

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026095753 2 PG(S)

This instrument prepared by & return to:
Michael J. Belle, Esq.
Michael J. Belle, P.A.
2364 Fruitville Road
Sarasota, FL 34237
Rec.: \$18.50
Our File: 51552
Parcel ID 1003007725

7/14/2026 3:05 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3519632

Doc Stamp-Deed: \$1,470.00

General Warranty Deed

Made this 4th day of July, 2026 by **Mary L. Reid, a Single Woman**, whose post office address is: 4885 Fieldstone Trail, Indianapolis, IN 46254, hereinafter called the grantor, to: **Christopher Michalowski, a Single Man, and David Noll and Barbara Noll, Husband and Wife, as Joint Tenants with Rights of Survivorship**, whose post office address is: 4339 Kessler Terrace, North Port, FL 34287, 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 and 00/100 Dollars (\$10.00), and other variable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Sarasota County, Florida, viz:

Lot 25, Block 77, Fourth Addition to Port Charlotte Subdivision, according to plat thereof, recorded in Plat Book 11, Pages 32, 32A through 32H, of the Public Records of Sarasota County, Florida.

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.

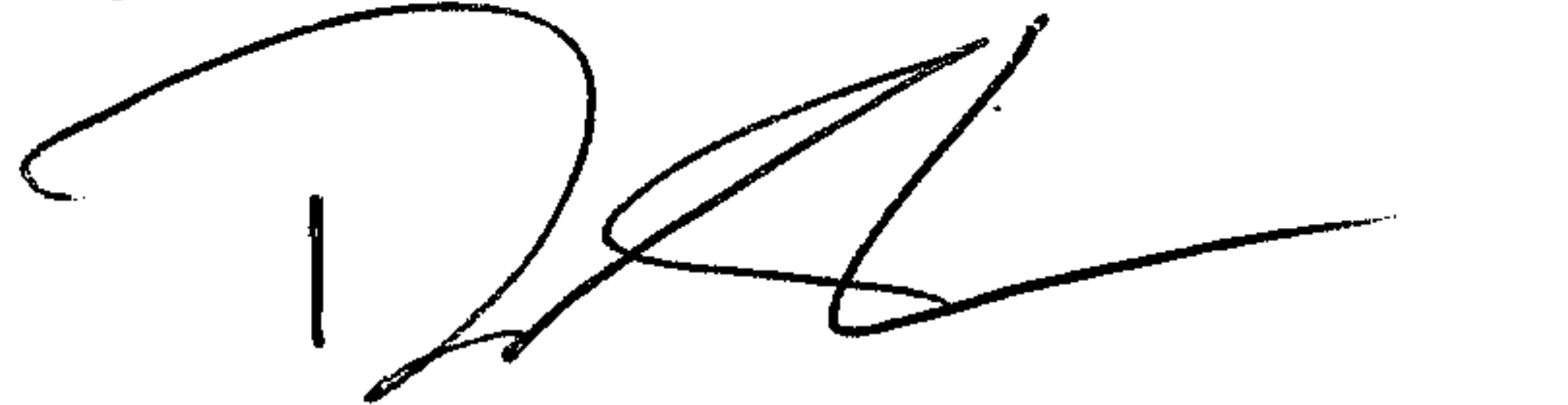
And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances, except taxes accruing subsequent to December 31, 2025.

SIGNATURES FOLLOW ON NEXT PAGE

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In Witness Whereof, the said grantor has signed and sealed these presents the day and year first above written.

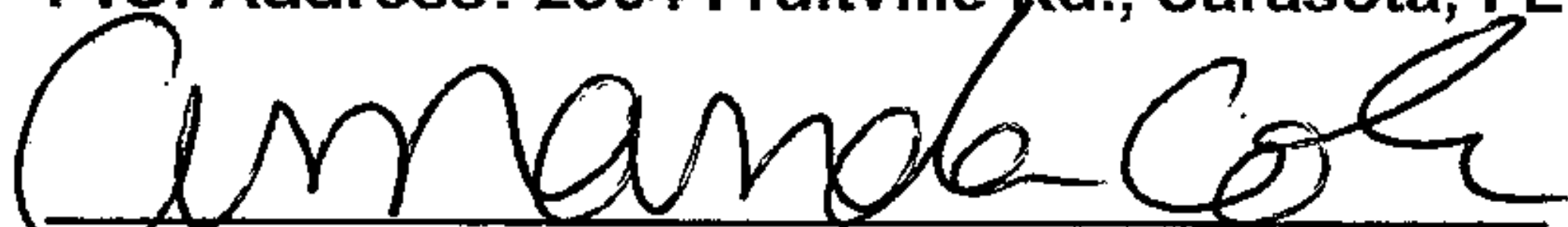
Signed, Sealed and Delivered in Our Presence:



Witness

Printed Name: Derek Eisemann

P.O. Address: 2364 Fruitville Rd., Sarasota, FL 34237



Witness

Printed Name: Amanda Cole

P.O. Address: 2364 Fruitville Rd., Sarasota, FL 34237

Mary L. Reid, by Mary Reed POA
Mary L. Reid by
Mary Reed, as his/her Attorney-in-Fact

STATE OF Florida
COUNTY OF Sarasota

The foregoing instrument was sworn to and acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 14th day of July 2026 by **Mary L. Reid, by Mary Reed, as his/her Attorney in Fact**, who is/are personally known to me or who has/have produced INFL DL as identification.

[Notary Seal]



Notary Public

My Commission Expires:

