

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026100918 2 PG(S)**

7/24/2026 12:09 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3524031

Prepared by and return to:
Lauren Kohl
Gibson Kohl, P.L.
1800 Second Street, Suite 777
Sarasota, Florida 34236
File Number: 29492

Doc Stamp-Deed: \$2,800.00

Consideration: \$400,000.00

General Warranty Deed

Made this July 24, 2026 By **Christian C. Meyer, an unmarried man**, whose post office address is: 4757 NE Bethlehem Road, Columbus, Kansas 66725, hereinafter called the Grantor, to **Timothy Adam Perkins and Kanna S. Perkins, husband and wife**, whose post office address is: 2230 Bougainvillea Street, Sarasota, Florida 34239, 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 2, Block A, LONG MEADOW SECOND ADDITION, according to the map or plat thereof, as recorded in Plat Book 6, Page 16, of the Public Records of Sarasota County, Florida.

Parcel ID Number: **0057030059**

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.

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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:

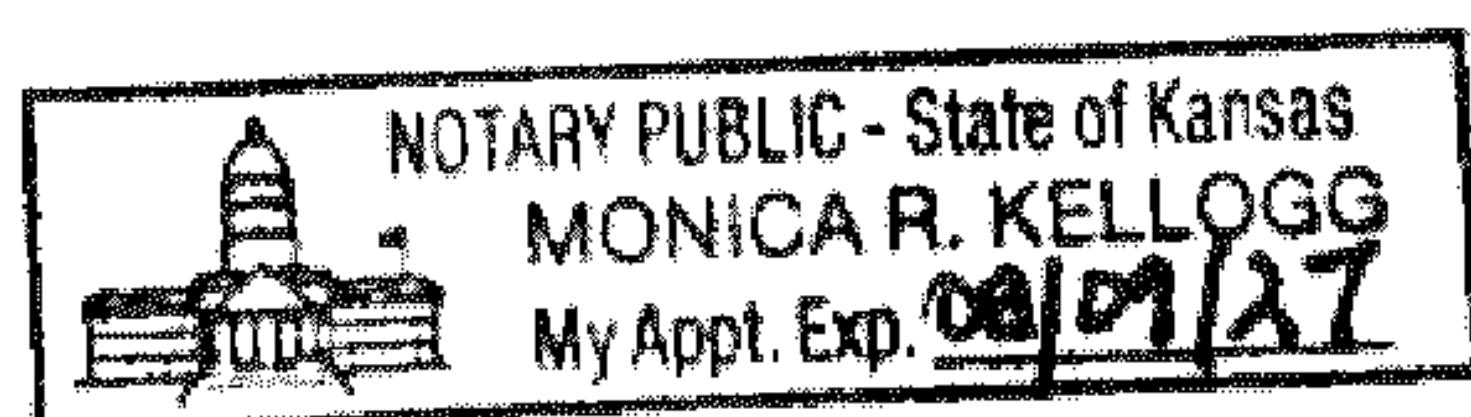
Witness Signature: Paula Helms
Witness # 1 Printed Name: Paula Helms
Post Office Address: 506 Avondale st
Frontenac, KS 66763

Christian C Meyer (Seal)
Christian C. Meyer

Witness Signature: Melissa Y Medina
Witness # 2 Printed Name: Melissa Y Medina
Post Office Address: 405 E. McKay
Frontenac, KS 66763

State of Kansas
County of Crawford

I am a Notary Public of the State of Kansas, and my commission expires on 08/09/2027. The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization this July 21, 2026, by Christian C. Meyer, an unmarried man, who is/are personally known to me or who produced Driver's license as identification.



Monica R Kellogg
Notary Public
My Commission Expires: 08/09/2027

(SEAL)