

Upon recording return this instrument to:

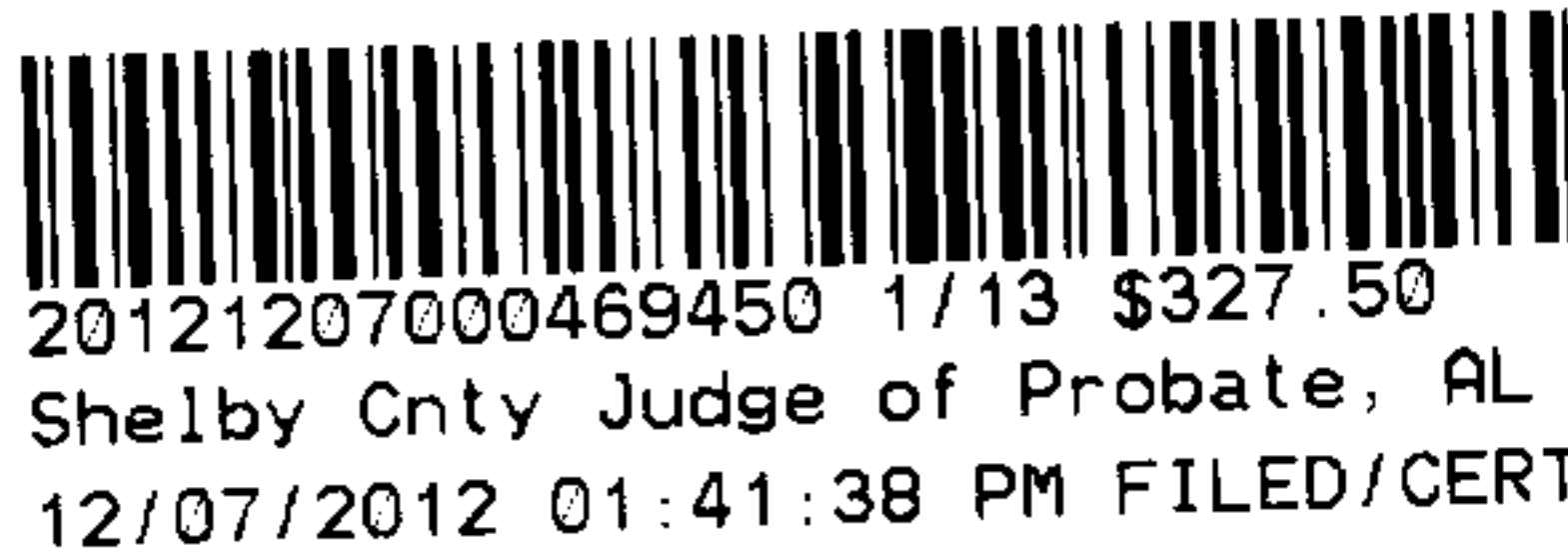
Taco Minerals, LLC
1669 Mission Hills Road
Alabaster, Alabama 35007
Attention: Mr. John McNab

This instrument was prepared by:

Michael M. Partain, Esq., General Attorney
United States Steel Corporation
Law Department - Hoover Office
610 Preserve Parkway - Suite 200
Hoover, Alabama 35226

Mail tax notice to:

Taco Minerals, LLC
1669 Mission Hills Road
Alabaster, Alabama 35007
Attention: Mr. John McNab



STATE OF ALABAMA)
COUNTY OF SHELBY)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that, for and in consideration of One Hundred Dollars (\$100) and other valuable considerations paid to **UNITED STATES STEEL CORPORATION**, a Delaware corporation (hereinafter referred to as “Grantor”), by **TACOA MINERALS, LLC**, an Alabama limited liability company (hereinafter referred to as “Grantee”), the receipt and sufficiency of which is acknowledged, Grantor does hereby grant, bargain, sell, and convey unto Grantee a parcel of land, **MINERALS AND MINING RIGHTS EXCEPTED**, situated in Sections 20, 21, 28, and 29, Township 21 South, Range 4 West of the Huntsville Principal Meridian, Shelby County, Alabama, the location of said land being depicted on the map labeled **EXHIBIT A** and more particularly described on **EXHIBIT B**, attached hereto and made a part hereof (the “Property”).

RESERVING AND EXCEPTING unto Grantor, and its successors and assigns, an “Overriding Actual Production Royalty” that shall be paid to Grantor, when due and without demand by Grantor, for each ton of two thousand (2,000.0) pounds of coal mined from the Property by surface mining methods and sold by Grantee, its agents or assigns, to Bona Fide Purchasers. The Overriding Actual Production Royalty shall in the amount of be four and 50/100 percent (4.50%) of the Gross Sales Price of such coal, all f.o.b. the Loading Point. For the purposes of this reservation of royalty interest, highwall mining and auger mining are not considered a surface mining method and are not be subject to the Overriding Actual Production Royalty under this reservation. Capitalized terms used herein and additional terms and conditions of the Overriding Actual Production Royalty are set forth on **EXHIBIT C**, attached hereto and made a part hereof.

This conveyance is made upon the covenant and condition that no right of action for damages on account of injuries to the Property herein conveyed or to any buildings, improvements, structures, pipelines, or other sources of water supply now or hereafter located upon the Property, or to any owners or occupants or other persons in or upon the Property, resulting from sinkholes or other defects of the surface or subsurface of any nature affecting the Property or resulting from past mining and/or gas or oil

producing operations of Grantor, or its assigns, licensees, Grantees, or contractors, or resulting from past blasting, dewatering, or the past removal of coal, iron ore, gas, oil, methane, hydrocarbons, occluded natural gas, coal bed methane gas, gob gas, limestone and all other minerals and non-mineral substances, including water associated with the production of coal bed methane gas, or coal seam or other roof supports by Grantor, or its assigns, licensees, Grantees, or contractors, whether said past mining and/or gas or oil producing operations be in the Property or other lands, shall ever accrue to or be asserted by Grantee or by Grantee's successors in title, this conveyance being made expressly subject to all such injuries, either past or future, and this condition shall constitute a covenant running with the land as against Grantee and all successors in title.

By acceptance of this deed and as a condition of the conveyance hereunder, Grantee acknowledges and agrees that the physical and environmental condition of the Property conveyed hereunder has been inspected by Grantee or its duly authorized agent and that the Property is purchased by Grantee as a result of such inspection and not upon any agreement, representation, or warranty made by Grantor. Furthermore Grantee, and on behalf of its successors and assigns, agrees to accept the Property in its **"AS IS, WHERE IS, WITH ALL FAULTS"** condition, including any physical and environmental conditions; to release Grantor from any and all liabilities under CERCLA, RCRA, or the HMTA, or any other local, state, or federal laws, rules, regulations, or ordinances; and to *indemnify, defend, and hold Grantor harmless from and against* any cost, fine, penalty, or other liability relating to the physical and environmental condition of the Property. It is the express intention of the parties that this assumption, release, and indemnity run with the land and shall be binding upon Grantee, its successors and assigns and all successors in title. (For the purpose of this provision, "CERCLA" shall mean and refer to the Comprehensive Environmental Response Compensation and Liability Act of 1980, 42 U.S.C. §9601, *et seq.*, as amended; "RCRA" shall mean and refer to the Resource Conservation and Recovery Act, 42 U.S.C. §6901, *et seq.*, as amended; and "HMTA" shall mean and refer to the Hazardous Materials Transportation Act, 49 U.S.C. §5102, *et seq.*, as amended.)

No private right of action shall accrue with respect to the physical or environmental condition of the Property to any subsequent purchaser of the Property, whether by foreclosure or otherwise, due solely to the taking of title to the Property and, by taking such title, any such purchaser does thereby waive any and all right or claim against Grantor, Grantee, or their successors and assigns or any of them, for any costs, loss, damage, or liability such purchaser or its successors and assigns may incur as a result of the physical or environmental condition of the Property or the need or desirability to do any removal, corrective, or remediation work including, but not limited to, in connection with hazardous substances or waste pursuant to the Comprehensive Environmental Response, Compensation, and Liability Act, as amended, the Resources Conservation and Recovery Act, as amended, and all regulations thereunder or any similar laws or regulations enacted by the United States of America or the State of Alabama, or any agency or instrumentality of either.

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 D** attached hereto and by this reference made a part hereof, against which Grantor shall not defend.

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

IN WITNESS WHEREOF, Grantor has caused these presents to be executed in its name and behalf and its seal to be hereunto affixed and attested by its officers or representatives thereunto duly authorized this, the 10th day of October, 2012.

ATTEST:

UNITED STATES STEEL CORPORATION

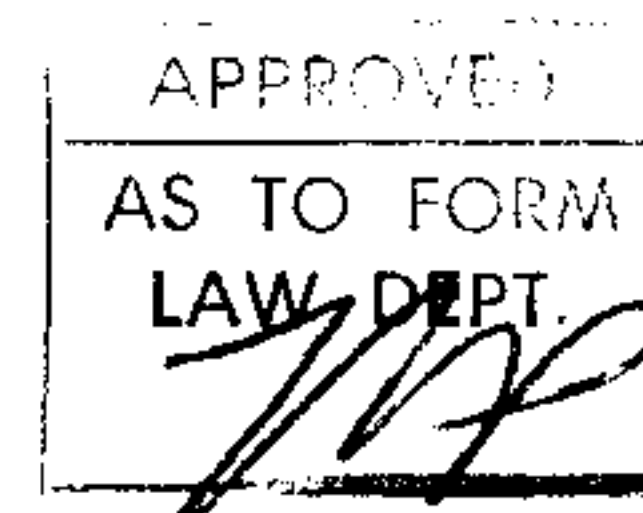
By: Michael Hart

Title: Assistant Secretary

By: [Signature]

Title: President

USS Real Estate, a division of
United States Steel Corporation

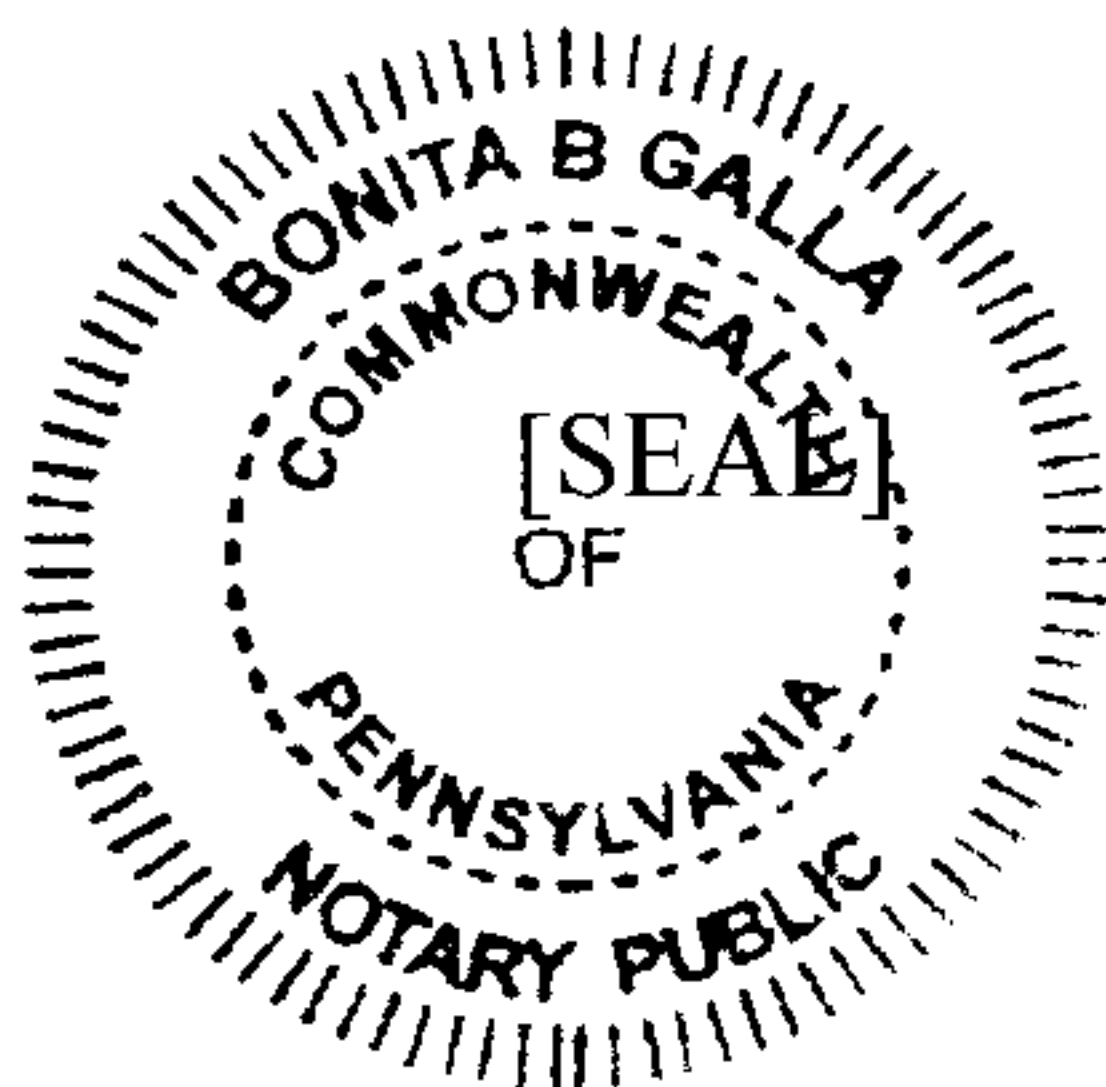


STATE OF Pennsylvania

COUNTY OF Allegheny

I, _____, a Notary Public in and for said County, in said State, hereby certify that George A. Manos, whose name as President of USS Real Estate, a division of United States Steel Corporation, a Delaware corporation, 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 corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this, the 9th day of October, 2012.



Bonita B. Galla
Notary Public

My Commission Expires: April 13 2014

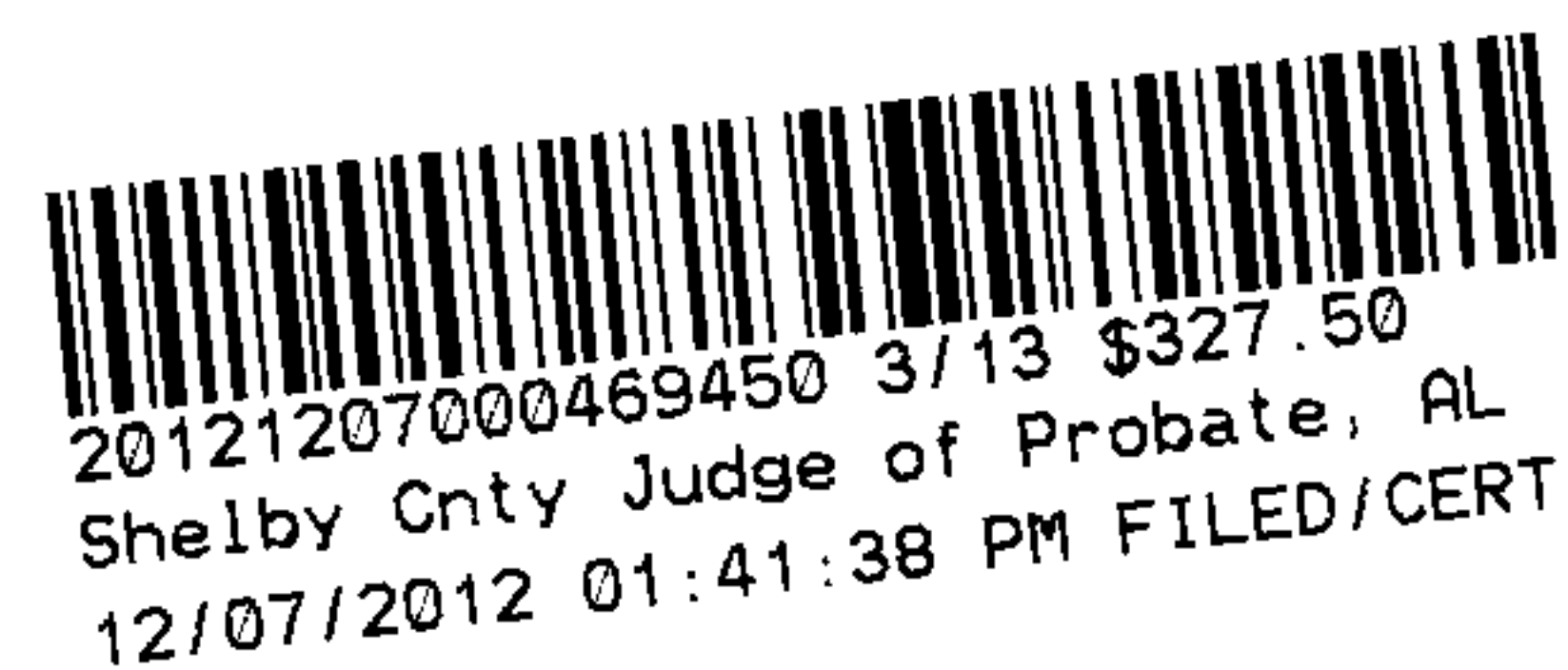
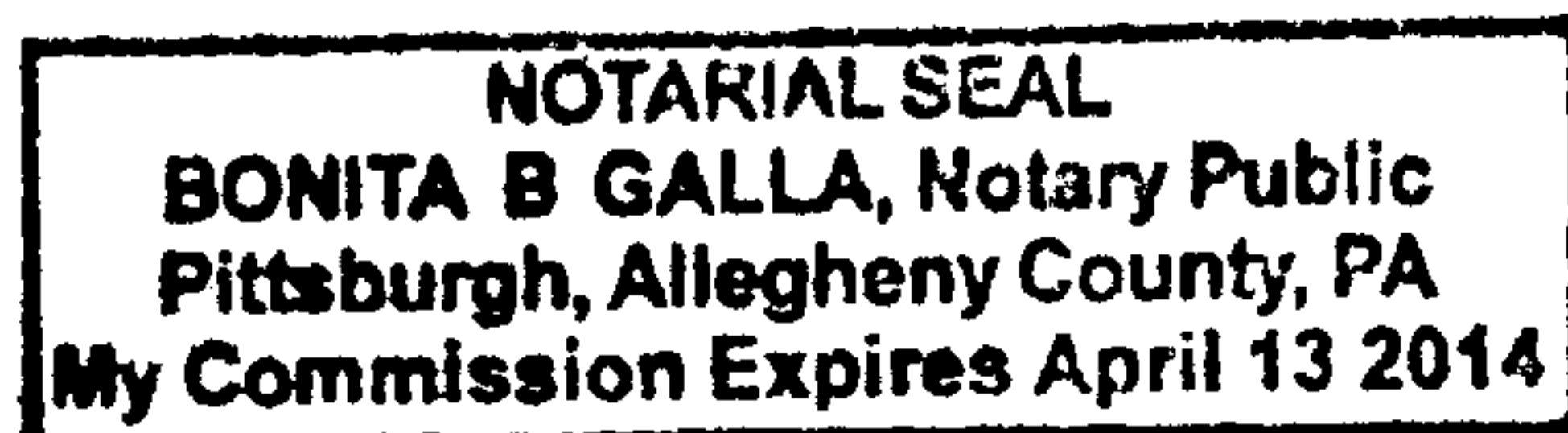


EXHIBIT A
Map of the Property
(see attachment)


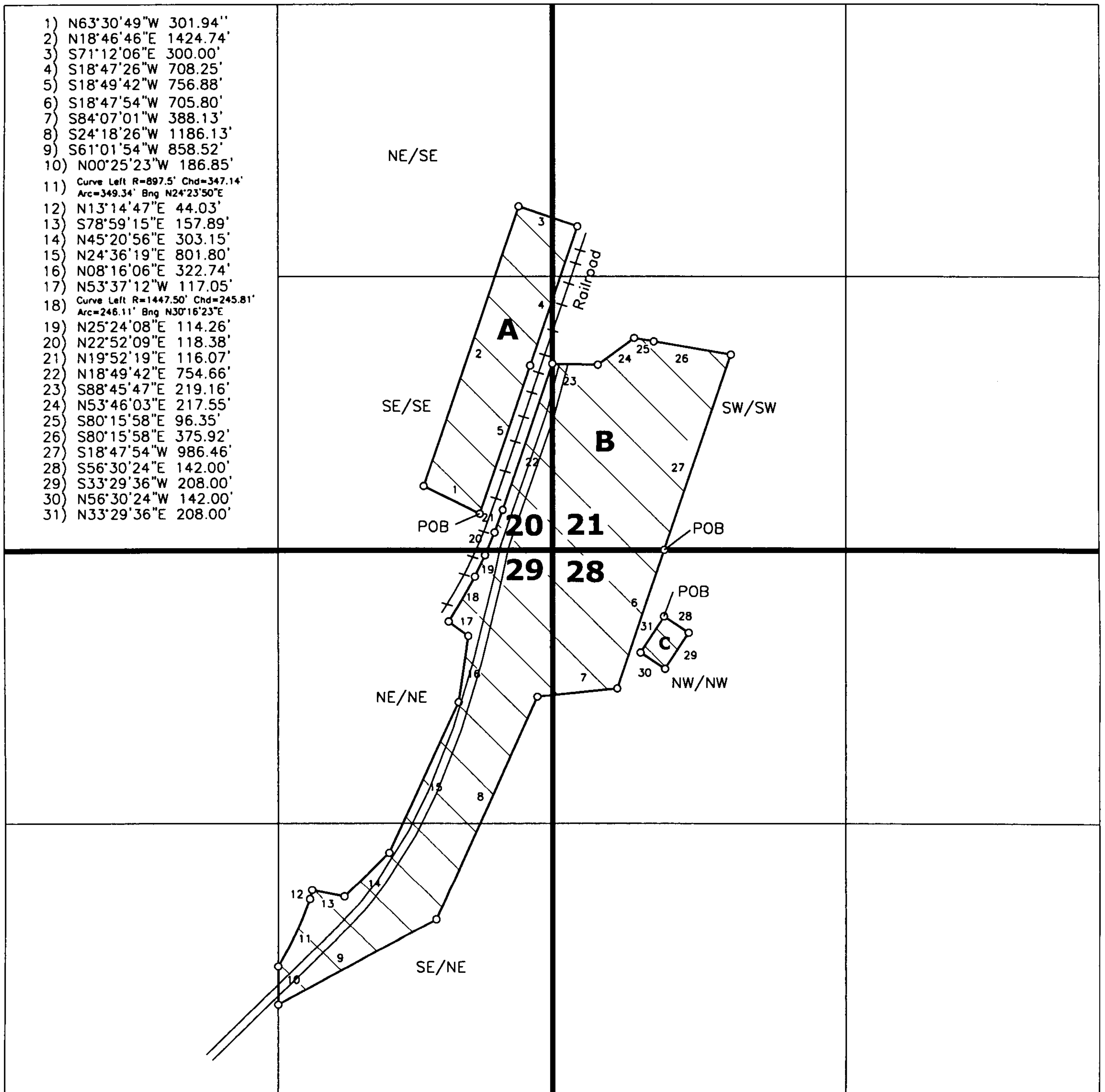
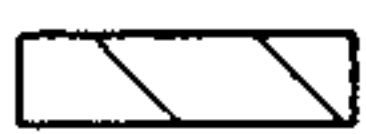
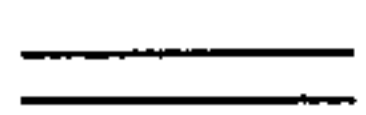

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Shelby Cnty Judge of Probate, AL
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Exhibit A



Sections 20, 21, 28, & 29, Township 21 South, Range 4 West, Shelby County, Alabama

 The Property
 Shelby County Road # 270



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 Shelby Cnty Judge of Probate, AL
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EXHIBIT B


Legal Description of the Property

Tract A

A parcel of property located in the E ½ of the SE ¼ of Section 20, and the W ½ of the SW ¼ of Section 21, all in Township 21 South, Range 4 West, Shelby County, Alabama, described as follows: Commence at the SE corner of said Section 20 and run N 63°30' 49" W, along the North line of the South diagonal of the S ½ of the SE ¼ of the SE ¼ of said Section 20, 393.30 feet to the Westerly right of way line for the Norfolk Southern railroad track, said point being the **Point of Beginning** of the herein described property; thence continue N 63°30'49" W, along the North line of said South diagonal and also the Kodiak Mining Company LLC boundary line, 301.94 feet; thence leaving said Kodiak boundary and run N 18°46'46" E, 1424.74 feet; thence S 71°12'06" E, 300.00 feet to a number 5 capped rebar stamped USX PLS 14979 at the Westerly right of way line for the Norfolk Southern railroad track; thence S 18°47'26" W, along the Westerly right of way for said Norfolk Southern railroad track, 708.25 feet to a number 5 capped rebar stamped USX PLS 14979; thence S 18°49'42" W, along said railroad right of way, 756.88 to the **Point of Beginning**. Said described property contains 9.94 acres.

Tract B

A parcel of property located in the SE ¼ of the SE ¼ of Section 20, the SW ¼ of the SW ¼ of Section 21, the NW ¼ of the NW ¼ of Section 28, and the East ½ of the NE ¼ of Section 29, all in Township 21 South, Range 4 West, Shelby County, Alabama, described as follows: Commence at the NW corner of said Section 28 and run S 89°58' 00" E, along the North section line, 539.29 feet to the **Point of Beginning** of the herein described property; thence S 18°47'54" W, 705.80 feet; thence S 84°07'01" W, 388.13 feet; thence S 24°18'26" W, 1186.13 feet; thence S 61°01'54" W, 858.52 feet to the West line of the East ½ of the NE ¼ of said Section 29; thence N 0°25'23" W, along the West line of said East ½, 186.85 feet; thence run 349.34 feet, along the arc of a curve to the left, that ties into the Norfolk Southern railroad Easterly right of way line at the end of their railroad track, said curve has a radius of 897.50 feet, a chord bearing of N 24°23'50" E, and a chord distance of 347.14 feet; thence continue along said railroad right of way N 13°14'47" E, 44.03 feet to the property line for Kodiak Mining Company, LLC; thence run along said Kodiak Mining Company boundary these bearings and distances, S 78°59'15" E, 157.89 feet; thence N 45°20'56" E, 303.15 feet to a number 5 capped rebar stamped USX PLS 14979; thence N 24°36'19" E, 801.80 feet to a number 5 capped rebar stamped USX PLS 14979; thence N 8°16'06" E, 322.74 feet to a number 5 capped rebar stamped USX PLS 14979; thence N 53°37'12" W, 117.05 feet to the Easterly right of way for said Norfolk Southern railroad track; thence leaving said Kodiak boundary and run 246.11 feet, along the arc of a curve to the left for said railroad right of way, which has a radius of 1447.50, a chord bearing of N 30°16'23" E, and a chord distance of 245.81 feet; thence continue along said railroad right of way these bearings and distances, N 25°24'08" E, 114.26 feet; thence N 22°52'09" E, 118.38 feet; thence N 19°52'19" E, 116.07 feet; thence N 18°49'42" E, 754.66 feet to the property line for Kodiak Mining Company LLC; thence run along said Kodiak Mining Company boundary these bearings and distances, S 88°45'47" E, 219.16 feet; thence N 53°46'03" E, 217.55 feet to a number 5 capped rebar stamped USX PLS 14979; thence S 80°15'58" E, 96.35 feet to a number 5 capped rebar stamped USX PLS 14979; thence leaving said Kodiak boundary and run S 80°15'58" E, 375.92 feet; thence S 18°47'54" W, 986.46 feet to the **Point of Beginning**. Said described property contains 45.19 acres, less and except that part of Shelby County Road 270 right of way, that runs through said described property.


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Tract C

Part of the NW ¼ of the NW ¼ of Section 28, Township 21 South, Range 4 West, Shelby County, Alabama, described as follows: Commence at the NW corner of said Section 28 and run S 89°58' 00" E, along the North section line, 836.92 feet; thence S 0°02'00" W, 321.24 feet to the **Point of Beginning** of the herein described property; thence S 56°30'24" E, 142.00 feet; thence S 33°29'36" W, 208.00 feet; thence N 56°30'24" W, 142.00 feet; thence N 33°29'36" E, 208.00 feet to the **Point of Beginning**. Said described property contains 0.68 acres, less and except that part of Shelby County Road 260 right of way, that runs along the Easterly edge of said described property.

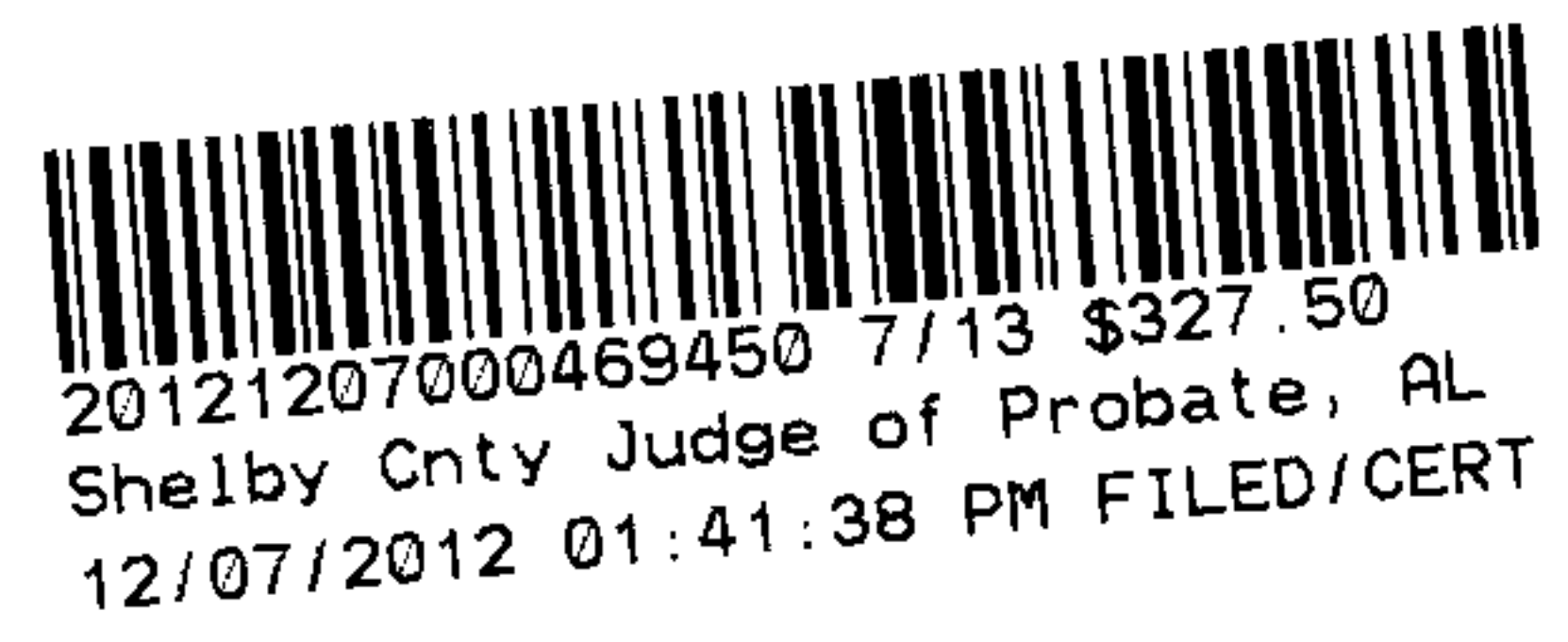


EXHIBIT C

Terms and Conditions of Overriding Actual Production Royalty

1. GROSS SALES PRICE

(a) For the purposes of reporting coal tonnages mined, shipped, and sold and for the calculation and payment of the Overriding Actual Production Royalty due Grantor, the term "Gross Sales Price", as used herein, shall mean the final and actual sales price at which any and all coal mined on the Property by surface mining methods, is sold in an arms'-length transaction to a Bona Fide Purchaser, f.o.b. the Loading Point, after final preparation and loading, plus any premium payments or minus any penalties received by the Grantee from the purchaser and/or final consumer of the coal.

(b) No deductions from said Gross Sales Price shall be made by Grantee, or recognized by Grantor, for any and all on-site or pre-Loading Point transportation charges, loading charges, handling charges, washing costs or charges, blending or preparation charges, or fees of any kind whatsoever, brokerage charges or fees, sales commissions, coal analysis charges or fees, sales tax, severance tax, license tax, privilege tax, occupational tax, advertising, credit losses or any other charges or fees of any description whatsoever. Except, however, in the case of such coal mined from the Property and sold to Bona Fide Purchasers f.o.b. some point other than the mine or preparation plant, the Gross Sales Price of such coal may be reduced by deducting from the final and actual Gross Sales Price at which such coal is sold to Bona Fide Purchasers, all transportation, loading and handling charges beyond the mine or preparation plant, as the case may be, as long as Grantee can justify such deductions from the Gross Sales Price to the satisfaction of Grantor. Any deviation from the use of the Gross Sales Price, as defined and as used herein, for the reporting and calculation of the Overriding Actual Production Royalty due Grantor for such coal mined and sold from the Property shall not be recognized or allowed unless said deductions are first approved in writing by Grantor, which approval may be withheld without cause.

(c) For any such coal mined from the Property and used or consumed, for any reason or purpose whatsoever, by Grantee, its principals, employees, agents, associates, affiliates, or assigns, without sales by Grantee, the Gross Sales Price used for calculation of the Overriding Actual Production Royalty due and payable to Grantor for such coal shall be the prevailing open market Gross Sales Price of coal of comparable and similar quality and quantity recently sold by Grantee and others, f.o.b. the Loading Point to Bona Fide Purchasers in arms'-length transactions.

2. LOADING POINT

The term "Loading Point", as used herein, shall mean the point at which such coal mined from the Property by Grantee, its principals, employees, agents, associates, affiliates or assigns leaves the possession and control of Grantee, its principals, employees, agents, associates, affiliates or assigns to be shipped to market or the final consumer of such coal, as the case may be, whether from the mine or preparation plant of Grantee, its principals, employees, agents, associates, affiliates or assigns, as the case may be. Any deviation from the use of the Loading Point, as defined and as used herein, for the reporting and calculation of the Overriding Actual Production Royalty due Grantor for coal mined and sold from the Property shall not be recognized or allowed unless said use is first approved in writing by Grantor, which approval may be withheld without cause.



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3. BONA FIDE PURCHASER

(a) The term "Bona Fide Purchaser", as used herein, shall mean a non-related and unaffiliated third-party independent purchaser who pays valuable consideration in good faith in an arms'-length transaction without intending to take or inadvertently taking unfair advantage of Grantor or Grantee. Further, a Bona Fide Purchaser shall not, in any instance whatsoever, include any persons, parties, companies, corporations or entities affiliated, associated, or related, in any manner whatsoever, with the Grantee, its principals, employees, agents, associates, affiliates or assigns.

(b) Grantee acknowledges and agrees that it is the intent of this reservation of royalty interest that all sales of such coal mined by the Grantee, its principals, employees, agents, associates, affiliates, or assigns, from the Property shall be made and reported to Grantor, at the final and actual Gross Sales Price of such sold on the open market to a non-related and unaffiliated third party Bona Fide Purchaser and/or final consumer of such coal in an arms'-length transaction, and further that the Overriding Actual Production Royalty due and payable to Grantor shall be based upon the final and actual Gross Sales Price of such coal sold on the open market to a non-related and unaffiliated Bona Fide Purchaser and/or final consumer of such coal in an arms'-length transaction without intending to take or inadvertently taking unfair advantage of Grantor or Grantee.

(c) If Grantee, its principals, employees, agents, affiliates, or assigns, should sell such coal to a purchaser, and Grantor gives notice in writing to Grantee that, in Grantor's sole judgment, said purchaser is not a Bona Fide Purchaser, as defined and used herein, and thereafter Grantee does not or is not able to justify to Grantor's satisfaction, within thirty (30) days from the date of said written notice, that said purchaser is, in actuality, a Bona Fide Purchaser, as defined and used herein, Grantee hereby irrevocably agrees that Grantor shall have the right, at its sole option, to elect to:

- (i) substitute for the reported sales price of all such coal mined from the Property and sold to said purchaser, the actual Gross Sales Price of all such coal sold to said purchaser as determined by Grantor's agents or representatives using the definitions stated herein; or
- (ii) substitute for the reported sales price of all such coal mined from the Property and sold to said purchaser, the prevailing market price of coal of similar quality and quantity recently sold, by Grantee or others, f.o.b. the Loading Point, to Bona Fide Purchasers in arms'-length transactions as determined by Grantor or Grantor's agents or assigns.

Grantee agrees that in the event of the aforementioned situation, Grantor's judgment shall be final and binding upon Grantee, and Grantee shall, upon demand, reimburse Grantor for any and all amounts of Overriding Actual Production Royalty resulting from any such Gross Sales Price adjustment and that Grantee's failure to reimburse Grantor for any such Gross Sales Price adjustment shall entitle Grantor to enforce the terms hereof by specific performance or any other remedy at law or equity.

(d) Any deviation whatsoever by the Grantee, its principals, employees, agents, affiliates, associates, or assigns, in sales of coal that do not comply with the definition of a "Bona Fide Purchaser" as described above, and as used herein, must first be approved in writing by Grantor.

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4. BLENDED COAL

If such coal mined from the Property by Grantee, its principals, employees, agents, associates, affiliates, or assigns, shall be mixed, blended or commingled, in any proportion whatsoever, with coal mined elsewhere than from the Property prior to the Loading Point, as defined herein, the Gross Sales Price used for calculation of the Overriding Actual Production Royalty payable to Grantor for its proportionate share of any and all such mixed, blended, or commingled coal shall be that Gross Sales Price of the final mixed, blended, or commingled coal product sold to Bona Fide Purchasers, f.o.b. the Loading Point, in arms'-length transactions, regardless of any respective difference(s) in or between the quality and/or quantity of such coal mined from the Property and the quality and/or quantity of the coal with which such coal mined from the Property is mixed, blended, or commingled.

5. ROYALTY PAYMENTS AND REPORTS

Payments for such coal mined and sold hereunder shall be made on a timely basis, when due and without demand by Grantor, on or before the twentieth (20th) day of each month for all such coal, including Foreign Coal, mined, shipped, and sold by the Grantee, its principals, employees, agents, associates, affiliates, or assigns, during the preceding month, as evidenced by a report or reports furnished by the Grantee to Grantor on a timely basis, when due and without demand by Grantor, on or before the twentieth (20th) day of each month for all such coal, including Foreign Coal, mined, shipped, and sold by Grantee, its principals, employees, agents, associates, affiliates, or assigns, during the preceding month. Such report or reports shall be made either on a form or forms of Grantor supplied to Grantee or on a form or forms of Grantee that are approved by Grantor. Such reports shall, at Grantor's request, be accompanied by copies of invoices, purchase orders, sales receipts, bills of lading, truck weight tickets, railroad weight tickets, barge weight tickets, statements of transportation, washing and handling charges, and other forms of verification as may be deemed necessary by Grantor showing the actual amount of such coal mined, processed, stockpiled, loaded, shipped, and sold from the Property by Grantee, its agents, affiliates, and assigns during the preceding month and shall also include individual sales of coal by Grantee, the customers to which coal was sold, the Gross Sales Prices of such coal for each sale, itemization of allowable deductions for each sale, calculations of the Overriding Actual Production Royalty due Grantor for each sale and for the preceding month, and the location, by Quarter-Quarter Section, Township, and Range, of the lands of Grantor from which such coal was mined. Each report shall be certified to be true, accurate, and correct by Grantee and shall be to the satisfaction of Grantor. In any event, all of the aforementioned items shall be made available to Grantor by Grantee, at all times upon Grantor's request for any month.

6. FAILURE TO REPORT AND PAY

(a) In the event of failure of Grantee to report all such coal mined, transported, stockpiled, processed, shipped, and sold on or before the twentieth (20th) day of the month in which such report is due, as provided for in Section 5 above, and upon the further failure of Grantee to report such coal mined, transported, stockpiled, processed, shipped, and sold within ten (10) days after receipt from Grantor of written notice of Grantee's failure to make such report, Grantor shall have the right to enforce the terms hereof by specific performance or any other remedy at law or equity.

(b) In the event of failure of Grantee to pay the Overriding Actual Production Royalty due to Grantor hereunder on or before the twentieth (20th) day of the month in which the Overriding Actual Production Royalty is due, and upon the further failure of Grantee to pay the Overriding Actual Production Royalty within ten (10) days after receipt from Grantor of written notice of non-payment Grantor shall have the right, without further notice to Grantee, to enforce the terms hereof by specific performance or any other remedy at law or equity.

EXHIBIT D

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. Agreement with Respect to Surface and Subsurface Uses – Green dated as of February 26, 2004, by and between Seller and RGGS Land & Minerals, Ltd., L. P., as recorded in Instrument No. 20040323000148600 in the Probate Office of Shelby County, Alabama.
8. Agreement to Grant Easements dated as of February 26, 2004, by and between Grantor and RGGS Land & Minerals, Ltd., L. P.
9. Special Warranty Deed – Minerals dated as of February 26, 2004, by and between Seller and RGGS Land & Minerals, Ltd., L. P., as recorded in Instrument No. 20040323000148560 in said Probate Office.
10. Special Warranty Deed – Minerals dated as of February 26, 2004, by and between Seller and RGGS Land & Minerals, Ltd., L. P., as recorded in Instrument No. 20040323000148570 in said Probate Office.
11. Hunting, Fishing, and Recreation Lease Agreement (Cahaba River WMA) by and between SWF Birmingham, LLC and the Alabama Trust Fund for the State of Alabama (pursuant to Amendment 543 of the Alabama Constitution of 1901) dated October 15, 2009, a memorandum of which is recorded in Instrument No. 20091118000428430 in said Probate Office.
12. Excepting any portion of property lying within the 100 foot Southern Railway right-of-way.
13. Title to all minerals within and underlying the premises, together with all mineral rights and other rights, privileges, immunities and release of damages relating thereto, as recorded in Instrument No. 1996-21551 in said Probate Office.
14. Non-exclusive easements reserved by United States Steel Corporation and also conditions, restrictions, reservations, limitations as set out in Instrument No. 2004-67584 and Instrument No.

2005-354 in said Probate Office.

15. Terms and Conditions of that Coal Seam Gas Lease dated April 9, 2002, between United States Steel Corporation and GeoMet, Inc., as set out in Memorandum of Lease recorded in Instrument No. 2002-29918 and First Amendment to Coal Seam Gas Lease recorded in Instrument No. 2003-21834 and notice of extension in Instrument No. 2004-22412 and Fourth Amendment recorded in Instrument No. 2005-26637 and Instrument No. 2005-26638.
16. Memorandum of Lease dated October 15, 2009, by and between SWF Birmingham, LLC, a Delaware limited liability company, and Molpus Timberlands Management, LLC, and Alabama Trust Fund for the State of Alabama, recorded at Instrument No. 2009-428430 in said Probate Office.
17. Timber Purchase and Cutting Agreement-134,606.27 Acres dated September 29, 2003, by and between United States Steel Corporation and SWF Birmingham, LLC (successor in interest to U.S. Steel Timber Company LLC), recorded in Instrument No 2003-075942 in said Probate Office.
18. Subject to matters affecting the minerals and the mining thereof, including any leases.
19. Subject to any rights of others concerning any sub-surface condition and the right of entry from the surface, for the exploration, extraction and mining of any minerals, oils or gases which affect the premises.
20. Subject to any rights of others concerning mining operations past or future relating to release of damages, to include but not limited to subsidence or subjacent support.
21. Access for purposes of ingress and egress to and from individual tracts or parcels may be limited or denied.
22. Less and except all minerals, oils, gases, and any other sub-surface material lying under the Property and all rights incident thereto including release of damages.
23. Subject to any public utilities now existing that traverse the Property.
24. Agreement for Overhead Electrical Transmission Line dated September 6, 2005, in favor of Tacoa Minerals, LLC, recorded in Instrument No. 2005-64630 in said Probate Office.
25. Less and except any part of the Property which lies within a roadway or road right of way.
26. Easement from USX Corporation to Alabama Power Company, dated August 20, 1990, as set forth in C&A 7730.

NOTE: "B" AND "C&A" DOCUMENTS REFER TO UN-RECORDED INSTRUMENTS ON FILE IN GRANTOR'S LAND RECORDS OFFICE.

Shelby County, AL 12/07/2012
State of Alabama
Deed Tax: \$279.50


20121207000469450 12/13 \$327.50
Shelby Cnty Judge of Probate, AL
12/07/2012 01:41:38 PM FILED/CERT

Real Estate Sales Validation Form

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

Grantor's Name United States Steel Corp.
Mailing Address US Real Estate
610 Preserve Parkway, Ste. 200
Hoover, AL 35226

Grantee's Name Taraca Minerals LLC
Mailing Address 1669 Mission Hills Rd.
Alabaster, AL 35007

Property Address Sections 20, 21,
28 and 29
Twn 21S, Range 4 West

Date of Sale 10/31/12
Total Purchase Price \$ 279,050.00
or
Actual Value \$ _____
or
Assessor's Market Value \$ _____

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
☐ Sales Contract
☒ Closing Statement

☐ Appraisal
☐ Other

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 licensed 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 § 40-22-1 (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 § 40-22-1 (h).

Date 10/31/12

Print Laurie Boston Sharp, Attorney

☐ Unattested

Sign [Signature]

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

