

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026057616 2 PG(S)**

Prepared by and Return to:
Sandra Cruz
MSC Title, Inc.
1605 Main Street, Suite 101, Sarasota, FL 34236
File No. 2026-271-SXC
Sales Price: Price: \$525,000.00

4/30/2026 11:14 AM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE Receipt # 3487698

Doc Stamp-Deed: \$3,675.00

General Warranty Deed

Made this 30th day of April, 2026 By **Alexander Nels Busch, a single man and Charles Nels Busch and Nancy Elizabeth Busch, husband and wife**, whose address is: 5433 Hope Sound Cir, Sarasota, FL 34238, hereinafter called the grantor, to **Cynthia D. Frank, Trustee of The Cynthia D. Frank Revocable Trust dated September 9, 2025**, whose post office address is: 5436 Hope Sound Cir, Sarasota, FL 34238, 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 302, Sunrise Preserve, according to the map or plat thereof, as recorded in Plat Book 52, Pages 30 through 46, inclusive, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **0096130302**

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.

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:
(TWO SEPARATE DISINTERESTED WITNESSES REQUIRED)

[Signature]
Witness Signature above:

[Signature]
Alexander Nels Busch
5436 Hope Sound Cir, Sarasota, FL 34238

Witness print name below:
Sandra Cruz

[Signature]
Charles Nels Busch
5433 Hope Sound Cir, Sarasota, FL 34238

Witness Address:
1605 Main St #105
Sarasota, FL 34236

[Signature]
Witness Signature above:

[Signature]
Nancy Elizabeth Busch
5436 Hope Sound Cir, Sarasota, FL 34238

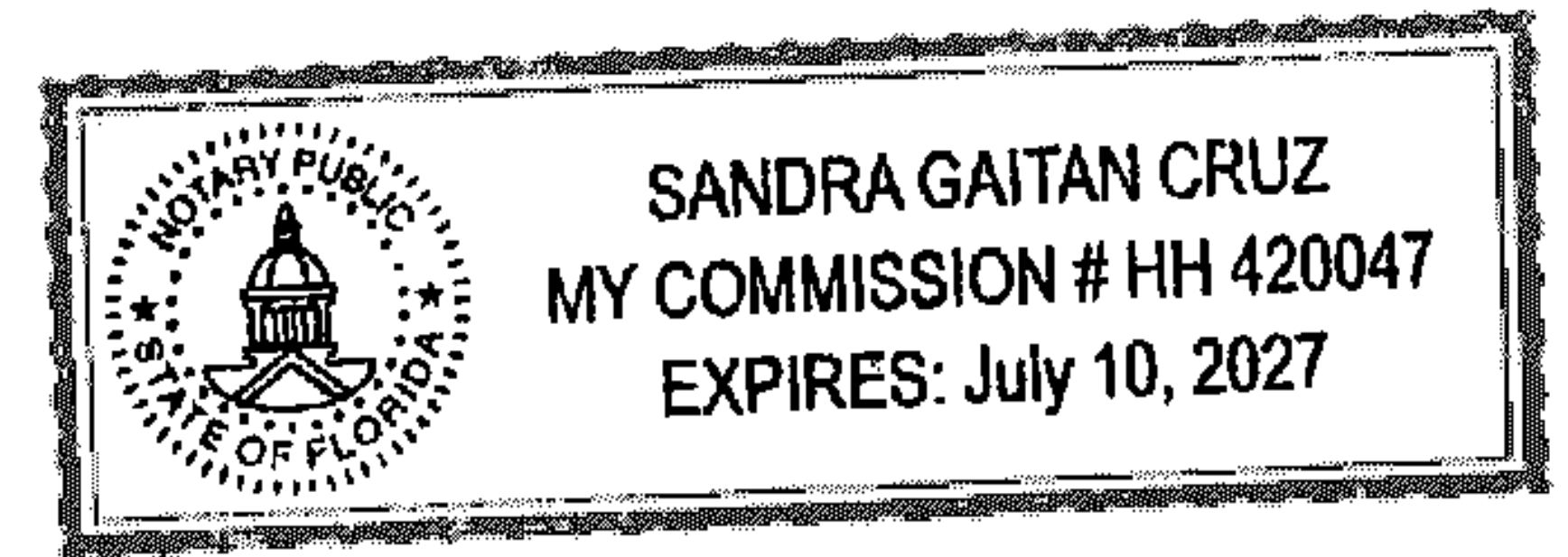
Witness print name below:
ELISA GERSMAN

Witness Address:
1605 Main St #105
Sarasota, FL 34236

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of physical presence or online notarization, this 28 day of April, 2026, by Alexander Nels Busch, Charles Nels Busch and Nancy Elizabeth Busch, who is/are personally known to me or who has/have produced D.L. as identification.

[Signature]
Signature of Notary Public



Sandra Cruz
Print, Type/Stamp Name of Notary