

## WARRANTY DEED

State of Alabama

Send Tax Notice to: **ARMM ASSET COMPANY 2 LLC,**  
3903 S. Congress Avenue, 40298,  
Austin, TX 78704

County of Shelby

Know all men by these presents:

That in consideration of TWO HUNDRED SIXTY ONE THOUSAND FIVE HUNDRED DOLLARS (\$261,500.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, **ANN WILLIAMSON, unmarried** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto: **ARMM ASSET COMPANY 2 LLC, A DELAWARE LIMITED LIABILITY COMPANY**, mailing address 3903 S. Congress Avenue, #40298, Austin, TX 78704 (herein referred to as grantee, whether one or more), the following described lot or parcel of land lying and being situated in the County of Shelby, State of Alabama, to-wit:

**Lot 111, of the Villages at Westover, Sector 1, according to Map Book 39, Pages 9A & 9B, as recorded in the Probate Office of Shelby County, Alabama.**

**Property Commonly known as: 170 Sharpe Street, Sterrett AL 35147**  
**Parcel ID: 08 9 32 1 002 110.000**

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever. And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; That we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF We have hereunto set our hands and seals, this 19<sup>TH</sup> day of DECEMBER, 2025.

Ann Williamson  
Ann Williamson

STATE OF ALABAMA  
COUNTY JEFFERSON

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby **ANN WILLIAMSON**, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance Warranty Deed executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 19<sup>TH</sup> day of DECEMBER, 2025.



ISH

NOTARY PUBLIC

MY COMMISSION EXPIRES: 06-20-2029

Prepared by:  
Parker Law Firm, LLC  
Jeremy L Parker  
1320 Alford Ave Ste 102  
Birmingham, AL 35226

