

## Exhibit #1 Certificate of Title

CERTIFICATE OF TITLE TO THE FOLLOWING DESCRIBED PROPERTY IN  
**AVOYELLES** PARISH, LOUISIANA, TO-WIT:

**A certain tract or parcel of land together with all buildings and improvements thereon, containing 148.83 acres, more or less, situated in Avoyelles Parish, Louisiana, lying South of the Iron Road or Bunkie-Haasville Highway near Bunkie, being a part of Section 30 and 51, Township 1 South, Range 3 East, being more particularly described as follows, to-wit: Beginning at the SE corner of the NE/4 of fractional Section 30, Township 1 South, Range 3 East, marked with a cane wagon axle in the center of a ditch; thence run North 38.28 chains to a point of the southern boundary of the said Iron Road or Bunkie-Haasville; thence run along the Southern Boundary of said Hwy. North 87 degrees West 39.97 chains; thence run South 30' East in channel of canal for a distance of 38.59 chains; thence run North 89 degrees 40 minutes East a distance of 30.59 chains of the point of beginning. (See Plat of Survey made by Irion Lafargue dated January 31, 1949 recorded in the records of Avoyelles Parish, Louisiana.)**

**Being the same property acquired by David W. Taylor (William Taylor) from Emile L. Reed through Act of Sale dated February 14, 1949, recorded under Entry no. 114261 in Conveyance Book A-136, page 314, of the Records of Avoyelles Parish, Louisiana.**

WE HEREBY CERTIFY that we have examined the records of Office of the Clerk and Recorder in and for **Avoyelles Parish**, Louisiana, since **February 14, 1949**, and find that there have been recorded in the following instruments through which the above described property was conveyed unto

<b>WILLIAM TAYLOR JR.</b>	<b>1/3</b>
<b>DAVID JOHNSTON TAYLOR</b>	<b>1/3</b>
<b>VALLERY ALICE TAYLOR ALBRITTON</b>	<b>1/3</b>

1) **CASH SALE:** Emile L. Reed (Pearl Lemoine) to David W. Taylor (single) dated and filed February 14, 1949, recorded in COB A-136, page 314, entry no. 114261.

**NOTE:** Reserves 1/2 Oil, Gas and Minerals



2) **JUDGMENT OF POSSESSION:** Succession of David Taylor to William Taylor and Lois Taylor Hooper dated and filed October 4, 1961, recorded in COB A-193, page 458, entry no. 188815.

**NOTE:** Subject property not included

3) **JUDGMENT OF POSSESSION:** Succession of William Taylor to Bunkie Bank and Trust Company as Trustee for William Taylor Jr. Trust; Vallery Alice Taylor Trust; and David Johnston Taylor Trust dated September 22, 1980, filed October 1, 1980, recorded in COB A-309, page 749, entry no. 806148.

**NOTE:** Probate #6656 filed November 8, 1978

**NOTE:** No conveyance by David W. Taylor nor acquisition by William Taylor could be located of record.

**NOTE:** Last, Will & Testament filed March 30, 1988, recorded in COB A-368, page 908, entry no. 881651.

4) **TRANSFER:** Bunkie Bank & Trust Company Trustee of William Taylor Jr. Trust to William Taylor, Jr. (single) dated July 15, 1988, filed July 22, 1988, recorded in COB A-370, page 1191, entry no. 884080.

**NOTE:** Conveys an undivided 1/3 interest in subject property

5) **TRANSFER:** Bunkie Bank & Trust Company as Trustee of the David Johnston Taylor Trust to David Johnston Taylor dated September 22, 1992, filed September 23, 1992, recorded in COB A-400, page 43, entry no. 926647.

**NOTE:** Conveys an undivided 1/3 interest in subject property

6) **TRANSFER:** Bunkie Bank & Trust Company as Trustee of the Vallery Alice Taylor Trust to Vallery Alice Taylor dated February 23, 1990, filed April 20, 1990, recorded in COB A-382, page 857, entry no. 902021.

**NOTE:** Conveys an undivided 1/3 interest in subject property

WE FURTHER CERTIFY that we find no adverse alienations of the above described property in any of the above names, including uncanceled mortgages, uncanceled judgments, rights of way, surface and mineral leases which have not been cancelled of record (unless said leases have expired by their own recited terms), or any other encumbrances affecting the above described property, other than:

1) **MORTGAGE:** David W. Taylor to The Equitable Life Assurance Society of the United States dated and filed November 20, 1953, recorded in MOB 9, page 485, entry no. 152734, in the sum of \$7,000.00

2) **LEASE:** William Taylor (Diane W.) to Gladford Goux (Lorraine B.) dated June 17, 1977, filed June 20, 1977, recorded in MOB 285, page 582, entry no. 285930.

**NOTE:** Term: 5 years

3) **AGRICULTURAL LEASE:** Bunkie Bank & Trust Co. as Trustee of to Byrns M Eves, Jr. (Mary Elizabeth Rabalais) dated April 1, 1987, filed April 21, 1987, recorded in MOB 356, page 476, entry no. 872064.

**NOTE:** Term: 8 months, April 1, 1987 to November 30, 1987

4) **AGRICULTURAL LEASE:** Bunkie Bank & Trust Co. as Trustee of to Byrns M Eves, Jr. (Mary Elizabeth Rabalais) dated January 28, 1989, filed January 31, 1989, recorded in MOB 367, page 779, entry no. 890554.

**NOTE:** Term: 1 year and to continue with successive 1 year terms until either party notifies the other in writing before December 1 of any crop year.

5) **OIL, GAS & MINERAL LEASE:** Vallery Alice Taylor Albritton, et ux (William) to Union Pacific Resources Co. dated August 31, 1996, filed September 18, 1996, recorded in Mineral Book 191, page 273, entry no. 968755

**NOTE:** Term: 5 years

6) **OIL, GAS & MINERAL LEASE:** David Johnston Taylor, et ux (Yvette Reynolds) to Union Pacific Resources Co. dated August 31, 1996, filed September 24, 1996, recorded in Mineral Book 191, page 343, entry no. 968914

**NOTE:** Term: 5 years



7) **OIL, GAS & MINERAL LEASE:** William Taylor, Jr., et ux (Diana) to Union Pacific Resources Co. dated August 31, 1996, filed October 24, 1996, recorded in Mineral Book 191, page 599, entry no. 969678.

**NOTE:** Term: 5 years

WE FURTHER CERTIFY that state and parish taxes for the last three years have been paid.

2010 taxes assessed to : William Taylor, Jr., et al  
Ward 10  
Assess No. : 0100840950  
2010 parish taxes : \$343.02(**DUE 12/31/10**)

No certification is given as to the acreage and/or measurements of the subject tract herein, or other matters in which an accurate survey thereof would disclose.

This certificate is made upon the mutual understanding that the maker hereof has not examined all the instruments and proceedings in the chain of title to the above described property; that the same is not intended to cover the legality or the sufficiency of any of the instruments and proceedings in this chain of title, and does not cover any instruments filed as a chattel only.

This certificate is prepared for the use and benefit of **MR. JAMES T. LEE**, and no liability to any other party is assumed hereunder.

IN TESTIMONY WHEREOF, witness my signature at Marksville, Louisiana on the **8<sup>th</sup>** day of **November, 2010**.

BENNETT ABSTRACT COMPANY, INC.

BY: 

JAMIE L. BENNETT

ABSTRACTS:  
/SEC. 30 & 51/T1S-R3E/**TAYLOR, ET AL/SB**