

This Instrument Prepared By:

Georgia-Pacific LLC
133 Peachtree Street, NE
Atlanta, Georgia 30303
Attn: Jeremy J. Hilsman, Esq.

Return to:

Calloway Title and Escrow, LLC
4170 Ashford-Dunwoody Road, Suite 285
Atlanta, Georgia 30319
Attn: Carmen Whitesell 4-05225

Property Appraiser Identification No.:

9030-0726-26, 9030-0726-32, 9030-0727-01

DAVID R ELLSPERMANN CLERK OF COURT MARION COUNTY

DATE: 07/26/2012 12:27:12 PM

FILE #: 2012072463 OR BK 05710 PGS 1027-1030

REC 35.50 DEED DS 3,675.00

(RESERVED)

SPECIAL WARRANTY DEED

THIS INDENTURE, made and executed this 24th day of July, 2012, by **GEORGIA-PACIFIC WOOD PRODUCTS LLC**, a Delaware limited liability company, whose mailing address is c/o Georgia-Pacific LLC, 133 Peachtree Street, NE, Atlanta, Georgia 30303, ("**Grantor**") to **LEWIS & CLARK MACHINERY, INC.**, an Oregon corporation, whose mailing address is 501 Lottery Lane, Hines, Oregon 97738 ("**Grantee**").

W I T N E S S E T H:

THAT Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and adequacy of which is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto Grantee, certain real property located in Marion County, Florida (the "**Property**"), which is more particularly described on Exhibit A attached hereto and by this reference made a part hereof.

TOGETHER with all the easements, tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining; and

BUT specifically excluding therefrom and reserving to Grantor, any and all oil, gas, hydrocarbons and all other minerals of whatever kind or nature on, under or within the Property, and any and all improvements associated with such oil, gas, hydrocarbons or other minerals and all rights pertaining thereto and any oil, gas and/or other types of mineral leases.

TO HAVE AND TO HOLD, the same in fee simple forever.

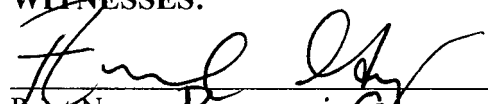
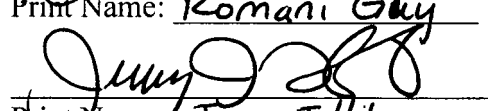
AND the said Grantee covenants with the Grantor that **(i)** no portion of the Property conveyed hereby or any improvement thereon may be used, occupied, leased or improved, nor rezoned to permit its use, occupation, lease or improvement, for any residential or recreational use, or otherwise for use as a children's school, a day care center, a park, a playground or other use for the education, entertainment, recreation or care of children; **(ii)** no wells may be installed

for water, nor may any drilling for groundwater be undertaken, at the Property conveyed hereby for drinking water purposes; and (iii) no portion of the Property (excluding any personal property, improvements or fixtures which Grantor or its successors may sell or otherwise remove from the Property) may be used for the manufacture, sale or distribution of wood I-beams. Should Grantee breach any of the covenants set forth above in this paragraph, Grantor and any affiliate of Grantor, in addition to such damage remedies as Grantor may have, may pursue any other remedies available to it in law or equity including, without limitation, specific performance or other injunctive relief. Grantor's covenants set forth above in this paragraph shall run with title to the lands conveyed hereby.

AND Grantor hereby covenants with Grantee that Grantor will warrant and defend the Property against the lawful claims and demands of all persons claiming by, through or under Grantor, but against none other, and that the Property is free of all encumbrances except for all encumbrances, charges, covenants, restrictions and easements of record (which is not deemed to reimpose same), including, without limitation, those matters set forth on Exhibit B attached hereto and by this reference made a part hereof.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed the day and year first above written.

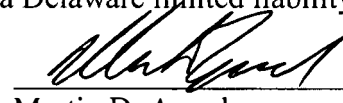
WITNESSES:


Print Name: Romani Gray

Print Name: Jeremy J. Hilsman

GRANTOR:

**GEORGIA-PACIFIC WOOD PRODUCTS
LLC**, a Delaware limited liability company

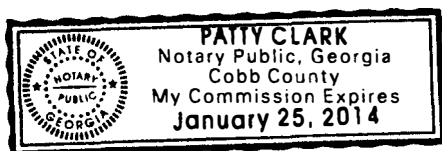
By:



Martin D. Agard
Treasurer

STATE OF GEORGIA

COUNTY OF FULTON

The foregoing instrument was acknowledged before me this 19th day of July, 2012, by Martin D. Agard, as Treasurer of Georgia-Pacific Wood Products LLC, a Delaware limited liability company, on behalf of the limited liability company. He is personally known to me.




Patty Clark
Notary Public, State of Georgia
My Commission expires: 1/25/2014

Attachment E

Exhibit A

Property

Lots 1, 2, 3 and 4, Block 727 of SILVER SPRINGS SHORES UNIT 30, according to the plat thereof as recorded in Plat Book J, Pages 257-262, Public Records of Marion County, Florida; and

Lots 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40 and 41, Block 726, SILVER SPRINGS SHORES UNIT NO. 30, as per plat thereof recorded in Plat Book J, Pages 257-262, Public Records of Marion County, Florida.

Attachment E

Exhibit B

Permitted Exceptions

1. General and special taxes or assessments for 2012, and subsequent years, not yet due and payable.
2. All matters shown on that certain plat recorded in Plat Book J, Pages 257-262.
3. Declaration of Covenants, Conditions and Restrictions recorded in Book 482, Page 553; and Amended in Book 585, Page 278, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).
4. Utility Service Agreement as set forth in instrument recorded in Book 152, Page 780, assigned in Book 180, Page 630, assigned in Book 180, Page 632, assigned in Book 180, Page 638, assigned in Book 393, Page 50, assigned in Book 393, Page 53, assigned in Book 394, Page 604, and assigned in Book 394, Page 606, as may have been further assigned from time to time.
5. Gas Service Agreement with Atlantic Gas Corporation as set forth in instrument recorded in Book 152, Page 764, and assigned in Assignment of Contract recorded in Book 393, Page 53.
6. Easement set forth in Instrument recorded in Deed Book 336, Page 17.
7. Matters contained in Resolution recorded in Official Records Book 493, Page 361.
8. Easement in favor of Florida Power Corporation recorded in Official Records Book 564, Page 703.