

STATE OF ALABAMA
COUNTY OF SHELBY

Send tax notice to:
Longridge East, LLC
c/o Michael D. Thompson
1725 Somerset Circle
Birmingham, Alabama 35213-4107

SPECIAL (STATUTORY) WARRANTY DEED
R.E. No. HW HW02 (GD 1130)

THIS INDENTURE, made this 2nd day of January, 2014, between **HAWAII ERS TIMBERLAND LLC**, a Hawaii limited liability company, having an address c/o Hancock Natural Resource Group, Inc., 99 High Street, 26th Floor, Boston, Massachusetts 02110-2320 (Grantor), and **LONGRIDGE EAST, LLC**, an Alabama limited liability company, having an address c/o Michael D. Thompson, 1725 Somerset Circle, Birmingham, Alabama 35213-4107 (Grantee).

WITNESSETH, that the Grantor, for the sum of Ten and 00/100 (\$10.00) Dollars, and other good and valuable consideration, to it paid by the Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL and CONVEY unto the said Grantee the following land and the standing timber thereon (Premises), situated in the County of Shelby, and State of Alabama, being more particularly described as follows; to wit:

(SEE EXHIBIT "A" ATTACHED HERETO AND
BY THIS REFERENCE MADE A PART HEREOF)

The Premises described hereunder are hereby conveyed "as is," by the tract and not by the acre, the acreage not being guaranteed by the Grantor, and are also conveyed subject to the rights of any tenants or lessees, any persons in possession; all outstanding mineral rights or reservations, oil, gas or mineral leases; water districts, water rights; restrictions or reservations; roadways, rights of way, easements; any contracts purporting to limit or regulate the use, occupancy or enjoyment of said Premises; and any matters which could be disclosed by an accurate, current survey or inspection of said Premises.

TO HAVE AND TO HOLD the above-described Premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantee, Grantee's successors and assigns, forever.


Shelby County, AL 01/24/2014
State of Alabama
Deed Tax: \$800.00

IN WITNESS WHEREOF, the Grantor has executed the foregoing deed as of the day and year first-above written.

HAWAII ERS TIMBERLAND LLC

By: Hancock Natural Resource Group, Inc.,
Its Manager

[Seal with HNRGI Seal]

By: 
Name: John P. Lollis
Its: Vice President

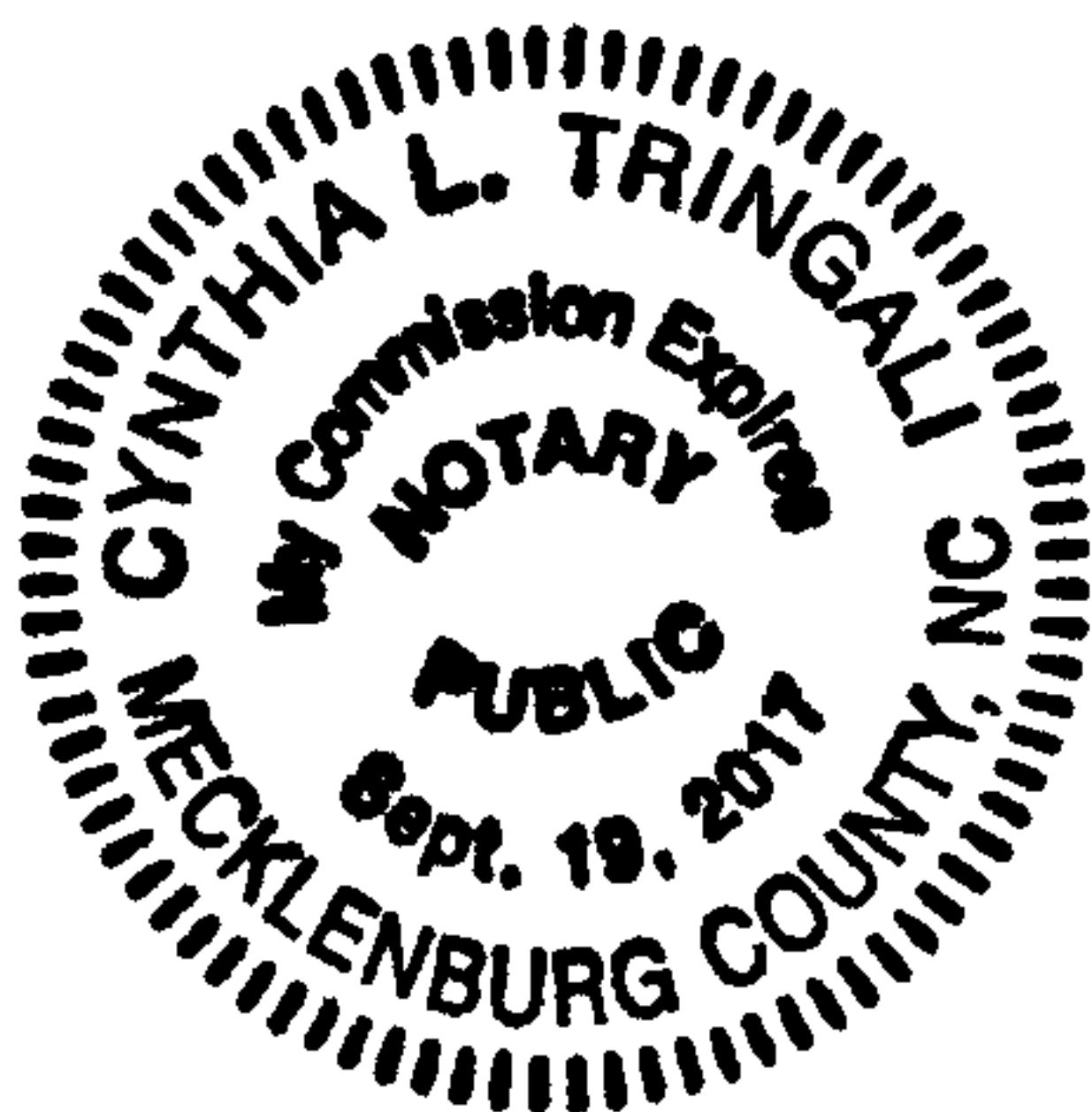
ATTEST:

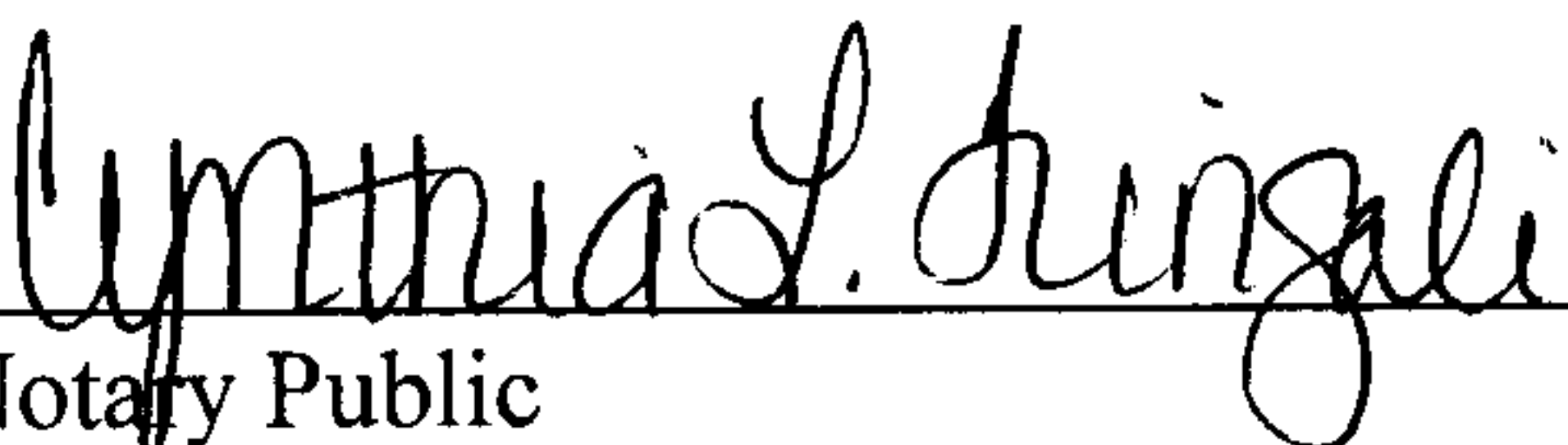

Ann Hardin (Assistant) Secretary

STATE OF NORTH CAROLINA)
) ss
COUNTY OF MECKLENBURG)

I, Cynthia L. Tringali, a Notary Public in and for said County and State, hereby certify that John P. Lollis, whose name as Vice President of Hancock Natural Resource Group, Inc., a Delaware corporation, the Manager of Hawaii ERS Timberland LLC, a Hawaii limited liability company, is signed to the foregoing conveyance and who is known to me (or satisfactorily proven), acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily (on the day the same bears date) on behalf of such entities for and as the act of said entities.


Given under my hand and official seal on January 2, 2014.




Notary Public
My commission expires: September 19, 2017

Prepared by:

Mr. Timothy D. Davis
Sirote & Permutt, P.C.
2311 Highland Avenue South
Birmingham, Alabama 35205


20140124000023310 2/4 \$823.00
Shelby Cnty Judge of Probate, AL
01/24/2014 10:30:06 AM FILED/CERT

Note: Section 8, Township 19 South, Range 2 East, Shelby County, Alabama.

EXHIBIT "A"


Legal Description

Shelby County, Alabama
Section 8, Township 19 South, Range 2 East

Southeast 1/4; North 1/2 of the Southwest 1/4; Southeast 1/4 of the Southwest 1/4 of Section 8,
Township 19 South, Range 2 East.

For Information Purposes Only:
Parcel ID Number: 07-3-08-0-000-007.000

Being a portion of the premises conveyed to Grantor by statutory warranty deed, dated February 10, 2000, recorded in the Probate Office of Shelby County, Alabama, at Instrument # 2000-04449, as corrected in corrective statutory warranty deed, dated June 18, 2001, recorded in the Probate Office of Shelby County, Alabama, at Instrument # 2001-27340.



20140124000023310 3/4 \$823.00
Shelby Cnty Judge of Probate, AL
01/24/2014 10:30:06 AM 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 Hawaii ERS Timberland LLC
Mailing Address c/o Hancock Forest Management Group, Inc.
99 High Street, 26th Floor
Boston, MA 02110-2320

Grantee's Name Longridge East, LLC
Mailing Address c/o Michael D. Thompson
1725 Somerset Circle
Birmingham, AL 35213-4107

Property Address No address - 285.6+/- acres located
in Section 8, Township 19 South,
Range 2 East, Shelby County,
Alabama

Date of Sale _____
Total Purchase Price \$ 800,000.00
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
☒ 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 _____

Print Timothy D. Davis, Attorney for Grantor

Sign _____

Unattested _____

(verified by)

(Grantor/Grantee/Owner/Agent) circle one

Print Form

Form RT-1

20140124000023310 4/4 \$823.00
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