CASE NO. 2023CI22575

JUDY A. MUSGROVE, individually and as beneficiary of the Mainstar Trust, Cust. FBO Judy A. Musgrove IRA, et al.,	§	IN THE DISTRICT COURT
Plaintiffs,	§	
v.	§	131st JUDICIAL DISTRICT
BROOKLYN CHANDLER WILLY, et al.,	§	
Defendants.	§	BEXAR COUNTY, TEXAS

JUDGMENT

On October 5th and 6th, 2026, the Court called this case for trial on the merits. Plaintiffs, Judy A. Musgrove, individually and as beneficiary of the Mainstar Trust, Cust. FBO Judy A. Musgrove IRA, and the Plaintiffs identified on Appendices A and B to this Judgment appeared before the Court in person or through their counsel of record. Appendices A and B are included with and incorporated into this Judgment and are a material part of this Judgment. John Patrick Lowe, Court-appointed Receiver appeared before the Court through his counsel of record. No Defendant appeared for trial. The Court called the following Defendants in the Courtroom and in the hallway outside the Courtroom: Joshua L. Allen, Brooklyn Chandler Willy, Landzacha Holding, Ltd., Allen Financial Agency, Inc., Queen B Advisors, LLC, doing business as Texas Financial Advisory (TFA), and, MLC Financial, Inc., MCKC Services, LLC, MKMH Interest, LLC, Robert Ryan, and Ryan Project Funding, LLC. None of these defendants appeared or responded to the calls.

Plaintiffs and the Receiver waived a jury. By failing to appear for trial, Defendants Joshua L. Allen, Brooklyn Chandler Willy, Landzacha Holding, Ltd., Allen Financial Agency, Inc., Queen B Advisors, LLC, doing business as Texas Financial Advisory (TFA), and, Robert Ryan, and Ryan Project Funding, LLC. waived a jury, and the Court tried this case without a jury. References in this Judgment to Defendant Brooklyn Chandler Willy include her doing business as Chandler Capital Holdings.

The Court received evidence and heard the arguments of counsel for Plaintiffs and the Receiver. Based on the evidence, the Court enters this Judgment.

It is, therefore, **ORDERED, ADJUDGED, AND DECREED**:

That this is a final judgment for which execution shall issue as useful or necessary for enforcement or collection.

That costs of Court are assessed two-thirds against Defendant Joshua Allen and one-third against Defendant Brooklyn Willy.

That the Receiver shall have and recover the total sum of $11,819,919.00, from Defendant Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd., jointly and severally.

That the Receiver shall have and recover the total sum of $1,238,352.00, from Defendant Brooklyn Chandler Willy.

That interest shall accrue on the unpaid balances of all sums awarded as recoveries to the Receiver in this Judgment from Defendants Joshua L. Allen, Allen Financial Agency, Inc., Landzacha Holdings, Ltd. and Brooklynn Chandler Willy at the annual rate of six and three-quarters percent (6.75%) from August 30, 2024, when Plaintiffs filed a Second Amended Petition asserting claims against them under TUFTA for receiving fraudulent transfer, which the Receiver took over from Plaintiffs.

That each Plaintiff identified on Appendix A shall have and recover from Defendants Joshua L. Allen, Landzacha Holding, Ltd., and Allen Financial Agency, Inc., jointly and severally, the amount identified in Appendix A as his/her "Recission Damages" and accrue pre-judgment interest from the Date of the Ferrum Investment until the date of judgment at the annual rate of six percent (6.00%). The Court incorporates into this Judgment its Order Granting Partial Summary Judgment for Plaintiffs against Joshua L. Allen on their claims against him under the Texas Securities Act.

That each Plaintiff identified on Appendix B shall have and recover from Defendants Brooklyn Chandler Willy doing business as Chandler Capital Holdings, and Queen B Advisors, LLC, doing business as Texas Financial Advisory (TFA), jointly and severally, for violations of the Texas Securities Act in the amounts identified in Appendix B as his/her "Recission Damages" and accrue pre-judgment interest from the Date of the Ferrum Investment until the date of judgment at the annual rate of six percent (6.00%).

Plaintiffs and the Receiver are entitled to post-judgment interest on their respective judgment amounts at the post-judgment interest rate of 6.75% per annum until paid.

Defendants MLC, Inc., MCKC Services LLC, and MKMH LLC agreed to a separate judgment on the Receiver's claims against them, which the Court severed from this action.

Plaintiffs' claims Defendants Robert Ryan and Ryan Project Funding, LLC, were disposed of by separate Motions resulting in a judgment which the Court severed from this action.

Plaintiffs' claims against the Oliphant Parties were severed from this cause on October 6, 2026.

Plaintiffs' claims against L. Duane Allen, CPA are dismissed without prejudice. All other claims against any other Defendant, if any, not disposed of by this Judgment are dismissed without prejudice.

It is so **ORDERED, ADJUDGED, AND DECREED.**

10/13/2026 9:49:01 am

Signed on October __, 2026.

HONORABLE NORMA GONZALES

Norma Gonzales
Presiding Judge
131st Judicial District
Bexar County, Texas

Approved as to Form and Substance:

PULMAN LEFLORE PULLEN & REED LP
2161 NW Military Highway, Suite 400
San Antonio, Texas 78213
www.pulmanlaw.com
(210) 222-9494 Telephone
(210) 892-1610 Facsimile

By: */s/ Randall A. Pulman*
Randall A. Pulman
Texas State Bar No. 16393250
rpulman@pulmanlaw.com
Shari P. Pulman
Texas State Bar No. 16388100
spulman@pulmanlaw.com
Byron L. LeFlore
Texas State Bar No. 12161070
bleflore@pulmanlaw.com
Kerry S. Alleyne-Simmons
Texas State Bar No. 24066090
kalleyne@pulmanlaw.com
ATTORNEYS FOR PLAINTIFFS

By: */s/ Royal Lea*
Royal Lea
Royal Lea Law Office, PLLC
1901 NW Military Hwy, Suite 218
San Antonio, Texas 78213
royal@royallealaw.com
ATTORNEY FOR JOHN PATRICK LOWE, IN HIS CAPACITY AS COURT APPOINTED RECEIVER

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
1	Adams, Jay & Mary **Note**: Fe26-21011-410-1068-02	11/17/2020	$157,514.57
2	Adams, Jay & Mary **Note**: Fe26-21011-410-1068-01	11/17/2020	$560,000.00
3	Adkins, Jay **Note:** Fe26-20101-410-1082	10/14/2020	$405,388.21
4	Adkins, Jay **Note:** Fe26-18052-410-1016-03	10/5/2020	$62,544.21
5	Aerts, Mark & Melissa **Note**: Fe26-19101-410-1046-03	9/21/2021	$296,902.58
6	Alonzo, Irma **Note**: Fe26-20061-408-1062-06	5/11/2020	$127,074.30
7	Archer, Errol Glenn **Note:** Fe26-21011-408-1069-02	11/30/2020	$238,392.00
8	Archer, Errol Glenn **Note:** Fe26-21121-408-1074-02	10/25/2021	$282,000.00

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
9	Archer, Errol Glenn **Note:** Fe26-22061-408-1083-05	5/1/2022	$698,000.00
10	Archer, Errol Glenn **Note:** Fe26-22061-408-1083-06	5/1/2022	$86,000.00
11	Ayers, John **Note**: Fe26-20041-410-1057-05	4/2/2021	$25,929.49
12	Bass, Lorie & Michael **Note**: Fe26-20051-410-1059-04	3/23/2020	$337,840.73
13	Beauchamp, Angela **Note**: Fe26-22051-410-1080-07	3/24/2022	$163,296.42
14	Beauchamp, **Anthony** & Traci **Note:** Fe26-410-1078-01	12/13/2021	$60,000.00
15	Beauchamp, Anthony & **Traci** **Note:** Fe26-410-1078-02	12/13/2021	$60,000.00
16	Beauchamp, Anthony & Traci **Note:** Fe26-410-1076-09	3/1/2022	$107,625.31

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
17	Beauchamp, Debra & **Thomas** **Note:** Fe26-22041-410-1078-04	1/6/2022	$450,000.00
18	Beauchamp, **Debra** & Thomas **Note:** Fe26-22041-410-1078-03	1/6/2022	$50,000.00
19	Beauchamp, Debra & **Thomas** **Note:** Fe26-22051-410-1080-08	3/1/2022	$60,000.00
20	Beauchamp, Debra & Thomas Note: Fe26-22041-410-1078-09	4/5/2022	$33,805.16
21	Bennett, Gail & Kevin **Note**: Fe26-19111-410-1048-15	9/24/2019	$258,390.23
22	Blades, Albert & Susan **Note**: Fe26-20011-410-1053-06	11/25/2019	$180,635.53
23	Bloyd, Steven **Note:** Fe26-21071-410-1071-08	5/26/2021	$169,579.51
24	Bloyd, Steven **Note:** Fe26-21071-410-1071-08	6/30/2021	$175,000.00

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
25	Bloyd, Steven **Note:** Fe26-21071-410-1071-08	6/14/2021	$175,000.00
26	Boyd, Holly **Note**: Fe26-18101-410-1026-07	10/16/2018	$19,793.51
27	Boyd, Holly & **Michael** **Note:** Fe26-19081-410-1043-10	5/13/2019	$65,000.00
28	Boyd, Holly & Michael **Note:** Fe26-19091-410-1044-06	7/12/2019	$58,676.75
29	Burnett, Nancy **Note**: Fe26-22031-410-1076-02	2/9/2022	$168,244.79
30	Clary, Juanita **Note**: Fe26-22041-408-1079-01	1/20/2022	$119,579.51
31	Clary, Juanita	11/26/2022	$400,000.00
32	Coburn, Mason & Amanda **Note**: Fe26-23021-410-1096-03	2/9/2023	$197,935.05

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
33	Couch, Brent **Note:** Fe26-19101-410-1046-04	8/7/2019	$90,925.48
34	Couch, Brent **Note:** Fe26-20041-408-1058-02	2/26/2020	$60,000.00
35	Cook, Robert	11/29/2022	$49,483.76
36	Del Negro, Arthur **Note**: Fe26-22041-408-1079-05	4/6/2022	$104,636.12
37	Del Negro, Arthur & Laurie **Note**: Fe26-18031-410-1005-12	2/16/2018	$98,967.53
38	Del Negro, Laurie **Note**: Fe26-20071-408-1064-06	6/1/2020	$87,572.03
39	Doolittle, Dan A. **Note**: Fe26-19071-410-1041-02	5/13/2019	$91,050.12
40	Doolittle, Kelly M. **Note**: Fe26-19071-410-1041-03	5/13/2019	$91,050.12

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
41	Doubrava, Linda **Note**: Fe26-20041-410-1057-12	2/20/2020	$445,353.87
42	Durant, Patrick & Diane **Note**: Fe26-20021-410-1054-02	12/16/2019	$296,902.58
43	Gibson, Barbara **Note**: Fe26-19111-410-1048-22	10/3/2019	$49,604.24
44	Gibson, Michael **Note**: Fe26-19121-410-1050-05	10/23/2019	$100,158.18
45	Herndon, Cody **Note:** Fe26-410-1078-14	4/5/2022	$73,193.17
46	Herndon, Cody **Note:** Fe26-21071-410-1071-04	12/4/2020	$100,000.00
47	Herndon, Pamela	7/14/2023	$247,418.82
48	Hunter, Susan **Note:** Fe26-410-1092	11/16/2022	$78,657.78

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
49	Hunter, Susan **Note:** Fe26-20041-410-1057-05	4/2/2021	$50,000.00
50	Hunter, Terry **Note:** Fe26-410-1078-17	4/5/2022	$87,744.54
51	Hunter, Terry **Note:** Fe26-410-1092	11/2/2022	$15,000.00
52	Hunter, Terry	10/31/2022	$60,000.00
53	Hunter, Terry	11/28/2022	$12,000.00
54	Hunter, Terry	4/6/2022	$500,000.00
55	Hunter, Terry	4/6/2022	$500,000.00
56	Kaczorowski, Norman **Note**: Fe26-408-1064	12/17/2021	$74,563.78

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
57	Kaczorowski, Zoraida **Note**: Fe26-408-1062	12/30/2021	$69,354.62
58	Keesee, Debra Rae **Note**: Fe26-20041-410-1057-15	2/18/2020	$49,483.76
59	Knight, Scotta **Note**: Fe26-21071-410-1071-07	5/19/2021	$445,353.87
60	Lee, Shelley **Note:** Fe26-19111-408-1049-04	9/6/2019	$21,945.07
61	Lee, Shelley **Note:** Fe26-19121-410-1050-03	9/6/2019	$6,400.00
62	Lee, Shelley **Note:** Fe26-19121-410-1050-04	9/6/2019	$37,500.00
63	Mayhew, Robert **Note**: Fe26-18061-408-1019-03	8/4/2021	$24,741.88
64	Mayhew, Maria & Robert **Note**: Fe26-22031-408-1077-01	2/8/2022	$212,582.25

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
65	McBee, Sally **Note**: Fe26-20031-410-1055-03	1/27/2020	$78,144.83
66	McNabb, Jennifer **Note**: Fe26-22081-408-1089-03	8/14/2022	$34,638.63
67	McNabb, Philip **Note**: Fe26-22081-408-1089-04	8/14/2022	$257,315.57
68	Mills, Lennie J. **Note**: Fe26-20011-408-1053-03	11/4/2019	$43,339.86
69	Mitchell, Donna **Note**: Fe26-19111-410-1048-07	9/11/2019	$28,762.46
70	Mitchell, Travis **Note**: Fe26-19111-410-1048-09	9/11/2019	$279,161.48
71	Musgrove, Judy A. **Note**: Fe26-20011-410-1052-04	11/14/2019	$274,744.48
72	Muzny, Barbara & Richard **Note**: Fe26-19071-410-1041-05	5/20/2019	$49,483.76

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
73	Newman, Carolyn **Note**: Fe26-22051-410-1080-10	5/1/2022	$102,530.36
74	Newton, Mary & Tony **Note:** Fe26-21121-408-1074-01	8/17/2021	$32,053.04
75	Newton, Mary & **Tony** **Note:** Fe26-22031-410-1076-03	8/11/2021	$163,400.00
76	Newton, **Mary** & Tony Note: Fe26-420-1071	10/6/2021	$87,027.44
77	Nicholson, Angelyn **Note:** Fe26-22051-408-1081-11	3/17/2022	$394,275.97
78	Nicholson, Angelyn **Note:** Fe26-22051-408-1081-12	3/17/2022	$34,000.00
79	Nicholson, Angelyn **Note:** Fe26-22051-410-1080-01	5/1/2022	$120,400.00
80	Nicholson, Steve **Note**: Fe26-408-1081-01	8/15/2022	$62,679.60

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
81	Nicolas, Edward **Note**: Fe26-20011-410-1052-03	11/18/2019	$211,743.97
82	Owrey, Tammara **Note**: Fe26-22051-408-1081-05	5/1/2022	$208,589.55
83	Priebe, Kathleen E. **Note**: Fe26-20041-410-1057-11	2/20/2020	$221,452.16
84	Reese, Gayle **Note**: Fe26-21071-410-1071-01	12/4/2020	$69,583.68
85	Reese, Gayle Note: Fe26-21071-410-1071-09	6/2/2021	$449,596.20
86	Rucker, Ross **Note**: Fe26-19091-410-1044-03	7/10/2019	$173,193.17
87	Schnell, Gregory **Note:** Fe26-19111-408-1049-01	9/12/2019	$153,354.53

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
88	Schnell, Gregory **Note:** Fe26-20011-410-1052-02	10/28/2019	$100,226.37
89	Schnell, Jane **Note**: Fe26-19111-408-1049-03	8/29/2019	$69,814.65
90	Sheetz, Paul D. **Note**: Fe26-20021-410-1054-07	1/6/2020	$296,902.58
91	Sheetz, Wanda **Note**: Fe26-20031-410-1055-04	1/13/2020	$55,825.40
92	Sparks, Angela & Randall **Note:** Fe26-410-1067	9/15/2020	$474,188.16
93	Sparks, Angela & Randall **Note:** Fe26-23021-408-1095-02	2/9/2023	$1,000,000.00
94	Sparks, Angela & Randall **Note:** Fe26-23021-410-1096-06	2/9/2023	$1,000,000.00
95	St. Clair, Justin **Note**: Fe26-22111-410-1092-08	8/14/2022	$197,935.05

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
96	Stanaland, Roland K. **Note**: Fe26-20041-410-1057-02	1/14/2020	$192,986.68
97	Strait, Dwain **Note:** Fe26-20011-408-1053-07	12/9/2019	$94,776.65
98	Strait, Dwain **Note:** Fe26-22021-408-1075-01	11/3/2021	$80,000.00
99	Strait, Grace **Note:** Fe26-20041-410-1057-05	4/2/2021	$19,560.25
100	Strait, Grace **Note:** Fe26-22041-410-1078-10	4/6/2022	$281,400.00
101	Turco - Mi Hui Turco as the Independent Executrix of the Estate of Donald R. Turco **Note**: Fe26-20011-410-1052-05	11/6/2019	$145,843.49
102	Turco, Mi Hui **Note**: Fe26-20011-410-1052-06	11/6/2019	$121,624.96
103	Woods, Dennis **Note**: Fe26-22081-408-1089-01	8/15/2022	$61,001.56

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
104	Woods, Donald Lee **Note:** Fe26-22031-410-1055-07	12/3/2020	$137,543.29
105	Woods, Donald Lee **Note:** Fe26-20031-410-1055-08	12/3/2020	$180,635.14
106	Woods, Donald Lee **Note:** Fe26-20121-410-1067-01	9/3/2020	$100,000.00
107	Woods, Donald Lee **Note:** Fe26-22041-410-1078-06	1/27/2022	$130,000.00
108	Woods, Donald Lee	1/26/2023	$200,000.00
109	York, Cody **Note:** Fe26-22031-410-1076-08	11/17/2021	$321,355.37
110	York, Cody **Note:** Fe26-22041-410-1078-07	1/6/2022	$28,000.00

Appendix A
Ferrum Capital, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Investor/FC Note Date	Rescission Damages
111	York, Vickie **Note**: Fe-26-19081-410-1043-09	7/1/2019	$236,532.39
112	Zigmond, Alvin **Note:** Fe26-19101-410-1046-01	8/13/2019	$47,786.08
113	Zigmond, Alvin **Note:** Fe26-20111-410-1065-03	7/1/2020	$50,248.44
114	Zigmond, Alvin **Note:** Fe26-22111-410-1092-11	11/2/2022	$45,000.00
115	Zigmond, Alvin **Note:** Fe26-22121-410-1094-04	12/13/2022	$69,180.72
116	Zigmond, Sharon **Note**: Fe26-22111-410-1092-07	11/2/2022	$29,749.64
	Total		**$19,779,379.04**

Appendix A
Ferrum IV, LLC Plaintiffs' Judgment against Joshua L. Allen, Allen Financial Agency, Inc., and Landzacha Holdings, Ltd.

	Plaintiff	Date of Investment	Rescission Damages
1	Gomez, Martha	4/16/2019	$464,888.99
2	Muzny, Richard & Barbara	8/18/2020	$356,283.10
3	Raver, John & Joan	9/11/2020	$494,675.04
4	Canales, Carlos	11/18/2021	$346,386.34
5	Hunter, Terry & Susan	4/6/2022	$643,288.92
	Total		**$2,305,522.39**

Appendix B
Ferrum Capital, LLC Plaintiffs' Judgment against Brooklyn Chandler Willy d/b/a Chandler Capital Holdings and Queen B Advisors, LLC d/b/a Texas Financial Advisory

	Plaintiff	Investment Date	Rescission Damages
1	Aerts, Mark & Melissa Note: Fe26-19101-410-1046-03	9/21/2021	$296,902.58
2	Alonzo, Irma Note: Fe26-20061-408-1062-06	5/11/2020	$127,074.30
3	Bass, Lorie & Michael Note: Fe26-20051-410-1059-04	3/23/2020	$337,840.73
4	Bennett, Gail & Kevin Note: Fe26-19111-410-1048-15	9/24/2019	$258,390.23
5	Del Negro, Arthur Note: Fe26-22041-408-1079-05	4/6/2022	$104,636.12
6	Del Negro, Arthur & Laurie Note: Fe26-18031-410-1005-12	2/16/2018	$98,967.53
7	Del Negro, Laurie Note: Fe26-20071-408-1064-06	6/1/2020	$73,414.35
8	Doolittle, Dan A. Note: Fe26-19071-410-1041-02	5/13/2019	$91,050.12
9	Doolittle, Kelly M. Note: Fe26-19071-410-1041-03	5/13/2019	$91,050.12
10	Doubrava, Linda Note: Fe26-20041-410-1057-12	2/20/2020	$445,353.87
11	Durant, Patrick & Diane Note: Fe26-20021-410-1054-02	12/16/2019	$296,902.58
12	Gibson, Barbara Note: Fe26-19111-410-1048-22	10/3/2019	$49,604.24
13	Gibson, Michael Note: Fe26-19121-410-1050-05	10/23/2019	$100,158.18

Appendix B
Ferrum Capital, LLC Plaintiffs' Judgment against Brooklyn Chandler Willy d/b/a Chandler Capital Holdings and Queen B Advisors, LLC d/b/a Texas Financial Advisory

	Plaintiff	Investment Date	Rescission Damages
14	Mayhew, Maria & Robert **Note**: Fe26-22031-408-1077-01	2/8/2022	$176,582.25
15	Mayhew, Robert **Note**: Fe26-18061-408-1019-03	8/4/2021	$24,741.88
16	McBee, Sally **Note**: Fe26-20031-410-1055-03	1/27/2020	$78,144.83
17	Mills, Lennie J. **Note**: Fe26-20011-408-1053-03	11/4/2019	$43,339.86
18	Mitchell, Donna **Note**: Fe26-19111-410-1048-07	9/11/2019	$28,762.46
19	Mitchell, Travis **Note**: Fe26-19111-410-1048-09	9/11/2019	$279,161.48
20	Musgrove, Judy A. **Note**: Fe26-20011-410-1052-04	11/14/2019	$274,744.48
21	Muzny, Barbara & Richard **Note**: Fe26-19071-410-1041-05	5/20/2019	$49,483.76
22	Newman, Carolyn Note: Fe26-22051-410-1080-10	5/1/2022	$102,530.36
23	Nicolas, Edward Note: Fe26-20011-410-1052-03	11/18/2019	$302,744.02
24	Owrey, Tammara Note: Fe26-22051-408-1081-05	5/1/2022	$208,589.55
25	Priebe, Kathleen E. **Note**: Fe26-20041-410-1057-11	2/20/2020	$221,452.16
26	Rucker, Ross **Note**: Fe26-19091-410-1044-03	7/10/2019	$173,193.17

Appendix B
Ferrum Capital, LLC Plaintiffs' Judgment against Brooklyn Chandler Willy d/b/a Chandler Capital Holdings and Queen B Advisors, LLC d/b/a Texas Financial Advisory

	Plaintiff	Investment Date	Rescission Damages
27	Schnell, Gregory **Note:** Fe26-19111-408-1049-01	9/12/2019	$153,354.53
28	Schnell, Gregory **Note:** Fe26-20011-410-1052-02	10/28/2019	$100,226.37
29	Schnell, Jane **Note:** Fe26-19111-408-1049-03	8/29/2019	$69,814.65
30	Sheetz, Paul D. **Note:** Fe26-20021-410-1054-07	1/6/2020	$296,902.58
31	Sheetz, Wanda **Note:** Fe26-20031-410-1055-04	1/13/2020	$55,825.40
32	Turco - Mi Hui Turco as the Independent Executrix of the Estate of Donald R. Turco **Note:** Fe26-20011-410-1052-05	11/6/2019	$145,843.49
33	Turco, Mi Hui **Note:** Fe26-20011-410-1052-06	11/6/2019	—$121,624.96
34	Zigmond, Alvin **Note:** Fe26-19101-410-1046-01	8/13/2019	$47,786.08
35	Zigmond, Alvin **Note:** Fe26-20111-410-1065-03	7/1/2020	$50,248.44
36	Zigmond, Alvin **Note:** Fe26-22111-410-1092-11	11/2/2022	$45,000.00
37	Zigmond, Alvin **Note:** Fe26-22121-410-1094-04	12/13/2022	$69,180.72
38	Zigmond, Sharon **Note:** Fe26-22111-410-1092-07	11/2/2022	$29,749.64
	Total		**$5,520,372.07**

Appendix B
Ferrum IV, LLC Plaintiffs' Judgment against Brooklyn Chandler Willy d/b/a Chandler Capital Holdings and Queen B Advisors, LLC d/b/a Texas Financial Advisory

	Plaintiff	Date of Investment	Rescission Damages
1	Gomez, Martha	4/16/2019	$374,888.99
2	Muzny, Richard & Barbara	8/18/2020	$356,283.10
3	Raver, John & Joan	9/11/2020	$494,675.04
4	Canales, Carlos	11/18/2021	$346,386.34
	Total		$1,572,233.47