

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026057520 2 PG(S)**

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KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

CSC

Receipt # 3487597

Prepared by:

Amy E Oest

Pineapple Title of Tampa Bay, LLC

3907 Henderson Boulevard, Suite 100

Tampa, Florida 33629

Doc Stamp-Deed: \$4,217.50

File Number: PIN26-137

General Warranty Deed

Made this April 30, 2026 A.D. By **Jamie Scott Canfield, a married man**, whose post office address is: 11568 Whistler Trail, Venice, Florida 34293, hereinafter called the grantor, to **Doug Lucas and Shelley Lucas, husband and wife**, whose post office address is: 11450 Burgundy Drive, Venice, Florida 34293, 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, viz:

Lot 167, ANTIGUA AT WELLEN PARK, according to map or plat thereof as recorded in Plat Book 56, Page 160 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.

Parcel ID Number: **0786100167**

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.

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.

Prepared by:
Amy E Oest
Pineapple Title of Tampa Bay, LLC
3907 Henderson Boulevard, Suite 100
Tampa, Florida 33629

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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 #1 Signature: [Signature]
Witness Printed Name: Micaela Baptista
Witness Address: 1710 Starling Dr
Sarasota FL 34231
Witness #2 Signature: [Signature]
Witness Printed Name: Victor Baptista
Witness Address: 1710 Starling Dr
Sarasota FL 34231

[Signature] (Seal)
Jamie Scott Canfield
Address: 11568 Whistler Trail, Venice, Florida 34293

State of Florida
County of Sarasota

The foregoing instrument was acknowledged before me by means of physical presence, this 28th day of April, 2026, by Jamie Scott Canfield, who is personally known to me or who has produced FLDL as identification.



[Signature]
Notary Public
Print Name: micaela Baptista
My Commission Expires: 7/23/27