

Prepared By and Return To:  
The Law Office of Andrew W. Rosin, PA  
Andrew W. Rosin, Esq.  
1966 Hillview Street  
Sarasota, Florida 34239

**RECORDED IN OFFICIAL RECORDS**  
**INSTRUMENT # 2026073519 2 PG(S)**

6/1/2026 12:47 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3501129

Consideration: \$650,000.00

Doc Stamp-Deed: \$4,550.00

## **GENERAL WARRANTY DEED**

Made this **MAY 29, 2026** by **RAYMOND WENCK AND LINDA WENCK**, husband and wife, whose post office address is: 708 PORTIA ST N, NOKOMIS, FLORIDA 34275, hereinafter called the grantor, to **DAVID GIBSON AND BROOKE GIBSON**, husband and wife, whose post office address is: 721 STONECREST DR, SARASOTA, FLORIDA 34232, 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 55, THE OAKS AT WOODLAND PARK PHASE II, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 39, PAGE(S) 32, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.**

**PARCEL ID NUMBER: 0052040040**

**PROPERTY ADDRESS: 721 STONECREST DR, SARASOTA, FLORIDA 34232**

Subject to restrictions, reservations, covenants, conditions, easements and limitations of record and taxes for the current and subsequent years.

**TOGETHER** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**THE PROPERTY BEING CONVEYED HEREBY IS NOT THE HOMESTEAD OF THE GRANTOR, THE GRANTOR'S SPOUSE, AND/OR MINOR CHILDREN, IF ANY, NOR IS IT CONTIGUOUS WITH OR ADJACENT TO SUCH HOMESTEAD.**

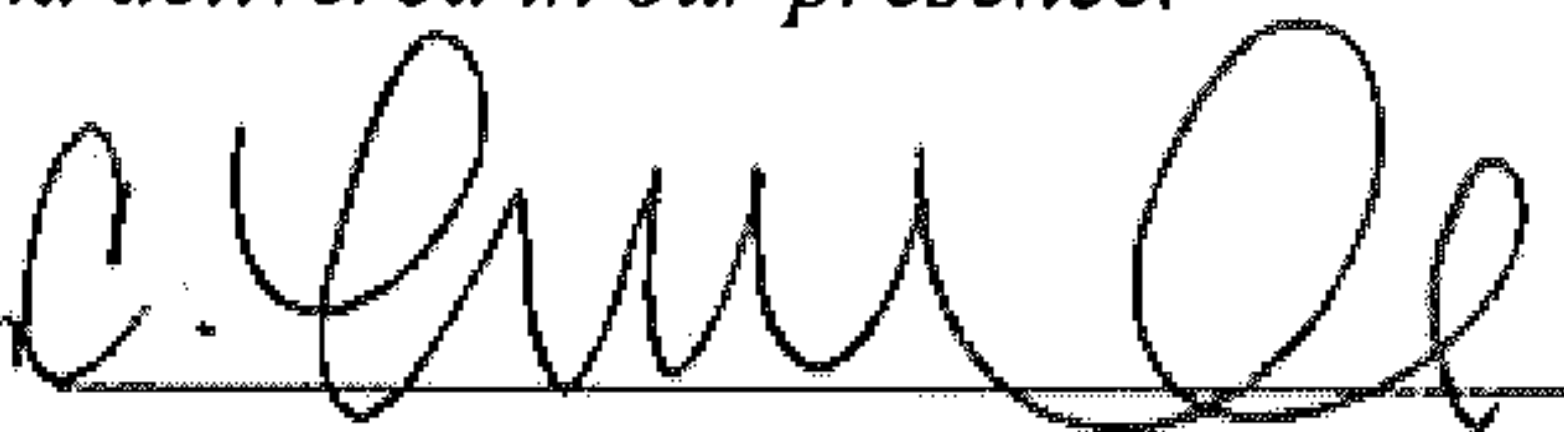
**TO HAVE AND TO HOLD**, the same in fee simple forever.

**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:

Witness (1) Sign 

Witness (1) Printed Name Chastaty Lineback

Witness (1) Address \_\_\_\_\_

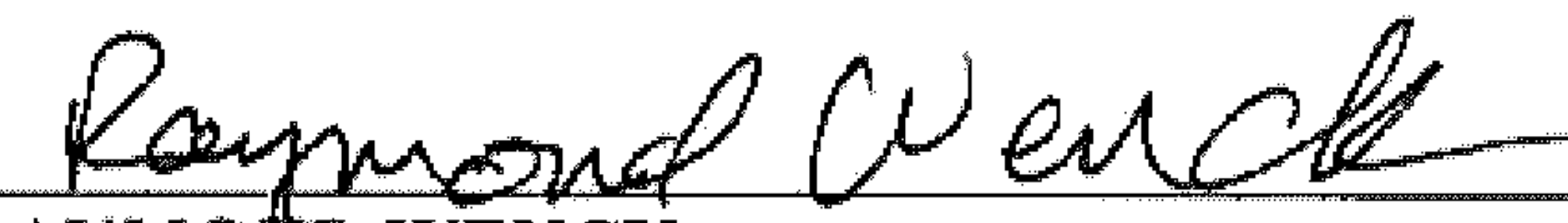
1966 Hillview St., Sarasota, FL 34239

Witness (2) Sign 

Witness (2) Printed Name Andrew W. Rosin

Witness (2) Address \_\_\_\_\_

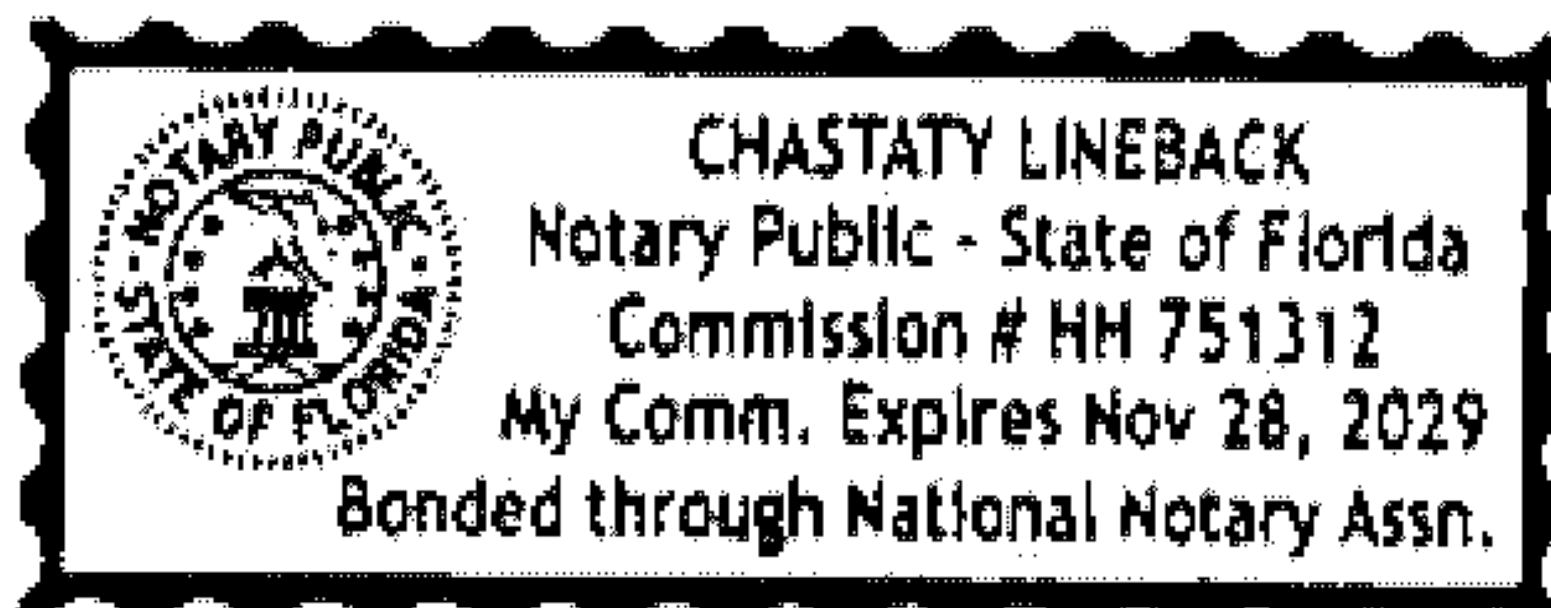
1966 Hillview St., Sarasota, FL 34239

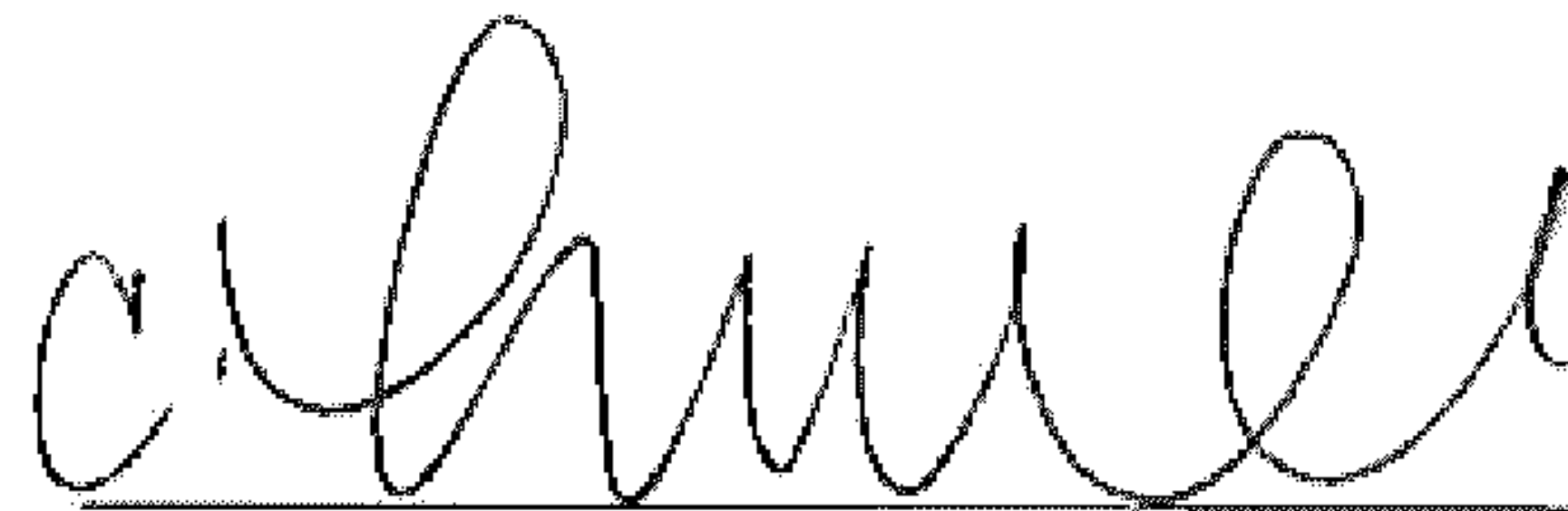
  
RAYMOND WENCK

  
LINDA WENCK

STATE OF FLORIDA  
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of X physical presence or \_\_\_ online notarization, this **MAY 29, 2026**, by **RAYMOND WENCK AND LINDA WENCK**, who \_\_\_ is/are personally known to me or X has/have produced a driver's license(s) as identification.



  
Notary Public  
Print Name: \_\_\_\_\_  
My Commission Expires: \_\_\_\_\_  
(Seal)