


Shelby County, AL 11/17/2014
State of Alabama
Deed Tax: \$125.00


20141117000362460 1/5 \$151.00
Shelby Cnty Judge of Probate, AL
11/17/2014 03:27:31 PM FILED/CERT

THIS INSTRUMENT WAS PREPARED BY:

M. Beth O'Neill, Esq.
Maynard, Cooper & Gale, P.C.
1901 Sixth Avenue North
2400 Regions/Harbert Plaza
Birmingham, Alabama 35203

SEND TAX NOTICE TO:

Carmeuse Lime & Stone, Inc.
Attn: General Counsel
11 Stanwix Street, 11th Floor
Pittsburgh, PA 15222

STATE OF ALABAMA)
COUNTY OF SHELBY)

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Hundred Twenty-Five Thousand and No/100 Dollars (\$125,000.00), and other good and valuable consideration to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, **WILTON N. MERRELL**, a widower ("Grantor"), does hereby grant, bargain, sell and convey unto **CARMEUSE LIME & STONE, INC.**, a Delaware corporation ("Grantee"), that certain real property lying and being situated in Shelby County, Alabama, as more particularly described on Exhibit A, attached hereto (the "Property").

Grantor is the surviving spouse of **MARY ELLEN MERRELL**, who died on or about 7-17, 2012, under that certain Warranty Deed, Joint Tenants with Right of Survivorship, dated February 23, 2006, which is recorded in the Office of the Judge of Probate of Shelby County, Alabama as Instrument #20060223000088320 and is the sole owner of the Property.

It is expressly understood and agreed that this conveyance is made subject to the following:

1. Ad valorem taxes for the 2015 tax year, which are a lien, but not yet due and payable.
2. Right to Use Well as set out in Deed Book 144, Page 176 in the Office of the Judge of Probate of Shelby County, Alabama.
3. Boundary Affidavit as recorded in Instrument #20070223000083200, in said Probate Office.
4. Right of Way granted to Alabama Power Company as set out in instrument recorded as Instrument #2006121200060360, in said Probate Office.


As a primary consideration to Grantee to consummate the purchase of the Property, Grantor, for himself and his heirs and assigns (collectively, "Grantor Parties"), hereby fully settles, releases from, and covenants not to sue Grantee, or any of its present or former agents, officers, owners, representatives, employees, insurers, predecessors, successors or assigns (collectively, "Grantee Parties") for, any and all claims or damages, compensatory or punitive, known or unknown, that Grantor Parties now have or might in the future have against Grantee Parties, including, without limitation, claims for property damage, personal injury (including death, disability and emotional

distress), or other losses, sustained by Grantor Parties, relating in any way to (a) the Property, (b) Grantors' ownership, use, enjoyment and occupancy of the Property, (c) Grantee's mining, quarrying or other actions affecting the Property, and (d) any other action or inaction of Grantee Parties relating to the Property.

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

And Grantor does for himself and for his heirs, successors and assigns, covenant with the said Grantee, its successors and assigns, that Grantor is lawfully seized in fee simple of said Property; that said Property is free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; that Grantor will and his heirs, successors and assigns shall warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

[Signatures on following page]


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IN WITNESS WHEREOF, Grantor has hereunto set his hand and seal on this the 5th day of November, 2014.

GRANTORS:

Wilton N Merrell [SEAL]
Name: **WILTON N. MERRELL**

STATE OF ALABAMA)
COUNTY OF Shelby)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Wilton N. Merrell, a widower, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 5th day of November, 2014.

Lisa Beasley
Notary Public
My Commission Expires: 5/24/2016
[SEAL]

LISA BEASLEY
Notary Public, AL State at Large
My Comm. Expires May ~~24~~, 2016

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EXHIBIT A

Legal Description of Property

The North 2/3 of the following described property:

All that part of the E ½ of E ½ of W ½ of NW ¼ of Section 17, Township 21, Range 2 West, lying North of the Columbiana-Saginaw Road, except lot in Southeast corner heretofore conveyed to L. H. Driver, being described as follows:

Beginning at a point on the North line of Columbiana public road where it intersects the East line of the W ½ of NW ¼ of Section 17, Township 21, Range 2 West, and run North along said boundary line 135 feet; thence Westerly and parallel with the North line of said Columbiana Road 250 feet; thence South and parallel with the East line of said W ½ of NW ¼ to the North line of said Columbiana Road; thence Easterly with said road to the point of beginning; being situated in Shelby County, Alabama.


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Real Estate Sales Validation Form

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

Grantor's Name Wilton N. Merrell
Mailing Address 130 Dunwar Drive
Calera, AL 35040

Grantee's Name Carmeuse Lime & Stone, Inc.
Mailing Address 599 Highway 31 South
Saginaw, AL 35137

Property Address Approx. 6 acres located in
The E 1/2 of E 1/2 of W 1/2 of
NW 1/4 of Section 17, T21, R2W
Shelby County, Alabama

Date of Sale November 12, 2014
Total Purchase Price \$125,000.00
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
 X 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: November 05, 2014

Wilton N. Merrell

Wilton N. Merrell

Sworn to and subscribed before me this the 5th day of
November, 2014.

Lisa Beasley, a Notary Public

My Commission Expires: 5-29-2016

LISA BEASLEY
Notary Public, AL State at Large
My Comm. Expires May 29, 2016

