



IAPD Report

Heather Anne Grubbs

CRD# 6970706

<u>Section Title</u>	<u>Page(s)</u>
Report Summary	1
Qualifications	2 - 4
Registration and Employment History	5 - 6
Disclosure Information	7



When communicating online or investing with any professional, make sure you know who you're dealing with. [Imposters](#) might link to sites like BrokerCheck from [phishing](#) or similar scam websites, or through [social media](#), trying to steal your personal information or your money.

Please contact FINRA with any concerns.



IAPD Information About Representatives

IAPD offers information on all current-and many former representatives. Investors are strongly encouraged to use IAPD to check the background of representatives before deciding to conduct, or continue to conduct, business with them.

What is included in a IAPD report?

IAPD reports for individual representatives include information such as employment history, professional qualifications, disciplinary actions, criminal convictions, civil judgments and arbitration awards.

It is important to note that the information contained in an IAPD report may include pending actions or allegations that may be contested, unresolved or unproven. In the end, these actions or allegations may be resolved in favor of the representative, or concluded through a negotiated settlement with no admission or finding of wrongdoing.

Where did this information come from?

The information contained in IAPD comes from the Investment Adviser Registration Depository (IARD) and FINRA's Central Registration Depository, or CRD, (see more on CRD below) and is a combination of:

- information the states require representatives and firms to submit as part of the registration and licensing process, and
- information that state regulators report regarding disciplinary actions or allegations against representatives.

How current is this information?

Generally, representatives are required to update their professional and disciplinary information in IARD within 30 days.

Need help interpreting this report?

For help understanding how to read this report, please consult NASAA's IAPD Tips page <http://www.nasaa.org/IAPD/IARReports.cfm>

What if I want to check the background of an Individual Broker or Brokerage Firm?

To check the background of an Individual Broker or Brokerage firm, you can search for the firm or individual in IAPD. If your search is successful, click on the link provided to view the available licensing and registration information in FINRA's BrokerCheck website.

Are there other resources I can use to check the background of investment professionals?

It is recommended that you learn as much as possible about an individual representative or Investment Adviser firm before deciding to work with them. Your state securities regulator can help you research individuals and certain firms doing business in your state. The contact information for state securities regulators can be found on the website of the North American Securities Administrators Association <http://www.nasaa.org>



Report Summary

Heather Anne Grubbs (CRD# 6970706)

The report summary provides an overview of the representative's professional background and conduct. The information contained in this report has been provided by the representative, investment adviser and/or securities firms, and/or securities regulators as part of the states' investment adviser registration and licensing process. The information contained in this report was last updated by the representative, a previous employing firm, or a securities regulator on **02/10/2026**.

CURRENT EMPLOYERS

	Firm	CRD#	Registered Since
B	VANDERBILT SECURITIES, LLC	CRD# 5953	12/19/2024
IA	VANDERBILT ADVISORY SERVICES	CRD# 116537	12/19/2024

QUALIFICATIONS

This representative is currently registered in **1** SRO(s) and **5** jurisdiction(s).

Is this representative currently Inactive or Suspended with any regulator? **No**

Note: Not all jurisdictions require IAR registration or may have an exemption from registration.

Additional information including this individual's qualification examinations and professional designations is available in the Detailed Report.

REGISTRATION HISTORY

This representative was previously registered with the following firm(s):

	FIRM	CRD#	LOCATION	REGISTRATION DATES
IA	IC ADVISORY SERVICES, INC.	140190	MONTGOMERY, AL	12/19/2023 - 12/19/2024
B	THE INVESTMENT CENTER, INC.	17839	MONTGOMERY, AL	12/18/2023 - 12/19/2024
IA	ONEAMERICA SECURITIES, INC.	4173	Montgomery, AL	07/08/2020 - 12/20/2023

For additional registration and employment history details as reported by the individual, refer to the Registration and Employment History section of the Detailed Report.

DISCLOSURE INFORMATION

Disclosure events include certain criminal charges and convictions, formal investigations and disciplinary actions initiated by regulators, customer disputes and arbitrations, and financial disclosures such as bankruptcies and unpaid judgments or liens.

Are there events disclosed about this representative? **Yes**

The following types of events are disclosed about this representative:

Type	Count
Termination	1
Judgment/Lien	2



Qualifications

REGISTRATIONS

This section provides the SRO, states and U.S. territories in which the representative is currently registered and licensed, the category of each registration, and the date on which the registration becomes effective. This section also provides, for each firm with which the representative is currently employed, the address of each location where the representative works. This individual is currently registered with **5** jurisdiction(s) and **1** SRO(s) through his or her employer(s).

Employment 1 of 2

Firm Name: **VANDERBILT SECURITIES, LLC**
Main Address: 125 FROEHLICH FARM BLVD.
WOODBURY, NY 11797
Firm ID#: 5953

	Regulator	Registration	Status	Date
B	FINRA	General Securities Representative	Approved	12/19/2024
B	Alabama	Agent	Approved	12/19/2024
B	Arizona	Agent	Approved	12/19/2024
B	Florida	Agent	Approved	01/31/2025
B	Georgia	Agent	Approved	12/19/2024
B	Texas	Agent	Approved	12/19/2024

Branch Office Locations

5027 Mercer Street
Montgomery, AL 36116

Employment 2 of 2

Firm Name: **VANDERBILT ADVISORY SERVICES**
Main Address: 125 FROEHLICH FARM BLVD.
WOODBURY, NY 11797
Firm ID#: 116537

	Regulator	Registration	Status	Date
IA	Alabama	Investment Adviser Representative	Approved	12/19/2024



Qualifications

Regulator	Registration	Status	Date
IA Texas	Investment Adviser Representative	Approved	12/19/2024

Branch Office Locations

VANDERBILT ADVISORY SERVICES
5027 Mercer Street
Montgomery, AL 36116



Qualifications



PASSED INDUSTRY EXAMS

This section includes all industry exams that the representative has passed. Under limited circumstances, a representative may attain registration after receiving an exam waiver based on a combination of exams the representative has passed and qualifying work experience. Likewise a new exam requirement may be grandfathered based on a representative's specific qualifying work experience. Exam waivers and grandfathering are not included below.

This individual has passed 0 principal/supervisory exams, 2 general industry/product exams, and 2 state securities law exams.

Principal/Supervisory Exams

Exam	Category	Date
------	----------	------

No information reported.

General Industry/Product Exams

Exam	Category	Date
B Securities Industry Essentials Examination (SIE)	SIE	10/02/2019
B General Securities Representative Examination (S7TO)	Series 7TO	09/23/2019

State Securities Law Exams

Exam	Category	Date
IA B Uniform Combined State Law Examination (S66)	Series 66	07/01/2020
B Uniform Securities Agent State Law Examination (S63)	Series 63	10/09/2019



PROFESSIONAL DESIGNATIONS

This section details that the representative has reported **0** professional designation(s).

No information reported.

Only professional designations listed in Question 8 of the Form U4 will appear in this section if the appropriate box is checked and verified by the issuing organization at the time of the filing. Learn more about eligible designations at [IARD](#) and [NASAA](#).



Registration & Employment History

PREVIOUSLY REGISTERED WITH THE FOLLOWING FIRMS

This representative held registrations with the following firms:

	Registration Dates	Firm Name	ID#	Branch Location
IA	12/19/2023 - 12/19/2024	IC ADVISORY SERVICES, INC.	CRD# 140190	MONTGOMERY, AL
B	12/18/2023 - 12/19/2024	THE INVESTMENT CENTER, INC.	CRD# 17839	MONTGOMERY, AL
IA	07/08/2020 - 12/20/2023	ONEAMERICA SECURITIES, INC.	CRD# 4173	Montgomery, AL
B	05/12/2020 - 12/20/2023	ONEAMERICA SECURITIES, INC.	CRD# 4173	Montgomery, AL
B	10/02/2019 - 02/02/2020	NYLIFE SECURITIES LLC	CRD# 5167	MONTGOMERY, AL

EMPLOYMENT HISTORY

Below is the representative's employment history for up to the last 10 years.

Employment Dates	Employer Name	Position	Investment Related	Employer Location
12/2024 - Present	Vanderbilt Financial Group	Registered Representative	Y	Woodbury, NY, United States
12/2023 - 12/2024	IC ADVISORY SERVICES, INC.	IAR	Y	MONTGOMERY, AL, United States
12/2023 - 12/2024	THE INVESTMENT CENTER, INC.	REG REP	Y	MONTGOMERY, AL, United States
05/2020 - 12/2023	OneAmerica Securities	Registered Rep	Y	Montgomery, AL, United States
01/2020 - 12/2023	American United Life	Agent	Y	Montgomery, AL, United States
09/2018 - 01/2020	NYLIFE Securities LLC	Registered Representative	Y	Montgomery, AL, United States
06/2018 - 01/2020	New York Life Insurance Co	Agent	Y	Montgomery, AL, United States
12/2015 - 06/2018	Sage Legacy Counsel	Legacy Coordinator	N	Montgomery, AL, United States



Registration & Employment History



OTHER BUSINESS ACTIVITIES

This section includes information, if any, as provided by the representative regarding other business activities the representative is currently engaged in either as a proprietor, partner, officer, director, employee, trustee, agent, or otherwise. This section does not include non-investment related activity that is exclusively charitable, civic, religious, or fraternal and is recognized as tax exempt.

1. DBA - THE LONGEVITY FINANCIAL GROUP, LLC. OWNER/AGENT - CONDUCT FIXED INSURANCE SALES UNDER THIS BUSINESS OR THROUGH IMO, OR DIRECTLY APPOINTED WITH SPECIFIC INSURANCE. TIME DEVOTED 41-60%. ANNUAL INCOME 41-60%. DATE ESTABLISHED 01/09/2020.
2. THE LONGEVITY FIRM, LLC. OWNER - WILL CONSULT WITH BUSINESSES ON HOW TO INCREASE THEIR VALUE TO PREPARE FOR EXITING THEIR BUSINESS/PERFORM BUSINESS VALUATIONS. TIME DEVOTED 21-40%. ANNUAL INCOME 21-40%. DATE ESTABLISHED 06/27/2022.
3. BOSS LADY INVESTMENTS, LLC. OWNER - WILL MANAGE THE PROPERTIES IF AND WHEN THEY ARE PURCHASED. TIME DEVOTED 1-20%. ANNUAL INCOME 1-20%. DATE ESTABLISHED 09/28/2017.
4. WINN GRUBBS, LLC. OWNER - WILL MANAGE THE BUILDING AND RENTERS OF THE OFFICE SPACE. TIME DEVOTED 20%. ANNUAL INCOME 1-20%. DATE ESTABLISHED 08/01/2021.
5. AUTHOR/SPEAKER/MENTOR. PUBLISHED AUTHOR WITH BOOK SOLD ON AMAZON AND ANYWHERE BOOKS ARE SOLD. I OCCASSIONALLY WILL SPEAK OR PERFORM NON-PROFIT WORK WITH/FOR TEEN GIRLS. TIME DEVOTED 1-20%. ANNUAL INCOME 1-20%. DATE ESTABLISHED 03/01/2017.



Disclosure Summary

Disclosure Information

What you should know about reported disclosure events:

(1) Certain thresholds must be met before an event is reported to IARD, for example:

- A law enforcement agency must file formal charges before an Investment Adviser Representative is required to report a particular criminal event.;
- A customer dispute must involve allegations that an Investment Adviser Representative engaged in activity that violates certain rules or conduct governing the industry and that the activity resulted in damages of at least \$5,000.

(2) Disclosure events in IAPD reports come from different sources:

As mentioned in the "About IAPD" section on page 1 of this report, information contained in IAPD comes from Investment Adviser Representatives, firms and regulators. When more than one of these sources reports information for the same disclosure event, all versions of the event will appear in the IAPD report. The different versions will be separated by a solid line with the reporting source labeled.

(3) There are different statuses and dispositions for disclosure events:

- A disclosure event may have a status of *pending*, *on appeal*, or *final*.
 - A "pending" disclosure event involves allegations that have not been proven or formally adjudicated.
 - A disclosure event that is "on appeal" involves allegations that have been adjudicated but are currently being appealed.
 - A "final" disclosure event has been concluded and its resolution is not subject to change.
- A final disclosure event generally has a disposition of *adjudicated*, *settled* or *otherwise resolved*.
 - An "adjudicated" matter includes a disposition by (1) a court of law in a criminal or civil matter, or (2) an administrative panel in an action brought by a regulator that is contested by the party charged with some alleged wrongdoing.
 - A "settled" matter generally represents a disposition wherein the parties involved in a dispute reach an agreement to resolve the matter. Please note that Investment Adviser Representatives and firms may choose to settle customer disputes or regulatory matters for business or other reasons.
 - A "resolved" matter usually includes a disposition wherein no payment is made to the customer or there is no finding of wrongdoing on the part of the Investment Adviser Representative. Such matters generally involve customer disputes.

(4) You may wish to contact the Investment Adviser Representatives to obtain further information regarding any of the disclosure events contained in this IAPD report.



DISCLOSURE EVENT DETAILS

When evaluating this information, please keep in mind that some items may involve pending actions or allegations that may be contested and have not been resolved or proven. The event may, in the end, be withdrawn, dismissed, resolved in favor of the Investment Adviser Representative, or concluded through a negotiated settlement with no admission or finding of wrongdoing.

This report provides the information exactly as it was reported to the Investment Adviser Registration Depository. Some of the specific data fields contained in the report may be blank if the information was not provided.

The following types of events are disclosed about this representative:

Type	Count
Termination	1
Judgment/Lien	2

Termination

This disclosure event involves a situation where the Investment Adviser Representative voluntarily resigned, was discharged or was permitted to resign after allegations were made that accused the Investment Adviser Representative of violating investment-related statutes, regulations, rules or industry standards of conduct; fraud or the wrongful taking of property; or failure to supervise in connection with investment-related statutes, regulations, rules or industry standards of conduct.

Disclosure 1 of 1

Reporting Source: Firm

Firm Name: NYLIFE SECURITIES LLC

Termination Type: Permitted to Resign

Termination Date: 01/03/2020

Allegations: Ms. Grubbs was permitted to resign after a review of her business practices raised a number of concerns regarding the quality of her business including, but not limited to, unsuitable transactions, underwriting inconsistencies and violations of company policies.

Product Type: Annuity-Fixed Insurance

.....

Reporting Source: Individual

Firm Name: NYLIFE SECURITIES LLC

Termination Type: Permitted to Resign

Termination Date: 01/03/2020

Allegations: Ms. Grubbs was permitted to resign after a review of her business practices raised a number of concerns regarding the quality of her business including, but not limited to, unsuitable transactions, underwriting inconsistencies and violations of company policies.

Product Type: Annuity-Fixed



Judgment/Lien

This disclosure event involves an unsatisfied and outstanding judgment or lien against the Investment Adviser Representative.

Disclosure 1 of 2

Reporting Source:	Individual
Judgment/Lien Holder:	State Of Alabama
Judgment/Lien Amount:	\$9,427.48
Judgment/Lien Type:	Tax
Date Filed with Court:	12/08/2025
Date Individual Learned:	01/07/2026
Type of Court:	State Court
Name of Court:	Montgomery County
Location of Court:	Montgomery, Alabama
Docket/Case #:	638926336
Judgment/Lien Outstanding?	Yes

Disclosure 2 of 2

Reporting Source:	Individual
Judgment/Lien Holder:	IRS
Judgment/Lien Amount:	\$130,643.25
Judgment/Lien Type:	Tax
Date Filed with Court:	10/08/2025
Date Individual Learned:	12/08/2025
Type of Court:	State Court
Name of Court:	Montgomery Circuit Court
Location of Court:	Montgomery, AL
Docket/Case #:	BK2025PG4150
Judgment/Lien Outstanding?	Yes



End of Report

This page is intentionally left blank.