

#250,000

**Mail Tax Notice To:**

United States Steel Corporation  
Tax Division - Room 1381  
600 Grant Street  
Pittsburgh, Pennsylvania 15219

**This instrument was prepared by and  
upon recording should be returned to:**

Michael M. Partain, Esq., General Attorney  
United States Steel Corporation  
Law Department - Fairfield Office  
P. O. Box 599 - Suite 192  
Fairfield, Alabama 35064

**STATE OF ALABAMA        )  
COUNTY OF SHELBY        )**

**SPECIAL WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS** that, in consideration of One Hundred Dollars (\$100.00) to the undersigned Grantor, **SHELBY INVESTMENTS, LLC**, a Georgia limited liability company, in hand paid by the Grantee herein, the receipt whereof is acknowledged (herein referred to as "Grantor"), does hereby grant, bargain, sell, and convey unto **UNITED STATES STEEL CORPORATION**, a Delaware corporation (herein referred to as "Grantee"), the real estate being situated in the West 1/2 of the Southwest 1/4 of Section 17, Township 21 South, Range 4 West of the Huntsville Principal Meridian, Shelby County, Alabama, and depicted on map marked **EXHIBIT A** and more particularly described on **EXHIBIT B** attached hereto and made a part hereof (the "Property").

**TO HAVE AND TO HOLD** to the Grantee, its successors and assigns, forever.

Grantor does hereby covenant that the Grantor is lawfully seized and possessed of the Property and has the right and lawful authority to sell and convey the Property. The Grantor does hereby warrant the title to the Property, and will defend the same against the lawful claims of all persons claiming by, through, or under Grantor and that the Property is free and clear of all encumbrances except for the Permitted Encumbrances set forth in **EXHIBIT C** attached hereto and made a part hereof, against which Grantor shall not defend.

(Remainder of page intentionally left blank. See following page for signatures.)



20101130000399770 1/7 \$280.00  
Shelby Cnty Judge of Probate, AL  
11/30/2010 09:08:22 AM FILED/CERT

Shelby County, AL 11/30/2010  
State of Alabama  
Deed Tax: \$250.00

IN WITNESS WHEREOF, the Grantor has caused these presents to be executed in its name and behalf by its duly authorized officer or representative on this the 29 day of November, 2010.

GRANTOR:

SHELBY INVESTMENTS, LLC

By: [Signature]

Its: Manager

STATE OF ALABAMA )

COUNTY OF Jefferson )

I, William L. Cumpton Jr., a Notary Public in and for said County, in said State, hereby certify that Terin Webster, whose name as managing member of SHELBY INVESTMENTS, LLC, a Georgia limited liability company, 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, in such capacity and with full authority, executed the same voluntarily for and as the act of said limited liability company.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 29th day of Nov, 2010.

William L. Cumpton Jr.  
Notary Public

[SEAL]

My Commission Expires: 08/13/12



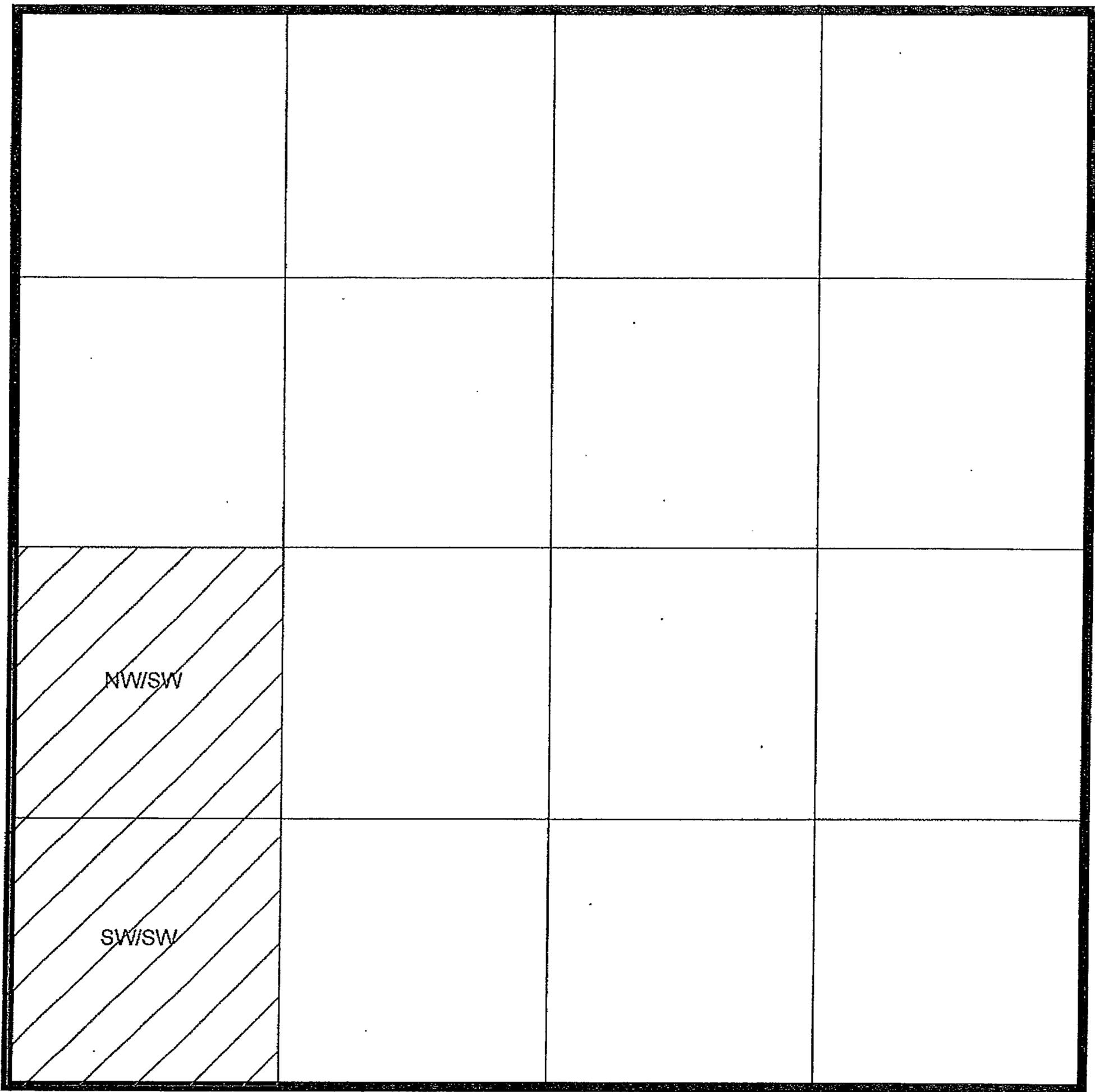
20101130000399770 2/7 \$280.00  
Shelby Cnty Judge of Probate, AL  
11/30/2010 09:08:22 AM FILED/CERT

**Exhibit A**

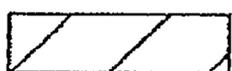
**Map of the Property**

**(see attachment)**

  
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Section 17, Township 21 South, Range 4 West, Shelby County



Property



0

1/4 mile



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**Exhibit B**

**Legal Description of the Property**

The West 1/2 of the Southwest 1/4 of Section 17, Township 21 South, Range 4 West of the Huntsville Meridian, Shelby County, Alabama. Containing 80.0 acres, more or less.

  
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**Exhibit C**

  
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**Permitted Encumbrances**

1. Property taxes owing on the Property that are not yet due and payable.
2. Government actions, including zoning restrictions and building and use restrictions, including variances.
3. All matters which a current and accurate survey or a physical inspection of the Property would reveal.
4. All easements, covenants, conditions, licenses, rights of way, and restrictions affecting the Property recorded in the Probate Office of Shelby County, Alabama (other than judgments, mortgages, and other monetary liens).
5. All riparian rights, including rights of federal or state government in all navigable waters on or abutting the Property (including rights between the high and low tide lines).
6. All easements, leases, licenses, rail track, utility lines, and similar equipment affecting the Property, whether or not of record.
7. Subject to terms, conditions, rights, rights of others, set forth in deed from Kimberly Clark Corporation to Kimberly Clark Worldwide Inc. recorded at Instrument #1997-02004.
8. Subject to terms conditions, limitations, reservations, exclusions, rights and all other obligations or reservations set forth in deed from U S Alliance Coosa Pines to Cahaba Forests, LLC, recorded at Instrument #2000-04451 and corrected at Instrument #2001-21744.
9. Mineral rights reservation set forth in deed from U. S. Alliance Coosa Pines to Cahaba Forests, LLC recorded at Instrument #2000-04451 and corrected at Instrument #2001-21744.
10. Subject to terms conditions, limitations, reservations, exclusions, rights and all other obligations or reservations set forth in deed from Cahaba Forests, LLC, to Shelby Investments, LLC recorded at 20081215000466260.
11. All riparian rights, including rights of federal or state government in all navigable waters on or abutting the Property (including rights between the high and low tide lines).
12. Access for purposes of ingress and egress to and from individual tracts or parcels may be limited or denied. Access for purposes of the final policy is not insured, unless tracts abut public rights of way and access will be limited along those roadways.
13. That certain Timber Purchase and Cutting Agreement [134,606.27 acres] dated September 29, 2003 by and between United States Steel Corporation and U.S. Steel Timber Company LLC recorded in the Office of the Probate Court in Shelby County as Instrument #20031118000759420 Page 1/140, as amended by First Amendment of Timber Purchase and Cutting Agreement [134,606.27 acres] dated December 30, 2003 and recorded in the Office of the Probate Court in Shelby County as Instrument #20040102000003830. Grant, Assignment and Assumption

Agreement (Timber Purchase and Cutting Agreement – 134,606.27 Acres) dated December 30, 2003 by and between U.S. Steel Timber Company LLC and TC & I Timber Company, LLC affecting the instrument identified (A) above and recorded in the Office of the Probate court in Shelby County as Instrument #20040102000003840 and Grant, Assignment and Assumption Agreement (Timber Purchase and Cutting Agreement – 134,606.27 Acres) to SWF Birmingham, LLC recorded in Instrument 20050815000416840; Instrument 2005-392060; and 2009-268940 and amended by Instrument recorded at 20101130000399760



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