

5/5/2026 11:59 AM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3489806

Prepared by and Return to:  
Sharon Fletcher  
MSC Title, Inc.  
5100 Ocean Boulevard, Siesta Key, FL 34242  
File No. 2026-171-SXF  
Sales Price: Price: \$800,000.00

Doc Stamp-Deed: \$5,600.00

## General Warranty Deed

Made this 4th day of May, 2026 By **Gary Garnjobst, a single man**, whose address is: 1811 Lakeshore Dr., Okoboji, IA 51355, hereinafter called the grantor, to **William D. Soffel and Kari B. Soffel, husband and wife**, whose post office address is: 310 Lakeside Drive, Bemus Point, NY 14712, 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:

Lots 3 and 4, Block E, BAY VIEW HEIGHTS, according to the plat thereof, recorded in Plat Book 1, Page 22, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **2038150044**

**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]  
Gary Garnjobst  
1811 Lakeshore Dr., Okoboji, IA 51355

Witness print name below:  
Sharon Fletcher

Witness Address:  
4400 Manatee Ave.  
Bradenton, FL 34209

[Signature]  
Witness Signature above:

Witness print name below:  
Carmen Toney

Witness Address:  
4400 Manatee Avenue  
Bradenton, FL 34209

STATE OF FLORIDA  
COUNTY OF Manatee

The foregoing instrument was acknowledged before me by means of  physical presence or  online notarization, this 27 day of April, 2026, by Gary Garnjobst,  who is/are personally known to me or  who has/have produced [Signature] as identification.

[Signature]  
Signature of Notary Public

Print, Type/Stamp Name of Notary

