

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026100734 3 PG(S)

7/23/2026 5:00 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3523869

Prepared by and return to:
Lauren Kohl
Gibson Kohl, P.L.
1800 Second Street, Suite 777
Sarasota, Florida 34236
File Number:29447

Doc Stamp-Deed: \$2,275.00

Consideration: \$325,000.00

General Warranty Deed

Made this July 23, 2026 By **Gregory S. Strossman, a married man and William H. Strossman, Jr., a married man**, whose post office address is: 1551 Jasper Dr., Sunnyvale, California 94087, hereinafter called the Grantor, to **Jayna Elizabeth Perry, an unmarried woman and Ori Evan Nachum, an unmarried man, Joint tenants with full rights of survivorship**, whose post office address is: 1315 Pine Needle Road, Venice, Florida 34285, 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:

Lot 7, Block 12, Pinebrook South, Unit III, according to the map or plat thereof, as recorded in Plat Book 23, Pages 48, 48A through 48E, inclusive, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **0404100024**

Subject to taxes for 2026 and subsequent years; covenants, conditions, declarations, restrictions, easements, reservations and limitations of record, if any.

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.

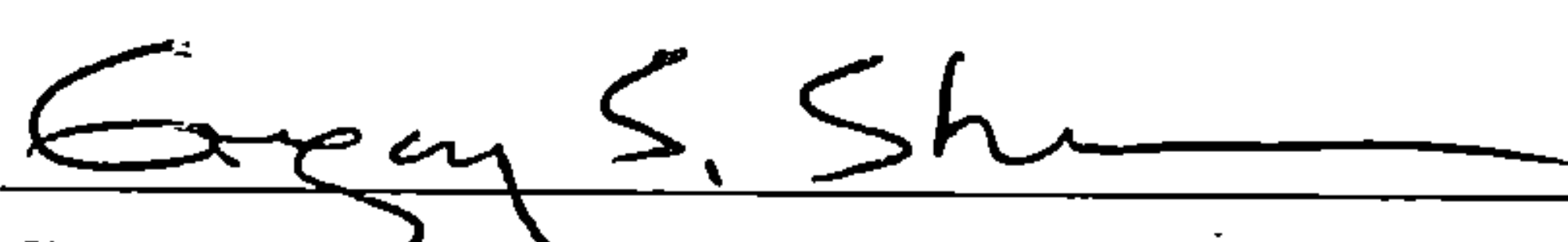
Said property is not the homestead of the Grantor(s) under the laws and constitution of the State of Florida in that neither Grantor(s) or any members of the household of Grantor(s) reside thereon, nor is it contiguous or adjacent thereto.

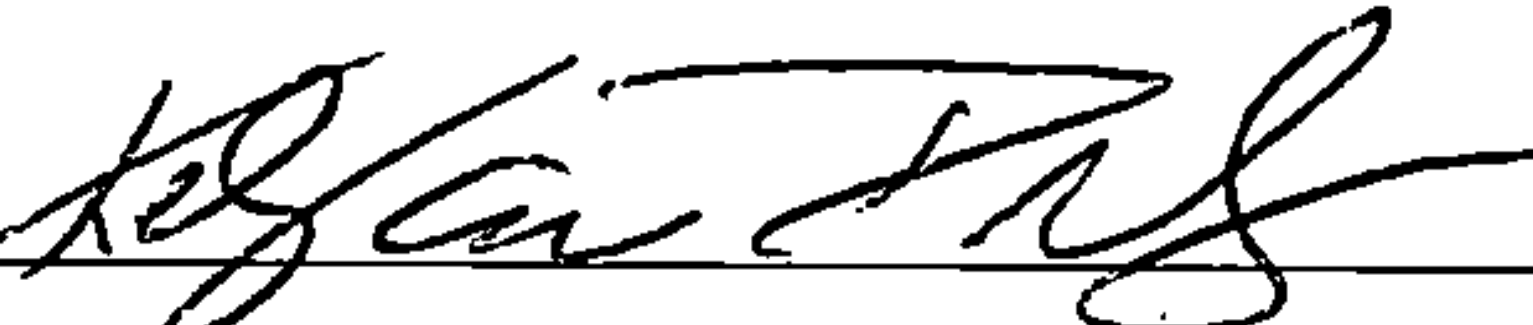
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And the Grantor hereby covenants with said Grantee that the grantor is lawfully seized of said land in fee simple; that the Grantor has good right and lawful authority to sell and convey said land; that the Grantor hereby fully warrants the title to 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.

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:

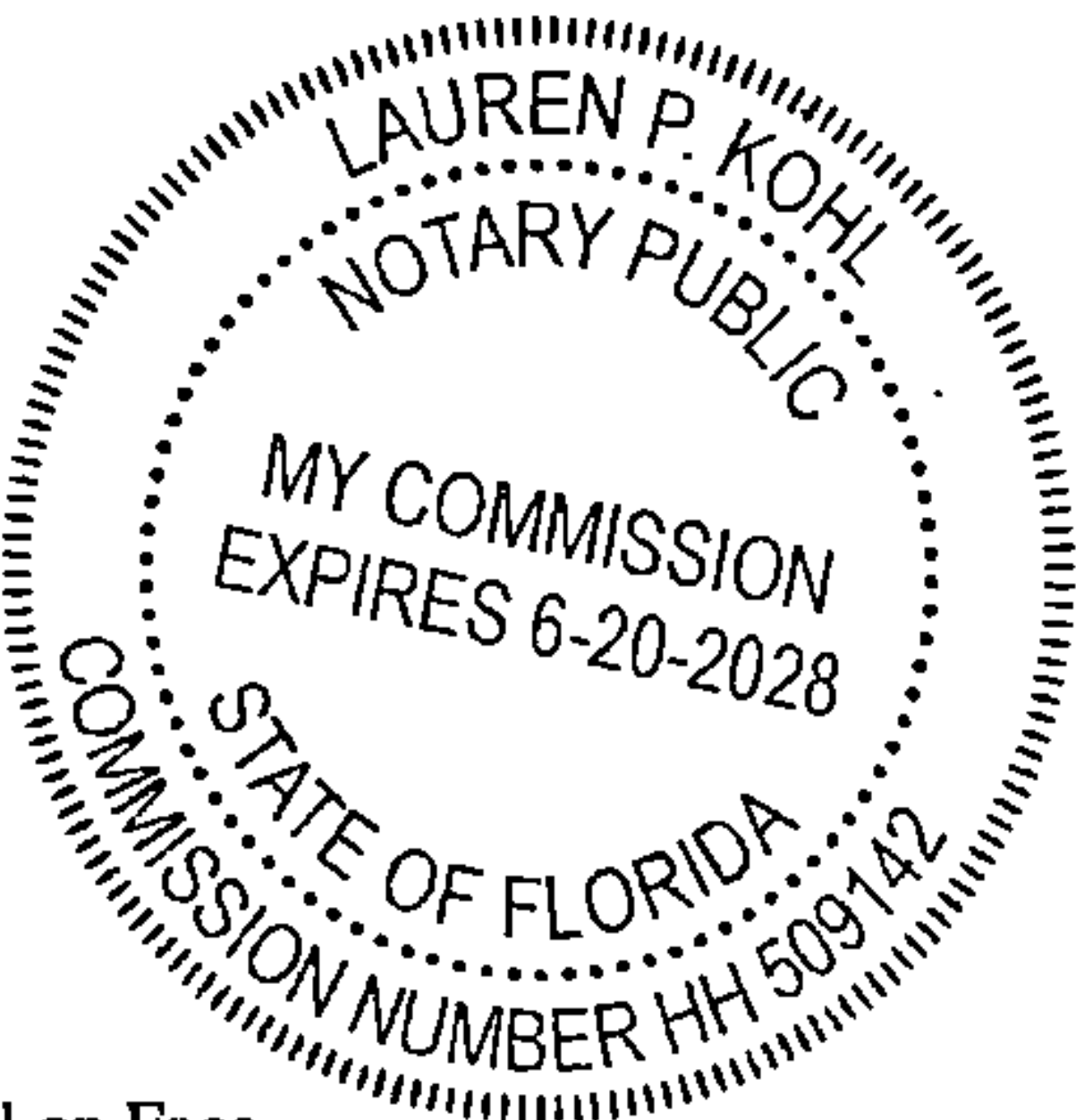
Witness Signature:   (Seal)
Witness # 1 Printed Name: Lauren Kohl Gregory S. Stressman
Post Office Address: 414 S. Tamiami Trail
Osprey, FL 34229

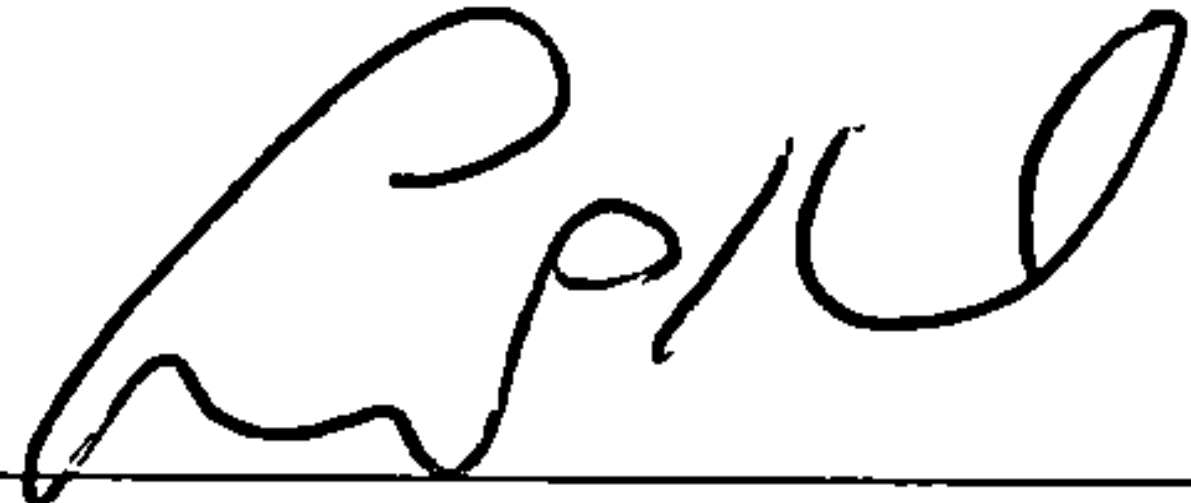
Witness Signature: 
Witness # 2 Printed Name Kelly Anne Dietz
Post Office Address: 414 S. Tamiami Trail
Osprey, FL 34229

State of FL
County of Sarasota

I am a Notary Public of the State of _____, and my commission expires on _____. The foregoing instrument was acknowledged before me by means of [☒] physical presence or [] online notarization this July 15, 2026, by Gregory S. Stressman, a married man, who is/are personally known to me or who produced ID as identification.

(SEAL)




Notary Public
My Commission Expires: _____

Prepared by and return to:
Lauren Kohl
Gibson Kohl, P.L.
1800 Second Street, Suite 777
Sarasota, Florida 34236
File Number:29447

Signed, sealed and delivered in our presence:

Witness Signature: Kayla Martinez

Witness # 1 Printed Name: Kayla Martinez

Post Office Address: 670 W 71st PL Hialeah, FL 33014

William H. Strossman Jr. (Seal)
William H. Strossman, Jr.

Witness Signature: Soraima I. Martinez

Witness # 2 Printed Name: Soraima I. Martinez

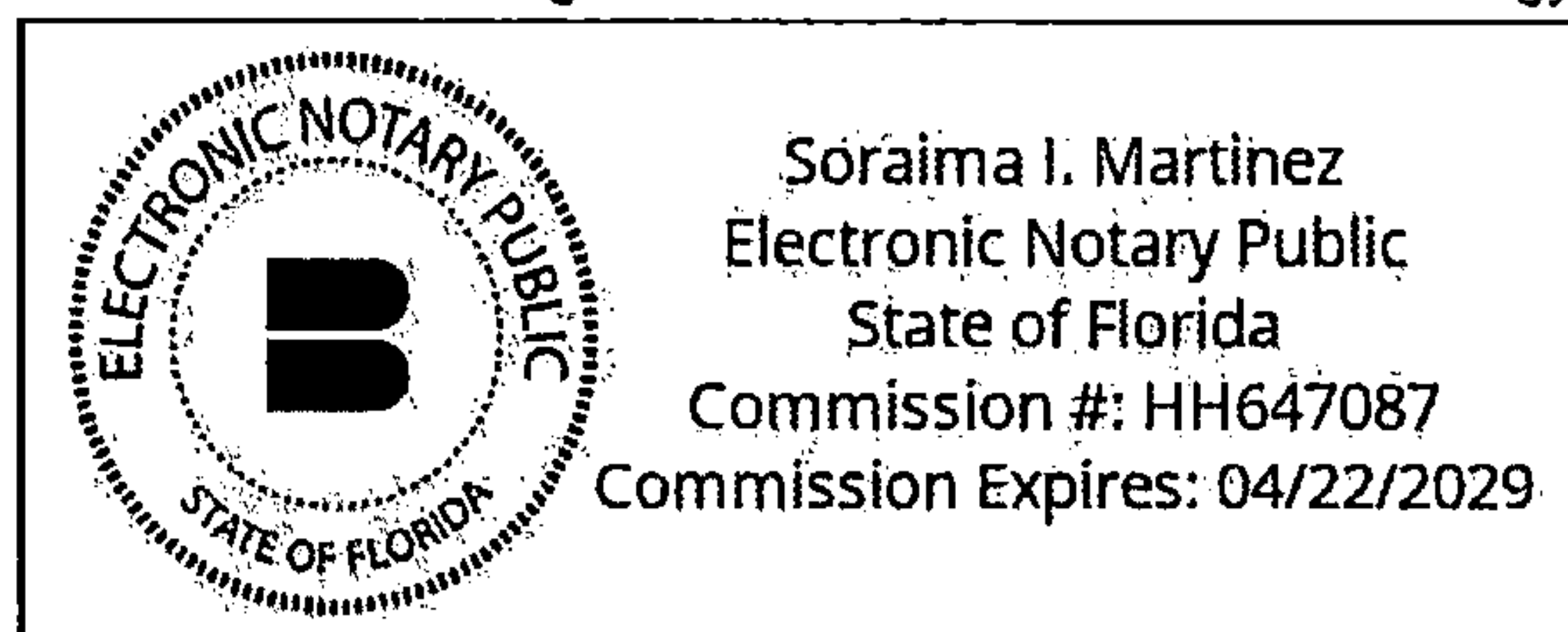
Post Office Address: 670 W 71st PL Hialeah, FL 33014

State of Florida
County of Miami-Dade

I am a Notary Public of the State of Florida, and my commission expires on 04/22/2029. The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☒ online notarization this July 21, 2026, by William H. Strossman, Jr., a married man, who is/are personally known to me or who produced Driver License as identification.

Notarized online using audio-video communication technology

(SEAL)



Soraima I. Martinez
Notary Public Soraima I. Martinez
My Commission Expires: 04/22/2029