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Shelby Cnty Judge of Probate, AL  
09/28/2012 02:29:40 PM FILED/CERT

STATE OF ALABAMA     )  
                                  )  
                                  )  
SHELBY COUNTY         )

**NOTE TO PROBATE COURT:** The entire purchase price hereof is being paid with the proceeds of a loan secured by a mortgage recorded simultaneously herewith.

**STATUTORY WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS**, that for and in consideration of the sum of Five Hundred Fifty Thousand and no/100 Dollars (\$550,000.00) and other good and valuable consideration to the undersigned Grantor, in hand paid by the below-named Grantee, the receipt of which is hereby acknowledged, **David H. Young Associates**, a Pennsylvania general partnership (hereinafter referred to as the "Grantor"), does by these presents grant, bargain, sell, and convey all of its right, title, and interest unto **Vulcan Panel Products, LLC**, an Alabama limited liability company (hereinafter referred to as the "Grantee"), in and to the following described real estate situated in Shelby County, Alabama, to-wit:

See Exhibit A attached hereto and made a part hereof (the "Property")

This conveyance is made subject to the following:

1. A lien for real estate taxes which are not yet due and payable.
2. Title to all minerals within and underlying the Property, together with all mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Deed Book 336, Page 438 in the Probate Office of Shelby County, Alabama.
3. Restrictions and covenants appearing of record in Instrument #1998-15988 in the Probate Office of Shelby County, Alabama.

The Grantor hereby covenants and agrees with Grantee and its successors and assigns, that the Grantor and its successors and assigns, will warrant and defend the above described Property against the lawful claims (unless otherwise noted above) of all persons claiming by, through, or under the Grantor, but not further or otherwise.

**TO HAVE AND TO HOLD** to the said Grantee and to Grantee's successors and assigns forever.

- Remainder of page intentionally left blank -

IN WITNESS WHEREOF, the said Grantor has caused this instrument to be executed this the 27<sup>th</sup> day of September, 2012.

David H. Young Associates

By: [Signature]  
Name: DAVID G. YOUNG  
Title: GENERAL PARTNER

STATE OF FLORIDA )  
CLAY COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that DAVID G. YOUNG, whose name as the GENERAL PARTNER of David H. Young Associates, a Pennsylvania general 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 the instrument, s/he, as such GENERAL PARTNER and with full authority, executed the same voluntarily for and as the act of said general partnership.

Given under my hand this 24<sup>th</sup> day of SEPTEMBER, 2012.

[Signature]  
Notary Public  
My Commission Expires: July 21, 2016

THIS INSTRUMENT PREPARED BY:  
James E. Vann  
Sirote & Permutt, P.C.  
2311 Highland Avenue South  
Birmingham, AL 35205



GARY L. JOHNSON  
MY COMMISSION # EE 183391  
EXPIRES: July 21, 2016  
Bonded Thru Budget Notary Services

Send Tax Notice to:  
Vulcan Panel Products, LLC  
7445 Highway 51  
Sterret, Alabama 35147

EXHIBIT A

Legal Description

Lot 1, according to the Muller Commercial Park Survey, as recorded in Map Book 23, Page 164, in the Probate Office of Shelby County, Alabama.



**Real Estate Sales Validation Form**

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name: David H. Young Associates  
c/o Pierce Hardy Limited  
Partnership  
1019 Route 519, Building 5  
Eighty Four, Pennsylvania 15330

Grantee's Name: Vulcan Panel Products, LLC  
7445 Highway 51  
Sterret, Alabama 35147

Property Address: 7445 Highway 51  
Sterret, Alabama 35147

Date of Sale: \_\_\_\_\_  
Total Purchase Price \$550,000.00

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one)  
(Recordation of documentary evidence is not required)

Bill of Sale                       Appraisal  
 Sales Contract                       Other \_\_\_\_\_  
 Closing Statement

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

**Instructions**

Grantor's name and mailing address – provide the name of the person or persons conveying interest to property and their current mailing address.

Grantee's name and mailing address – provide the name of the person or persons to whom interest to property is being conveyed.

Property address – the physical address of the property being conveyed, if available

Date of Sale – the date on which interest to the property was conveyed.

Total purchase price – the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.

Actual value- if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licenses appraiser or the assessor's current market value.

If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-2 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-2 (h).

Date 9/27/12

GRANTEE:

Vulcan Panel Products, LLC

By: Philip J. Smith  
Name: PHILIP J. SMITH  
Title: MANAGER

Form RT-1