

**RECORDED IN OFFICIAL RECORDS  
INSTRUMENT # 2026058645 2 PG(S)**

**5/1/2026 2:10 PM**

**KAREN E. RUSHING**

**CLERK OF THE CIRCUIT COURT**

**SARASOTA COUNTY, FLORIDA**

**SIMPLIFILE**

**Receipt # 3488554**

Prepared by and return to:  
Lauren Kohl  
Gibson Kohl, P.L.  
1800 Second Street, Suite 777  
Sarasota, Florida 34236  
File Number:29106

**Doc Stamp-Deed: \$2,432.50**

**Consideration: \$347,500.00**

## **General Warranty Deed**

Made this April 30, 2026 By **John Scibak and Patricia Scibak, husband and wife and Sarah Scibak, an unmarried woman**, whose post office address is: 1532 Pelican Point Drive #139, Sarasota, Florida 34231, hereinafter called the Grantor, to **Mitchell Darer and Melinda Darer, husband and wife**, whose post office address is: 1508 Pelican Cove Road, Unit #132, Sarasota, Florida 34231, 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:

Unit 132, Building 5, PELICAN COVE CONDOMINIUM (F/K/A PELICAN COVE CONDOMINIUM SECTION XIII), a Condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 1266, Page 941, as thereafter amended, and Certificate of Merger recorded in Official Records Book 1673, Page 918, as thereafter amended, and as per plat thereof, recorded in Condominium Book 11, Pages 33, 33A and 33B, as thereafter amended, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements.

Parcel ID Number: **0126073004**

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: Christina Kelly  
Post Office Address: 414 S. Tamiami Trail  
Osprey, FL 34229

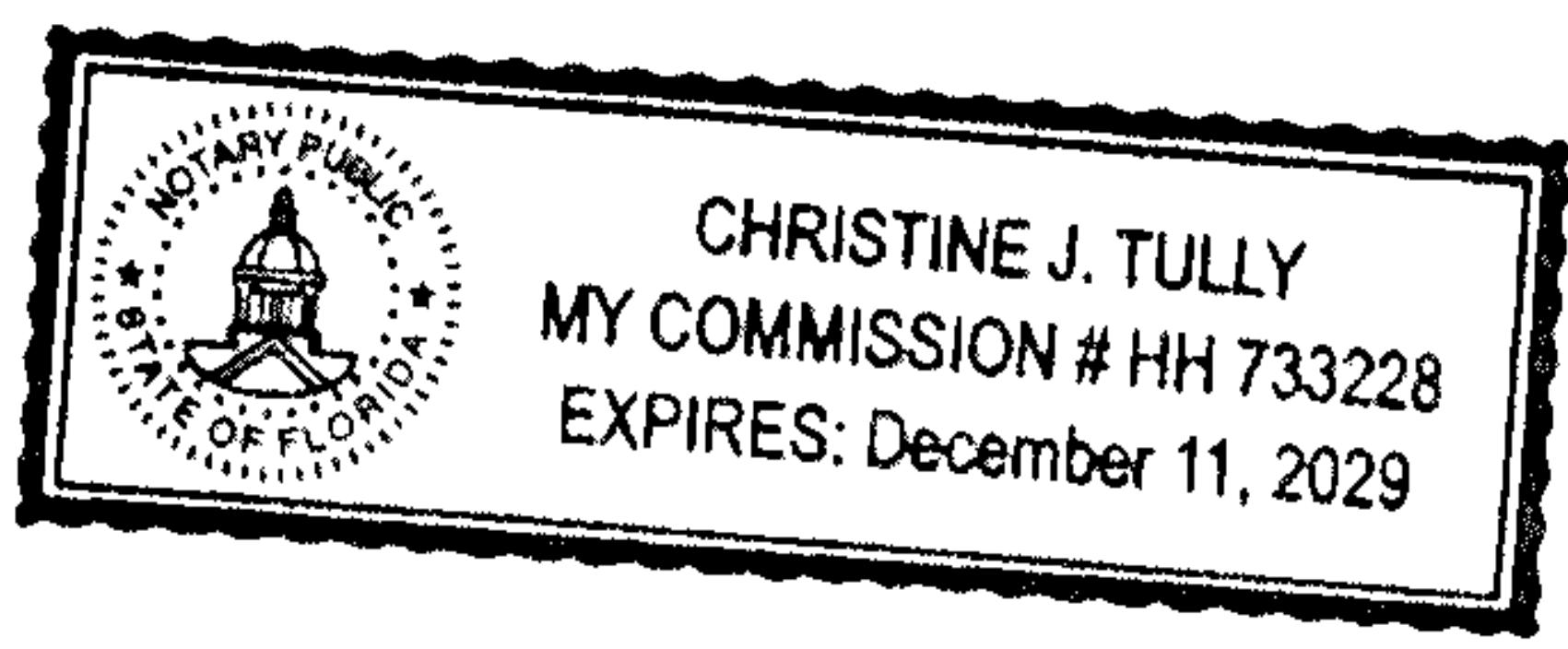
[Signature] (Seal)  
John Scibak

Witness Signature: [Signature]  
Witness # 2 Printed Name: Kelly Anne Dietz  
Post Office Address: 414 S. Tamiami Trail  
Osprey, FL 34229

[Signature] (Seal)  
Patricia Scibak  
[Signature] (Seal)  
Sarah Scibak

State of Florida  
County of Sarasota

I am a Notary Public of the State of Florida, and my commission expires on \_\_\_\_\_ . The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization this April 23, 2026, by John Scibak and Patricia Scibak and Sarah Scibak, who are personally known to me or who produced DL as identification.



(SEAL)

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