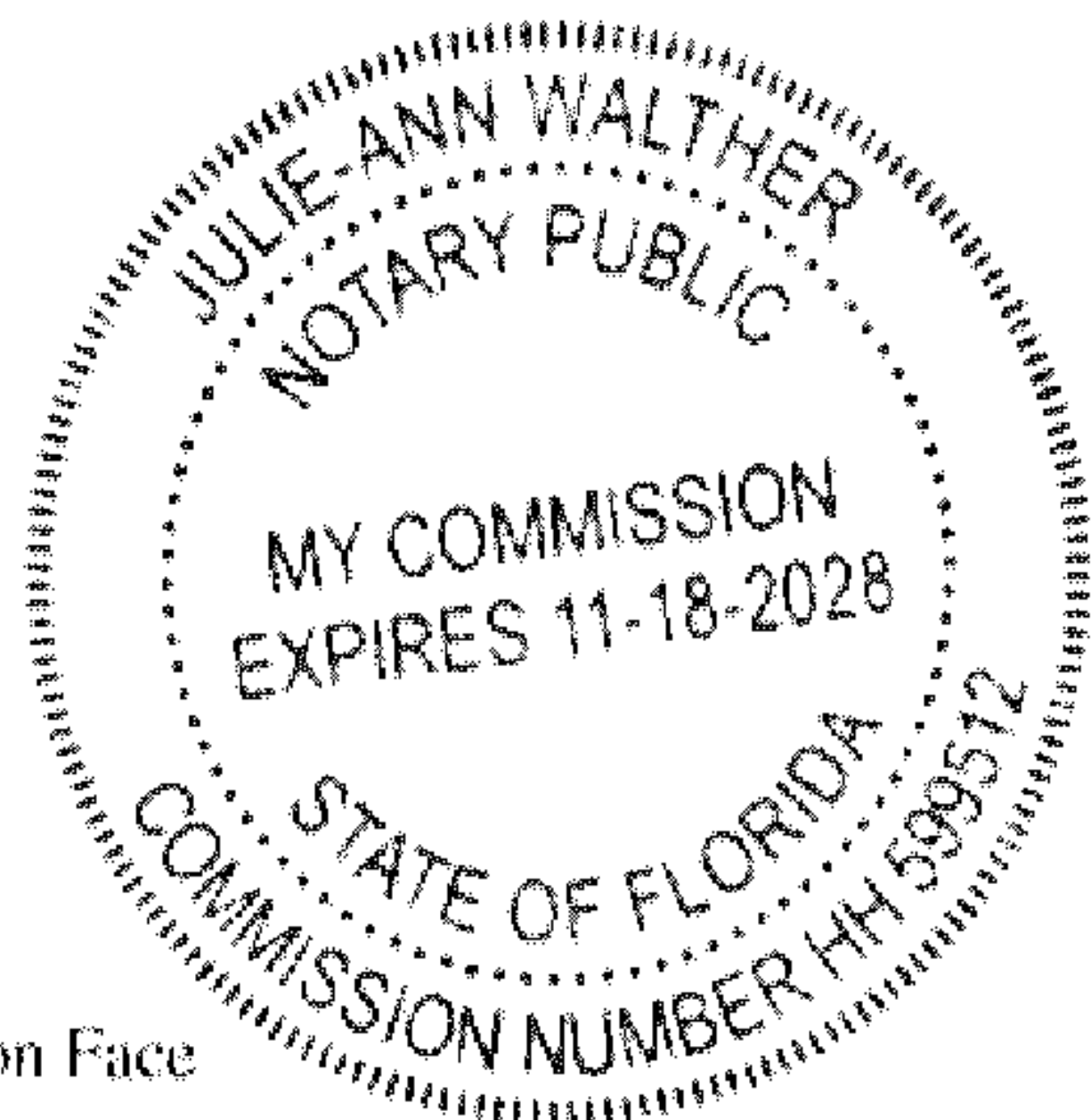
*Signed, sealed and delivered in our presence:*

Witness Signature: [Signature] [Signature] (Seal)  
Witness # 1 Printed Name: Joanna Jackowska Nicholas Albert Marin  
Post Office Address: 1800 Second Street, Suite 777  
Sarasota, FL 34236

Witness Signature: [Signature] [Signature] (Seal)  
Witness # 2 Printed Name: Julie Walther Karen Steel Marin  
Post Office Address: 1800 Second Street, Suite 777  
Sarasota, FL 34236

State of Florida  
County of Sarasota

I am a Notary Public of the State of Florida, and my commission expires on 11/18/28. The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this April 16, 2026, by Nicholas Albert Marin and Karen Steel Marin, husband and wife, who is/are personally known to me or who produced DL as identification.



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

(SEAL)