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| Michael Miller, Register Charleston County, SC | | |

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GOLDEN-GROVE LLC

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CHARLESTON COUNTY

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Drawer **Drawer 2**
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RELEASE AND TERMINATION OF DEVELOPMENT AGREEMENT

THIS RELEASE AND TERMINATION OF DEVELOPMENT AGREEMENT (together with the Exhibits attached hereto and incorporated herein by reference, this "**Agreement**") is made as of the 11th day of January, 2022 (the "**Effective Date**"), by and between **GOLDEN-GROVE, LLC**, a South Carolina limited liability company ("**Property Owner**"), and the **CHARLESTON COUNTY**, a political subdivision of the State of South Carolina (the "**County**"). Property Owner and County are sometimes referred to collectively as the parties.

RECITALS

WHEREAS, on November 19, 2015, the County adopted Ordinance Number 188, thereby approving that certain Spring Grove Development Agreement (the "**Development Agreement**") with an effective date of December 22, 2015, and entered into by and between the County and MWV-East Edisto Spring Grove, LLC, a Delaware limited liability company ("**MWV**") incident to the future development of approximately Fourteen Thousand Five Hundred Eight (14,508) acres of real property located in Charleston County, South Carolina (the "**Spring Grove Property**"), which Development Agreement was recorded on December 23, 2015, in Book 525 at Page 236, in the Register of Deeds Office for Charleston County, South Carolina (the "**ROD Office**"); and

WHEREAS, on August 11, 2016, MWV and the County entered into that certain Addendum to Development Agreement: Correcting Scrivener's Error (the "**Addendum**"), recorded on August 16, 2016, in Book 576 at Page 829, in the ROD Office (the Development Agreement and the Addendum, collectively hereinafter the "**Spring Grove Development Agreement**"); and

WHEREAS, on May 17, 2017, MWV conveyed to Property Owner and Thompson-Golden, LLC, a South Carolina limited liability company (Property Owner and Thompson-Golden, LLC collectively, "**Co-Owners**"), Six Hundred Fifty-Eight and Three Hundred Twenty-Eight One Thousandth (658.328) acres of real property, including Five Hundred Ninety-Nine and Two Hundred Seventy-Four One Thousandth (599.274) acres of the Spring Grove Property by way of that certain Limited Warranty Deed recorded on May 18, 2017, in Book 0638 at Page 856, in the ROD Office; and

WHEREAS, on May 18, 2017, MWV and Co-Owners entered into that certain Partial Assignment and Assumption of Rights and Obligations under Development Agreement whereby MWV assigned to Co-Owners and Co-Owners assumed certain rights, privileges, and obligations under the terms of the Spring Grove Development Agreement, such Partial Assignment being recorded on May 18, 2017, in Book 0638 at Page 858, in the ROD Office; and

WHEREAS, Property Owner became the sole owner of that Six Hundred Fifty-Eight and Three Hundred Twenty-Eight One Thousandth (658.328) acres of real property, along with all rights, privileges and obligations in which that real property may be subject by way of that certain Agreement and Plan of Merger dated May 31, 2019, wherein Thompson-Golden, LLC merged with and into Property Owner, and further evidenced by the certain Termination of Tenancy in Common Agreement entered into by and between Thompson-Golden, LLC and Property Owner with an effective date of May 31, 2019; and

WHEREAS, the Town of Ravenel, a political subdivision of the State of South Carolina (the "*Town*"), acting by and through its Town Council adopted Ordinance Number 12-21 on July 27, 2021, thereby annexing Tax Map Parcel Numbers 186-00-00-062, 175-00-00-049, 175-00-00-052, 168-00-00-023, 168-00-00-001, and 168-00-00-035, containing Five Hundred Ninety-Seven and Sixty-Six One Hundredth (597.66) acres of real property, into the corporate limits of the Town of Ravenel South Carolina; and

WHEREAS, four of the six properties annexed into the corporate limits of the Town of Ravenel, including Tax Map Parcel Numbers 186-00-00-062, 175-00-00-049, 175-00-00-052, and 168-00-00-023 ("*Annexed Properties*"), as more particularly described on Exhibit A, attached hereto and incorporated herein by reference, containing Five Hundred Ninety-Five and Sixty-Six One Hundredth (595.66) acres of real property, are subject to the Spring Grove Development Agreement; and

WHEREAS, Property Owner and the County desire to enter into this Agreement to, among other things: (1) terminate the Spring Grove Development Agreement to the extent it subjects the Annexed Properties; and (2) amend the legal description of the Spring Grove Property, included as Exhibit "A" attached to the Addendum, in order to reflect the elimination of Annexed Properties from the Spring Grove Development Agreement and the Spring Grove Property.

NOW, THEREFORE, in consideration of the foregoing and the mutual promises and covenants contained herein, for other good and valuable consideration, the receipt and sufficiency of which each party has acknowledged, and intending to be legally bound, the Property Owner and the County agree as follows:

1. Termination. With respect to the Annexed Properties, the Spring Grove Development Agreement is terminated and is no further force or effect as of the Effective Date of this Agreement. For the avoidance of doubt and subject to the terms contained herein, the Spring Grove Development Agreement shall remain in full force and effect as to the Spring Grove Property, less and except the Annexed Properties. The Annexed Properties are hereby released and no longer subject to Spring Grove Development Agreement.
2. Mutual Release of Parties. The County releases and discharges Property Owner and their successors and assigns from all rights, responsibilities, obligations, indemnities and liabilities arising from or relating to the Spring Grove Development Agreement. Property Owner releases and discharges the County from all rights, responsibilities, obligations, indemnities and liabilities arising from or relating to the Spring Grove Development Agreement. Notwithstanding the above, nothing contained herein shall be construed to limit or prevent the parties from entering into any subsequent agreements concerning the Annexed Properties. Property Owner acknowledges that County is entering into this Agreement in reliance upon the execution of a subsequent agreement between Property Owner, the Town and the County, pursuant to which Property Owner will owe certain obligations to the County.
3. Revised Legal Description for Spring Grove Properties. The legal description of the Spring Grove Property is hereby amended and replaced by Exhibit B of this Agreement, attached hereto and incorporated herein by reference, in order to reflect the removal of the Annexed Properties from Spring Grove Property and the termination of Spring Grove Development Agreement regarding the Annexed Properties.
4. Sector and Settlements Maps. The Sector Map (Map No. 1.1.3) and the Settlements Map (Map No. 1.1.4) included in the Spring Grove Form District Master Plan are hereby revised pursuant to Exhibit C attached hereto.

5. Miscellaneous. The section headings appearing in this Agreement are for convenience of reference only and are not intended to, any extent for the purpose, limit or define the test of the test of any section or any subsection hereof. The parties may execute this Agreement in counterparts, each of which shall be deemed an original, but when together shall constitute a single instrument. This Agreement represents the final agreement between the parties regarding the subject matter hereof and may not be contradicted by evidence of prior, subsequent or contemporaneous oral agreements of the parties.

[SIGNATURE PAGES TO FOLLOW]

IN WITNESS WHEREOF, this Release and Termination of Development Agreement has been executed by the parties on the day and year first above written.

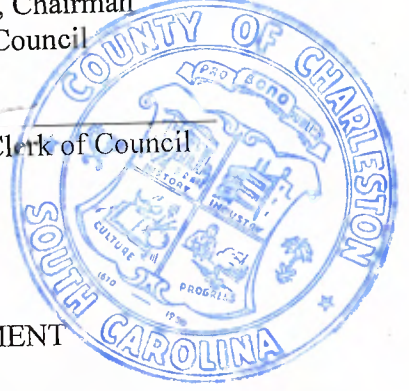
Iman Gray
Witness

[Signature]
Witness

CHARLESTON COUNTY

By: Teddie E. Pryor, Sr.
Chairman
Charleston County Council

Attest: Kristen Salisbury
Clerk of Council



STATE OF SOUTH CAROLINA)
)
COUNTY OF CHARLESTON)

ACKNOWLEDGMENT

I, Kristen Wurger, Notary of the Public of the State of South Carolina, do hereby certify that Charleston County, South Carolina, by Teddie E. Pryor, Sr., its Chairman of County Council and Kristen Salisbury, its Clerk of Council, personally appeared before me this 21 day of December, 2021, and acknowledged the execution of the foregoing instrument.

[Signature]
Notary Public for South Carolina
My Commission Expires: 5/7/24

EXHIBIT A
LEGAL DESCRIPTION
(Annexed Properties)

ALL those lots, pieces, or parcels of land, with improvements thereon, situate, lying and being in St. Paul's Parish, Charleston County, South Carolina, measuring and containing 658.328 acres, more or less, and being more particularly shown and designated as "TRACT DH-1 18,416,317.87 SQFT 422.780 ACRES", "TRACT DH-1A 159,147.97 SQFT 3.654 ACRES", "TRACT DH-3B 7,499,056.73 SQFT 172.155 ACRES", and "TRACT DH-3C 29,850.95 SQFT 0.685 ACRES" on a plat entitled "PLAT SHOWING TRACT DH-1 (422.780 ACRES), TRACT DH-3A (0.200 ACRES) & TRACT DH-3B (172.155 ACRES), BEING A PORTION OF TMS 175-00-00-009, TMS 186-00-00-062 (TRACT DH-1A 3.654 ACRES) & TMS 168-00-00-023 (TRACT DH-3C 0.685 ACRES) PROPERTY OF MWV-EAST EDISTO SPRING GROVE, LLC TRACT DH-2 (58.854 ACRES) BEING A PORTION OF TMS 179-00-00-025, PROPERTY OF MWV-EAST EDISTO CHARLESTON, LLC LOCATED IN ST. PAULS PARISH CHARLESTON COUNTY, SOUTH CAROLINA" prepared under seal of Andrew C. Gillette, PLS #5933-B, of Parker Land Surveying, LLC, dated March 27, 2017, and recorded May 17, 2017, in Plat Book L17 at Page 0272, in the Office of the RMC for Charleston County, South Carolina ("Plat"), said Property is more fully described according to said Plat.

| | |
|------|---------------|
| TMS# | 175-00-00-049 |
| | 186-00-00-062 |
| | 175-00-00-052 |
| | 168-00-00-023 |

EXHIBIT B
LEGAL DESCRIPTION
(Remaining Property)

CTN 10:

GARRETT TRACT

All that Piece, Parcel or Tract of Land, Situate, Lying and Being, in St. Paul's Parish, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, Eighty-Two (82) Acres, more or less; Butting and Bounding, North, on lands of West Virginia Pulp and Paper Company, formerly of the Estate of George S. Holmes, deceased; East, on lands of the said West Virginia Pulp and Paper Company, formerly of Joe Cordrey, on lands now or formerly of S. Fludd, and on lands now or formerly of Charles Simmons; South, on lands now or formerly of the Estate of Friday Middleton, and on lands now or formerly of Charles Simmons; and West, on lands now or formerly of Fox, formerly of the Estate of Jackson, and on lands now or formerly of Charles Simmons; and having such shape, form, marks, courses, distances, buttings, boundings, and content, as are delineated on a Map there of by J.P. Gaillard, C.E., dated February 1927, a Blue Print of which said Map is recorded in the RMC Office for Charleston County, in Book C-26, page 254.

The Execution under which this property was sold (a Duplicate of which is attached to the said Deed) calls for One Hundred and Thirty (130) Acres of land but upon levy the only real estate that could be found in St. Paul's Parish, in the County of Charleston, in the State aforesaid, in the name of Joseph Garrett, out of which to satisfy the said Execution, was the Eighty-Two (82) Acre Tract hereinbefore specifically described, which was duly levied on and sold.

BEING a portion of the premises (Tract 14) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in

liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

SAVE AND EXCEPTING the real property described in:

1. Deed dated February 21, 2003 from MeadWestvaco Forestry, LLC to the County of Charleston conveying 2.7 acres (part of 8.205) acres).

Part of TMS No. 175-00-00-009

CTN 12A (PARTS):

JERICHO TRACT

All those several pieces, parcels, tracts or plantations of land, known as "Mount Pleasant" (South Part), "New Ground", "Cordray Tract," "Cadden Tract," "Savannah" (North Part), "Savannah" (South Part), "Jericho," "Gregory," "Wilderness," "Somers Hall," and that portion of "Golden Grove" lying west of New Road — all formerly belonging to Henry A. M. Smith, now deceased, Situate, Lying and Being, in the County of Charleston, in the State of South Carolina; and having such shape, form, names, marks, courses, distances, buttings, boundings, and content, as are delineated on a Map thereof, by G. T. Ford and J. P. Gaillard, Civil Engineers, from surveys made in November — December, 1925, a Blue Print of which said Map is annexed to, and made a part and parcel of, the Deed from Charleston Security Company, as Executor of the Last Will and Testament of Henry A. M. Smith, and Emma R. Smith, to the said Cooper River Timber Company, dated December 15th, 1925, which said Map is recorded in the RMC Office for Charleston County, in Plat Book E, page 31.

BEING a portion of the premises (Tract 3) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, et al., dated December 23, 1935, recorded in the RMC Office for Charleston County in Book X-38, at Page 8.

SAVING AND EXCEPTING the real property described in the following deeds:

1. Deed from West Virginia Pulp and Paper Company to South Carolina Power Company dated April 30, 1948, recorded in the RMC Office for Charleston County in Book M-49, at Page 14, but conveying herewith all rights of reentry and repossession as set forth in said Deed.
2. Deed from West Virginia Pulp and Paper Company to Janie L. Fabre dated March 14, 1963, recorded in the RMC Office for Charleston County in Book E-79, at Page 310;
3. Deed from West Virginia Pulp and Paper Company to James D. McCallister dated March 14, 1963, recorded in the RMC Office for Charleston County in Book B-85, at Page 240;
4. Deed from West Virginia Pulp and Paper Company to D.L. Warren dated March 14, 1963, recorded in the RMC Office for Charleston County in Book W-89, at Page 322;
5. Deed from West Virginia Pulp and Paper Company to J.W. Postell dated March 14, 1963, recorded in the RMC Office for Charleston County in Book E-79, at Page 301;
6. Deed from West Virginia Pulp and Paper Company to Addison E. Newton dated March 14, 1963, recorded in the RMC Office for Charleston County in Book W-78, at Page 63;
7. Deed from West Virginia Pulp and Paper Company to John Newton, Jr., dated March 14, 1963, recorded in the RMC Office for Charleston County in Book W-78, at Page 143;
8. Deed from West Virginia Pulp and Paper Company to Lucas S. Newton, Jr., dated March 14, 1963, recorded in the RMC Office for Charleston County in Book B-50, at Page 74;

9. Deed from West Virginia Pulp and Paper Company to Robert E. Jones dated March 14, 1963, recorded in the RMC Office for Charleston County in Book M-83, at Page 20;
10. Deed from West Virginia Pulp and Paper Company to Myrtle Mizzell dated May 15, 1963, recorded in the RMC Office for Charleston County in Book U-75, at Page 190;
11. Deed from Westvaco Corporation to the South Carolina State Highway Department dated August 26, 1970, recorded in the RMC Office for Charleston County in Book J-95, at Page 143;
12. Deed from Westvaco Corporation, formerly West Virginia Pulp and Paper Company, to Daniel F. Newton May 3, 1972, recorded in the RMC Office for Charleston County in Book J-99, at Page 79;
13. Deed from Westvaco Corporation to Luther Morrall, dated April 23, 1984, recorded in the RMC Office for Charleston County on December 5, 1984, in Book T-141, at Page 847.
14. Deed from Westvaco Corporation, formerly West Virginia Pulp and Paper Company, to Roy Walker, Inc., dated February 14, 1990, recorded in the RMC Office for Charleston County in Book G-192, at Page 742;
15. Deed from Westvaco Corporation, formerly West Virginia Pulp and Paper Company, to Thomas R. Crosby, Jr., dated August 9, 1990, recorded in the RMC Office for Charleston County in Book K-196, at Page 120;
16. Deed from Westvaco Corporation, formerly West Virginia Pulp and Paper Company, to Joel Russell dated March 21, 2000, recorded in the RMC Office for Charleston County in Book O-345, at Page 119;
17. Deed from West Virginia Pulp and Paper Company to John W. Cordray dated March 20, 1962, recorded in the RMC Office for Charleston County in Book F-78, at Page 40;

18. Deed from Westvaco Corporation to Developments Unlimited, LLC dated December 12, 2002, recorded in the RMC Office for Charleston County on December 18, 2002, in Book W-429, at Page 274.

19. Deed from West Virginia Pulp and Paper Company to Beaufort Theodore McCants dated September 8, 1967, recorded in the RMC Office for Charleston County in Book G-89, at Page 110.

20. Deed from Westvaco Corporation, formerly West Virginia Pulp and Paper Company, to William R. Hall and Shirley J. Hall dated March 12, 1993, recorded in the RMC Office for Charleston County in Book T-224, at Page 192.

21. Deed from Westvaco Corporation to Russell F. Newton dated May 18, 1976, recorded in the RMC Office for Charleston County in Book C-110, at Page 197.

22. Deed from West Virginia Pulp and Paper Company, now Westvaco Corporation, to Southern C&C Company, dated May 31, 1945.

23. Deed from Westvaco Corporation, formerly West Virginia Pulp and Paper Company, to the South Carolina Electric and Gas Company dated January 28, 1971.

24. Quitclaim dated December 13, 1990 from Westvaco Corporation to S.C. Department of Highways and Public Transportation conveying 0.18 of an acre.

25. Quitclaim Deed dated November 11, 1990 from Westvaco Corporation to S.C. Department of Transportation conveying 2.12 acres, which is a portion of a 3.16-acre conveyance.

26. Quitclaim Deed dated May 30, 1980 from Westvaco Corporation to S.C. Department of Highways and Public Transportation conveying 0.37 of an acre, which is a portion of a 1.38-acre conveyance to improve Road S-2150.

27. Quitclaim Deed dated March 8, 2006 from MeadWestvaco Forestry, LLC to S.C. Department of Transportation conveying 3.3739 acres, which is a portion of 4.862 acres to improve Highway 165.

28. Limited Warranty Deed dated August 23, 2004 from the MeadWestvaco Forestry, LLC to Donald E. Mullis conveying 39.76 acres, a portion of a 182.56-acre conveyance, which 142.8 acres were conveyed from CTN 13.

29. A deed from West Virginia Pulp & Paper Company to J.W. Cordray, by deed dated January 1, 1962, conveying 3.45 acres.

Part of TMS No. 175-00-00-009

TMS No. 186-00-00-062

CTN 14:

DREWS TRACT

All that Piece, Parcel or Tract of Land, Situate, Lying and Being, in St. Pauls Parish, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, according to the Deeds, Sixty-Four (64) Acres, but according to the Map hereinafter referred to, Seventy-Two (72) Acres; Butting and Bounding, Northwest, on the Clay Dam Road; and Southeast and Southwest, on lands now or formerly of Robin Peebles (the meridian on the Map hereinafter referred to being erroneously designated);- and having such shape, form, marks, courses, distances, buttings, boundings, and content, as are delineated on a Map thereof by Richard C. Rhett, Surveyor, dated August 20th, 1926, a Blue Print of which said Map is annexed to, and made a part and parcel of, the Deed from J.H. Drews to the said Cooper River Timber Company, hereinafter

referred to, which said Map is recorded in the RMC Office for Charleston County, in Book U-33, page 28.

BEING a portion of the premises (Tract 12) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded In the RMC Office for Charleston County in Book Q-37, at Page 717.

Part of TMS No. 175-00-00-009

CTN 18: BUTTO HALL TRACT

All that Piece, Parcel or Tract of Land, Situate, Lying and Being, in St. Pauls Parish, in the County of Charleston, in the State aforesaid; Measuring and Containing, Two Hundred (200) Acres, more or less; Butting and Bounding, North, on Boyle's "New Ground Tract", belonging to the West Virginia Pulp and Paper Company; Northeast, on lands now or formerly of W.T. Martin; Southeast, on the Jacksonboro Public Road; and Southwest on the "Jerico Tract", belonging to the said West Virginia Pulp and Paper Company.

The property hereby conveyed having originally been a part of a tract known as the "Button Hall Tract", and being a part of the Tract of Land conveyed to Sarah Jane Martin by Sarah E. Platt, by Deed, dated January 29th, 1886, and recorded in the RMC Office for Charleston County, in Book D-26, page 221.

The Tract of Land above described, designated "Tract No. 1", on the Division by J.P. Gaillard, C.E., hereinafter referred to, has such shape, marks, courses, distances, buttings, boundings and content, as are delineated on a Plat thereof by A'ch'd L. Campbell, Surv., dated

March 29th, 1880, copied by R. C. Rhett, on June 24th, 1927, and divided by J.P. Gaillard, C.E., in June 1935, a Blue Print of which said Plat, marked "D", is annexed to, and made a part and parcel of Deed recorded in the RMC Office for Charleston County in Book Q-37, Pg. 717.

BEING a portion of the premises (Tract 15) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

SAVING AND EXCEPTION the real property described in:

1. Quitclaim Deed dated November 11, 1990 from Westvaco Corporation to S.C. Department of Highways and Public Transportation conveying 1.08 acres, a portion of a 3.16-acre conveyance to improve Road S-1845.

Part of TMS No. 175-00-00-009

CTN 2 BT 1: SAM PRIOLEAU

All that Piece, Parcel or Tract of Land, known as a part of Spring Grove Plantation", Situate, Lying and Being, in Adams Run Township, St. Paul's Parish, School District No. 19, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing One Hundred and Ninety-Seven (197) Acres, more or less; Butting and Bounding, Northeast (generally), on lands now or formerly of Galloway; Southeast and Southwest (generally), on the "Savannah Tract", of the said West Virginia Pulp and Paper Company; Southwest (generally), also, on the "P W. Martin Tract" of the said West Virginia Pulp and Paper Company, and on lands of the said West Virginia Pulp and Paper Company, formerly of B. B. Canaday; and Northwest

(generally), on lands of the said West Virginia Pulp and Paper Company, formerly of B. B. Canaday; and having such shape, marks, courses, distances, buttings, boundings and content, as are delineated on a Map thereof by J. P. Gaillard, C. E., dated July 8th, 1935, a Blue Print of which said Map, marked "A", is hereto annexed and made a part and parcel of Deed recorded in the RMC Office for Charleston County in Book Q-37, Page 717.

Being the same Tract of Land conveyed to the Cooper River Timber Company by Sarah A, Prioleau, et al., by Deed, dated August 30th, 1924, and recorded in the RMC Office for Charleston County, in Book G-31, page 629.

BEING a portion of the premises (Tract 6) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

Part of TMS No. 175-00-00-009

CTN 2 BT 2:

P.W. MARTIN

All that certain Piece, Parcel or Tract of Land, Situate, Lying and Being, in County and State aforesaid; Measuring and Containing, One Hundred and Seventy-Two (172) Acres, more or less; Butting and Bounding, Northeast, on lands of the West Virginia Pulp and Paper Company, formerly of the Estate of Samuel Prioleau, known as the "Estate of Samuel Prioleau Tract", and lands of the said West Virginia Pulp and Paper Company, formerly of Elizabeth Cordrey, and known as the "North Savannah Tract"; Southwest, on lands of the said West Virginia Pulp and

Paper Company, formerly of Henry P. Branton, known as the "Branton Tract", and lands of the said West Virginia Pulp and Paper Company, formerly of Elizabeth Cordrey, known as the "E. Cordrey Tract"; Northwest, on lands now or formerly of Horlbeck, of Morgan, and of others, and lands of the said West Virginia Pulp and Paper Company, formerly of J. Cordrey, and known as the "J. Cordrey Tract".

Being the property conveyed by P.W. Martin to Freeman S. Farr, Trustee, by Deed, dated May __, 1903, and recorded in the RMC Office for Charleston County, in Book 1-27, page 90, (the said tract of land being therein described as containing 155 Acres), by the said Freeman S. Farr, Trustee, conveyed to Oneida Timber Company, and by the said Oneida Timber Company conveyed, inter alia, to E. P. Burton Lumber Company, by Deed, dated June 28th, 1917, and recorded in the RMC Office for Charleston County, in Book F-28, page 200.

BEING a portion of the premises (Tract 2) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

TMS No. 175-00-00-009

CTN 2 BT 7: TAVEL

MORRIS (FORMERLY TAVEL) TRACT:

All that certain Piece, Parcel or Tract of Land, Situate, Lying and Being, in the County and State aforesaid; Measuring and Containing Fifty (50) Acres, more or less; Butting and Bounding, North and South, on lands of the said West Virginia Pulp and Paper Company, formerly of Edward

Tavel, known as the "Edward Tavel Tract"; East, on lands of _____, formerly of W. T. Cordrey; and West, on lands of _____, formerly of Messervey; and being a part of a tract of land originally known as "Osborne".

The Tract of Land hereinbefore described being that, inter alia, conveyed by the E.P. Burton Lumber Company to the said Cooper River Timber Company, by Deed, dated June 21st, 1924, and recorded in the RMC Office for Charleston County, in Book Z-33, page 9; Also,

EDWARD TAVEL TRACT:

All that Piece, Parcel or Tract of Land, known as a part of the "Osborne Tract"; Situate, Lying and Being, in St. Pauls Parish, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, Three Hundred and Twenty-Nine and 5/10 (329.5) Acres, more or less; Butting and Bounding, North, on lands now or formerly of Holms, of Roundtree, of Jenkins, and of the said West Virginia Pulp and Paper Company, formerly of Morris; Northeast, on lands now or formerly of Cordrey, of Meservey, and of Poinsett; East, on the lands now or formerly of Cordrey; Southeast, on lands now or formerly of Cordrey, of Newton, and of Boston; South, on lands now or formerly of Cordrey, and of Gatch; and Northwest, on lands now or formerly of Gatch, Main Highway to Adams Run Depot, lands now or formerly of Morris, of Ruffin, of Holmes, of Nathans, and of Polite; - and having such shape, marks, courses, distances, buttings, boundings, and content, as are delineated on a Plat thereof by Richard C. Rhett, Surveyor, dated May 24th, 1926,- a Blue Print of which said Plat is annexed to, and made a part and parcel of, the Deed from Edward Tavel to Cooper River Timber Company, hereinafter referred to, which said Plat is recorded in the RMC Office for Charleston County, in Book Z-33, page 358.

The property hereby conveyed being the remaining portion of the "Osborne Tract", conveyed to Edward Tavel by C. G. Henderson, Master, by Deed, dated April 28th, 1896, and

recorded in the office for the Clerk of Court for Colleton County, in Book 16, page 334, and in the RMC Office for Charleston County, among the Colleton County Transcripts, in Book K-27, page 426.

Being the tract of Land conveyed to the said Cooper River Timber Company by Edward Tavel, by Deed, dated June 21st, 1926, and recorded in the RMC Office for Charleston County, in Book Z-33, page 358.

BEING a portion of the premises (Tract 4 and Tract 10) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at page 717.

SAVING AND EXCEPTING:

(a) Ten (10) Acres, conveyed by the said Cooper River Timber Company to the State Commission of Forestry, by Deed dated November 27th, 1933, and recorded in the RMC Office for Charleston County, in Book Q-37, page 377. This reservation, however, is subject to all rights by way of reverter or otherwise which said rights are specifically conveyed to the said West Virginia Pulp and Paper Company, its Successors and Assigns. By Deed recorded in Book T-191, page 142 (and confirmed by Corrective Deed dated August 20, 1990) Westvaco Corporation quit-claimed 4.96 acres of the 10 acre parcel to the South Carolina State Commission of Forestry and By Deed recorded in Book T-191, page 138, the South Carolina State Commission of Forestry conveyed 5.08 acres of the 10 acre parcel to Westvaco Corporation.

(b) A Right of Way for a Public Road, across the Tract of Land, conveyed by the said Cooper River Timber Company to the County of Charleston, by Deed, dated January 10th, 1928, and recorded in the RMC Office for Charleston County, in Book M-34, page 234.

(c) Deed from Westvaco Corporation to South Carolina State Commission of Forestry, dated August 20, 1990, recorded in the RMC Office for Charleston County on August 31, 1990, in Book G-196, at page 106.

Part of TMS No. 175-00-00-009

TMS No. 099-00-00-033

TMS No. 121-00-00-033

CTN 2 BT 35:

BIVENS BOYLE TRACT

All that certain Piece, Parcel or Tract of Land, formerly composed of Four (4) certain Tracts of Land, known as "Cotton Hall", "Haigs", "Maroon", and "Somers", Situate, Lying and Being, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, One Thousand, Seven Hundred and Twenty-Three (1,723) Acres, more or less, according to a certain Plat by J.P. Gaillard, Civil Engineer, dated June — 1916; Butting and Bounding, North (generally), on lands now or formerly of T.W. Bivens, on the "Sandy Hill Tract" of the said West Virginia Pulp and Paper Company, and the "Buck Hall Tract" of the said West Virginia Pulp and Paper Company; East (generally), on a Canal separating the Tract hereby conveyed from a part of the "Hyde Park Tract", and on another portion of the "Hyde Park Tract" and the "Buck Hall Tract", both of the said Tracts belonging to the said West Virginia Pulp and Paper Company; Southeast and East (generally), on a Public Canal separating the property hereby conveyed from the "Somers Hall Tract" belonging to the Cooper River Timber Company, and on the Public Canal separating the property hereby conveyed from the "Golden Grove Tract" belonging to the said West Virginia

Pulp and Paper Company; West, South, and Southwest (generally), on the "New Ground Tract", belonging to the said West Virginia Pulp and Paper Company; Southwest, also, on the "Mount Pleasant Tract", belonging to the said West Virginia Pulp and Paper Company; and Northwest (generally), on the said "Mount Pleasant Tract" and the "Bristol Tract", both belonging to the said West Virginia Pulp and Paper Company.

The property above described does not include One Hundred and Eight (108) Acres of the "Boyle Tract", which was conveyed by Joseph Bivens to T.W. Bivens, by Deed, dated August 31st, 1922, and recorded in the RMC Office for Charleston County, in Book R-31, page 26.

BEING a portion of the premises (Tract 1) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

Also Being the tract of Land conveyed to the said Cooper River Timber Company by Edward Tavel, by Deed, dated June 21st, 1926, and recorded in the RMC Office for Charleston County, in Book Z-33, page 358.

SAVING AND EXCEPTING:

- (a) A Right of Way for a Public Road, across the said Tract of Land, conveyed by the said Cooper River Timber Company to the County of Charleston, by Deed, dated January 10th, 1928, and recorded in the RMC Office for Charleston County, in Book M-34, page 234.
- (b) Deed from Westvaco Corporation to South Carolina State Commission of Forestry, dated August 20, 1990, recorded in the RMC Office for Charleston County on August 31, 1990, in Book 0-196, at Page 106.

BEING a portion of the premises (Tract 4 and Tract 10) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

Part of TMS No. 175-00-00-009

CTN 281:

HENRY BRANTON TRACT

All that certain piece, parcel or tract of land situate on the South side of U.S. Highway No. 17, in St. Paul's Township, District 23, Charleston County, as shown on a plat thereof by H. H. Foster, R. L. S., dated March 23, 1955.

Measuring and containing and butting and bounding according to said plat as follows: to the North on U. S. Highway No. 17 twenty-four (24.00) chains; to the East on a public road known as "New Road" twenty-one and 90/100 (21.90) chains; to the South on land of G.B. Baldwin sixteen and 20/100 (16.20) chains; and to the West on land of the West Virginia Pulp and Paper Company known as "Golden Grove Tract" sixteen and 20/100 (16.20) chains.

BEING the same premises conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Andrew Branton dated July 23, 1935, recorded in RMC Office for Charleston County in Book O-60, at Page 430.

Part of TMS No. 175-00-00-009

CTN 3:

SPRING GROVE TRACT

All that Piece, Parcel or Tract of Land, known as a part of "Spring Grove Plantation", Situate, Lying and Being, in Adams Run Township, St. Paul's Parish, School District No. 19, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, Four Hundred and Fifty-Three (453) Acres, more or less; Butting and Bounding, North (generally), on lands now or formerly of Moorer and Padgett, on the "Greenwood Tract", and a part of the "Spring Grove Tract", both belonging to the said West Virginia Pulp and Paper Company; East and Northeast (generally), on a part of the "Spring Grove Tract", belonging to the said West Virginia Pulp and Paper Company; Southeast (generally), on the Spring Grove Road, and lands of the said West Virginia Pulp and Paper Company, known as the "Joe Cordrey Tract"; South (generally), on lands of the said West Virginia Pulp and Paper Company, known as the "Jos. Garret Tract" (incorrectly styled on the Map hereinafter referred to "Jos. Garnett Tr."); Southwest (generally), on lands of the said West Virginia Pulp and Paper Company, known as the "Jos. Cordrey Tract", and on lands now or formerly of Moorer and Padgett; and West (generally), on lands now or formerly of Mrs. K. Thomley, and of I. H. Wood; and having such shape, marks, courses, distances, buttings, boundings and content, as are delineated on a Map thereof by R. C. Rhett, Surveyor, dated Sept. 1924, as corrected as to certain lines resurveyed, and as to content, by J. P. Gaillard, C. E., as per his Certificate on said Map, dated Jan. 1926, a Blue Print of which said corrected Map, marked "B", is annexed and made a part and parcel of Deed recorded in the RMC Office for Charleston County in Book Z-37, Page 281.

BEING a portion of the premises (Tract 7) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in

liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

SAVE AND EXCEPTING the real property described in:

1. Deed dated February 21, 2003 from MeadWestvaco Forestry, LLC to the County of Charleston conveying 4.405 acres (part of 8.205 acres).

Part of TMS No. 175-00-00-009

CTN 4 PT:

JOE CORDRAY TRACT (BOTH PARTS)

(a) All that Piece, Parcel, or Tract of Land, Situate, Lying and Being, in St. Pauls Parish, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, according to a resurvey, Forty (40) Acres, more or less; Butting and Bounding, Northeast and Northwest, on the "Holmes Tract", belonging to the West Virginia Pulp and Paper Company, Southeast, on the Spring Grove Road; Southwest, on lands now or formerly of Sam Flood; West (generally), on lands of the said West Virginia Pulp and Paper Company, formerly of Joseph Garrett; and Northwest, on the "Holmes Tract", belonging to the said West Virginia Pulp and Paper Company, Also,

(b) All that Piece, Parcel or Tract of Land, Situate, Lying and Being, in St. Pauls Parish, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, according to a resurvey, Ninety-Three (93) Acres, more or less; Butting and Bounding, Northeast, on lands of the said West Virginia Pulp and Paper Company, formerly of B.B. Canaday Southeast, on lands of the said West Virginia Pulp and Paper Company, known as the "Martin Tract";

Southwest, on lands now or formerly of Ham Morgan, and of others; and Northwest, on the Spring Grove Road.

The Tract of Land first above described being designated "A", and the Tract of Land last above described being designated "B", on a certain Map thereof by René Ravenel, dated March 1925, which said Map is recorded in the RMC Office for Charleston County, in Book V-32 page 65.

BEING a portion of the premises (Tract 8) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

SAVE AND EXCEPTING the real property described in:

1. Deed dated February 21, 2003 from MeadWestvaco Forestry, LLC to the County of Charleston conveying 1.1 acres (part of 8.205 acres).

Part of TMS No. 175-00-00-009

CTN 44:

BRANTON TRACT

All those Two (2) Pieces, Parcels or Tracts of Land (now constituting one united body of land), Situate, Lying and Being, in St. Paula Township, in the County of Charleston, in the State aforesaid; Measuring and Containing (together), Sixty-Two (62) Acres, more or less; Butting and Bounding, Northeast (generally), on the "John Cordray Tract", of the West Virginia Pulp and Paper Company, and the "Martin Tract", belonging to the said West Virginia Pulp and Paper Company;

Southeast (generally), on land of the said West Virginia Pulp and Paper Company, separated therefrom by the Clay Dam Road; Southwest (generally), on lands now formerly of Robin Peoples; and Northwest (generally), on lands or formerly of Robin Peoples, and the "B. Cordray Tract", of the said West Virginia Pulp and Paper Company; and having such shape, form, marks, courses, distances, buttings, boundings, and content as are delineated on a Map thereof, compiled by J. P. Gaillard, on October 25th, 1934 (from surveys by J. D. Taylor, Surveyor), which said Map is recorded in the RMC Office for Charleston County, Book V-37, page 381.

BEING a portion of the premises (Tract 23) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

Part of TMS No. 175-00-00-009

CTN 7A:

GREENWOOD (BOTH PARTS)

All that certain Piece, Parcel or Tract of Land, known as "The Greenwood Tract", Situate, Lying and Being, in Adams Run Township, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, One Thousand, Four Hundred and Ninety-Seven and One-Half (1,497-1/2) Acres, more or less Butting and Bounding North, an lands now or formerly of Weeks, the West Virginia Pulp and Paper Company, known as the "Estate Pringle Tract", formerly of Dr. Dowling, of Burbidge, and of A. Howard; Northeast, on lands of the said West Virginia Pulp and Paper Company, formerly of the Estate of Henry A. M. Smith, deceased,

known as "Sandy Hill"; Southeast, and East, on the "Spring Grove Tract" and the "Fair Spring Tract" of the said West Virginia Pulp and Paper Company, formerly of the Estate of Henry A. M. Smith deceased, and of Ismael Washington; South, on lands of the said West Virginia Pulp and Paper Company; and West, on the "Cadden Tract", now or formerly of Bradley, and on lands of the West Virginia Pulp and Paper Company known as the "LaRoche B Tract", and of others. SAVING AND EXCEPTING Sixty (60) Acres thereof, designated on the Plat hereinafter referred to as "60 acres divided off for Jacob Neat, Josephine Bunch, and Wm. McMillan, on 10th Dec. A. D. 1896".

The property hereby conveyed having such shape, marks courses, distances, buttings and boundings, as are delineated on a Plat thereof by J. D. Taylor, Surveyor, dated November, A.D. 1896, a copy of which Plat by Richard C. Rhett, Surveyor, dated April 22nd, 1925, is recorded in the RMC Office for Charleston County, in Book U-32, page 733.

BEING a portion of the premises (Tract 9) conveyed to West Virginia Pulp and Paper Company, now known as Westvaco Corporation, by Deed of Cooper River Timber Company, in liquidation, dated July 29, 1935, recorded in the RMC Office for Charleston County in Book Q-37, at Page 717.

Part of TMS No. 175-00-00-009

SW 787:

HAVEN TRACT

ALL that piece, parcel or tract of land, situate, lying and being in St. Paul's Parish, Charleston County, South Carolina; Measuring and Containing Thirty-Four Hundred (3,440) acres more or less, butting and bounding as follows, to-wit:

North: On Lands now or formerly of Atlantic Coast Line Railroad, Cooper River Timber Company, George Martin, H.B. Sanders and W. Harper.

East: On a country road which is 50 feet wide know as New Road.

South: On U.S. Highway No. 161; on property now or formerly known as Royal Pines, on property now or formerly of St. Paul's Public School, and on property now or formerly of A. Williams, C. Porter, J. S. Stevens and J. W. Newton.

West: On lands now or formerly of Royal Pines, A. Williams, C. Porter, J.S. Stevens, J. W. Newton, — Ward, Dorothy P. Harris, Cooper River Timber Company, W. Harper and H. B. Sanders.

The buttings, boundings and measurements of the said tract more particularly appear upon a plat drawn by the John McCrady Company, dated May and June, 1931, that recites that it is plat of property about to be conveyed to F. L. Hutton, which plat is recorded in Plat Book E, Page 131, RMC Office for Charleston County; the property hereinabove described being all of the property shown on the said plat that lies to the West of a road appearing on the said plat and designated, "New Road".

BEING the same premises conveyed to Westvaco Corporation by Virginia R. Haven dated February 27, 1975, recorded in the RMC Office for Charleston County in Book F-106, Page 326.

SAVE AND EXCEPTING the real property described in:

1. Deed from Westvaco Corporation to Harry Lee Wilkerson dated March 18, 1975, recorded in the RMC Office for Charleston County in Book K-106, at Page 390;
2. Deed from Westvaco Corporation, formerly West Virginia Pulp and Paper Company, to Charleston County School District dated July 24, 1981, recorded in the RMC Office for Charleston County in Book M-126, at Page 411;

3. Deed from Westvaco Corporation to Florrie Pickney dated April 13, 1982;
4. Quitclaim Deed dated August 23, 1989 from Westvaco Corporation to S.C.

Department of Transportation conveying 1.9 acres to construct a new road.

Part of TMS No: 175-00-00-009

TMS No. 050-00-00-017

SW 818:

GRUBER TRACT

All that tract of land in St. Pauls Township about two miles from Adams Run Depot, Charleston County, State aforesaid.

MEASURING AND CONTAINING 275 acres, according to a plat by James Postell recorded December 5, 1969 in the RMC Office for Charleston County in Plat Book Z, page 48, and according to a recent survey said to contain 297.4 acres more or less, said to have been originally purchased by John M. Bryan from David Riker and Robert Riker in about 1864 and now known as the "Riker Tract", said to be part of the tract as described in a deed recorded in Book M 27, page 58 in the RMC Office for Charleston County, State aforesaid.

Said tract more particularly described by said plat of Postell and BUTTING and BOUNDING, according to said plat, to the North by lands formerly of Daniel Gordon and now of Georgia-Pacific Corporation, to the West by lands formerly of Malcolm D. Haven and now of Westvaco Corporation, to the South by lands formerly of Malcolm D. Haven and now of Westvaco Corporation, to the East by lands formerly of Malcolm D. Haven, now of Westvaco Corporation, which land and its general shape, marks and bounds were originally set forth and delineated on a

rough sketch of the same and recorded in a deed of George F. Bryan to C. B. Sanders, dated November 12, 1923, recorded in RMC Office aforesaid in Book Z 30, page 224, and are further shown on the above mentioned plat by James Postell.

Subject to the Right-of-way to the Seaboard Cost Line Railway (formerly the Atlantic Coast Line Railroad Company) which crosses the northern tip of the property.

Subject to the Right-of-way granted to South Carolina Electric & Gas Company (formerly South Carolina Power Company) by instrument dated March 14, 1949 and recorded in the RMC Office for Charleston County in Book V 49, page 244.

BEING the same premises conveyed to Westvaco Corporation by Deed of Frank H. Gruber dated November 17, 1976, recorded in the RMC Office for Charleston County in Book X-110, at Page 257.

Part of TMS No. 175-00-00-009

SW 861 G:

H.H. WEEKS #1

All that certain piece, parcel or tract of land, situate, lying and being at Parkers Perry, in St. Paul's District No. 82, Charleston County, State of South Carolina, containing twenty-three and 96/100 (23.96) acres, and designated Tract "B" on plat hereinafter referenced to, and bounded North by Friendly Road; East by lands of Westvaco Corporation, and also East and Southeast by lands of T. S. Sires; and West by lands of Westvaco Corporation known as "Greenwood," the said tract being irregular in shape. All of the aforesaid will more fully appear by reference to a plat by K. A. Mahoney, Registered Land Surveyor, S. C. No. 6271, bearing the legend "A Plat Showing

Certain Existing Tracts of Land Owned by H. H. Weeks Located at Parker's Ferry, Charleston. S. C. TRACT 'A' (Two existing tracts) contains 185.38 acres. TRACT 'B' contains 23.96 acres, total area 209.34 acres about to be conveyed to Westvaco Development surveyed April 10-13, 1979 by K. A. Mahoney, R.L.S., S.C. #6271, reference to which is craved for the specifics thereof as to measurements and distances.

Being a portion of the premises conveyed to Westvaco Corporation by Deed of Westvaco Development Corporation dated May 15, 1979, recorded in the RMC Office for Charleston County in Book Z-119, at Page 272.

Part of TMS No.175-00-00-009

SW 874 B:

GORDON TRACT

All that certain piece, parcel or tract of land formerly a portion of the Wilderness Tract in Adams Run Township, St. Paul's Parish, in the County of Charleston and State of South Carolina, containing 31 acres, more or less, bounded generally North on land of West Virginia Pulp & Paper Company formerly of Harriet M. Venning, East by Tracts B and D on the plat below referred to, South on the Old Jacksonboro-Charleston Public Road, and West on land of Richardson formerly of Harriet M. Venning, which said tract is designated by the letter "A" on a plat of Dan E. Gordon lands, surveyed October, 1946, by Robert F. Knoth & Company, Surveyors, and having such metes, marks and courses as delineated upon said plat, a blue print whereof is on file in the Office of the Clerk of the Court of Common Pleas for Charleston County, in the Cause entitled Southern Coatings & Chemical Company v Daniel B. Gordon, et al., and being the same property as was

conveyed to Daniel Gordon by Harriet M. Venning by Deed dated March, 1880, and recorded in the RMC Office. Charleston County, South Carolina, in Book C-27, page 346.

All that certain piece, parcel or tract of land containing 10 acres, more or less, in Adams Run Township, St. Paul's Parish, Charleston County, South Carolina, adjoining Tract D and designated by the letter "B" on the plat below referred to, bounded on the North and East by lands of West Virginia Pulp & Paper Company formerly of Henry A. M. Smith, on the South partly by Tract C the property of Estate of Lean Gordon and partly by Tract D the property of the Estate of Daniel E. Gordon, and to the West on Tract A on said plat, and having such metes, marks and courses as delineated upon said plat, a blue print whereof is on file in the Office of the Clerk of the Court of Common Pleas for Charleston County in the Cause entitled Southern Coatings & Chemical Company v. Daniel B. Gordon, et al., and being one of the two parcels conveyed to Daniel B. Gordon by Joseph Singleton by Deed dated 7th September, 1915, and recorded in the RMC Office, Charleston County, South Carolina, in Book O-27, page 304.

All that certain piece, parcel or tract of land containing 4 acres, more or less, in St. Paul's Parish, Charleston County, South Carolina, adjoining Tract B and designated by the letter "D" on plat below referred to, bounded North on Tract B of Estate Daniel B, Gordon, East on Tract C of Estate of Less Gordon, South on the Old Jacksonboro-Charleston Road, at the place where said Road intersects Highway No. 17, and to the West on Tract A on said plat, the property of Estate Daniel B. Gordon, and having such metes, marks and courses as delineated upon said plat, a blue print whereof is on file in the office of the Clerk of the Court of Common Pleas for Charleston County in the Cause entitled Southern Coatings & Chemical Company v. Daniel E. Gordon, et al., and being the other of the said two parcels conveyed by Joseph Singleton to Daniel B. Gordon by Deed recorded in Charleston County, South Carolina, in Book O-27, page 304.

All that certain piece, parcel or tract of Land, comprising 24.08 acres, said tract being the remaining portion of a 26 acre tract acquired by Southern Coating & Chemical Company from Daniel C. Gordon by Deed dated July 19, 1947, recorded in Book H-47, page 668, in the RMC Office of Charleston County, South Carolina, and being the same property obtained by Georgia-Pacific Corporation as a result of a Merger Agreement dated July 26, 1967, between Georgia-Pacific Corporation and Williams Furniture Corporation and Southern Coatings & Chemical Company and filed October 20, 1967, in the Secretary of State's Office, State of South Carolina, EXCEPTING from said 26 acre tract a 0.92 acre tract conveyed from Georgia-Pacific Corporation to Thomas Lee Dennis by Deed dated October 7, 1971, said tracts hereinabove mentioned being more specifically described as follows:

All that certain piece, parcel or tract of land in Adams Run Township, St. Paul's Parish, in the County of Charleston and State of South Carolina, formerly of the Estate of Daniel E. Gordon but now of Daniel C. Gordon, containing 26 acres, more or less, and lying on the Northwest side of Jacksonboro Road and designated upon a plat of Daniel E. Gordon lands, and others, surveyed October, 1946, by Robert F. Knoth & Company, Surveyors, by the letter "C", a blue print of which said plat is on file in the Office of the Clerk of Court of Common Pleas for Charleston County, South Carolina, in the Cause entitled Southern Coatings & Chemical Company v Daniel C. Gordon, and others, the said tract having such shape, metes and courses as delineated upon said plat, measuring and containing as follows:

Commencing at a stake located where the northwestern line of U.S. Highway No. 17 and the northern line of Jacksonboro Road meet in a point; thence, running northeastwardly along the Northwest side of Jacksonboro Road on a course N 58° E 1,292 feet to a concrete post on the Northwest side of Jacksonboro Road; thence, running N 40° 601 feet to an iron; thence N 34° 30'

W 214.7 feet to a point; thence, continuing N 30° 30' W 84 feet to a stake; thence, running S 56° 15' W 1,260 feet to a stake; thence, running S 35° 15' B 865 feet to the stake on the North side of U.S. Highway No. 17 which was the point of BEGINNING.

Butting and bounding to the Northwest on land formerly of Estate Daniel B. Gordon, now of Southern Coating & Chemical Company designated by the letter "B" upon the plat first hereinabove mentioned; to the Northeast on land of West Virginia Pulp & Paper Company, to the Southeast on the Old Jacksonboro Road to the Southwest on land formerly of Estate of Daniel B. Gordon now of Southern Coating & Chemical Company designated by the letter "D" upon the said plat first hereinabove mentioned, being the same property as was devised to the said Daniel C. Gordon and Estelle Gordon Goodwin under the Will of Leas Gordon, dated January 6, 1925, probated August 26, 1926, filed in Box 635, Package No. 12 in the Probate Court of Charleston County, and conveyed to said Daniel C. Gordon by Eldridge Goodwine (Eldridge Goodwin) to Daniel C. Gordon, dated October 24, 1946, and recorded February 25, 1947, in Book O-47, page 147 in the RMC Office for Charleston County, South Carolina; and Rupert A. Goodwin to Daniel C. Gordon Dated November 21, 1946, and recorded February 25, 1947, in Book O-47, page 149 in the RMC Office for Charleston County, South Carolina.

BEING a portion of the premises (Part Tract 2 and Tract 3) conveyed to Westvaco Corporation by Deed of Georgia Pacific Corporation dated June 27, 1979, recorded in the RMC Office for Charleston County in Book R-119, at Page 245.

EXCEPTING THEREFROM, the following:

1. All that certain piece, parcel or tract of land, containing 0.92 acres, more or less, situate, lying and being in Adams Run Township, St. Paul's Parish, on Old Jacksonboro Road, County of Charleston, State of South Carolina, and shown and designated on "Plat of Portion of Lot C of a

Subdivision of Dan B. Gordon Lands, Jericho, Charleston County, South Carolina, Owned by Georgia-Pacific Corporation about to be conveyed to Thomas Lee Dennis" dated December, 1969, surveyed by Cummings & McCrady, Inc., Architects — Engineers, said tract of land hereby conveyed butting and bounding and measuring and containing, as shown on said plat, as follows: To the Southeast, 200 feet on Old Jacksonboro Road; to the Southwest, 200 feet on land of C. B. Jenny to the Northwest, 200 feet on other land of Georgia-Pacific Corporation; and to the Northeast, 200 feet on other land of Georgia-Pacific Corporation.

2. All that certain piece, parcel or tract of land situate, lying and being in Adams Run Township, St. Paul's Parish on the Old Jacksonboro Road, County of Charleston, State of South Carolina, being shown as designated as "Lot A" and containing 1.0 acre as shown on "Plat of Property at Jericho, Charleston County, South Carolina, Lot "B" Owned by Thomas Lee Dennis and Lot "A" is more fully described according to said plat as follows: BEGINNING at a pipe on the North side of Old Jacksonboro Road, said pipe being located at the Southeastern corner of said Lot "A" and continuing N 25° 00' W 233.60 feet to a pipe; thence, S 70° 52' W 320.71 feet to a pipe; thence, S 250 00' E 98.54 feet to a pipe; thence N 59° 04' B 200.00 feet to a pipe; thence, S 25° 00' E 176.20 feet to a pipe on the North side of Old Jacksonboro Road; thence, N 70° 52' E 120.70 feet to the point of BEGINNING.

All that certain piece, parcel or tract of land formerly a part of Jericho in Adams Run Township, St. Paul's Parish, Charleston County, South Carolina, containing 85 acres, more or less, and designated by the letter "F" upon the plat below referred to, bounded North partly on Old Jacksonboro-Charleston Road and partly on Atlantic Coast Line Railroad right-of-way, East and South by lands formerly of Mrs. James Ladson, and West by land formerly of Isaac Stanfield now of Loretta Patrick, lettered "E" on said plat, and having such metes, marks and courses as

delineated upon said plat, a blue print whereof is on file in the Office of the Clerk of the Court of Common Pleas for Charleston County in the Cause entitled Southern Coatings & Chemical Company v Daniel E. Gordon, et al., and being the same tract conveyed to the late Daniel E. Gordon by W.H. Cordrey by Deed dated 2nd January, 1897, and recorded in the RMC Office, Charleston County, South Carolina, in Book L-27, page 18.

BEING a portion of the premises (Parcel 4 under Tract 2) conveyed to Westvaco Corporation by Deed of Georgia Pacific Corporation dated June 27, 1979, recorded in the RMC Office for Charleston County in Book R-119, at Page 245.

SAVE AND EXCEPTING the real property described in:

1. Quitclaim Deed dated May 30, 1980 from Westvaco Corporation to S.C. Department of Transportation, conveying 1.01 acres, a portion of the 1.38-acre conveyance.
2. Quitclaim Deed dated May 30, 1980 from Westvaco Corporation to S.C. Department of Highways and Public Transportation conveying 0.37 of an acre, a portion of a 1.38-acre conveyance to improve Road S-2150.

Part of TMS No. 175-00-00-009

SW 874 E:

PATRICK TRACT

All that certain piece, parcel or tract of land situated, Lying and being in St. Paul's Parish School District No. 19, County of Charleston. State of South Carolina, containing 25 acres, more or less, and being designated by the letter "B" on a "Plat of Dan E. Gordon Lands and Others" surveyed October, 1946, by Robert F. Knoth & Company, Surveyors, a blue print of which plat is

on file in the Office of the Clerk of Court of Common Pleas for Charleston County, State aforesaid, in the Cause entitled Southern Coating & Chemical Company v. Daniel C. Gordon, and others, having such shape, metes and bounds as delineated and set forth upon the said plat, and measuring and containing as follows:

Commencing at a stake located on the Southeast side of the Old Jacksonboro Road 43 feet West of the intersection of the Southeastern line of the Old Jacksonboro Road and the Southern line of the A. C. L. R. R. and thence, running southwestwardly along the southeastern line of the Old Jacksonboro Road on a course S 67° 45' W 152 feet to a point on the Southeast side of the Old Jacksonboro Road; thence, running southwestwardly along the southeastern line of the Old Jacksonboro Road on a course S 57° 50' W 538 feet to a stake on the southeastern side of the Old Jacksonboro Road; thence, running S 15° 25' E 1,601 feet to a stake (old mark); thence, running N 67° B 187 feet to a lightwood stump; thence, running along a line which shows signs of an old fence on a course N 15° 25' W 1,668 feet to the stake on the Southeast side of the Old Jacksonboro Road which was the point of BEGINNING.

Butting and bounding to the Northwest on the Old Jacksonboro Road; to the Northeast on land formerly of the Estate of Daniel E. Gordon, now of Southern Coatings & Chemical Company designated by the letter "F" upon the plat first hereinabove mentioned; to the Southeast on land formerly of Ladson and to the Southwest on Lands now or formerly of Martin; being the same property as was conveyed by D. E. Gordon to Loretta Patrick by Deed dated 7th December, 1916, and recorded 24th December, 1917, in Book Y-27, page 318 in the RMC Office for Charleston County, South Carolina, and being the identical tract acquired by Southern Coatings & Chemical Company (predecessor by merger to Georgia-Pacific Corporation) from Loretta Patrick by Deed dated November 5, 1947, recorded in Deed Book E-48, page 483.

BEING a portion of the premises (Tract 4) conveyed to Westvaco Corporation by Deed of Georgia Pacific Corporation dated June 27, 1979, recorded in the RMC Office for Charleston County in Book R-119, at Page 245.

Part of TMS No. 175-00-00-009

CTN 89:

OSBORNE TRACT

All that piece, parcel or tract of land, situate, lying and being near Adams Run Station in the County of Charleston, State of South Carolina, being a part of the Osborne Tract and containing Two hundred forty-five (245) acres, more or less;

BUTTING AND BOUNDING to the North on lands now or formerly of Burden, Alston, Washington, Bing, Wilson, Gantt, Collins, Jenkins, Pioss, Thompson, J. Field and West Virginia Pulp and Paper Company; to the East on lands of West Virginia Pulp and Paper Company; to the South on lands of West Virginia Pulp and Paper Company, on U. S. Highway Number 17 and on lands of Robert C. MacNeal; and to the West by lands now or formerly of Wilson, Dunmeyer, Williams, Jenkins, Burden, Alston, Washington, Bing, Ancrum and Wilson;

The metes, bounds, measurements and delineations of the above described tract will more fully appear by reference to a map of the same prepared by Gaillard & Gaillard, Surveyors, on August 18, 1942, the original of which is recorded in the RMC Office for Charleston County in Plat Book F, Page 130;

The lands hereby conveyed being the same that were conveyed to James P. Meehan and Robert C. MacNeal by Helen W. Lipsitz by Deed dated May 24, 1920, recorded in the RMC Office

for Charleston County In Book E-30, Page 202, and with respect to which James P. Meehan conveyed to Robert C. MacNeal his one-half undivided interest by Deed dated December 4, 1920, recorded in the RMC Office for Charleston County in Book O-29, Page 234; saving and excepting therefrom the following: (1) A portion described in the said Deeds as containing Ten (10) acres, more or Less, of the old rice lands of Osborne tract, (2) a strip conveyed to Charleston County for the purpose of constructing a highway mentioned and described in a Deed from Robert C. MacNeal to Charleston County, dated April 13, 1934, and recorded in the RMC Office for Charleston County in Book Q-37, Page 633 and (3) a portion in the Southwest corner of the tract hereby conveyed, consisting of Twelve (12) lots laid out and reserved for building purposes, which said reserved lots appear on the map of Gaillard & Gaillard, Surveyors, hereinabove referred to, as by reference thereto will more fully appear.

BEING the same premises conveyed to West Virginia Pulp and Paper Company, now Westvaco Corporation, by Deed of Robert O. MacNeal dated October 15, 1942, recorded in the RMC Office for Charleston County in Book V-43, at Page 59.

TMS No. 175-00-00-017

SW 1021:

S.C. STATE COMMISSION OF FORESTRY TRACT

ALL that certain lot, piece, parcel or tract of Land, with the buildings and improvements thereon, if any, known and designated as "Parcel A 5.08 acres" on a plat entitled "A Plat Showing the Resubdivision of a Parcel of Land Owned by the South Carolina Commission of Forestry Located near Adams Run Charleston County, S.C., Parcel A contains 5.08 acres, Parcel B contains

4.96 acres” prepared by G. A. Simmons and K. A. Mahoney, S,C.R.L.S. #6271, dated November 26, 1985, and recorded in the RMC Office for Charleston County in Book BW, at Page 41, Said plat being incorporated herein by this reference.

SAID tracts having such size, shape, butting and bounding and measuring and containing as will be seen by reference to said plat.

TOGETHER with a permanent, transferable drainage easement, appurtenant to said Parcels A & B, over and through that area lying between Parcel A and Parcel B as shown on the above-referenced plat and designated as “C/L Canal N72-51 W 565.42 C/L Canal” to be used for drainage and any and all other uses necessary for the said Parcel B.

BEGINNING at a point on the eastern right-of-way of said S.C. Highway 171 approximately 2850 feet from road S-10-40 and marked and delineated on the above referenced plat by the initials IPO running from said point $S72^{\circ}10'E$ for a distance of 300.23 feet to a point; thence turning and running $S72^{\circ}58'E$ along a canal the centerline of which being the property line hereby referenced to a point; thence turning and running $S72^{\circ}55'E$ along the said canal the centerline of which being the property line hereby described for a distance of 164.14 feet to a point thence turning and running $S172'W$ for a distance of 391.21 feet to a point; thence turning and running $N72^{\circ}51'W$ along the centerline of a canal, said centerline being the property line hereby described for a distance of 565.42 feet to a point on the eastern right-of-way of the said South Carolina Highway 174; thence turning and running $N17^{\circ}11'E$ for a distance of 393.54 feet to a point, same being the point of beginning.

SAID above described tract bounding to the West on S.C. Highway 174 (75-foot Right-of-Way); to the West on lands of B.G. McCarne, Frazier and McMillan, and having as a portion of

said line the centerline of a canal as shown on the above referenced plat; to the east on lands of Westvaco Corporation Tevell tract and to the south on parcel B belonging to the Grantor herein.

BEING the same premises conveyed to Westvaco Corporation by Quit-Claim Deed of the South Carolina State Commission of Forestry, dated February 21, 1990, recorded in the RMC Office for Charleston County on March 22, 1990, in Book 1-191, Page 138.

SAVING AND EXCEPTING all that piece, parcel or tract of land, with the buildings and improvements thereon, if any, conveyed to St. Paul's Fire District by Quitclaim Deed dated May 1, 1990, recorded in the RMC Office for Charleston County in Book H-193, Page 864, situate, lying and being near Adams Run, Charleston County, State of South Carolina, and shown and designated as "Parcel A-1" measuring and containing 1.00 acre as shown on a plat entitled "A Plat Showing the Subdivision of a Parcel of Land Owned by Westvaco Corporation Located Near Adams Run (St. Paul's Parish) Charleston County, South Carolina", prepared by G. A. Simmons and K. A. Mahoney, R.L.S., dated June 15, 1988, and recorded in the RMC Office for Charleston County in Plat Book BW, at Page 39; said property to be used for the purposes of a fire station facility and related use by St. Paul's Fire District, its successors and assigns.

TMS No. 099-00-00-089

SW 995 A:

NURSERY TRACT

ALL that certain piece, parcel or tract of land, situate, lying and being in the County of Charleston, State of South Carolina, measuring and containing 3.50 acres, more or less, butting and bounding as follows: North by lands of Westvaco; East by New Road and lands now or

formerly of Knoth; South by Old Jacksonboro Road, New Road and lands now or formerly of Knoth; and, West by lands of Westvaco; and more particularly described as Parcel A on "A Plat Showing Three Parcels of Land Located At The Intersection of New Road & Old Jacksonboro Road, Charleston County, S.C." by G.A. Simmons and K.A. Mahoney dated March 5, 1984, and recorded May 18, 1988, in Book U-174, Page 210, aforesaid records.

BEING a portion of the premises (Tract 1) conveyed to Westvaco Corporation by Deed of Robert R. Knoth, dated May 18, 1988, recorded in the RMC Office for Charleston County on May 18, 1988, in Book U-174, Page 210.

TMS No. 186-00-00-062

SW 995 C:

BIRD POND TRACT

ALL that piece, parcel or tract of land situate, lying and being near Adams Run in the County of Charleston, formerly the County of Colleton, State aforesaid, measuring and containing Two Hundred and Fifty (250) acres more or less, and known as the Bird Pond Tract, and butting and bounding to the North on lands now or formerly of The Pandora Company and Southard; East by lands now or formerly of the Ravenel Lumber Company; South by lands now or formerly of M. D. Haven and Westvaco Corporation; West by lands now or formerly of Westvaco Corporation.

THE said tract of land being more fully delineated and shown on a plat of two tracts of land as a whole containing Two Hundred Fifty-Nine (259) acres, by Robert F. Knoth and Company, Surveyors, surveyed and duly recorded December 27, 1946, in the RMC Office for Charleston County, South Carolina in Book G, at Page 2.

BEING a portion of the premises (Tract 3) conveyed to Westvaco Corporation by Deed of Robert R. Knoth, dated May 18, 1988, recorded in the RMC Office for Charleston County on May 18, 1988, in Book U-174, Page 210.

TMS No. 121-00-00-035

SW 995 E:

MERSERVEY/RUFFIN FIELD TRACT

ALL that certain lot, piece or parcel of land, situate, lying and being in the Adams Run section of Charleston County in the State of South Carolina, measuring and containing eleven (11) acres, more or less, and butting and bounding now or formerly on the Northwest on lands of Robert F. Knoth, East on lands of Westvaco Corporation, and Southwest on lands of Westvaco Corporation, and being more particularly shown on a plat of the same made by R. Knoth & Company dated January 30, 1954, which is attached to that certain deed from Isadore L. Banov and Milton A. Banov, as Executors of the Will of Carrie B. Banov, to Robert F. Knoth, dated February 6, 1954, and recorded February 13, 1954, in the RMC Office for Charleston County in Book E-58, at Page 61.

ALSO all that tract or parcel of land situate, lying and being near Adams Run in the County of Charleston, formerly the County of Colleton, State aforesaid, measuring and containing nine (9) acres more or less, and known as the Ruffin Field Tract; butting and bounding now or formerly to the North, West and East on lands of the Westvaco Corporation; and the South and Southeast by the old Adams Run to Jacksonboro Road and lands now or formerly of Robert F. Knoth.

BEING a portion of the premises (Tract 5) conveyed to Westvaco Corporation by Deed of Robert R. Knoth, dated May 18, 1988, recorded in the RMC Office for Charleston County on May 18, 1988, in Book U-174, Page 210.

TMS No. 099-00-00-012

**CTN 30:
J. WARING TRACT**

All that Piece, Parcel or Tract of Land, Situate, Lying and Being, in the County of Charleston (formerly Colleton), in the State aforesaid; Measuring and Containing, Thirteen and Sixty-Five One-Hundredths (13.65) Acres, more or less; Butting and Bounding, North (generally), on the "Greenwood Tract", hereinbefore referred to, belonging to the West Virginia Pulp and Paper Company; East (generally), on the Holmes Tract, now or formerly of the Estate of Dave Friendly; South (generally), on lands now or formerly of Dr. J. T. Taylor; and West (generally), on lands now or formerly of Wm. McMillan; and having such shape, form, marks, courses, distances, buttings, boundings and content, as are delineated on a Plat thereof by Richard C. Rhett, Surveyor, dated December 27th, 1929, which said Plat is recorded in the RMC Office for Charleston County in Book U-35, page 173.

Part of TMS No. 175-00-00-009

THE ABOVE DESCRIBED REAL PROPERTY MAY ALSO BE SAVING AND EXCEPTING, IN ADDITION TO ANY OTHER OUT-CONVEYANCE ITEMIZED ON THIS EXHIBIT B, ALL THOSE OUT- CONVEYANCES BY THE GRANTOR, OR ITS PREDECESSORS IN TITLE, FROM AND AFTER THE DATES OF THE VARIOUS RESPECTIVE DEEDS SET FORTH IN THE VARIOUS DERIVATION CLAUSES SET FORTH IN THIS LEGAL DESCRIPTION, INCLUDING, WITHOUT LIMITATION, ANY REAL PROPERTY CONVEYED TO THE SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION OR OTHERS FOR ROADWAYS AND THE FOLLOWING OUT-CONVEYANCES:

A. Deed from Westvaco Corporation to Energy Subsidiary, Inc., dated November 20, 1969, recorded in the RMC Office for Charleston County on December 16, 1969, in Book T-93, at Page 357; re-recorded in the RMC Office for Charleston County on December 5, 1978, in Book S-117, at Page 197.

B. Deed from Westvaco Corporation to Westvaco Development Corporation, dated November 20, 1969, recorded in the RMC Office for Charleston County on December 16, 1969, in Book T-93, at Page 353; re-recorded in the RMC Office for Charleston County on December 5, 1978, in Book S-117, at page 196.

C. Deed from Westvaco Corporation to Vaughn Development, Inc., dated April 25, 2002, recorded in the Register of Deeds Office for Berkeley County on May 3, 2002, in Book 2725, at Page 166; recorded also in the RMC Office for Charleston County on June 11, 2002, in Book W-408, at Page 411.

D. Deed from Westvaco Corporation to Leon, Inc., dated December 12, 1986, recorded in the RMC Office for Charleston County on April 15, 1987, in Book A-164, at Page 820.

[LEGAL DESCRIPTION CONTINUED – NEXT PAGE]

SAVE AND EXCEPTING FROM THE PROPERTY LISTED IN EXHIBIT B All those lots, pieces, or parcels of land, with improvements thereon, situate, lying and being in St. Paul's Parish, Charleston County, South Carolina, measuring and containing 658.328 acres, more or less, and being more particularly shown and designated as "TRACT DH-1 18,416,317.87 SQFT 422.780 ACRES", "TRACT DH-1A 159,147.97 SQFT 3.654 ACRES", "TRACT DH-3B 7,499,056.73 SQFT 172.155 ACRES", and "TRACT DH-3C 29,850.95 SQFT 0.685 ACRES" on a plat entitled "PLAT SHOWING TRACT DH-1 (422.780 ACRES), TRACT DH-3A (0.200 ACRES) & TRACT DH-3B (172.155 ACRES), BEING A PORTION OF TMS 175-00-00-009, TMS 186-00-00-062 (TRACT DH-1A 3.654 ACRES) & TMS 168-00-00-023 (TRACT DH-3C 0.685 ACRES) PROPERTY OF MWV-EAST EDISTO SPRING GROVE, LLC TRACT DH-2 (58.854 ACRES) BEING A PORTION OF TMS 179-00-00-025, PROPERTY OF MWV-EAST EDISTO CHARLESTON, LLC LOCATED IN ST. PAULS PARISH CHARLESTON COUNTY, SOUTH CAROLINA" prepared under seal of Andrew C. Gillette, PLS #5933-B, of Parker Land Surveying, LLC, dated March 27, 2017, and recorded May 17, 2017, in Plat Book L17 at Page 0272, in the Office of the RMC for Charleston County, South Carolina ("Plat"), said property is more fully described according to said Plat.

TMS Nos.: 175-00-00-049 (Tract DH-1)
186-00-00-062 (Tract DH-1A)
175-00-00-052 (Tract DH-3B)
168-00-00-023 (Tract DH-3C)

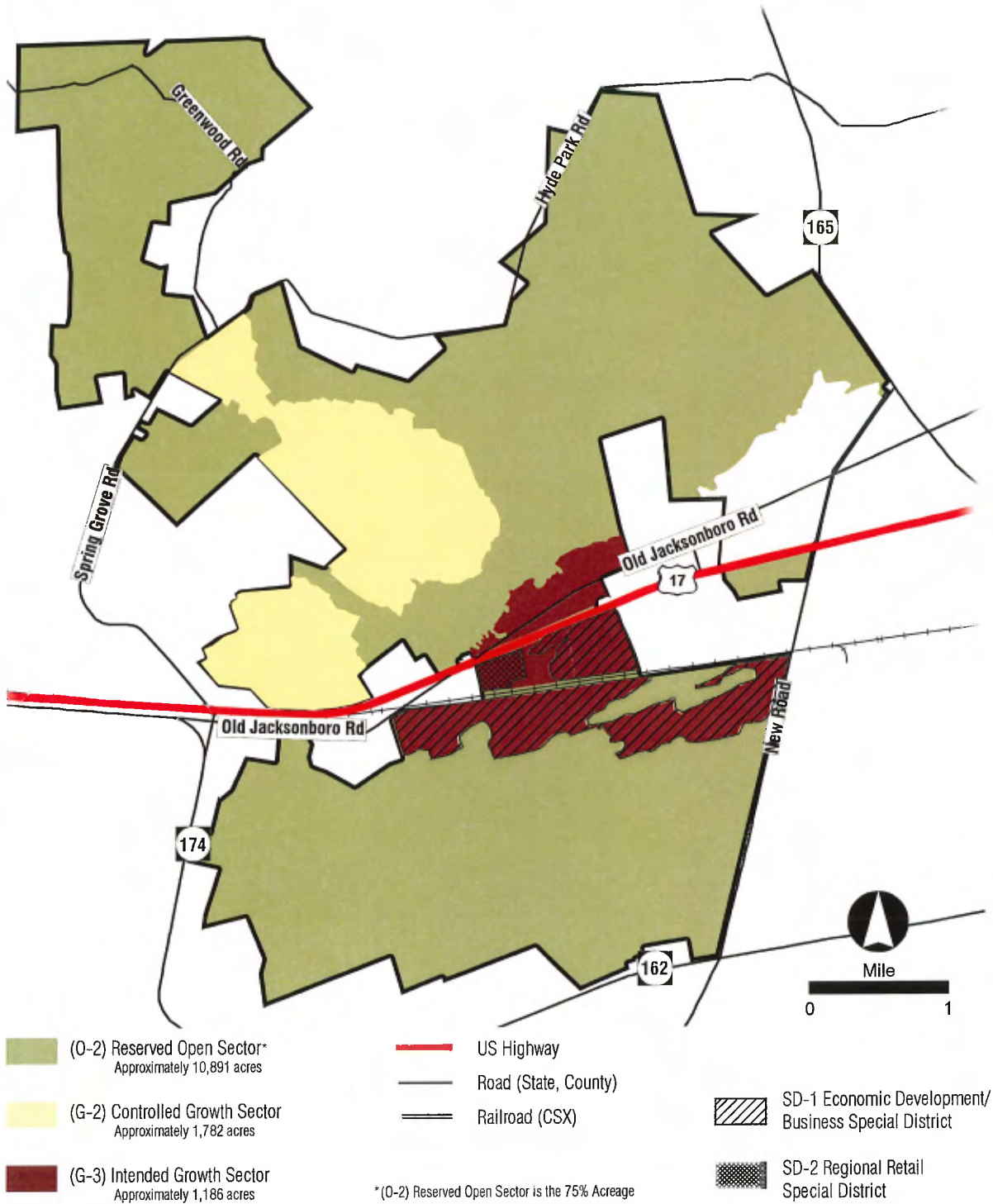
BEING a portion of the property conveyed by MWV-East Edisto Spring Grove, LLC, a Delaware limited liability company to Golden-Gove, LLC, a South Carolina limited liability company, and Thompson-Golden, LLC a South Carolina limited liability company, dated May 17, 2017, and recorded May 18, 2017, in Book 0638, Page 856, in the Office of the Register of Deeds for Charleston County, South Carolina.

EXHIBIT C

REVISED SECTOR MAP (Map No. 1.1.3) & REVISED SETTLEMENTS MAP (Map No. 1.1.4)

1.1.3 SECTOR MAP. The Spring Grove FBZD is divided into Sectors, as depicted on Map No. 1.1.3 (Sector Map). Sectors are divided into Settlements and certain Special Districts.

MAP NO. 1.1.3 (SECTOR MAP)



1.1.4

SETTLEMENTS MAP. Map No. 1.1.4 (Settlements Map) shows the general locations of conceptual Settlements by type. The estimated range of Density for each indicated Settlement is between 0 Density Units and the number of total Density Units shown for such indicated Settlement.

MAP NO. 1.1.4 (SETTLEMENTS MAP)

