

9/15/2026 4:33 PM

KAREN E. RUSHING

CLERK OF THE CIRCUIT COURT

SARASOTA COUNTY, FLORIDA

SIMPLIFILE

Receipt # 3545482

Doc Stamp-Deed: \$972.30

Prepared by and return to:

Lisa K. Hillman

North Port Title, LLC

13801 Tamiami Trail, Suite A

North Port, Florida 34287

941-423-0360

260432

Page 1 of 2

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Warranty Deed

This Warranty Deed made this 15 day of September 2026, between **Kelly L. Woodworth, a married woman** whose post office address is **P.O. Box 574, Waterboro, Maine 04087**, grantor, and **Daniel A. Kaiser, a single man, and Melissa A. Bachelder, a single woman**, as joint tenants with Full Rights of Survivorship whose post office address is **494 Sheridan Drive, Lexington, Kentucky 40503**, grantee:

(Whenever used herein the terms "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, trusts and trustees)

Witnesseth, that said grantor, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in **Sarasota County, Florida** to-wit:

Lot 54, Block 1, Unit 1, HOLIDAY PARK, a Subdivision, according to the plat thereof, as recorded in Plat Book 19, pages 27, 27A Through 27G, of the Pubic Records of Sarasota County, Florida.

Together with 1989 mobile home bearing ID #23650406AY and #23650406BY and Title #47511040 and #47511038.

Parcel Identification Number: 1000030054

Grantor warrants that at the time of this conveyance, the subject property is not the Grantor's homestead within the meaning set forth in the constitution of the state of Florida, nor is it contiguous to or a part of homestead property.

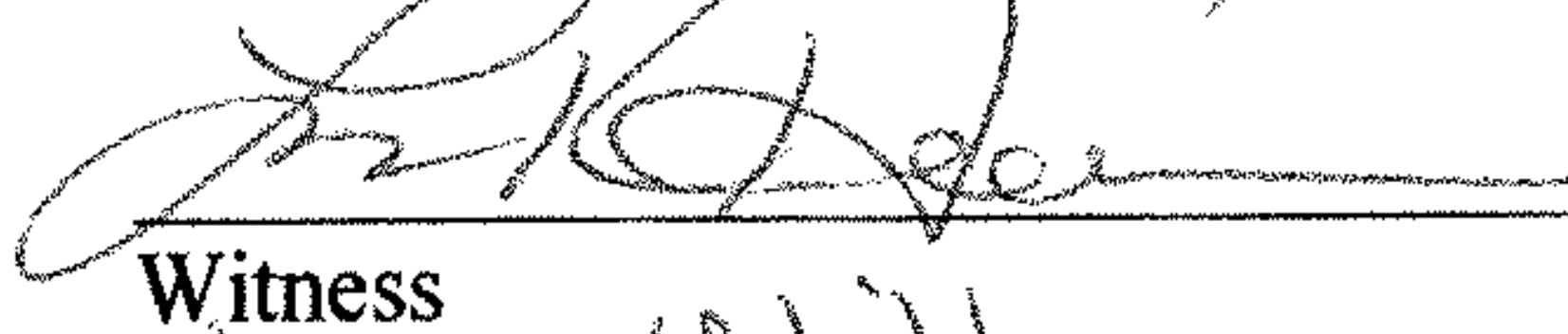
Together with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

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, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

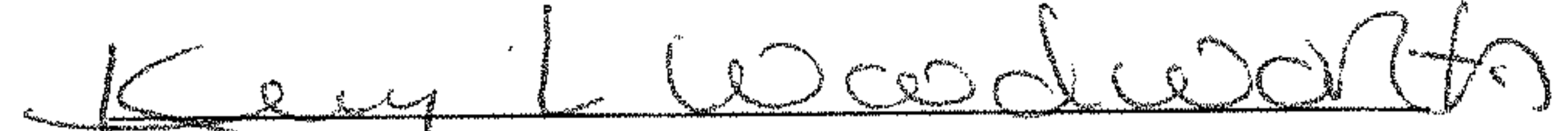


Witness

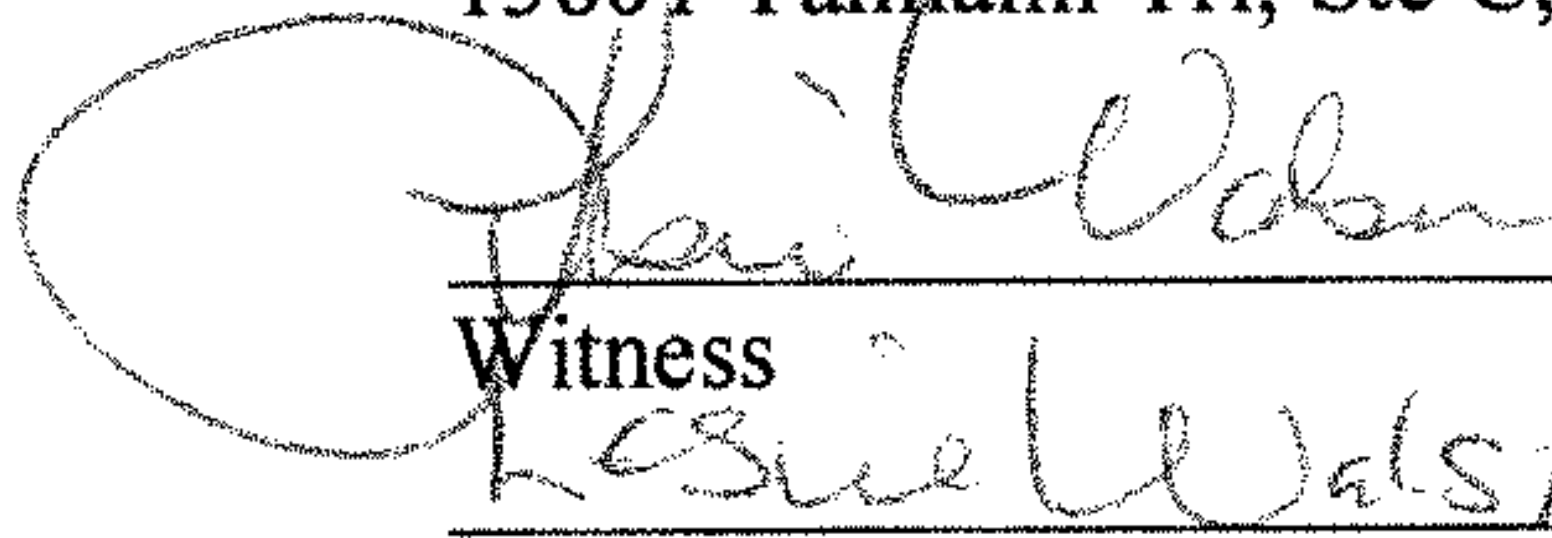
Lisa K Hillman

Witness Name Printed

13801 Tamiami Trl, Ste C, North Port, FL 34287



Kelly L. Woodworth



Witness

Leslie Watson

Witness Name Printed

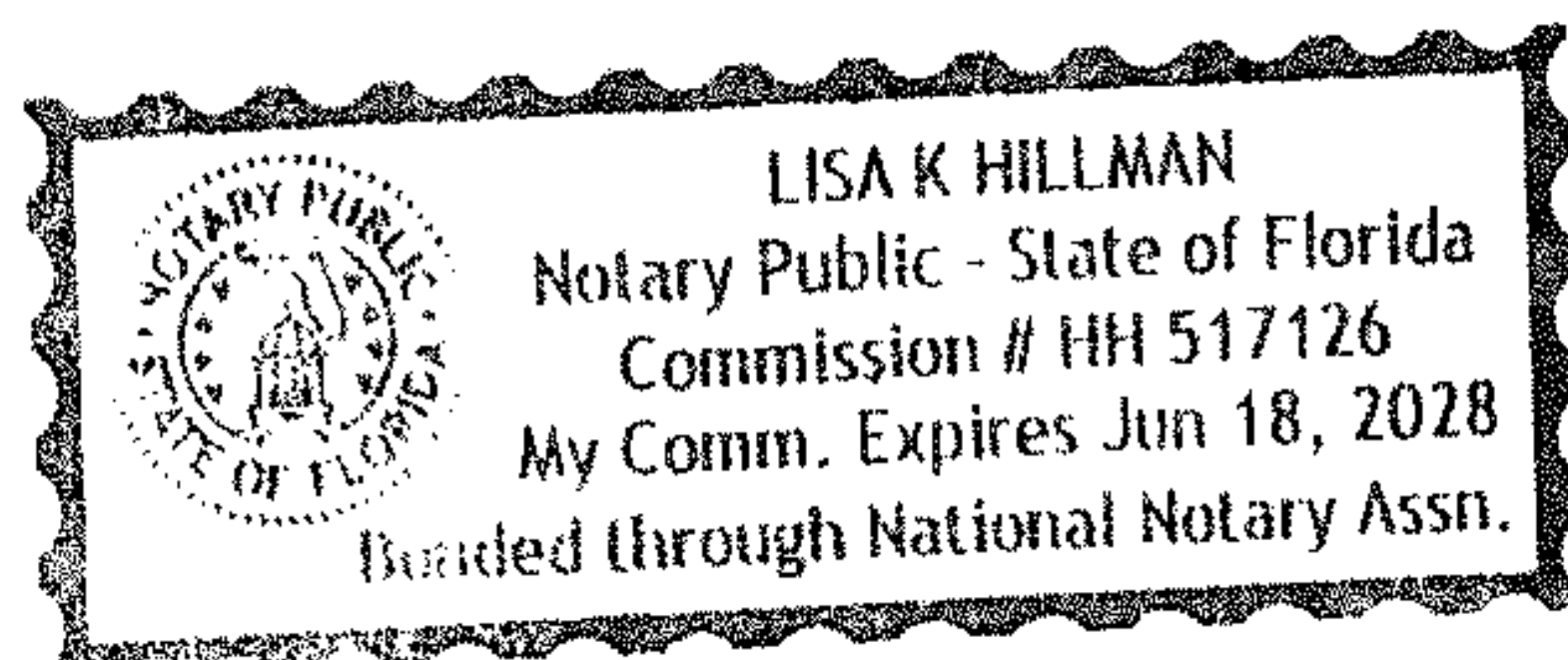
13801 Tamiami Trl, Ste C, North Port, FL 34287

State of Florida

County of Sarasota

The foregoing instrument was acknowledged before me by means of [X] physical presence or [] online notarization, this 15 of September, 2026 by Kelly L. Woodworth, a married woman, who ☐ is personally known or ☒ has produced a driver's license as identification.

(Notary Seal)





Notary Public

Printed Name: _____

My Commission Expires: _____

Document Prepared By:

Vicky Lawrence
Holiday Park Park & Recreation District
5401 Holiday Park Blvd.
North Port, FL 34287

Holiday Park, Park & Recreation District
5401 Holiday Park Blvd.
North Port, FL 34287

Approval of Sale/Transfer

This is to certify that the Board of Trustees of Holiday Park Park and Recreation District, has approved the sale/transfer of Lot #54 , Holiday Park, Unit One, according to the Plat thereof recorded in Plat Book 19, Pages 27, 27A - 27G, of the Public Records of Sarasota County, Florida:

Address Known as: 5696 Holiday Park Blvd, North Port, FL 34287

Seller: Kelly Woodworth & Donna Tebbetts

Buyer: Daniel Kaiser & Melissa Bachelder

Holiday Park Park and Recreation District

Date: 09/11/2026

By: Vicky Lawrence

Print: Vicky Lawrence

Title: District Manager

State of Florida
County of Sarasota

The foregoing instrument was acknowledged before me this 11th day of September 2026, by Vicky Lawrence as District Manager on behalf and with authority of the Board of Trustees of Holiday Park Park and Recreation District, a Special Park and Recreation District created by the Laws of Florida. She [X] is personally known to me or [] has produced _____ as identification.

Cheryl R Languirand Morris
Signature of Notary Public



CHERYL R LANGUIRAND MORRIS
Commission # HH 325270
Expires February 24, 2027

CHERYL R LANGUIRAND MORRIS
Print name of Notary Public, affix seal, and state
Notary's commission number and expiration date