

This Instrument prepared by:
Joshua M. Farber, Esquire
Clark Hill PLC
One Oxford Centre
301 Grant Street, 14th Floor
Pittsburgh, PA 15219
(412) 394-7720

20190212000044470
02/12/2019 11:17:43 AM
QCDEED 1/3

The following information is offered in lieu of submitting an RT-1 Real Estate Sales Validation Form pursuant to Section 40-22-1 of the Code of Alabama (1975):

RECORDING USE ONLY

Grantor's Name/Mailing Address:
Maxim Crane Works, L.P.
1225 Washington Pike
Bridgeville, PA 15017

Grantee's Name/Mailing Address:
APG Industrial Alabaster, LLC
470 Norristown Road, Suite 100
Blue Bell, PA 19428

Property address: 1995 Fulton
Springs Road, Alabaster, AL
35007

Date of sale: 02/___/2019
Purchase price: \$1.00

The purchase price or actual value claimed in this instrument can be verified in the following documentary evidence:

___ Bill of Sale ___ Sales Contract ___ Closing Statement ___ Appraisal X Other

QUITCLAIM DEED

STATE OF ALABAMA)
 ;
SHELBY COUNTY)

KNOW ALL PERSONS BY THESE PRESENTS, that **Maxim Crane Works, L.P., a Pennsylvania limited partnership** (the "Grantor"), for and in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, does hereby remise, release, and forever quitclaim to **APG Industrial Alabaster, LLC, a Delaware limited liability company** (the "Grantee"), the real property situated in Shelby County, Alabama, described as follows (the "Property"):

All that certain lot or parcel of land situate in the County of Shelby, State of Alabama, and being more particularly described as follows:

Commence at the Southeast corner of Section 12, Township 21 South, Range 3 West; thence run West along the South line of said Section S 89°05'00" W 840.2 feet to a point; thence run N 25°25'00" W 343.79 feet to a point in Fulton Springs Road;

thence run on a chord line N 31°44'11" E 358.12' feet to a point In said Road; thence leaving said Road run N 74°05'47" W 40.0' to a point on the West right-of-way margin of said Road; thence leaving said right-of-way margin run N 74°05'47" W 73.75 feet to a point; thence run N 8°51'39" E 141.04 feet to a point; thence run S 82°53'52" E 6.25 feet to a point, the point of beginning for the property herein described; thence run N 9°55'47" E 60.07 feet to a point; thence run S 84°22'35" E 79.27 feet to a point on the West right-of-way margin of Fulton Springs Road; thence run along said right-of-way margin S 9°16'36" W 62.09 feet to a point; Thence run N 82°53'52" W 79.84 feet back to the point of beginning, containing 0.11 Acres more or less.

Source of title: Instrument No. 2019012000026830, as recorded in the Office of the Judge of Probate of Shelby County, Alabama.

THE PURPOSE of this Quitclaim Deed is to include the foregoing property with the property previously conveyed by grantor to Grantee by Special Warranty Deed recorded as Instrument No. 2019 0102, 000000970.

TO HAVE AND TO HOLD the Property, together with all the rights, tenements, hereditaments and appurtenances thereto belonging or in any way appertaining, unto Grantee, its successors and assigns forever.

Grantor attests, to the best of its knowledge and belief, that the information submitted in the legend at the beginning of this Deed in lieu of the RT-1 Real Estate Sales Validation Form is true and accurate, and Grantor understands that any false statements contained in such information may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1(h).

Exempt under provisions of Section 40-22-1(b)(2), Property Tax Code.

[Remainder of Page Left Intentionally Blank; Signature Follows on Next Page]

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed under seal on or as of the 7th day of February, 2019.

MAXIM CRANE WORKS, L.P.

By: Maxim Crane Works, LLC
Its: General Partner

By: [Signature]
Name: Don E. Goebel
Title: Vice President and General Counsel

STATE OF Pennsylvania)
Allegheny COUNTY)

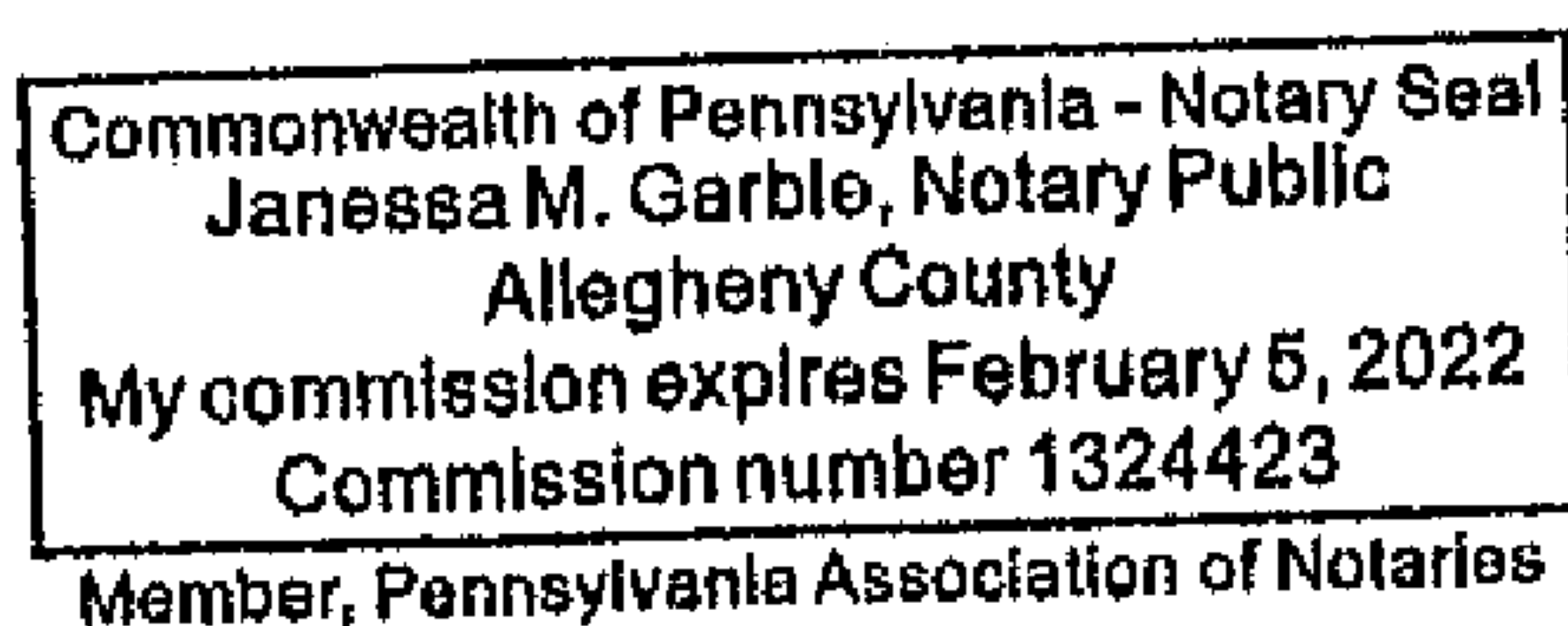
I, the undersigned, a notary public in and for said county in said state, hereby certify that Don E. Goebel, whose name as VP & GC of Maxim Crane Works, LLC, the General Partner of Maxim Crane Works, L.P., a Pennsylvania limited partnership, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he or she, as such VP & GC and with full authority, executed the same voluntarily for and as the act of said limited liability company, acting in its capacity as General Partner of said limited partnership for and as the act of said partnership.

Given under my hand and official seal this 7 day of February, 2019.

[Signature]
Notary Public

[NOTARIAL SEAL]

My commission expires: February 5, 2022



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
02/12/2019 11:17:43 AM
\$22.00 CHARITY
20190212000044470

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Alli S. Beyl