

SEND TAX NOTICE TO:

Vulcan Lands, Inc.  
c/o Vulcan Materials Company  
1200 Urban Center Drive  
Birmingham, Alabama 35242  
Attn: Indirect Tax Department

This instrument prepared by  
and after recording return to:

C. Jason Avery  
Bradley Arant Boult Cummings LLP  
1819 5<sup>th</sup> Avenue North  
Birmingham, AL 35203  
205-521-8000

STATE OF ALABAMA                    )  
  )  
SHELBY COUNTY                        )

**STATUTORY WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS** that in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, to the undersigned Grantor, in hand paid by **VULCAN LANDS, INC**, a New Jersey corporation ("Grantee"), the receipt and sufficiency of which is hereby acknowledged, **KENNAN EDGAR FROST SANDERS**, a married man and resident of the state of Tennessee, ("Grantors") do hereby grant, bargain, sell and convey unto Grantee, that certain real property situated in Shelby County, Alabama, being more particularly described on **Exhibit A** attached hereto and made a part hereof (the "Premises").

TOGETHER WITH all improvements thereon and appurtenances, estates, title, interests and hereditaments thereto belonging or in anywise appertaining, and all right, title interest of Grantor in and to any and all roads, alleys and ways bounding or serving the Premises. The Premises does not constitute the homestead of Grantors or Grantors' spouse.

This conveyance is subject to the following (collectively, the "Permitted Encumbrances"):

1. Right of Way to Shelby County as recorded in Deed Book 239, Page 836 and Deed Book 239, Page 841.
2. Right of Way granted to Alabama Power Company as set out in instrument(s) recorded in Deed Book 126, Page 139; Deed Book 296, Page 234 and Inst # 1996-04177.
3. Transmission line easement as shown on tax map, as shown on the Survey of James Robert Woodham, PLS #24410, Dated February 8, 2017.

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

Grantor warrants and covenants with Grantee that Grantor has full power and authority to make this conveyance pursuant to this Statutory Warranty Deed and that, except for Permitted Encumbrances, Grantor will defend the same against the lawful claims of all persons claiming by, through or under Grantor, but not otherwise.

Pursuant to the provisions of the Code of Alabama § 40-22-1 (1975), the following information is offered in lieu of submitting Form RT-1:

Grantor's Names and Mailing Addresses:

Kennan Sanders  
1098 Young Road  
Lebanon, Tennessee 37090

Grantee's Name and Mailing Address:

Vulcan Lands, Inc  
c/o Vulcan Materials Company  
1200 Urban Center Drive  
Birmingham, Alabama 35242  
Attn: President, Vulcan Lands

Premises Address: 222 Highway 222, Calera, Alabama 35040

Parcel Id. No. 27-6-13-0-000-009-000

Date of Sale: January 12, 2024

The purchase price of the Premises is \$1,200,000.00 and can be verified by a closing statement.

*[signature and notary acknowledgement follows]*

IN WITNESS WHEREOF, Grantor has executed this conveyance as of this 12<sup>th</sup>  
day of January, 2024.

GRANTOR:

Kennan Edgar Frost Sanders

STATE OF Tennessee )

Wilson COUNTY )

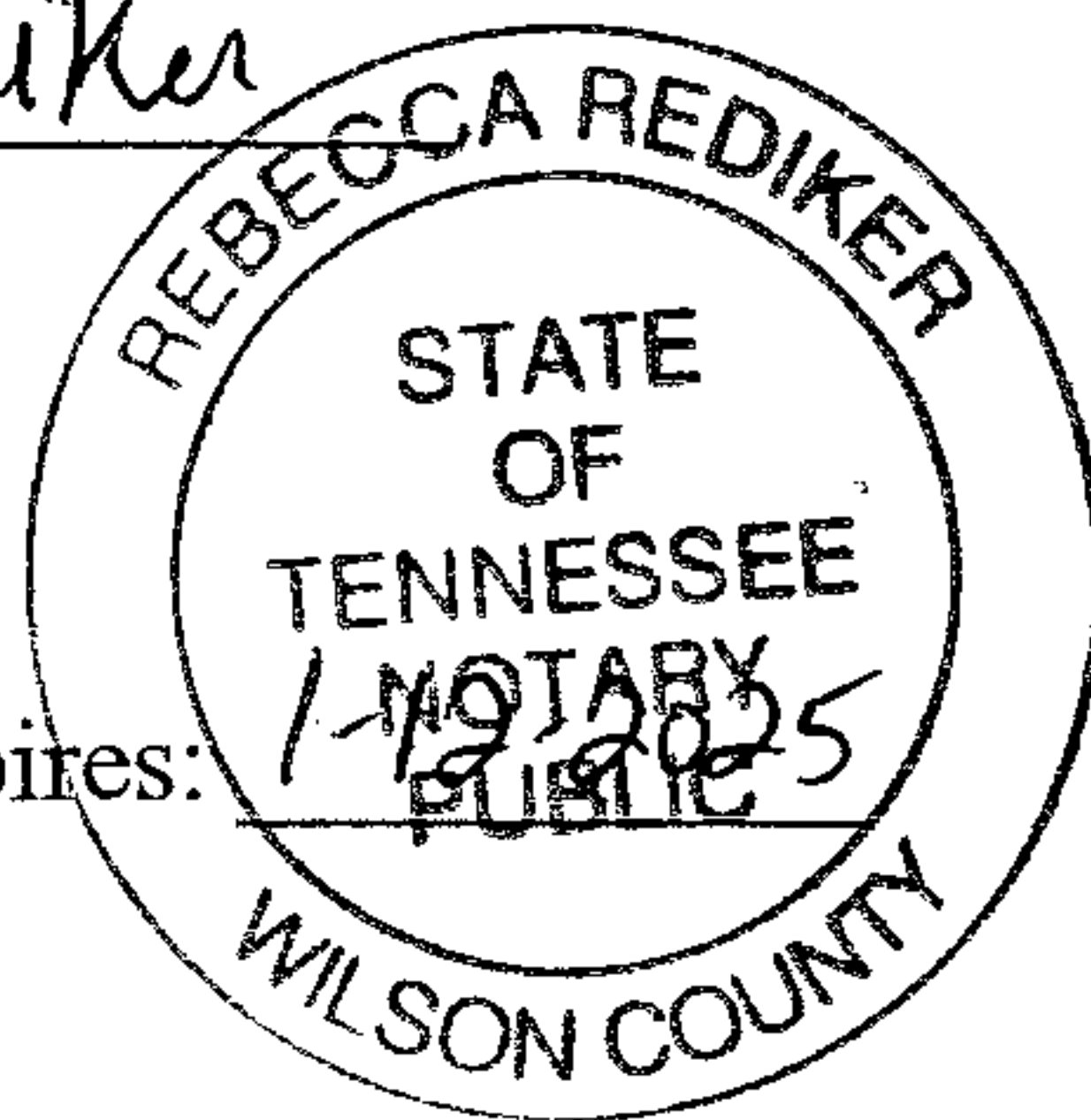
I, a Notary Public, hereby certify that Kennan Sanders whose name is signed to the foregoing instrument or conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 11<sup>th</sup> day of January, 2024.

Rebecca Rediker  
Notary Public

AFFIX SEAL

My commission expires:



**Exhibit A**

[Description of Premises]

NORTHWEST 1/4 OF NORTHWEST 1/4 OF SOUTHEAST 1/4; SOUTHEAST 1/4 OF SOUTHWEST 1/4; WEST 1/2 OF SOUTHWEST 1/4 OF SOUTHEAST 1/4; SOUTH 1/2 OF NORTHEAST 1/4 OF SOUTHWEST 1/4 AND SOUTHWEST 1/4 OF NORTHWEST 1/4 OF SOUTHEAST 1/4, IN SECTION 13, TOWNSHIP 22 SOUTH, RANGE 3 WEST, SHELBY COUNTY, ALABAMA.

LESS AND EXCEPT: THAT PART OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 22, RANGE 3 WEST LYING NORTH AND WEST OF SHELBY COUNTY HIGHWAY NO 23.



**Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
01/17/2024 12:49:25 PM  
\$1231.00 PAYGE  
20240117000012320**

*Allie S. Bayl*