# 2025 Form 1 - Statement of Financial Interests

**Filed with COE: 06/29/2026**

## General Information

Name: Com Ryan Shrouder Esq

**PID 289661**

### AGENCY INFORMATION

| Organization | Suborganization | Title |
|---|---|---|
| Cooper City | City Commission | Commissioner |

## Disclosure Period

THIS STATEMENT REFLECTS YOUR FINANCIAL INTERESTS FOR CALENDAR YEAR ENDING DECEMBER 31, 2025.

## Primary Sources of Income

PRIMARY SOURCE OF INCOME (Over $2,500) (Major sources of income to the reporting person)
(If you have nothing to report, write “none” or “n/a”)

| Name of Source of Income | Source's Address | Description of the Source's Principal Business Activity |
|---|---|---|
| Shrouder, Karns & Mager, P.A. | 9700 Griffin Road, Cooper City, FL 33328 | Law Firm |
| Cooperative Title Agency of Florida, Inc. | 9700 Griffin Road, Cooper City, FL 33328 | Real Estate Closings / Title Insurance |
| Sheila Peres | 2502 Camelot Court, Cooper City, FL 33026 | Rental Income |

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## Secondary Sources of Income

SECONDARY SOURCES OF INCOME (Major customers, clients, and other sources of income to businesses owned by the reporting person) (If you have nothing to report, write “none” or “n/a”)

| Name of Business Entity | Name of Major Sources of Business' Income | Address of Source | Principal Business Activity of Source |
|---|---|---|---|
| N/A | | | |

## Real Property

REAL PROPERTY (Land, buildings owned by the reporting person)
(If you have nothing to report, write “none” or “n/a”)

| Location/Description |
|---|
| 2502 Camelot Court, Cooper City, FL 33026 |
| 4030 Fern Forest Road, Cooper City, FL 33026 |
| 32 Uthorne Place, Palm Coast, FL 32164 |

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## Intangible Personal Property

INTANGIBLE PERSONAL PROPERTY (Stocks, bonds, certificates of deposit, etc. over $10,000)
(If you have nothing to report, write “none” or “n/a”)

| Type of Intangible | Business Entity to Which the Property Relates |
|---|---|
| Stocks | Shrouder, Karns & Mager, P.A. |
| Stocks | Cooperative Title Agency of Florida, Inc. |
| Bank Accounts | Valley National Bank |
| Money Market | Valley National Bank |
| Money Market | Vios Bank |
| Investment Account | Fidelity Investments |
| Investment Account | Schwab |
| 401k | ADP Retirement |
| Loan Receivable | Seminole Properties, LLC |
| 401a Retirement Account | Mission Square Retirement |

## Liabilities

LIABILITIES (Major debts valued over $10,000):
(If you have nothing to report, write “none” or “n/a”)

| Name of Creditor | Address of Creditor |
|---|---|
| Earnest | 535 Mission St., Suite 1663 San Francisco, CA 94105 |
| Wells Fargo Auto Loan | 3440 Flair Dr. El Monte, CA 91731 |
| PNC Bank | 300 Fifth Avenue, Pittsburgh, PA 15222 |

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## Interests in Specified Businesses

INTERESTS IN SPECIFIED BUSINESSES (Ownership or positions in certain types of businesses)
(If you have nothing to report, write “none” or “n/a”)

| **Business Entity # 1** | |
|---|---|
| **Name of Business Entity** | Cooperative Title Agency of Florida, Inc. |
| **Address of Business Entity** | 9700 Griffin Road, Cooper City, FL 33328 |
| **Principal Business Activity** | Title Insurance |
| **Postion Held with Entity** | President |
| **I own more than a 5% Interest in the Business** | Yes |
| **Nature of my Ownership Interest** | owned and operated business |

## Training

This section applies only to an appointed school superintendent, an elected municipal officer, elected local officer of an independent special district or a commissioner of a community redevelopment agency created under Part III, Chapter 163, each of whom are required to complete annual ethics training pursuant to Section 112.3142, F.S.

☑ I certify that I have completed the required training under Section 112.3142, F.S.

☐ Required training under Section 112.3142, F.S., not applicable to filer for this form year.

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## Signature of Filer

***Ryan Shrouder Esq***

Digitally signed: **06/29/2026**

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