

Prepared by and Recording requested by:
Reid McCullough
McCullough Legal Services
2477 Stickney Point Road
200A
Sarasota, FL 34231
941-484-9714
File Number: 2026-644
Parcel ID: 0991269429 & 0991269430
Consideration: \$412,900.00

RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026114218 2 PG(S)

8/21/2026 11:49 AM
KAREN E. RUSHING
CLERK OF THE CIRCUIT COURT
SARASOTA COUNTY, FLORIDA
SIMPLIFILE Receipt # 3535558

Doc Stamp-Deed: \$2,890.30

Warranty Deed

Know All Men By These Presents that, **William E. Gray A/K/A William Eugene Gray, Jr and Rebecca S. Robertson N/K/A Rebecca S. Gray, husband and wife**, (henceforth referred to as "Grantor") of **PO Box 7711, North Port, FL 34290**, for consideration paid, grant to **Caroljean Shirley and Donald R. Shirley, wife and husband**, (henceforth referred to as "Grantee") of **4500 Libby Road, North Port, FL 34287**, with **WARRANTY COVENANTS**:

WITNESSETH: That the grantor, for and in consideration of the sum of \$10.00 and other valuable consideration, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys, and confirms unto grantee, all the certain land situated in the County of Sarasota, Florida, viz:

Lots 29 and 30, Block 2694, FIFTY SECOND ADDITION TO PORT CHARLOTTE
SUBDIVISION, according to plat thereof as recorded in Plat Book 21, Page 13, of the Public
Records of Sarasota County, Florida.

And the said party of the first part does hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever. Subject to easements, restrictions, zoning restrictions and ordinances, reservations and limitations of record which are not reimposed by this deed, if any.

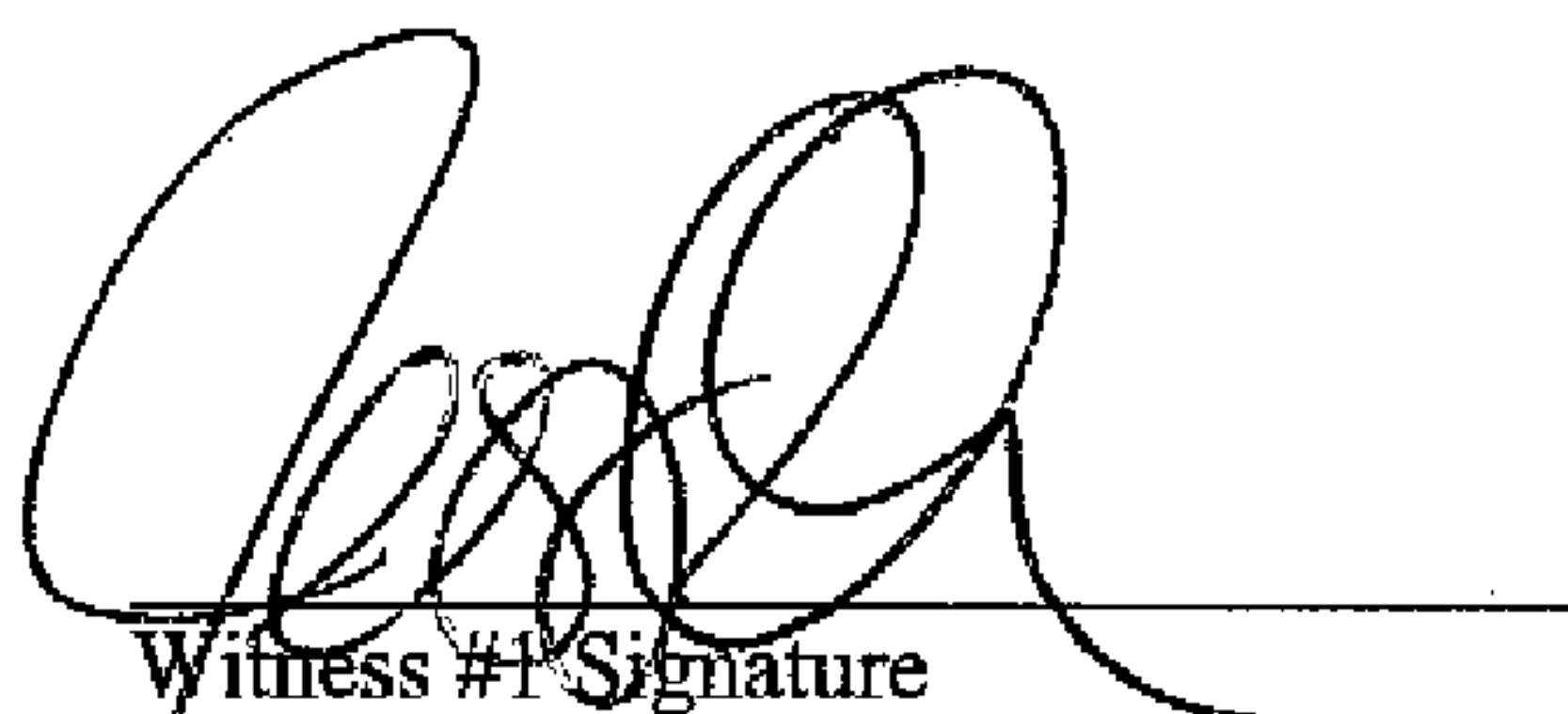
TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in Fee Simple forever.

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, hereunto set by hands and seals this 20th day of August, 2026

WARRANTY DEED

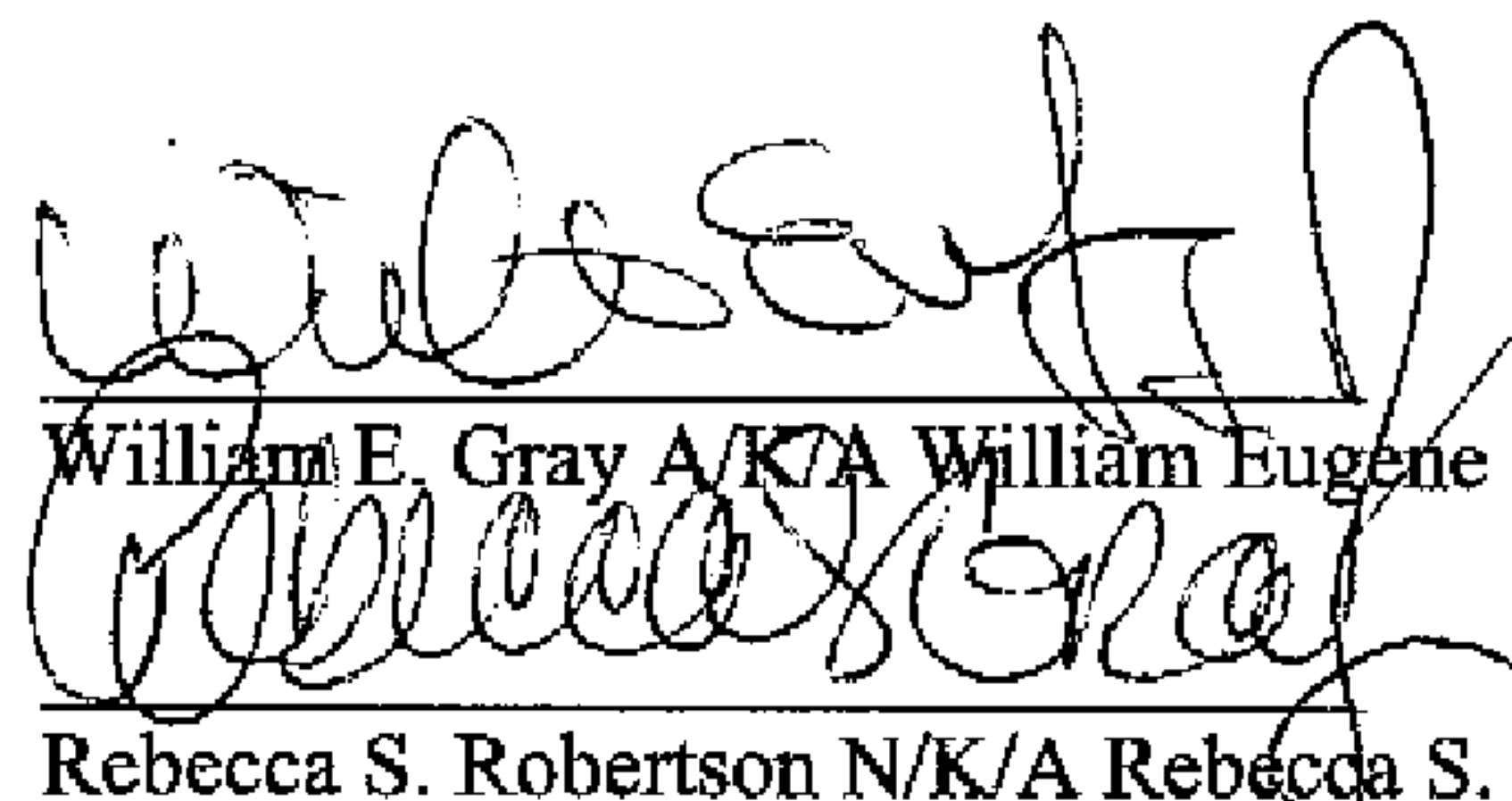
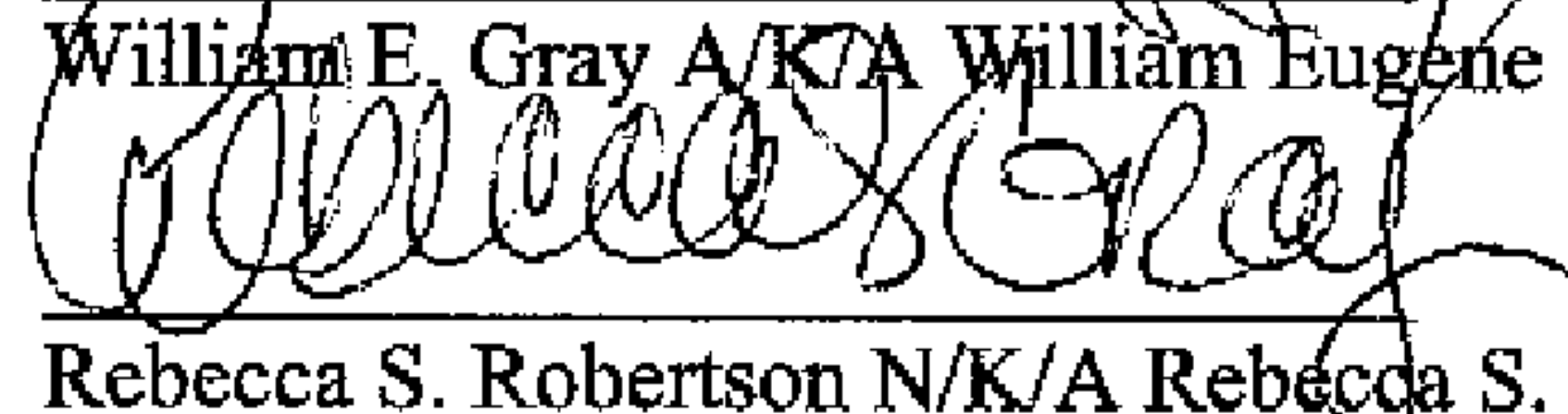


Witness #1 Signature

Jessica Dull

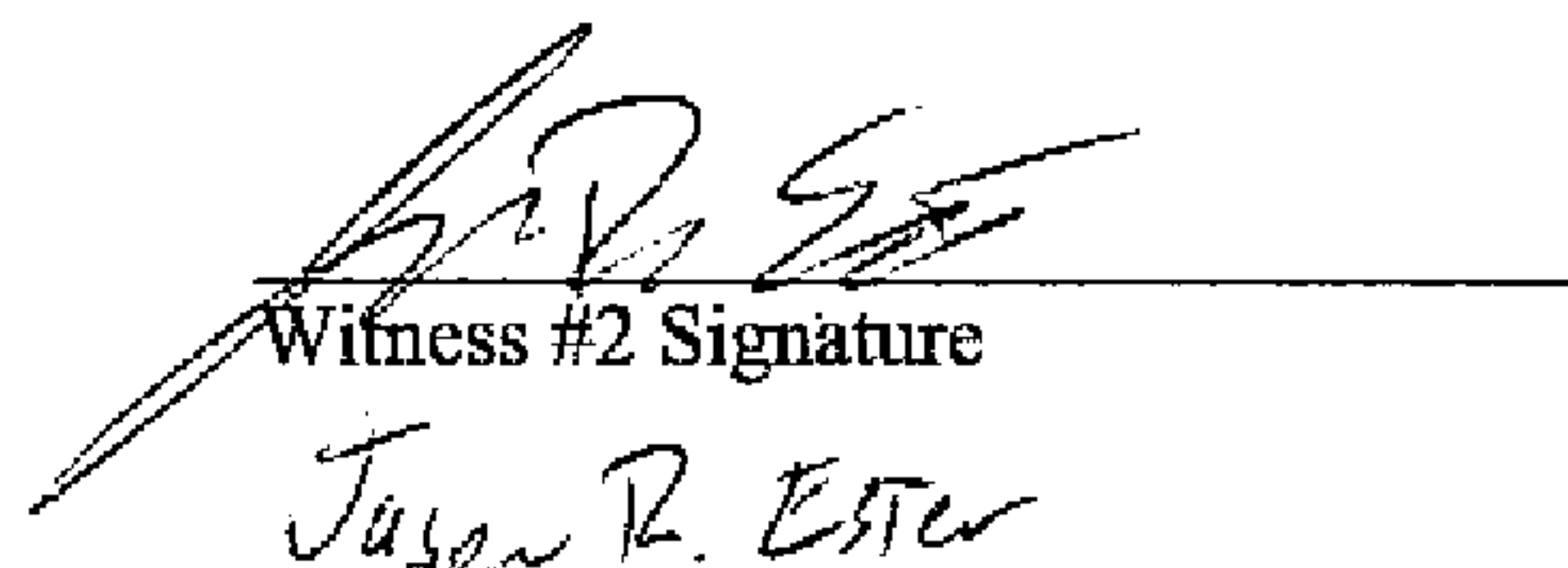
Witness #1 Printed Name

P.O. Address: 4456 TAMiami Tr 2A
Punta Gorda Fl 33980

William E. Gray A/K/A William Eugene Gray, Jr

Rebecca S. Robertson N/K/A Rebecca S. Gray



Witness #2 Signature

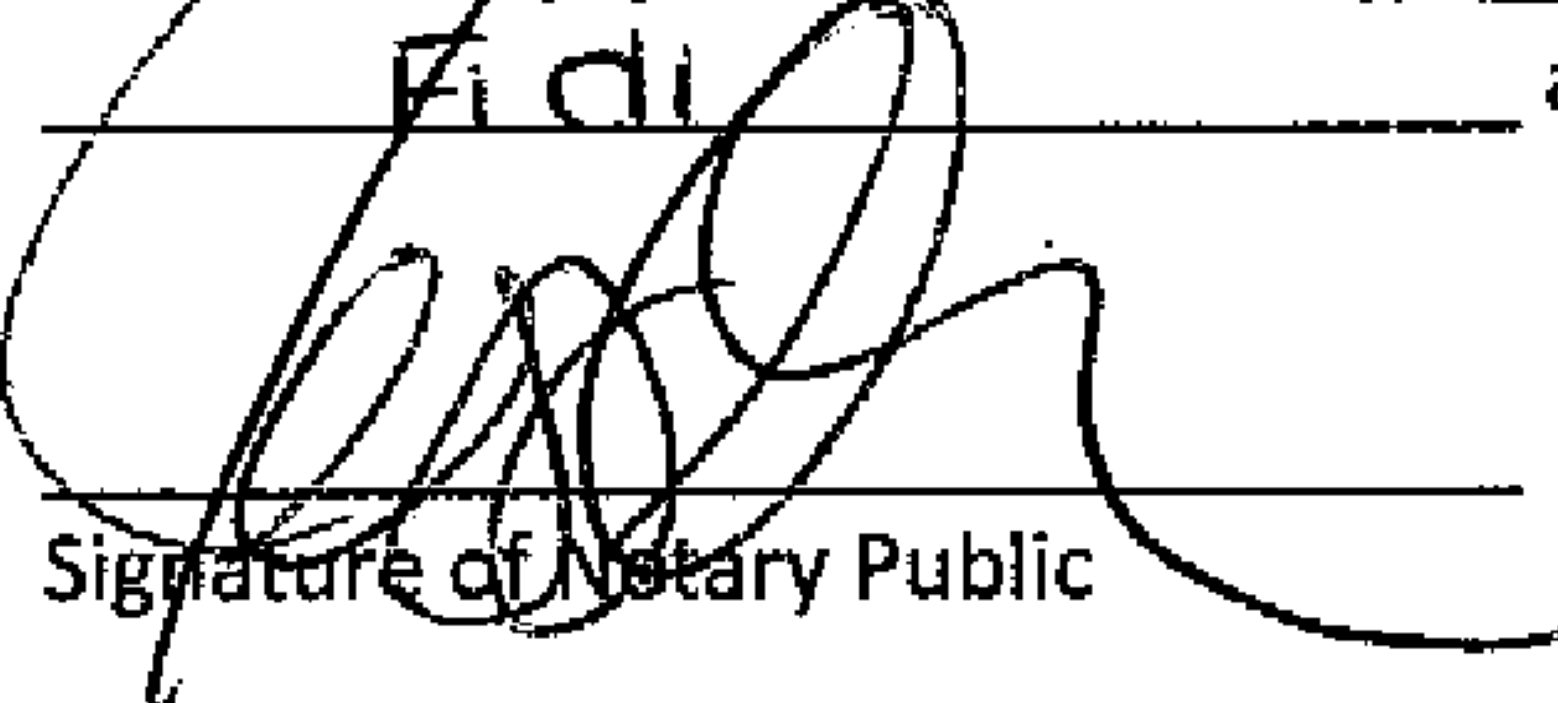
Jason R. Ester

Witness #2 Printed Name

P.O. Address: 14850 Tamiami Tr.
North Port FL 34287

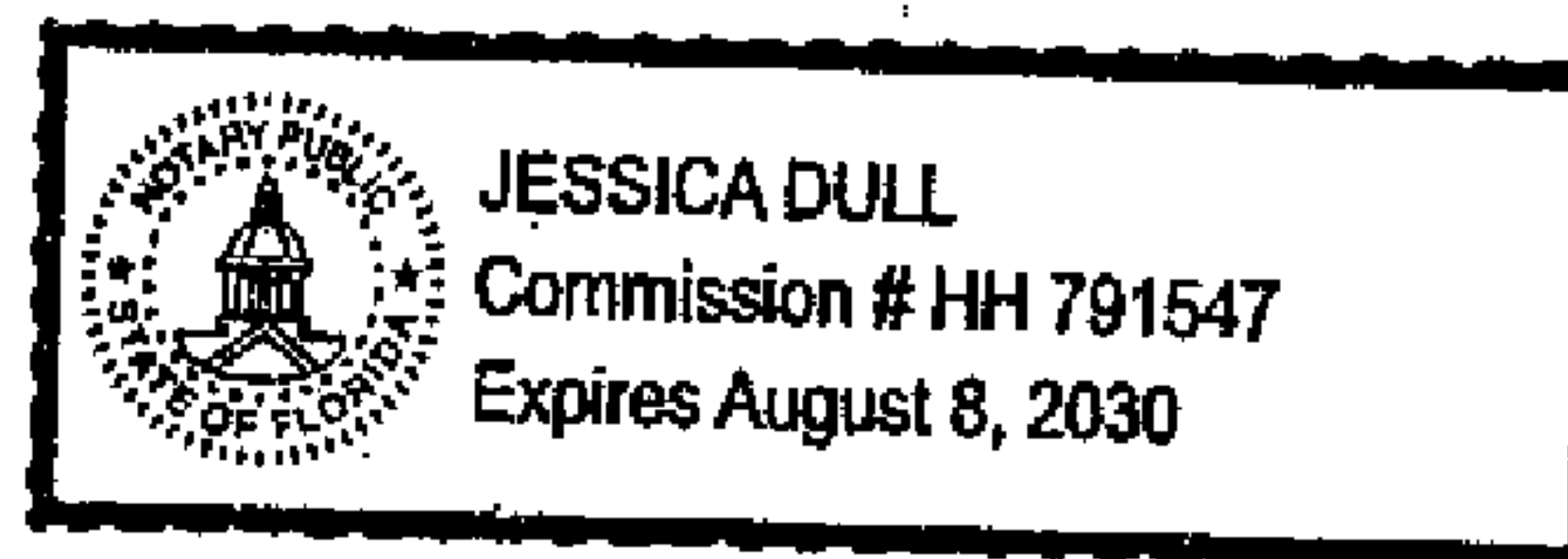
STATE OF FLORIDA
COUNTY OF CHARLOTTE

The foregoing instrument was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 17 day of August, 2026, by William E. Gray A/K/A William Eugene Gray, Jr and Rebecca S. Robertson N/K/A Rebecca S. Gray, ☐ who is/are personally known to me or ☒ who has/have produced F.I.D.I. as identification.



Signature of Notary Public

Print, Type/Stamp Name of Notary



WARRANTY DEED