

This Instrument Prepared by:

**Jack R. Thompson, Jr.
Law Office of Jack R. Thompson, Jr. LLC
416 Yorkshire Drive
Birmingham, AL 35209
FILE NO. ATB4859**

SEND TAX NOTICE TO:

**International Investments, LLC
P.O. Box 43565
Birmingham, Al 35243**

[Space Above This Line for Recording Data]

WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW BY ALL MEN THESE PRESENTS:

That in consideration of **Three Hundred Forty Thousand and 00/100 Dollars (\$340,000.00)** the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged. I or we **Arnold Lee Dorman, III and Lori Daniel Dorman, a married couple** whose mailing address is: 1861 Swann Lane, Hoover, Al 35244 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **International Investments, LLC, an Alabama Limited Liability Company** whose mailing address **P.O. Box 43565, Birmingham, Al 35243** (herein referred to as grantees), the following described real estate, situated in **Shelby County, Alabama**, having a property address of 1065 Inverness Cove Way, Birmingham, AL 35242

Lot 24B, according to the Survey of Final Plat of Residential Subdivision Inverness Cove-Phase-1-Resurvey #2, as recorded in Map Book 36, Page 44, in the Probate Office of Shelby County, Alabama.

Subject to ad valorem taxes for the current year, and subsequent years.
Subject to restrictions, reservations, conditions, and easement of record
Subject to any minerals or mineral rights leased, granted or retained by prior owners.

To Have and To Hold to the said grantee, their heirs, and assigns forever. I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantees, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (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 person

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this the 27 day of January, 2026



Arnold Lee Dorman, III (Seal)



Daniel Dorman (Seal) Lori

STATE OF Alabama

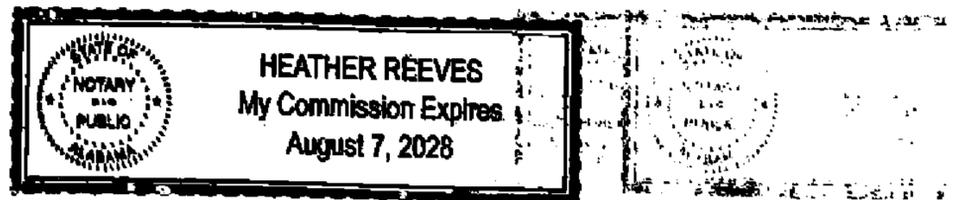
Jefferson County ss:

I, Heather Reeves, a Notary Public in and for said county in said state, hereby certify that Arnold Lee Dorman, III and Lori Daniel Dorman name 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 this conveyance, they executed the same voluntarily.

WITNESS my hand and official seal in the county and state aforesaid this the 27 day of January, 2026

My Commission Expires: 8-7-28

Heather Reeves
Notary Public



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
01/28/2026 01:12:10 PM
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Allie S. Bayl