

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026073968 2 PG(S)**

6/1/2026 3:45 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3501480

Prepared by and Return to:
Jill Barberine
Suncoast One Title & Closings, Inc.
103 West Marion Avenue, Suite 111
Punta Gorda, FL 33950

Doc Stamp-Deed: \$1,330.00

File No.: PG-2026-3218
Parcel ID Number: 1000-04-0503

[Space Above This Line For Recording Data]

**WARRANTY DEED
(STATUTORY FORM – SECTION 689.02, F.S.)**

This indenture made the 28th day of May, 2026 between James H. Lapham and Sandra L. Lapham, Individually and as Trustees of James H. Lapham and Sandra L. Lapham Individually and as Trustees of the Lapham Family Trust dated January 17, 2022, whose post office address is 31 Upper Mast Landing Road, Freeport, ME 04032, of the County of Cumberland, State of Maine, Grantor, to Mary Ann Petkervich, Trustee of Mary Ann Petkervich Revocable Trust Agreement dated September 5, 1996, and James Edward Ilg, a single man, as joint tenants with right of survivorship, whose post office address is 4791 Arabian Drive, Fairborn, OH 45324, of the County of Greene, State of Ohio, Grantees:

Witnesseth, that said Grantor, for and in consideration of the sum of TEN DOLLARS (U.S.\$10.00) and other good and valuable considerations to said Grantor in hand paid by said Grantees, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said Grantees, and Grantees' heirs and assigns forever, the following described land, situate, lying and being in Sarasota, Florida, to-wit:

Lot 503, Block 2, Holiday Park Unit Two, according to the plat thereof, as recorded in Plat Book 20, Page(s) 8, 8A through 8N, of the Public Records of Sarasota County, Florida.

Which includes that certain 2011, JACO mobile home with VIN #JACFL30541ACB and VIN #JACFL30541ACA.

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

Subject to taxes for 2026 and subsequent years, not yet due and payable; covenants, restrictions, easements, reservations and limitations of record, if any.

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

And Grantor hereby covenant with the Grantees that the Grantor is lawfully seized of said land in fee simple, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

In Witness Whereof, Grantor have hereunto set Grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

WITNESS 1 SIGNATURE

PRINT NAME: Karissah Anastasio

WITNESS 1 ADDRESS:

172 MAINE ST.

BRUNSWICK, ME 04011

WITNESS 2 SIGNATURE

PRINT NAME: Lucas Pease

WITNESS 2 ADDRESS:

172 MAINE ST BRUNSWICK ME

04011

STATE OF MAINE

COUNTY OF CUMBERLAND

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 9th day of May, 2026, by James H. Lapham and Sandra L. Lapham, Individually and as Trustees of James H. Lapham and Sandra L. Lapham Individually and as Trustees of the Lapham Family Trust dated January 17, 2022, ☐ who is/are personally known to me or ☒ who has/have produced FLORIDA DRIVERS LICENSES as identification.

Signature of Notary Public

KARISSAH RAE ANASTASIO

NOTARY PUBLIC, STATE OF MAINE

MY COMMISSION EXPIRES DEC. 27, 2030

James H. Lapham and Sandra L. Lapham
Individually and as Trustees of the Lapham
Family Trust dated January 17, 2022

By: James H. Lapham
James H. Lapham, Individually and as
Trustee

By: Sandra L. Lapham
Sandra L. Lapham, Individually and as
Trustee

