

9/11/2026 1:54 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3543967



Prepared by and Return to:
Linda Raphial, an employee of
First International Title, LLC
223 Taylor Street, Ste 1120
Punta Gorda, FL 33950
File No.: 269537-92

Doc Stamp-Deed: \$3,360.00

WARRANTY DEED

This indenture made on September 11, 2026 by **Dale Sharkey and Pamela Sharkey, husband and wife** whose address is: 6053 Saint Charles Street, Cottleville, MO 63304, hereinafter called the "grantor",
to **Michelle Lynn Tilghman, a single woman**

whose address is: 2671 Sandpiper Drive, Tucker, GA 30084,

hereinafter called the "grantee":

(Which terms "Grantor" and "Grantee shall include singular or plural, corporation or individual, and either sex, and shall include heirs, legal representatives, successors and assigns of the same)

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**, to-wit:

Lot 8, HARMS SUBDIVISION, according to the Plat thereof, recorded in Plat Book 25, Page(s) 40 and 40A, of the Public Records of Sarasota County, Florida.

Parcel Identification Number: 0148100003

The land is not the homestead of the Grantor under the laws and Constitution of the State of Florida and neither the Grantor nor any person(s) for whose support the Grantor is responsible reside on or adjacent to the land.

Subject to all reservations, covenants, conditions, restrictions and easements of record and to all applicable zoning ordinances and/or restrictions imposed by governmental authorities, if any.

Together with all the tenements, hereditaments and appurtenances thereto belonging or in any way 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 31st of 2025.

In Witness Whereof, the grantor(s) has hereunto set their hand(s) and seal(s) the day and year first above written.

Dale Sharkey
Dale Sharkey

Pamela Sharkey
Pamela Sharkey

Signed, sealed and delivered in our presence:

Jeanne Marie Chaney
1st Witness Signature

Tanisha Jackson
2nd Witness Signature

Print Name: Jeanne Marie Chaney

Print Name: Tanisha Jackson

Address: 7676 Forsyth Blvd. St-2700

Address: 116 Ruth DR.

Clayton, MO 63105

O'Fallon, IL 62269

State of Missouri
County of Saint Louis

The Foregoing Instrument Was Acknowledged before me by means of (☒) physical presence or ()
online notarization on this 9th day of September, 2026, by **Dale Sharkey and Pamela Sharkey**,
who () is/are personally known to me or who (☒) produced a valid MO Drivers License as
identification.

Jeanne Marie Chaney
Notary Public Signature
Printed Name: Jeanne Marie Chaney (NOTARY SEAL)
My Commission Expires: 1/13/27

