

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026066674 2 PG(S)**

5/18/2026 1:02 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3495418

Prepared by and return to:
Jessica A. Israileff
Gibson Kohl, P.L.
1800 Second Street, Suite 777
Sarasota, Florida 34236
File Number:29307

Doc Stamp-Deed: \$1,750.00

Consideration: \$250,000.00

General Warranty Deed

Made this May 18, 2026 By **John Gurney, an unmarried man**, whose post office address is: 615 S. Palm Avenue #9, Sarasota, Florida 34236, hereinafter called the Grantor, to **Equity Trust Company Custodian F/B/O William Carino IRA**, whose post office address is: 2245 Jones Road, Hyde Park, Vermont 05655, 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 9, New Orleans Apartments, per Declaration of Condominium recorded in O.R. Book 1694, Page 1592, and amendments thereto, and as per plat thereof recorded in Condominium Book 22, Pages 37 through 37B, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **2027144109**

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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Sarasota, Florida 34236
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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:

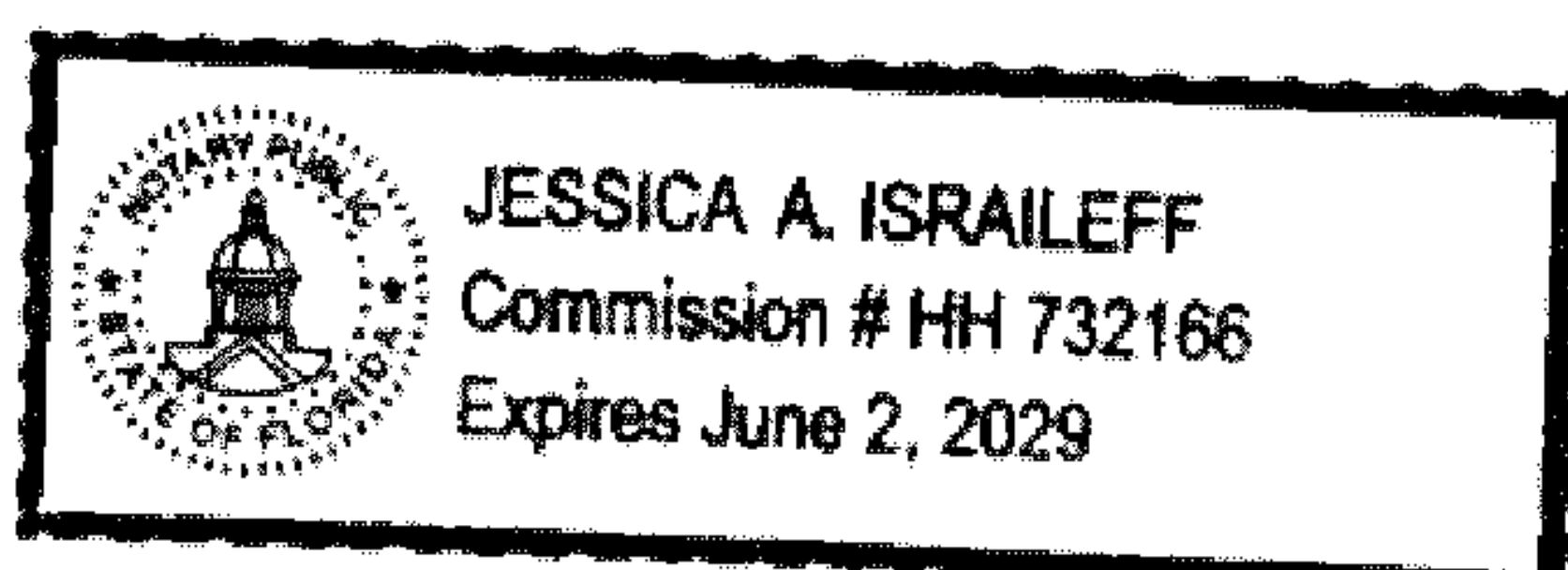
Witness Signature: James T. Sullivan John Gurney (Seal)
Witness # 1 Printed Name: JAMES SULLIVAN
Post Office Address: 615 S. PALM AVE # 8
Sarasota, FL 34236

Witness Signature: J. A. Israileff
Witness # 2 Printed Name: Jessica A. Israileff
Post Office Address: 1800 2nd Street, Suite 777
Sarasota, FL 34236

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 [x] physical presence or [] online notarization this May _____, 2026, by John Gurney, an unmarried man, who is/are personally known to me or who produced _____ as identification.

(SEAL)



J. A. Israileff
Notary Public
My Commission Expires: _____