

**RECORDED IN OFFICIAL RECORDS
INSTRUMENT # 2026122091 2 PG(S)**

9/8/2026 1:57 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3542194

Prepared by and Return to:

Carmen Toner

MSC Title, Inc.

4400 Manatee Avenue West, Bradenton, FL 34209

File No. 2026-389-CXT

Sales Price: Price: \$1,800,000.00

Doc Stamp-Deed: \$12,600.00

General Warranty Deed

Made this 8th day of September, 2026 By **Michael A. Longano, a married man**, whose address is: 11424 Saddlewood Lane, Painesville, AK 44077, hereinafter called the grantor, to **Richard Morris and Debra Morris, husband and wife,,** whose post office address is: 8012 Slap Tail Trail, Cedar Falls, IA 50613, 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, viz:

Unit 501, Tower Building, Sarasota Surf & Racquet Club, a condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 896, Pages 784 through 813, inclusive, and amendment recorded in Official Records Book 975, Page 297, and any amendments thereto, of the Public Records of Sarasota County, Florida, together with an undivided interest in the common elements appurtenant thereto.

Parcel ID Number: 0105-13-8134

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.

Said property is not the homestead of the Grantor under the laws and constitution of the State of Florida in that neither Grantor or any members of the household of Grantor resides thereon.

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:

(TWO SEPARATE DISINTERESTED WITNESSES REQUIRED)



Witness Signature above:



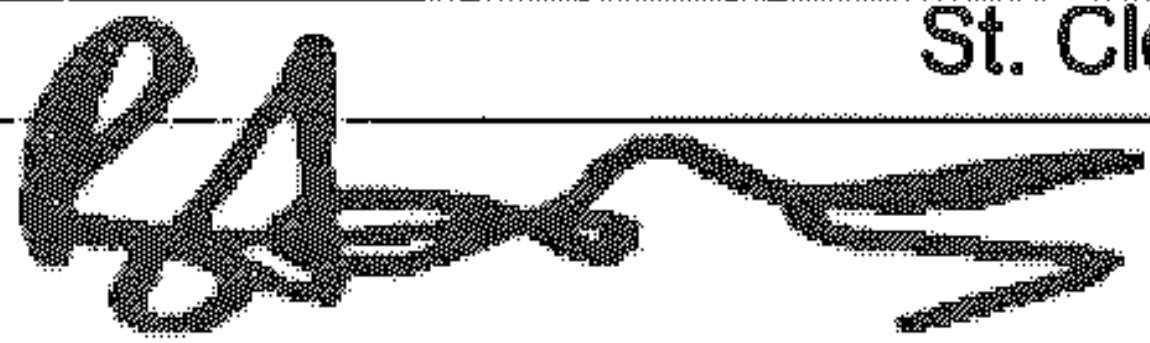
Michael A. Longano

11424 Saddlewood Lane, Painesville, AK 44077

Witness print name below: Jamila S. Grant

Witness Address:

4955 Rain Shadow Drive
St. Cloud, FL 34772



Witness Signature above:

Witness print name below: Brittney Adams

Witness Address:

2293 Tay Wes Drive
St. Cloud, FL 34771

STATE OF FLORIDA
COUNTY OF Osceola

The foregoing instrument was acknowledged before me by means of ☐ physical presence or ☒ online notarization, this 27th day of August, 2026, by Michael A. Longano ☐ who is personally known to me or ☒ who has/have produced FL DRIVER'S LICENSE as identification.



Signature of Notary Public

Jamila S. Grant

Print, Type/Stamp Name of Notary

Notarized online using audio-video communication technology

