

This instrument was prepared by

(Name).....

(Address).....

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Four Thousand and no/100 Dollars -----
and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,

Hugh M. Sims, Jr., a divorced man

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Alloy Cast Products, Inc.

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Commence at the northwest corner of Section 26, Township 21 South, Range 1 West, and
run south 1 deg. 44 min. east along the west boundary of said section a distance of
849.41 feet to a point; thence turn an angle of 124 deg. 26 min. to the left and run
north 54 deg. 07 min. east a distance of 825.60 feet to the west line of a 50 ft.
easement; thence continue north 54 deg. 07 min. east a distance of 60.62 feet to the
northeast corner of said 50 ft. easement; thence turn an angle of 124 deg. 09 min.
to the right and run south 1 deg. 27 min. east a distance of 80 feet more or less
to the south line of highway right-of-way line to the point of beginning of the lot
being herein described and conveyed; thence North 54 deg. 07 min. East along said
South right of way line 183 feet; thence turn a 90 deg. angle to the right and run
southerly to the North right of way line of the Southern Railway; thence along said
railroad right of way to the West line of proposed road thence North along the right
of way of said dirt road 258.28 ft. to the point of beginning.

U.C.C. FILE NUMBER OR
REC. EX. 2 PAGE AS SHOWN ABOVE
Deed Tax 4.00
SEP 10 AM 10:35
NOTARY PUBLIC
NOTARY PUBLIC
NOTARY PUBLIC

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the 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 noted 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 persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 5th
day of September, 1969.

(Seal)

Hugh M. Sims, Jr.
(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Martha B. Joiner, a Notary Public in and for said County, in said State,
hereby certify that Hugh M. Sims, Jr.,
whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me
on this 5th day, that, being informed of the contents of the conveyance he executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 5th day of September, A. D., 1969.

Martha B. Joiner
Notary Public.

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