

7/17/2026 2:03 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3521196

Doc Stamp-Deed: \$7,735.00

Prepared by and Recording requested by:
John J. Shea, Closing Officer
Barnes Walker, Goethe, Perron, Shea & Robinson, PLLC
1776 Ringling Boulevard
Sarasota, FL 34236

File Number: 2026-362-BWGS
Parcel ID: 0158020008
Doc Stamps: \$ 7,735.00

WARRANTY DEED

This indenture, made July 17, 2026 between Claude P. Hobeika, as Trustee of THE CLAUDE P. HOBEIKA TRUST AGREEMENT DATED March 5, 1988, as amended, whose post office address is: 272 Four Knot Lane, Osprey, FL 34229, Grantor, to David Michael Travis and Laura Ann Travis, as Trustees of the MICHAEL AND LAURA TRAVIS TRUST, DATED JANUARY 5, 2017, with the full power and authority to protect, conserve, sell, lease, encumber, manage and/or dispose of said real property pursuant to F.S. 689.073 whose post office address is: 128 Golden Gate Pt., Unit 202A, Sarasota, FL 3423, Grantee:

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 Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, remised, sold, transferred, and conveyed, to the said Grantee, and Grantee's heirs and assigns forever, the following described land, situate, lying and being in Sarasota, Florida, to-wit:

**LOT 262, SOUTHBAY YACHT AND RACQUET CLUB, A SUBDIVISION
ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGE 27,
IN THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.**

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; zoning and other governmental regulations; and covenants, restrictions, easements, reservations and limitations of record, if any.

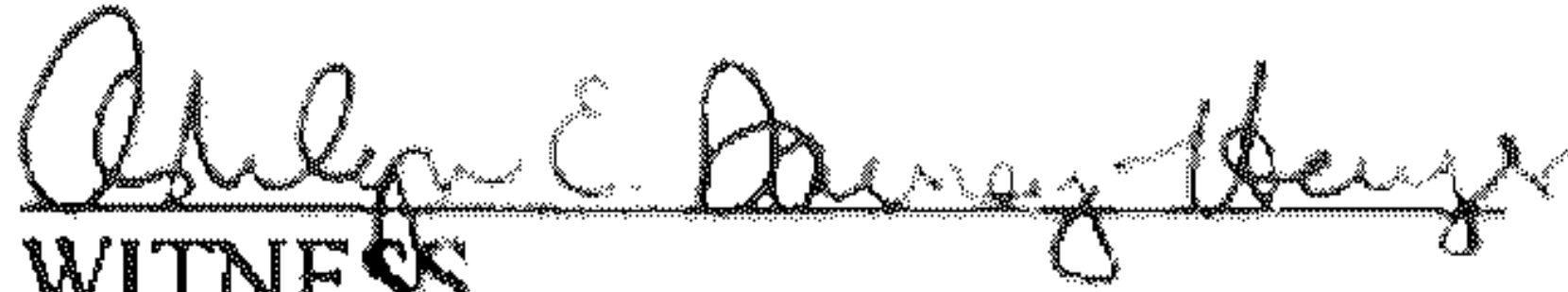
TO HAVE AND TO HOLD the same in fee simple forever.

And Grantor hereby covenant with the Grantee that the Grantor is lawfully seized of said land in fee simple, free and clear of all liens and encumbrances unless noted above, that Grantor have good right and lawful authority to sell and convey said land and that the Grantor hereby does fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

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

Witnesses:


WITNESS
PRINT NAME: LONSON BECKER


WITNESS
PRINT NAME: Ashlyn E. Downey-Hayes

Grantor:


Claude P. Hobeika, as Trustee of THE CLAUDE
P. HOBEIKA TRUST AGREEMENT u/a/d
March 5, 1988, as amended

First Witness Address: 1776 RINGLING BLVD., SARASOTA, FL 34236

Second Witness Address: 1776 Ringling Blvd, Sarasota, FL 34236

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 15th day of July, 2026, by Claude P. Hobeika, as Trustee of THE CLAUDE P. HOBEIKA TRUST AGREEMENT u/a/d March 5, 1988, as amended, ☐ who is/are personally known to me or ☒ who has/have produced FL driver's license as identification.


Signature of Notary Public

Ashlyn E. Downey-Hayes
Print, Type/Stamp Name of Notary

