

of ONE (\$1.00) DOLLAR, AND OTHER CONSIDERATIONS to her now paid by the said parties of the second part, does grant, bargain, sell and convey unto the said parties of the second part, their heirs and assigns,

ALL that certain lot or piece of ground situate in the Tenth Ward of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, being part of Lot No. 105 in plan of lots laid out by the Heirs of Martha K. Duncan, Deceased, of record in the Recorder's Office of Allegheny County in Plan Book, Volume 6, pages 236 and 237, bounded and described as follows:

BEGINNING on the Northwest side of Kent Way at the line dividing Lots Numbered 104 and 105 in said plan; thence Northeastwardly along said Kent Way, twenty (20) feet to the line dividing lots numbered 105 and 106 in said plan; thence extending back Northwestwardly between said lots numbered 104 and 106, (preserving the same width), forty-seven and fifty-seven hundredths (47.57) feet to the line of the property conveyed by the grantor to Lawrence F. Shields, et ux, by deed dated October 4, 1947.

UPON which is erected a frame dwelling house known as 5230 Kent Way.

BEING part of the same property which John T. Walsh, et ux, by their deed dated the 8th day of June, 1926, of record in the Recorder's Office of Allegheny County, Pennsylvania, in Deed Book Volume 2292, page 167, granted and conveyed to Stephen Kocsis and Ethel Kocsis, his wife. By the death of the said Stephen Kocsis, April 16, 1929, title to the property herein described is now vested absolutely in the grantor, now Ethel K. Mahoney, widow of John H. Mahoney, deceased.

WITH the appurtenances:

TO HAVE AND TO HOLD the same unto and for the use of the said parties of the second part, their heirs and assigns forever, as joint tenants, with the right of survivorship, and not as tenants in common,

AND the said party of the first part, for her heirs, executors and administrators covenant with the said parties of the second part, their heirs and assigns against all lawful claimants the same and every part thereof to Warrant and Defend.

WITNESS the hand and seal of the said party of the first part.

ATTEST: Carolyn N. Haman Ethel Kocsis (SEAL) Ethel K. Mahoney (SEAL)

..(\$3.30 U. S. I. R. STAMPS CANCELLED)

Commonwealth of Pennsylvania,) On this the 4th day of October, A. D. 1947, before County of Allegheny) SS me the undersigned officer, personally appeared ETHEL K. MAHONEY, formerly ETHEL KOCSIS, Widow, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same for the purposes therein contained.

IN WITNESS WHEREOF I hereunto set my hand and official seal. Carolyn N. Haman, Notary Public (N. P. SEAL) My Commission Expires January 7, 1951

CERTIFICATE OF RESIDENCE

I, do hereby certify that grantees' precise residence is 5135 Kent Way, Pittsburgh 1.

WITNESS my hand this 4th day of Oct., 1947. Edw. J. I. Gannon Atty.

Registered in Allegheny County Oct. 15, 1947 No. 66698 Recorded Oct. 7, 1947 Time: 10:48 A. M. Written by Limpert Compared by [Signature]

Paul V. Hohmann, Et. Al., Etc.) THIS INDENTURE TO) MADE the eleventh day of June in the Atomized Materials Co., Inc.) year of our Lord one thousand nine hundred and forty-seven (1947)

BETWEEN PAUL V. HOHMANN and C. H. ALLEN, partners and doing business as Atomized Materials Company, and PAUL V. HOHMANN and MARGUERITE HOHMANN, his wife, and C. H. ALLEN, Widower, all of the City of Pittsburgh, County of Allegheny and State of Pennsylvania, parties of the first part AND ATOMIZED MATERIALS COMPANY, INC., a corporation or body politic, created by and existing under the laws of the Commonwealth of Pennsylvania, having its domicile in the City of Pittsburgh, County of Allegheny, party of the second part;

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of ONE (\$1.00) DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATIONS lawful money of the United States of America, unto them well and truly paid by the said party of the second part, at or before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged have granted, bargained, sold, aliened, enfeoffed, released, conveyed and confirmed, and by these presents do grant, bargain, sell, alien, enfeoff, release, convey and confirm unto the said party of the second part, its successors and assigns, forever,

ALL that certain lot or piece of ground situate in the Township of South Fayette, County of Allegheny and State of Pennsylvania, bounded and described as follows, to-wit:-

BEGINNING on the Northerly side of the right of way of the P. C. C. and St. L. R. R. at an iron pin on the dividing line of property now or late of Szeretari, said point or place of beginning being also distant North 75° 40' West, 232.6 feet from a mark on the concrete on the northerly side of said right of way; thence on line of Szeretari, North 7° 14' West, 75.4 feet to the southerly side of an 18-foot alley; thence along southerly side

of said alley North 83° 53' East, 98.99 feet to an iron pin at the end of said alley; thence North 2° 23' East, and in part by a line of land of Burke, 83.3 feet to an iron pin on other lands now or formerly of William R. Gladden; thence by other lands now or formerly of William R. Gladden South 79° 22' East, 328.3 feet to an iron pin; thence still by other lands now or formerly of William R. Gladden, South 62° 25' East, 330.55 feet to an iron pin on the northerly right of way line of the P. C. C. & St. L. R. R.; thence by an arc of a circle to the right having a radius of 642 feet westwardly, a distance of 508.8 feet to a mark on concrete on the northerly line of said right of way; thence still by the Northerly side of said line North 75° 40' West, 232.6 feet to an iron pin at the place of beginning.

HAVING thereon erected P. C. C. & St. Louis Railway (P. R. R.) siding about 225 feet long, and a steel and concrete block factory building.

SUBJECT to coal and mining rights and all rights relating thereto.

BEING the same property which C. D. Seng et ux et al, by their deed dated October 22nd, 1946, and recorded in the Recorder's Office of Allegheny County, Pa. in Deed Book Vol. 2931 page 59, granted and conveyed unto Paul V. Hohmann and C. H. Allen, partners and doing business as Atomized Materials Company, of the parties of the first part hereto.

TOGETHER with all and singular, the building improvements, ways, waters, water courses, rights, liberties, privileges, hereditaments and appurtenances whatsoever thereunto belonging, or in anywise appertaining, and the reversions and remainders, rents, issues and profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever of the said parties of the first part, in law, equity or otherwise, howsoever, of, in and to the same and every part thereof,

TO HAVE AND TO HOLD the said described premises, the hereditaments and premises hereby granted, or mentioned, and intended so to be, with the appurtenances, unto the said party of the second part, its successors and assigns, to and for the only proper use and behoof of the said party of the second part, its successors and assigns, FOREVER.

AND the said parties of the first part, for themselves, their heirs, executors and administrators, do by these presents covenant, promise and agree to and with the said party of the second part, its successors and assigns, that they, the said parties of the first part, their heirs, all and singular the hereditaments and premises hereinabove described and granted, or mentioned, and intended so to be, with the appurtenances, unto the said party of the second part, its successors and assigns, against them, the said parties of the first part, and their heirs, and against all and every other person or persons whomsoever, lawfully claiming or to claim the same or any part thereof, SHALL AND WILL WARRANT AND FOREVER DEFEND.

IN WITNESS WHEREOF, the said parties of the first part have to these presents set their hands and seals.

DATED the day and year first above written.

Sealed and Delivered in the Presence of
Max Engelberg
Carl E. Taylor

Paul V. Hohmann (SEAL)
C. H. Allen (SEAL)
partners and doing business as
Atomized Materials Company
Paul V. Hohmann (SEAL)
C. H. Allen (SEAL)
Marguerite Hohmann (SEAL)

(\$2.75 U. S. I. R. STAMPS CANCELLED)

Commonwealth of Pennsylvania,) On this 2 day of Oct. A. D., 1947, before me, a
County of Allegheny) SS Notary Public in and for said County and State,
) came the above named PAUL V. HOHMANN and C. H. ALLEN, partners and doing business as Atomized Materials Company, and PAUL V. HOHMANN and MARGUERITE HOHMANN, his wife, and C. H. ALLEN, widower, and acknowledged the foregoing Indenture to be their act and deed, and desired the same to be recorded as such.

WITNESS my hand and notarial seal, the day and year aforesaid.
Max Engelberg, Notary Public (N. P. SEAL)
My Commission Expires March 15, 1951

CERTIFICATE OF RESIDENCE

I, Joseph M. Kennedy do hereby certify that Grantee's precise residence is 200 Magee Building 334-6 Fourth Avenue, Pittsburgh, Pa.
WITNESS my hand this 7th day of October, 1947.

Joseph M. Kennedy

Registered in Allegheny County October 15, 1947
No. 66699 Recorded Oct. 7, 1947 Time: 11:32 A. M.
Written by Limpert Compared by *Limpert & Brunsell*

McKnight Homes, Inc.)
TO) THIS INDENTURE
John S. Wellington, Et. Ux.) MADE the 19th day of SEPTEMBER in the year of our Lord, one thousand nine hundred and forty-seven (1947)

BETWEEN MCKNIGHT HOMES, INC. a Corporation under the Laws of the Commonwealth of Pennsylvania having its domicile in the Township of Ross County of Allegheny in said Commonwealth, party of the first part, and JOHN S. WELLINGTON and MARGARET T. WELLINGTON, his wife, of the City of Pittsburgh, County of Allegheny, and Commonwealth of Pennsylvania as tenants by the entireties parties of the second part;



Allegheny County
Valerie McDonald Roberts
Department of Real Estate
Pittsburgh, PA 15219

Instrument Number: 2011-14483

BK-DE VL-14608 PG-151

Recorded On: June 17, 2011

As-Deed

Parties: KOSKY JOHN JR

To ATOMIZED MATERIALS CO INC

of Pages: 4

Comment:

***** THIS IS NOT A BILL *****

Deed 78.50
Pages > 4 0
Names > 4 0
Total: 78.50

Realty Transfer Stamp

Department of Real Estate Stamp

Affidavit Attached-Yes	Stamp Num-T424198
SOUTH FAYETTE TP	
Ward-99-NO WARD	
Value	37.58
Commonwealth of Pennsylvania	0.38
Munic-South Fayette Twp	0.19
School District-South Fayette	0.19
Munic-Penalty	0.00
Munic-Interest	0.00
School-Penalty	0.00
School-Interest	0.00
	0.76

Certified By-S W
On 06 23, 2011 11:51a
0401R00015000000
COMBINE WITH

I hereby certify that the within and foregoing was recorded in the Department of Real Estate in Allegheny County, PA
****DO NOT REMOVE-THIS PAGE IS PART OF THE RECORDED DOCUMENT****

File Information:

Record and Return To:

Document Number: 2011-14483
Receipt Number: 1845202
Recorded Date/Time: June 17, 2011 11:03:55A
Book-Vol/Pg: BK-DE VL-14608 PG-151
User / Station: J Clark - Cash Station 25

ATOMIZED MATERIALS CO INC
205 PARKS RD
MCDONALD PA 15057



Valerie McDonald Roberts, Manager
Dan Onorato, County Executive

FROM:
JOHN KOSKY, JR. and MADELINE KOSKY, husband and wife
MAIL TO:
ATOMIZED MATERIALS COMPANY, INC.
205 Parks Road
McDonald, PA 15057 [Space Above This Line for Recording]

Special Warranty Deed

This Indenture, Made the 7th day of June 2011 Between
JOHN KOSKY, JR. and MADELINE KOSKY, husband and wife . grantors, and
ATOMIZED MATERIALS COMPANY, INC. . grantee.

Witnesseth, that said GRANTORS for and in consideration of the sum of
ONE DOLLAR AND -----NO/100 (\$1.00)
paid to the GRANTORS by the GRANTEE do grant, bargain, sell and convey unto the said GRANTEE, its
heirs and assigns.

ALL that certain lot or parcel of round situate in the Township of South Fayette, County of Allegheny and Commonwealth of Pennsylvania, being Unit 'A' in the Atomized Plan of Lots as recorded in Recorder's Office of Allegheny County, PA, in Plan Book Volume 270, page 196.

CONSISTING of 13,020.6695 S.F. or 0.2989 ACRES.

BEING DESIGNATED AS PART OF BLOCK AND LOT 325-L-100.

TOGETHER WITH AND UNDER AND SUBJECT TO covenants, conditions, restrictions, easements, coal and mining rights and rights of way as contained in prior instruments of record.

For title reference see Deed Book Volume 6404, page 713.

Reserving unto the Grantors the right of ingress, egress & regress across said Unit 'A' for the purpose of access to other contiguous lands of the Grantors being Unit 'B' and Lot #2 in said plan.

This property is to be combined with and become a part of other property of the Grantee which combined are now known as Lot #1 in said plan and Block and Lot 401-R-15.

with the appurtenances: To Have and To Hold the same to and for the use of the said GRANTEE, his heirs and assigns forever. And the GRANTORS for their heirs and assigns hereby covenant and agree that they will WARRANT SPECIALLY the property hereby conveyed.

NOTICE--THIS DOCUMENT MAY NOT/DOES NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHT OF SUPPORT UNDERNEATH THE SURFACE LAND DESCRIBED OR REFERRED TO HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE/HAVE THE COMPLETE LEGAL RIGHT TO REMOVE ALL OF SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT.

[This notice is set forth in the manner provided in Section 1 of the Act of July 17, 1957, P. L. 984, as amended, and is not intended as notice of unrecorded instruments, if any.]

Special Warranty Deed - Page 2

In Witness Whereof, the said Grantors have hereunto set hands and seals the day and year first above written.

Robert L. Dayl
Witness

John Kosky, Jr. (Seal)
JOHN KOSKY, JR.

Robert L. Dayl
Witness

Madelaine Kosky (Seal)
MADELINE KOSKY

NOTICE THE UNDERSIGNED, AS EVIDENCED BY THE SIGNATURE(S) TO THIS NOTICE AND THE ACCEPTANCE AND RECORDING OF THIS DEED, (IS, ARE) FULLY COGNIZANT OF THE FACT THAT THE UNDERSIGNED MAY NOT BE OBTAINING THE RIGHT OF PROTECTION AGAINST SUBSIDENCE, AS TO THE PROPERTY HEREIN CONVEYED, RESULTING FROM COAL MINING OPERATIONS AND THAT THE PURCHASED PROPERTY, HEREIN CONVEYED, MAY BE PROTECTED FROM DAMAGE DUE TO MINE SUBSIDENCE BY A PRIVATE CONTRACT WITH THE OWNERS OF THE ECONOMIC INTEREST IN THE COAL. THIS NOTICE IS INSERTED HEREIN TO COMPLY WITH THE BITUMINOUS MINE SUBSIDENCE AND LAND CONSERVATION ACT OF 1966.

WITNESS:
ATOMIZED MATERIALS COMPANY, INC.

_____ By: _____ (Seal)
Witness

_____ By: _____ (Seal)
Witness
(Corporate Seal)

COMMONWEALTH OF Pennsylvania
COUNTY OF Allegheny

On this, the 7th day of June, 2011, before me, a Notary Public, the undersigned officer, personally appeared
JOHN KOSKY, JR. and MADELINE KOSKY, husband and wife

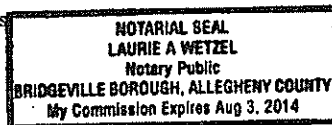
known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

Laurie A. Wetzel
Printed Name:
Notary Public
My Commission Expires _____

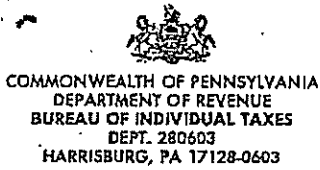
Certificate of Residence

I do hereby certify that the Tax Bill Address of the within named grantee(s) is
ATOMIZED MATERIALS COMPANY, INC.
~~205 PARKS ROAD~~ P.O. Box 299
~~McDonald, PA 15057~~ Cecil PA 15321



I do hereby certify that the Owner Mailing Address of the within named grantee(s) is
ATOMIZED MATERIALS COMPANY, INC.
~~205 Parks Road, McDonald, PA 15057~~ P.O. Box 299, Cecil, PA 15321
Witness my hand this 7th day of June, 2011.

This Document Prepared By: [Signature]



REALTY TRANSFER TAX STATEMENT OF VALUE

See Reverse for Instructions

RECORDER'S USE ONLY	
State Tax Paid	
Book Number	
Page Number	
Date Recorded	

Complete each section and file in duplicate with Recorder of Deeds when (1) the full value/consideration is not set forth in the deed, (2) when the deed is without consideration, or by gift, or (3) a tax exemption is claimed. A Statement of Value is not required if the transfer is wholly exempt from tax based on: (1) family relationship or (2) public utility easement. If more space is needed, attach additional sheet(s).

A CORRESPONDENT - All inquiries may be directed to the following person:

Name: NICHOLAS BRENDLOUE /ESP Telephone Number: _____
 Street Address: 401 WASHINGTON AVENUE City: BRIDGEVILLE State: PA Zip Code: 15017
 Area Code: 412 Number: 221-0640 x 1104

B TRANSFER DATA

Grantor(s)/Lessor(s)	Grantee(s)/Lessee(s)
<u>JOHN KUSKY, JR & MADELINE KUSKY</u>	<u>ATOMIZED MATERIALS COMPANY INC</u>
Street Address: <u>214 HICKORY GRADE ROAD</u>	Street Address: <u>205 PARKS ROAD</u>
City: <u>BRIDGEVILLE</u> State: <u>PA</u> Zip Code: <u>15017</u>	City: <u>MCDONALD</u> State: <u>PA</u> Zip Code: <u>15057</u>

C PROPERTY LOCATION

Street Address: _____ City, Township, Borough: SOUTH FLYETTE
 County: ALLEGHENY School District: SOUTH FLYETTE Tax Parcel Number: Part of 325-L-100

D VALUATION DATA

1. Actual Cash Consideration: <u>- 0 -</u>	2. Other Consideration: <u>+ - 0 -</u>	3. Total Consideration: <u>= - 0 -</u>
4. County Assessed Value: <u>\$32.40</u>	5. Common Level Ratio Factor: <u>x 1.16</u>	6. Fair Market Value: <u>= \$ 37.58</u>

E EXEMPTION DATA

1a. Amount of Exemption Claimed: - 0 - 1b. Percentage of Interest Conveyed: 100%

2. Check Appropriate Box Below for Exemption Claimed

- Will or intestate succession. (Name of Decedent) _____ (Estate File Number) _____
- Transfer to Industrial Development Agency.
- Transfer to a trust. (Attach complete copy of trust agreement identifying all beneficiaries.)
- Transfer between principal and agent. (Attach complete copy of agency/straw party agreement.)
- Transfers to the Commonwealth, the United States and instrumentalities by gift, dedication, condemnation or in lieu of condemnation. (If condemnation or in lieu of condemnation, attach copy of resolution.)
- Transfer from mortgagor to a holder of a mortgage in default. Mortgage Book Number _____, Page Number _____
- Corrective or confirmatory deed. (Attach complete copy of the prior deed being corrected or confirmed.)
- Statutory corporate consolidation, merger or division. (Attach copy of articles.)
- Other (Please explain exemption claimed, if other than listed above.) Total land value is \$2700.00 for 24.7760 acres. land conveyed is 0.2989 acres or 1.2% of total land value or value of \$32.40

Under penalties of law, I declare that I have examined this Statement, including accompanying information, and to the best of my knowledge and belief, it is true, correct and complete.

Signature of Correspondent or Responsible Party: [Signature] Date: 6/8/11

FAILURE TO COMPLETE THIS FORM PROPERLY OR ATTACH APPLICABLE DOCUMENTATION MAY RESULT IN THE RECORDER'S REFUSAL TO RECORD THE DEED.