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KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3523708

Doc Stamp-Deed: \$0.70

Prepared WITHOUT BENEFIT OF TITLE EXAM
By And Return To:
Mary E. Van Winkle
3859 Bee Ridge Road, Suite 202
Sarasota FL 34233

Parcel ID #1142-25-8010

WARRANTY DEED

THIS WARRANTY DEED, made by EUGENE T. BRYANT and LINDA J. BRYANT, husband and wife, whose post office address is 2229 Northland Avenue, North Port, FL 34288 herein called Grantor, to EUGENE T. BRYANT and LINDA J. BRYANT, as Trustees under the provisions of the Bryant Family Revocable Trust dated July 23, 2026, whose post office address is 2229 Northland Avenue, North Port, FL 34288, or any successor trustee, herein called Grantee:

WITNESSETH: That Grantor, in consideration of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, hereby conveys to Grantee the following described real property in Sarasota, Florida:

Lot 10, Block 2580, 51st Addition to Port Charlotte Subdivision, a subdivision according to the plat thereof as recorded in Plat Book 21, Pages 8, 8A through 8GG, of the Public Records of Sarasota County, Florida.

Subject to conditions, restrictions, easements, limitations, and reservations of record, if any, and zoning ordinances and real estate taxes for the current and subsequent years.

RESERVING UNTO EACH OF THE GRANTORS A LIFE ESTATE

TO HAVE AND TO HOLD the said property in fee simple upon the trust and for the uses and purposes herein and in said Trust Agreement set forth. Full power and authority is hereby granted to said Trustee to improve, subdivide, protect, conserve, sell, lease, encumber and otherwise manage and dispose of said property or any part thereof, all as set forth in Florida Statutes §689.073.

AND Grantor hereby covenants with Grantee that Grantor is lawfully seized of said property in fee simple; that Grantor has good right and lawful authority to sell and convey said property; that Grantor hereby fully warrants the title to said property and will defend the same against the lawful claims of all persons whomsoever and that said property is free of all encumbrances not set forth herein.

IN WITNESS WHEREOF, Grantor signed and sealed this deed on July 23, 2026

Signed, sealed and delivered
in the presence of:

Eugene T. Bryant
EUGENE T. BRYANT

Deanna Moore
DEANNA MOORE

3859 Bee Ridge Road, Suite 202
Sarasota, FL 34233

Linda J. Bryant
LINDA J. BRYANT

Maria N. Cybyk
Maria N. Cybyk

3859 Bee Ridge Road, Suite 202
Sarasota, FL 34233

STATE OF FLORIDA
COUNTY OF SARASOTA

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this 23rd day of July, 2026 by EUGENE T. BRYANT and LINDA J. BRYANT, who are personally known ☒ OR _____ who produced _____ as identification.

My Commission Expires:



MARY E. VAN WINKLE
Commission # HH 303769
Expires December 22, 2026

Mary E. Van Winkle
Notary Public - State of Florida