

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026085237 2 PG(S)**

6/23/2026 11:33 AM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3511017

Prepared by and Return to:

Cyndi Giorlando

MSC Title, Inc.

1605 Main Street, Suite 101, Sarasota, FL 34236

File No. 2026-554-CXG

Sales Price: Price: \$1,325,000.00

Doc Stamp-Deed: \$9,275.00

General Warranty Deed

Made this 23rd day of June, 2026 By **Gregory Joseph Missick, a married man**, whose address is: 3383 West Cerritos Avenue, Los Alamitos, CA 90720, hereinafter called the grantor, to **Thomas F. Craven, Trustee of The Thomas F. Craven Florida Property Trust dated June 5, 2026**, whose post office address is: 5449 Creek Ridge Court, Taylor Mill, KY 41015, 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 5, MANCHESTER BAY A/K/A QUEEN'S HARBOUR, according to the plat thereof, as recorded in Plat Book 33, Page 47, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **0004050028**

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.

Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon.

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)

Witness Signature above:

Witness print name below:

Witness Address:

3333 Karen Ave
Long Beach CA 90808

Witness Signature above:

Witness print name below:

EDDIE SANDOVAL

Witness Address:

27079 SANTA CLARITA RD.
SAUGUS CA. 91350

Gregory Joseph Missick
3383 West Cerritos Avenue, Los Alamitos, CA
90720

STATE OF CALIFORNIA
COUNTY OF ORANGE

The foregoing instrument was acknowledged before me by means of (x) physical presence or
() online notarization, this 10 day of June, 2026, by Gregory Joseph Missick, () who
is/are personally known to me or (x) who has/have produced
TX DRIVER LICENSE as identification.


Signature of Notary Public

MAGDALENA LORINCZ
Print, Type/Stamp Name of Notary

