



PLW Tract
1,227 ± acres Baldwin County, Al
\$2,500/acre

Property Description: This is a family owned tract that has been managed as a natural stand of Longleaf pine for over fifty years. There is a total of approximately 1,227 acres, with about 80 % in an excellent upland Longleaf Pine site with all ages of natural Longleaf ranging from grass-stage to mature sawtimber. Prescribed burning has been used through the years on a regular schedule to establish and promote natural Longleaf pine regeneration. In addition there are about 137 acres along a small creek and associated tributaries. There are also approximately 73 acres in planted Longleaf two to three years old and about 34 acres of open land in food plots and a gas pipeline right-of-way. Mineral rights are not part of this offering.

By Appointment Only: To schedule an appointment to view the property, please call Robert Foster. * Phone: (334)382-3210 * e-mail: rfoster@larsonmcgowin.com, or Chandler Graham *Phone (334)-734-1382*email cgraham@larsonmcgowin.com. Any potential purchaser exercising the privilege of examining the property does so at his (its) risk with regard to any condition on the property, whether patent or latent, known or unknown, to Seller and Seller's agent, and does release and agree to defend and indemnify Seller and Seller's agent from any and all claims for any damage or injury whatsoever, including attorneys' fees and costs, incurred in connection with or resulting from the potential purchaser's examination of or presence on the property. Further, The potential purchaser agrees to restore any damage caused by potential purchaser and shall indemnify, defend and hold harmless the Seller and Seller's Agent from and against any liability for personal injury or property damage or any other loss, cost, expense or claim, including Seller's attorneys fees and costs, caused or alleged to be caused by such potential purchaser or any invitees, representatives, employees or agents of such potential purchaser while on or about the Seller's property. The potential purchasers release and obligations of defense and indemnity provided in this paragraph shall survive the closing or termination of the Agreement of Purchase and Sale.

Timber Data: A Timber Inventory Summary is provided in this document. These numbers were gathered from an inventory cruise conducted by Larson & McGowin Inc. and completed in August of

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Branch Offices:
Greenville and Mobile, Alabama • Huntsville, Texas • Merryville, Louisiana



2012. Neither the Seller nor Larson & McGowin, Inc., Larson & McGowin Properties LLC make any warranties or guarantees concerning the quantity, quality or kind of timber on this property or the economic benefits which the property may provide, the boundaries or acreage, access or easements or any other matter of record or not of record. Information concerning timber volumes is provided only as the opinion of Larson & McGowin, Inc. and Larson & McGowin Properties LLC and to provide perspective for interested parties.

Representations of the Seller: Although the Seller believes the information presented in this Property Package is factual and accurate, no warranty is expressed or implied with respect to any information contained herein, including but not limited to: the timber estimate data, acreage estimates, the plotting of the boundaries on aerial photographs or maps, or any information supplied by Seller or by Larson & McGowin Properties LLC.

Inquiries: Inquiries concerning the Seller's property are to be directed to Robert Foster. * Phone: (334) 382-3210 * e-mail: rfoster@larsonmcgowin.com, or Chandlar Graham *Phone (334)-734-1382*email cgraham@larsonmcgowin.com.

Brokers: **Larson & McGowin Properties LLC. is the agent of the Seller.** Brokers and agents are welcome to represent prospective buyers of the property. **Larson & McGowin Properties LLC. will pay any broker representing a purchaser a real estate commission of 2% of the contracted sale price.**

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PLW Timber Summary ± 1,227 Acres

Total Acres by Forest Type

Forest Type	Acres	% of Total
Natural Pine Uplands	983	80.10%
Bottomland Mixed Pine/Hardwood (SMZ)	137	11.20%
Planted Longleaf Premerch 3-5 yr old	73	6.00%
Open, Right of Ways, Non-Forested	34	2.70%
Total	1,224	

Total Merchantable Upland Weight Summary (±980 Acres)

Species Group	Sawtimber (Tons)	Poles (Tons)	Chip-n-Saw (Tons)	Pulpwood (Tons)	Topwood (Tons)
Pine	12,388	4,379	5,951	6,685	3,286
Hardwood	447	0	0	4,982	165
Total Tons	12,835	4,379	5,951	11,667	3,451

Total SMZ Weight Summary (± 137 Acres)

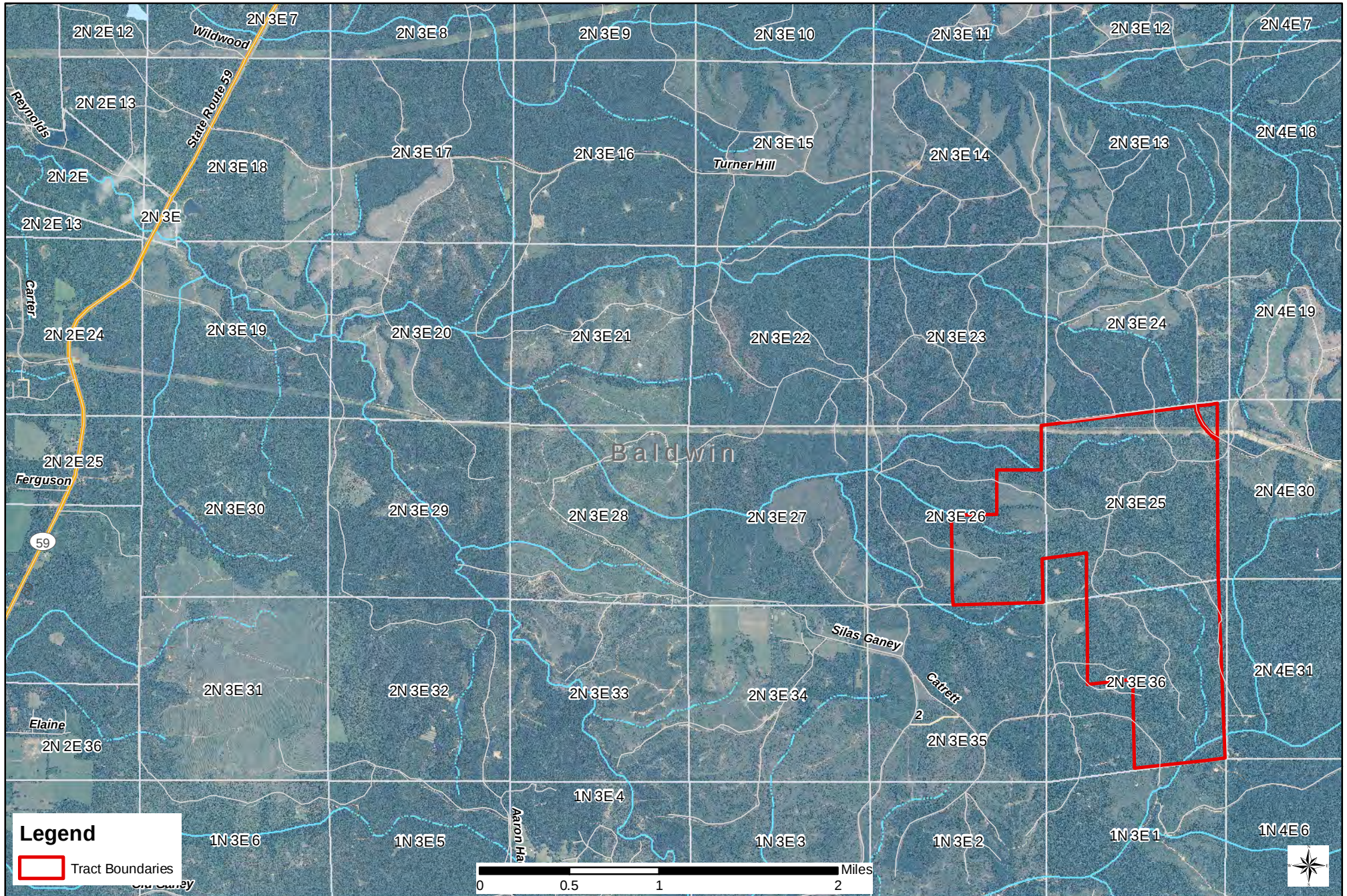
Species Group	Sawtimber (Tons)	Poles (Tons)	Chip-n-Saw (Tons)	Pulpwood (Tons)	Topwood (Tons)
Pine	2,028	671	617	987	447
Hardwood	429	0	0	3,852	154
Total Tons	2,457	671	617	4,839	601

-Timber data is furnished by Larson & McGowin Inc. and Larson McGowin Properties LLC for informational purposes only. Buyer should not solely rely on this report but should conduct their own due diligence.

- Data is from a Timber Cruise conducted by Larson & McGowin Inc. and completed on 8/14/12

PLW Property Limited Partnership
Approximately 1,227 Acres
Sections 25, 26, and 36, T 2 N, R 3 E
Baldwin County, Alabama

Exhibit A



PLW Property Limited Partnership
Approximately 1,227 Acres
Sections 25, 26, and 36, T 2 N, R 3 E
Baldwin County, Alabama

General Location Map

