

SEND TAX NOTICE TO:
Ham & Cheese Investments, LLC
2726 Chandalar Place Drive
Pelham, AL 35124

This Instrument was prepared by:
C. Ryan Sparks
Sparks Law Firm, LLC
2635 Valleydale Road, Ste 200
Birmingham, AL 35244
Direct: 205-215-8433

STATE OF ALABAMA

SHELBY COUNTY

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PERESENTS: That in consideration of ONE HUNDRED SIXTY THREE THOUSAND EIGHT HUNDRED DOLLARS (\$163,800.00), and other valuable consideration to the undersigned GRANTOR, **SHELBY RESOURCES, INC.**, an Alabama corporation (herein referred to as "GRANTOR"), in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto **HAM & CHEESE INVESTMENTS, LLC**, an Alabama limited liability company (herein referred to as "GRANTEE"), all of the GRANTOR'S interest in the following-described Real Estate situated in, **SHELBY COUNTY, ALABAMA**, to wit:

Lot 10, according to the Survey of Wildwood Shores, 2nd Sector, as recorded in Map Book 11, Page 43, in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, forever.

GRANTOR makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the GRANTOR has neither permitted or suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the GRANTOR.

IN WITNESS WHEREOF, the said GRANTOR, SHELBY RESOURCES, INC., by Michael D. Phillips as its President, who is authorized to execute this conveyance has hereto set its signature and seal this March 6, 2026.

Shelby Resources, Inc.

Michael D. Phillips, President

By: Michael D. Phillips

Its: President

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, the undersigned, a Notary Public, in and for said State and County, do hereby certify that Michael D. Phillips, whose name as President of Shelby Resources, Inc., an Alabama Corporation, whose name is signed to the above and foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument, Michael D. Phillips as President of Shelby Resources, Inc. executed the same voluntarily with full authority as said President for said corporation, on the day the same bears date.

IN WITNESS WHEREOF, the said Grantor has hereunto set Grantor's hands and seals on this day of March 6, 2026.


C. Ryan Sparks, Notary Public

My Commission Expires: December 8, 2027

[Affix Seal Here]



