

5/12/2026 2:48 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3493137

Doc Stamp-Deed: \$3,769.50

CONSIDERATION: \$538,500.00

DOC TAX: \$3,769.50

RECORD: \$18.50

PARCEL ID NO.: 2014-05-2042

Prepared by and return to:



50 Central Avenue, Eighth Floor

Sarasota, Florida 34236

(941) 366-4800

Attention: Nicole F. Cromie, Esq.

WARRANTY DEED

THIS INDENTURE is made as of the 12th day of May 2026, by and between **ROBERT BARRY TITLER and BETH ANN TITLER, husband and wife**, hereinafter referred to as Grantor, whose post office address is 5 Spring Creek Manor, Hershey, PA 17033, and **ROY M. TAYLOR III, as Trustee of THE ROY M. TAYLOR III REVOCABLE TRUST u/a/d February 12, 2025**, hereinafter referred to as Grantee, whose post office address is 2007 Goshen Lane, Goshen, KY 40026.

WITNESSETH: Grantor, in consideration of the sum of ten dollars and other valuable considerations to them in hand paid by Grantee, receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to Grantee, Grantee's heirs and assigns forever, the following described property situated in Sarasota County, Florida:

Unit No. 19B of KINGSTON ARMS, Condominium, according to The Declaration of Condominium recorded in Official Records Book 1557, Page 1225, and all exhibits and amendments thereof, and recorded in Condominium Book 19, Page 46, Public Records of Sarasota County, Florida.

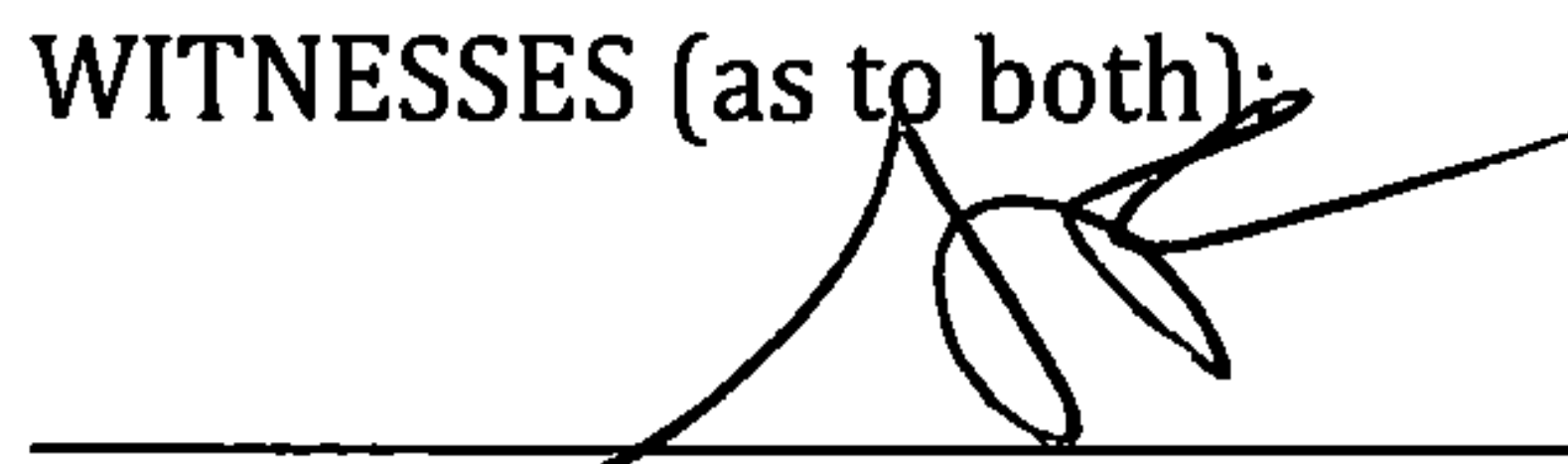
Subject to restrictions, reservations, and easements of record; applicable governmental regulations; and taxes for the current year.

together with all appurtenances, privileges, rights, interests, dower, reversions, remainders and easements thereunto appertaining. Grantor hereby covenants with Grantee that Grantor is lawfully seized of said property in fee simple; that it is free of encumbrances except as above stated; that Grantor has good right and lawful authority to convey same; and that Grantee shall have quiet enjoyment thereof. Grantor does hereby fully warrant the title to said property and will defend the same against the lawful claims of all persons whomsoever. As used herein, the terms "Grantor" and "Grantee" shall include their respective heirs, devisees, personal representatives, successors and assigns; any gender shall include all genders, the plural number the singular and the singular, the plural.

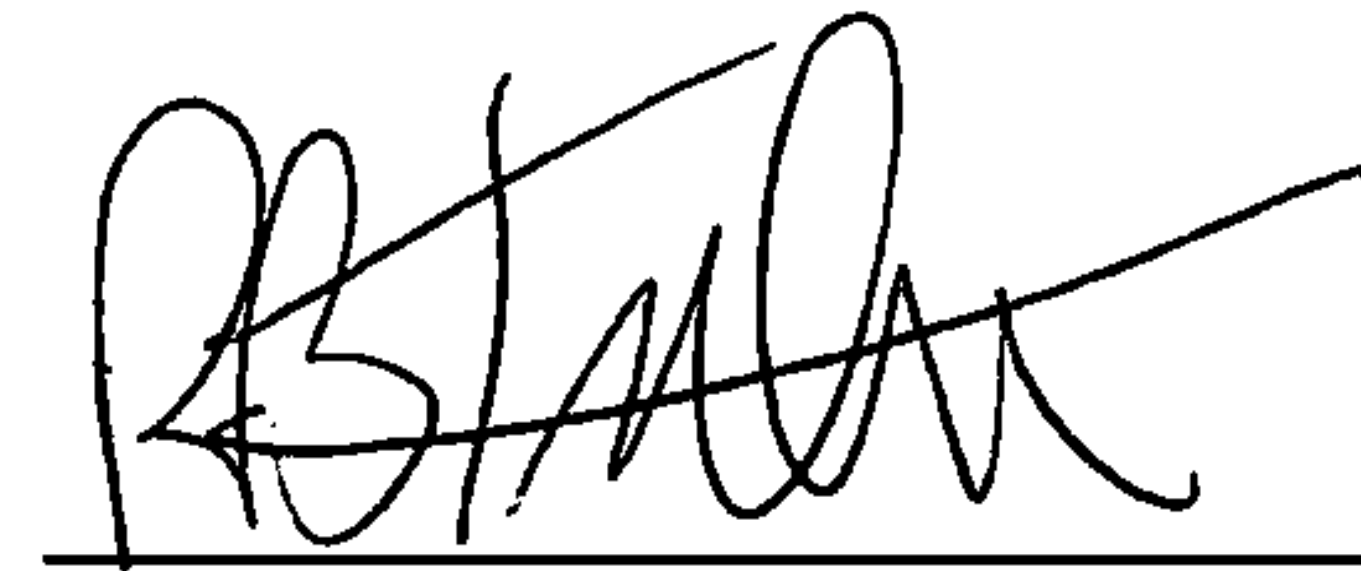
Grantee is hereby conferred with the power and authority to protect, conserve, sell, lease, encumber, convey, and otherwise manage and dispose of the above-described property pursuant to the provisions of Section 689.073, Florida Statutes.

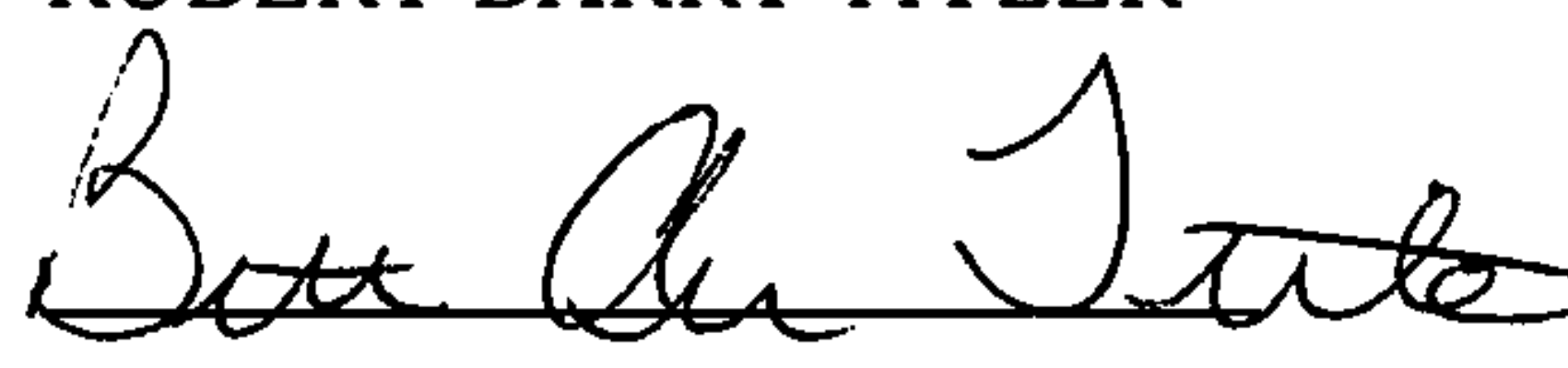
IN WITNESS WHEREOF, Grantor has signed and sealed this deed the date above written.

WITNESSES (as to both):

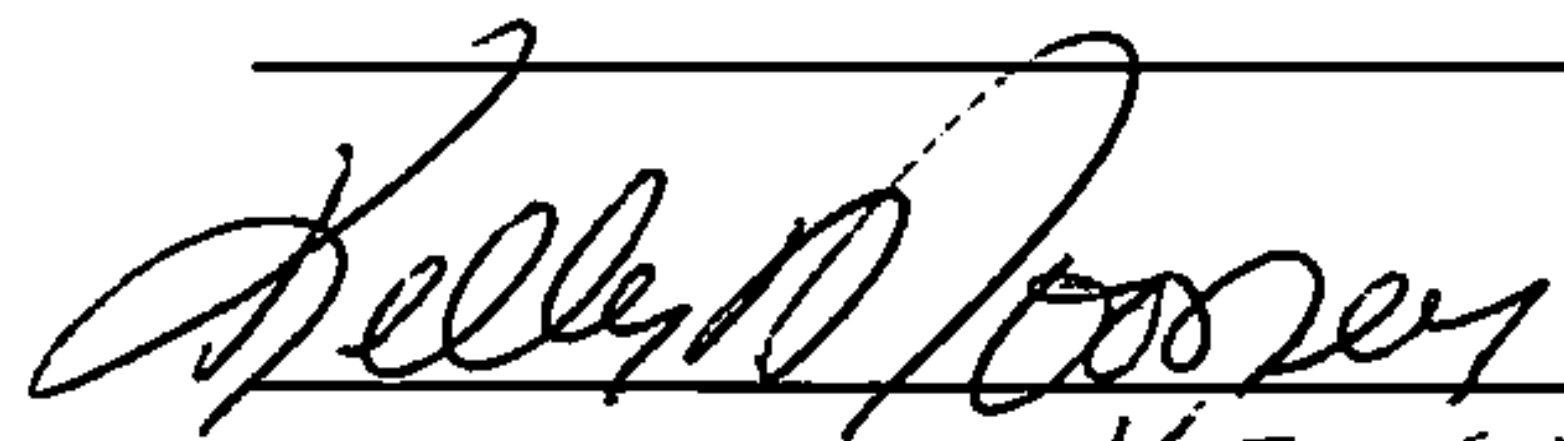


Witness Name: Sarah E. Ferlazzo
50 Central Avenue
8th Floor
Witness Address: Sarasota, FL 34236



ROBERT BARRY TITLER


BETH ANN TITLER

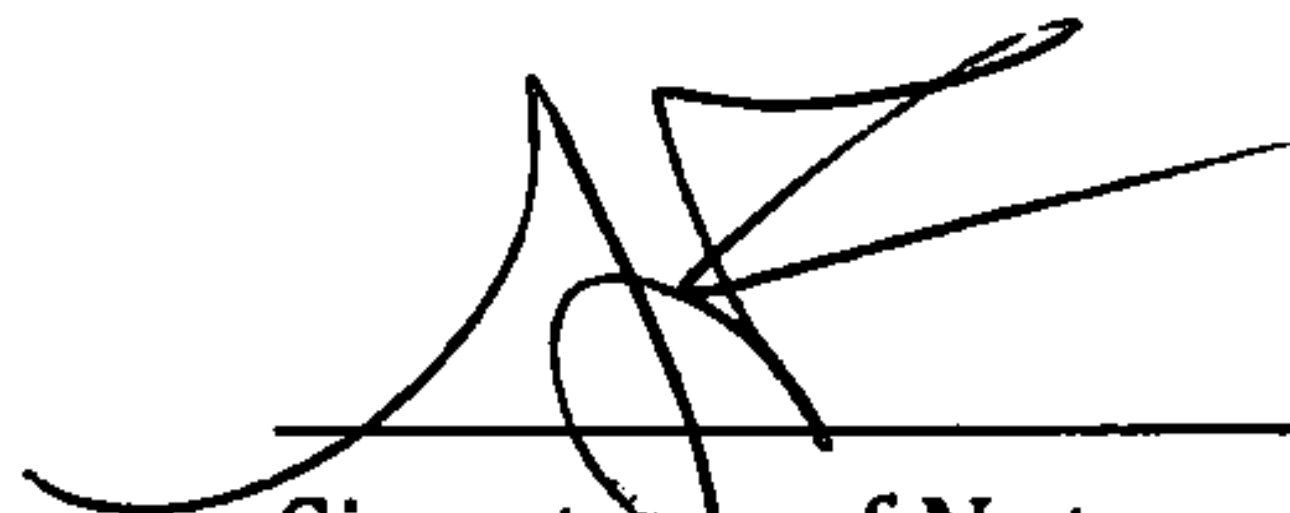


Witness Name: Kelly Mooney

Witness Address: 2346 MILFORD CIR
SARASOTA, FL 34239

STATE OF Florida
COUNTY OF Sarasota

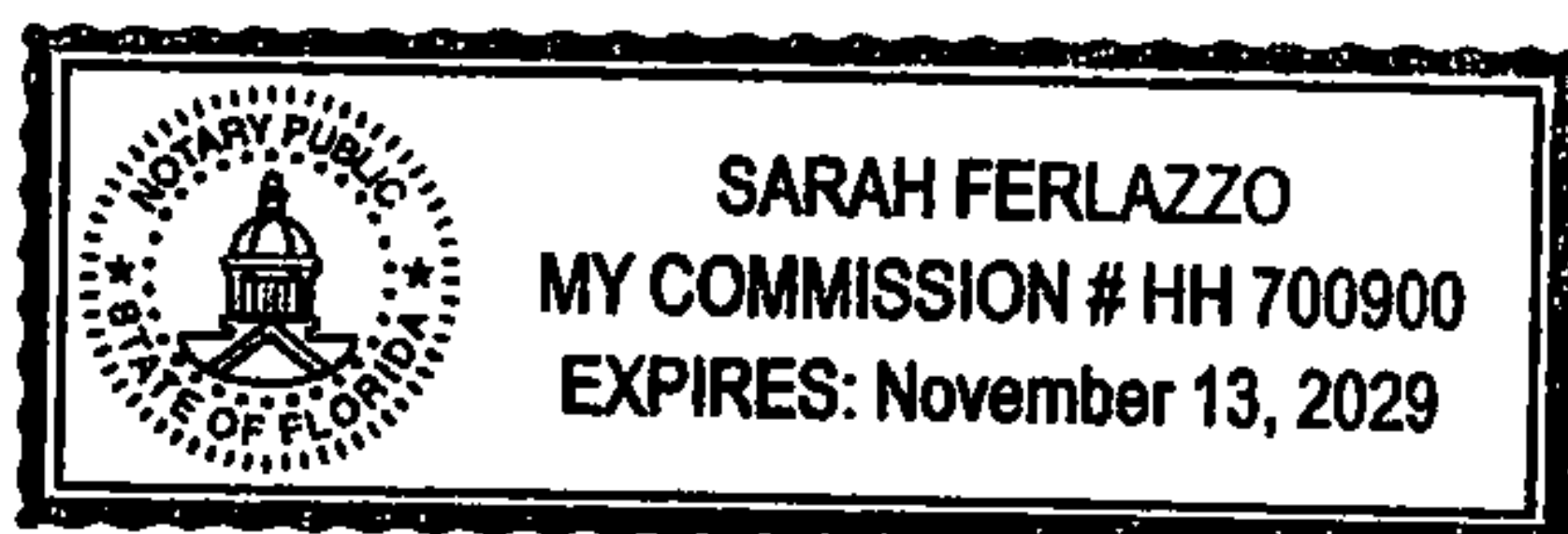
The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 11 day of May 2026 by ROBERT BARRY TITLER and BETH ANN TITLER, who are personally known to me or who have produced PA DL as identification. If no type of identification is indicated, the above-named persons are personally known to me.



Signature of Notary Public

(Notary Seal)

Print Name of Notary Public



I am a Notary Public of the State of _____, and my commission expires on _____.