

Exhibit F.

South Schaefer Site

Partial Title Abstract



South Schaefer Site Partial Title Abstract



LED Partial Title Abstract

St. Martin Parish

South Schaefer Site

Assessment Number 1960001149

Tax Number [REDACTED]

Section 23 T11S R5E

Lots 112-123 and Lots 131-142 (2.426 ac), of Schaefer Industrial Park, Phase 2

Dates Researched: September 26, 1960 – December 8, 2023

Current Ownership:

Schaefer Realty Holdings, LLC (100 %)

Instrument 1	Succession
Entity Acquiring Property	Rudolph LeBlanc and William Gober
Owner of Property when Acquired	Clara David
Instrument Number	116159 Book 417 Page 139
Acreage/Lot #	As described under I. B.
Location	Section 23 T11S R5E
Date Acquired/Recorded	9/25/1960
Notes:	
Instrument 2	Judgment of Possession
Entity Acquiring Property	William Gober
Owner of Property when Acquired	Rudolph LeBlanc
Instrument Number	128828 Book 499 Page 31
Acreage/Lot #	Described under St. Martin Parish No. 1.
Location	Section 23 T11S R5E
Date Acquired/Recorded	5/22/1964
Notes:	
Instrument 3	Warranty Deed
Entity Acquiring Property	The William Gober Revocable Living Trust
Owner of Property when Acquired	William Gober
Instrument Number	342919 Book 1372 Page 262
Acreage/Lot #	Described in Deed
Location	Section 23 T11S R5E
Date Acquired/Recorded	9/3/2002
Notes:	

Instrument 4	Extract of Trust
Entity Acquiring Property	
Owner of Property when Acquired	The William Gober Revocable Living Trust
Instrument Number	351626 Book 1385 Page 476
Acreage/Lot #	Described in Extract of Trust
Location	Section 23 T11S R5E
Date Acquired/Recorded	5/27/2003
Notes:	
Instrument 5	Act of Transfer
Entity Acquiring Property	William Gober
Owner of Property when Acquired	The William Gober Revocable Living Trust
File Number	352038 Book 1386 Page 043
Acreage/Lot #	Described in Transfer
Location	Section 23 T11S R5E
Date Acquired/Recorded	6/6/2003
Notes:	
Instrument 6	Act of Transfer
Entity Acquiring Property	Clara David, LLC
Owner of Property when Acquired	William Gober
File Number	352040 Book 1386 Page 048
Acreage/Lot #	Described in Transfer
Location	Section 23 T11S R5E
Date Acquired/Recorded	6/6/2003
Notes:	
Instrument 7	Cash Sale
Entity Acquiring Property	Schaefer Realty Holdings, LLC
Owner of Property when Acquired	Clara David, LLC
File Number	409572 Book 1494 Page 272
Acreage/Lot #	Described in Sale
Location	Section 23 T11S R5E
Date Acquired/Recorded	4/3/2008
Notes:	Plat Attached
Instrument 8	Act of Dedication of Servitudes
Entity Acquiring Property	St. Martin Parish Government
Owner of Property when Acquired	Schaefer Realty Holdings, LLC
File Number	424505 Book 1536 Page 769
Acreage/Lot #	Described in Dedication
Location	Section 23 T11S R5E
Date Acquired/Recorded	6/11/2009
Notes:	Plat Attached 35' wide servitude Wall Road

Instrument 9	Building Restrictions
Entity Acquiring Property	Schaefer Realty Holdings, LLC
Owner of Property when Acquired	Schaefer Realty Holdings, LLC
File Number	472193 Book 1663 Page 354
Acreage/Lot #	Lots 112-123 and Lots 131-142
Location	Section 23 T11S R5E
Date Acquired/Recorded	11/8/2013
Notes:	Schaefer Industrial Park – Plat attached showing Lots
Instrument 10	Amendment to Restrictive Covenants
Entity Acquiring Property	Schaefer Realty Holdings, LLC
Owner of Property when Acquired	Schaefer Realty Holdings, LLC
File Number	472928 Book 1665 Page 384
Acreage/Lot #	Lots 112-123 and Lots 131-142
Location	Section 23 T11S R5E
Date Acquired/Recorded	12/9/2013
Notes:	Schaefer Industrial Park
Instrument 11	Easement and Plat
Entity Acquiring Property	Bayou Bridge Pipeline
Owner of Property when Acquired	Schaefer Realty Holdings, LLC
File Number	514094 Book 1773 Page 314
Acreage/Lot #	Lots 112-123 and Lots 131-142
Location	Section 23 T11S R5E
Date Acquired/Recorded	12/12/2017
Notes:	
Instrument 12	Tax Sale
Entity Acquiring Property	Claudius Kessler
Owner of Property when Acquired	Schaefer Realty Holdings, LLC
File Number	536505 Book 1826 Page 594
Acreage/Lot #	Lots 112-123 and Lots 131-142
Location	Section 23 T11S R5E
Date Acquired/Recorded	6/25/2020
Notes:	Redeemed
Instrument 13	Redemption
Entity Acquiring Property	Schaefer Realty Holdings, LLC
Owner of Property when Acquired	Claudius Kessler
File Number	544467 Book 1844 Page 154
Acreage/Lot #	Lots 112-123 and Lots 131-142
Location	Section 23 T11S R5E
Date Acquired/Recorded	4/7/2021
Notes:	Redemption

Sell Offs After Purchase

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Mortgages/Liens

Mortgage Certificate	Unknown

Maps/Plats Provided

Map – Lots 112-123 and Lots 131-142	Map File #: 472193
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Ownership Names Researched

Name	Dates Researched
Rudolph P. LeBlanc	September 26, 1960 to May 22, 1964
William F. Gober	September 26, 1960 to June 6, 2003
William F. Gober Revocable Living Trust	September 3, 2002 to June 6, 2003
Clara David, LLC	June 6, 2003 to April 3, 2008
Schaefer Realty Holdings, LLC	April 3, 2008 to Present

Tax Information

Parish	St. Martin Parish
Tax Year	2022
Assessed Ownership	Schaefer Realty Holdings, LLC
Assessment Number	1960001149
Municipal Address	N/A
Mailing Address	167 Bayou Boeuf Road, Morgan City, LA 70380 or 12 Austin Drive, Houma, LA 70360

St. Martin Parish - Tax Notice Inquiry
10/31/2023 2:16:30 PM**Tax Notice#** [REDACTED]**Tax Year** 2022**Taxpayer**

SCHAEFER REALTY HOLDINGS, L.L.C.
C/O LOUIS SCHAEFER
*** BAYOU BOEUF ROAD
MORGAN CITY LA *****

Taxes	Interest	Cost	Other	Paid	Balance
120.88	2.42	0.00	0.00	123.30	0.00

Legal

Owner Pct:100%
LOT: BEING LOTS 112 THRU 123 & LOTS 131 THRU
142 OF SCHAEFER INDUSTRIAL PARK PHASE II PER
PLAT OF SURVEY #472193COB: 52-590-26877 169-
337-68294 417-139-116159 499-031-128828 1372-262-
342939 1386-043-352038 1386-048-352040 1494-272-
409572 1536-769-424505 1625-244-458240 1663-354-
472193 1665-384-472938 1826-594-536505 1844-156-
544468

Parcels

Parcel#	Address	% Tax
1960001149	0	100.0000

History

Date	Description	Amount
10/20/2022	ORIGINAL TAXES	120.88
1/15/2023	PAYMENT	-120.88
1/15/2023	INTEREST CHARGE	2.42

Date	Description	Amount
1/15/2023	INTEREST PAYMENT	-2.42

Items

Class	Value	Units	Homestead
AGRICULTURE CLASS III	1,170	47.00	0



139

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RECORDED IN CONVEYANCE
BOOK 417 FOLIO 139

RECORDED

116159

1960 SEP 26 AM 10:28

William B. Thibault
DEPUTY CLERK OF COURT
PARISH OF ST. MARTIN, LA.

116159

SUCCESSION OF

SIXTEENTH JUDICIAL DISTRICT COURT

CLARA DAVID

PARISH OF ST. MARTIN

PROBATE NO. 6074

STATE OF LOUISIANA

J U D G M E N T

On considering the petition of RUDOLPH P. LeBLANC and WILLIAM FRANK GOBER praying to be recognized as legatee and heir respectively, of the late Clara David, and as such placed in the ownership and possession of all property, real, personal or mixed and wherever situated entering the estate of the decedent in accordance with the terms of her last will and testament and in accordance with the laws of descent and distribution; it having been proven that Clara David was married but once and then to Rudolph P. LeBlanc of which union one and only one child was born, namely Anita (Quanita) LeBlanc; it having been further shown that Clara David departed this life testate at her domicile in the Parish of St. Martin, Louisiana on the 2nd day of June, 1960; it having been proven that the last will and testament of the late Clara David was duly admitted to probate and ordered registered and executed by order of this Honorable Court, dated September 26, 1960; and upon it being shown that all of the property of which the said Clara David died possessed was her separate and paraphernal property she either having acquired it by inheritance from her mother, Bazille Babineaux or subsequent to that certain judgment decreeing a separation of property and dissolution of the community of acquets and gains theretofore existing between her and her husband, Rudolph P. LeBlanc, which was rendered on the 26th day of October, 1942, in the matter entitled Mrs. Clara David vs. Rudolph P. LeBlanc, No. 14011 of the Civil Docket of the Sixteenth Judicial District Court in and for the Parish of St. Martin, Louisiana; and upon it being further shown that by the terms of her said last will

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and testament Clara David bequeathed to her husband, Rudolph P. LeBlanc, an undivided one-half interest in and to all property, real, personal or mixed and wherever situated, of which she died possessed, together with the usufruct for the duration of his natural life in and to the remaining one-half of the said property; and upon it being shown that by the terms of the said last will and testament, Clara David bequeathed to her daughter, Anita (Quanita) LeBlanc an undivided one-half interest in and to all property, real, personal or mixed, and wherever situated subject to the usufruct given to Rudolph P. LeBlanc; and upon it being further shown that the said Anita (Quanita) LeBlanc was married twice, first to Travis Aillet, from whom she was legally divorced, during which union no children were born and none adopted, and secondly to George Gober of which union one and only one child was born and none adopted, namely William Frank Gober; and finally upon it being shown that the said Anita (Quanita) LeBlanc died intestate at her domicile in the Parish of Iberia, on the 20th day of November, 1953; and upon it being shown that there is no necessity for an administration of this estate for the reason that all debts due by the Succession of Clara David have either already been paid or that Rudolph P. LeBlanc and William Frank Gober have obligated themselves to pay the same; and finally upon it being shown that all Inheritance Taxes due the State of Louisiana have been fully paid:

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that the appointment of RUDOLPH P. LeBLANC as testamentary administrator of the Succession of Clara David be and the same is hereby dispensed with as being unnecessary.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that RUDOLPH P. LeBLANC, as legatee under the terms of the last will and testament of Clara David, be and he is hereby recognized as owner and placed in the possession of an undivided one-half interest in and

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to all property, real, personal or mixed and wherever situated of which the decedent died possessed and which is more particularly described hereinbelow, together with the usufruct for the duration of his natural life in and to the remaining one-half of the said property; and that WILLIAM FRANK GOBER, be and he is hereby recognized as sole and only heir of Clara David and as such placed in the ownership and possession of an undivided one-half interest in and to all property, real, personal or mixed and wherever situated of which the decedent died possessed, subject to the usufruct in favor of Rudolph P. LeBlanc, which property is more particularly described as follows:

I. REAL ESTATE

(A.) That certain tract or parcel of land, together with all improvements including the wooden frame dwelling house, barns and other structures appertaining thereto and situated thereon, in the First Ward of St. Martin Parish, Louisiana, designated on the official plat as NE $\frac{1}{4}$ of Section 23, Township 11 South, Range 5 East, containing 148 acres more or less in superficial area, and which is bounded by lands owned now or formerly as follows: North by George Ackal, South by Willis Freemin, Anatole Freemin and Vazin Viator; East by Public Gravel Road and West by Levoda (Livaudais) Freemin.

Being a portion of the same property inherited by Clara David LeBlanc in the succession of her mother, Bazillie Babineaux, per Judgment of Possession rendered in Probate Matter No. 4803 of St. Martin Parish, Louisiana, recorded in Book 169, Folio 337, under Entry No. 68294 of the Conveyance Records of said Parish and State.

(B.) That certain lot of ground situated within the Corporate limits of the City of New Iberia, Parish of Iberia, Louisiana, in the Lees Addition to said City, together with the wooden frame house and all other improvements situated thereon, which lot measures 51 feet front on East Main Street by 125 feet in depth and which is bounded now or formerly as follows: North by Phillips Street, South by Lot No. 3, East by Muller and Broussard formerly, now assigns, and West by Main Street. Being a portion of the same property inherited by Clara David LeBlanc in the Succession of her mother, Bazillie Babineaux, per Judgment of Possession rendered in Probate Matter No. 4803 of St. Martin Parish, Louisiana, re-

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corded in Book 169, at Folio 337, under Entry No. 68294 of the Conveyance Records of said Parish and State; and in Book _____, at Folio _____, under Entry No. _____ of the Conveyance Records of Iberia Parish, Louisiana.

II. PERSONAL PROPERTY

A lot of miscellaneous used furniture, and household furnishings, including kitchen stove and refrigerator, beds, chairs, tables and the like located within the residence situated on the 148 acre tract of land in St. Martin Parish, Louisiana, first above described.

III. OTHER PERSONAL PROPERTY

(A.) The sum of \$536.47 on deposit in a checking account in American Bank & Trust Company, Lafayette, Louisiana, in the name of Clara D. LeBlanc.

(B.) The sum of \$2,975.67 on deposit in a savings account in American Bank & Trust Co., Lafayette, Louisiana, in the name of Clara D. LeBlanc.

(C.) The sum of \$1, 599.95 on deposit in a checking account in The Peoples National Bank of New Iberia, Louisiana.

FINALLY, IT IS ORDERED, ADJUDGED AND DECREED that any bank, banker or trust company, warehouseman or depository, and any persons, corporations or partnerships having on deposit or in possession or control of any monies, credits, goods or things and rights of value belonging to said decedent, or in which he may have an interest, and any corporation, the stock or registered bonds of which were owned by the said decedent, shall deliver and transfer said monies, credits, stocks, bonds or other things or rights of value, in the proportions hereinabove set forth, to RUDOLPH P. LeBLANC and WILLIAM FRANK GOBER, herein recognized as legatee and sole and only heir, respectively of the decedent, Clara David.

JUDGMENT READ, RENDERED AND SIGNED IN CHAMBERS at St. Martinville, Louisiana, this 28 day of September, 1960.

RECEIVED AND FILED

Sept. 28 1960
W. A. Bourgeois
 DEPUTY CLERK OF COURT

Rene H. Houd
 JUDGE

RECORDED IN CONVEYANCE
BOOK 499 FOLIO 31

RECORDED

128828

24 MAY 22 AM 11:20
James A. Hunt
DEPUTY CLERK OF COURT
PARISH OF ST. MARTIN, LA.

128828

SUCCESSION OF SIXTEENTH JUDICIAL DISTRICT COURT
RUDOLPH P. LEBLANC PARISH OF ST. MARTIN
PROBATE NO. 6477 STATE OF LOUISIANA

JUDGMENT OF POSSESSION

On considering the petition of WILLIAM FRANK GOBER, of age and a resident of the Parish of St. Martin, State of Louisiana, praying to be recognized as the sole and only heir of Rudolph P. LeBlanc and as such to be placed in possession, as owner, of all property belonging to his estate; it having been shown that Rudolph P. LeBlanc, widower of Clara David, departed this life intestate in the City of Lafayette, Louisiana, while domiciled in the Parish of St. Martin, Louisiana, on the 22nd day of April, 1964, and that the decedent was married but once and then to Clara David, of which union one and only one child was born, none being adopted, namely Anita (Quanita) LeBlanc, who died intestate at her domicile in the Parish of Iberia, Louisiana, on the 20th day of November, 1953; it having been further shown that the said Anita (Quanita) LeBlanc was married twice, firstly to Travis Aillet, from whom she was legally divorced during which union no children were born and none adopted, and that she was married secondly to William George Gober, of which union one and only one child was born and none adopted, namely, William Frank Gober, petitioner; it having been further shown that by Judgment of Possession rendered on the 28th day of September, 1960 in the Succession of Clara David, wife of Rudolph P. LeBlanc, Probate No. 6074 of the Sixteenth Judicial District Court in and for the Parish of St. Martin, Louisiana, Rudolph P. LeBlanc, decedent herein, was recognized as owner and placed in possession of an undivided one-half interest in and to all property of which the said Clara David died possessed,

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together with the usufruct for the duration of his natural life in and to the remaining one-half of the said property; and that William Frank Gober, petitioner, was recognized as the sole and only heir of Clara David and as such he was placed in possession of an undivided one-half interest in and to all property of which the said Clara David died possessed, subject to the usufruct in favor of Rudolph P. LeBlanc; it having been shown that there are no debts due by this succession and that all inheritance taxes due the State of Louisiana by William Frank Gober have been paid:

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that an administration of this estate be and it is hereby dispensed with.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that WILLIAM FRANK GOBER be and he is hereby recognized as the sole and only heir of Rudolph P. LeBlanc, deceased, and as such he is hereby placed in possession, as owner, of all property, real, personal or mixed, and wherever situated, of which the decedent died possessed, being particularly, but not necessarily exclusively, the following described property, to-wit:

PROPERTY SITUATED IN IBERIA PARISH, LOUISIANA

1. That certain lot of ground situated within the corporate limits of the City of New Iberia, Louisiana, in the Lees Addition to said city, together with the wooden frame house and all other improvements situated thereon, which lot measures 51 feet front on East Main Street by 125 feet in depth and which is bounded now or formerly as follows: North by Phillips Street, South by Lot No. 3, East by Muller and Broussard, formerly, now assigns, and West by Main Street. Being the same property acquired by Rudolph P. LeBlanc and William Frank Gober by Judgment of Possession rendered in the Succession of Clara David LeBlanc, Probate No. 6074 of the Sixteenth Judicial District Court in and for the Parish of St. Martin, Louisiana, recorded in Book 379, folio 139, under Entry No. 116981 of the Conveyance Records of Iberia Parish, Louisiana.
2. A certain sum of money on deposit in a Savings Account styled "R. P. LeBlanc" in the Peoples National

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Bank of New Iberia, Louisiana.

PROPERTY SITUATED IN ST. MARTIN PARISH, LA.

1. That certain tract or parcel of land, together with all improvements situated thereon and appertaining thereto, being the NE/4 of Section 23, Township 11 South, Range 5 East, containing 161.10 acres, more or less, and being situated in the Southwestern Land District of St. Martin Parish, Louisiana.

For title see: Act of Donation from Bazille Babineaux to Clara David, wife of Rudolph P. LeBlanc, dated December 20, 1898 and recorded January 19, 1899 in Book 52, Folio 590, under Entry No. 26877 of the Conveyance Records of St. Martin Parish, Louisiana; Judgment of Possession dated October 5, 1942, recorded October 5, 1942, in Book 169, Folio 337, under Entry No. 68294 of the aforesaid Conveyance Records; and Judgment of Possession dated September 28, 1960, recorded September 28, 1960, in Book 417, Folio 139, under Entry No. 116159 of the aforesaid Conveyance Records.

2. One 1956 Ford Victoria Automobile, bearing Motor No. M6MV126718, Louisiana 1964-65 License Plate 21-C-798.

3. Shares Nos. 032770 and 041538 - Southdown, Inc., a Louisiana corporation.

PROPERTY SITUATED IN LAFAYETTE PARISH, LA.

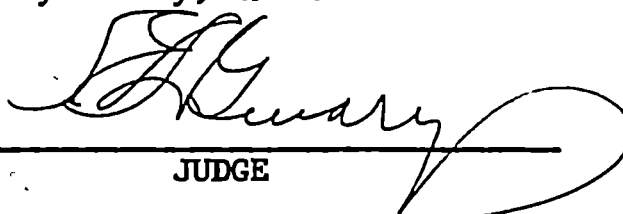
1. A certain sum of money on deposit in a checking account in the name of Rudolph P. LeBlanc in American Bank and Trust Company, Lafayette, Louisiana.

FINALLY, IT IS ORDERED, ADJUDGED AND DECREED that any bank, banker or trust company, warehouseman or depository, and any persons, corporations or partnerships having on deposit or in their possession or control any monies, credits, goods or things and rights of value belonging to Rudolph P. LeBlanc, decedent, or in which he may have an interest, and any corporation, the stock or registered bonds of which were owned by the said decedent, shall deliver and transfer said monies, credits, stocks, bonds or other things or rights of value to WILLIAM FRANK GOBER, herein recognized as the sole and only heir

of Rudolph P. LeBlanc.

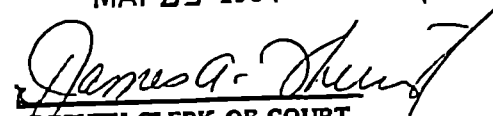
34

JUDGMENT READ, RENDERED AND SIGNED, IN CHAMBERS, at St.
Martinville, Louisiana, this 22nd day of May, 1964.


JUDGE

RECEIVED AND FILED .

MAY 22 1964


DEPUTY CLERK OF COURT

Prepared by: **CONVEYANCE**
 JULIE EASON SMITH, P.A., Attorney
 2060 White Springs Boulevard
 Oviedo, Florida 32765

Return to: **WAME**
 Parcel I.D. No.:

262

342939

ALLEN COUNTY
 CLERK
 ST. MARTIN PARISH, LA.

02 SEP -3 AM 12:43

Kelli P. Reneau
 DEPUTY CLERK

WARRANTY DEED

THIS WARRANTY DEED, executed this 2/5 day of June, 2002, by **WILLIAM F. GOBER**, a single man, of the County of Lake and State of Florida, **Grantor**, and **WILLIAM F. GOBER**, as Trustee of **THE WILLIAM F. GOBER REVOCABLE LIVING TRUST** dated the 10th day of May, 2002, whose permanent address is 2111 Braxton Street, Clermont, Florida 34711, County of Lake and State of Florida, **Grantee**.

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Thousand Dollars (\$10,000.00) and other valuable consideration, in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to said Grantee, and Grantee's heirs and assigns forever, all the right, title interest, claim and demand which the said Grantor has in and to the following described land, situate, lying and being in **St. Martin Parish, Louisiana**, to wit:

NE/4, Section 23, Township 11 South, Range 5 East, situated in the Southwestern Land District, St. Martin Parish, Louisiana.

For title, see Act of Donation from Bazilie Babineaux to Clara David, wife of Rudolph P. LeBlanc, dated December 20, 1898 and recorded January 19, 1899, in Book 52, folio 590, under Entry No. 26877; Conveyance Records of St. Martin parish, LA.; and Judgment of Possession dated October 5, 1942, recorded October 5, 1942, in Book 169, folio 337, Entry No. 68294, of the conveyance Records of St. Martin Parish, Louisiana, and Judgment of Possession dated September 28, 1960, recorded in Book 417, folio 139, Entry No. 116159, Conveyance Records of St. Martin Parish, LA.

and said Grantor does hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever. Where used herein the terms Grantor, Grantee and Trustee shall be construed as singular or plural as the context requires.

GRANTOR AFFIRMS THAT THE PROPERTY DESCRIBED HEREIN IS NOT HOMESTEAD PROPERTY.

If the initial Trustee, **WILLIAM F. GOBER**, cannot continue to serve as Trustee for any reason, then **YVONNE G. LORAH** shall serve as Successor Trustee. If **YVONNE G. LORAH** cannot continue to serve as Successor Trustee for any reason, then **MARK RUDOLPH GOBER** shall serve as alternate Successor Trustee.

CONVEYANCE
BOOK PAGE
1372 263

All Successor Trustees are hereby granted the power to protect, conserve and to sell, or to lease, or to encumber, or otherwise to manage and dispose of the real property described in this deed.

The powers of the Trustees and all Successor Trustees shall extend to any and all rights which the Grantor possess in the above described real property; any deed, mortgage, or other instrument executed by the Trustee shall convey all rights or interests of the Grantor including homestead; and the Trustee is appointed as the attorney-in-fact for the Grantor to carry out this intent, which appointment shall be durable and shall not be affected by the incapacity of the Grantor.

Any person dealing with the Trustee shall deal with said Trustee in the order as set forth above. However, no person shall deal with a Successor Trustee until one or more of the following have been received by said person or placed of record in the aforementioned county:

- A. The written resignation of the prior Trustee sworn to and acknowledged before a notary public.
- B. A certified death certificate of the prior Trustee.
- C. The order of a court of competent jurisdiction adjudicating the prior Trustee incompetent, or removing said Trustee for any reason.
- D. The written certificates of two licensed physicians not related by blood or marriage to the Grantor or any beneficiary of The William F. Gober Revocable Living Trust dated the 10th day of May, 2002, that the Trustee is unable to manage his or her own affairs or is physically or mentally incapable of discharging the duties of Trustee.
- E. The written removal of a Successor Trustee and/or the appointment of an additional Successor Trustee by the Grantor sworn to and acknowledged before a notary public; this right being reserved to Grantor, **WILLIAM F. GOBER**.

This conveyance is subject to restrictions, reservations, limitations, and easements of record, taxes for the year 2002 and subsequent years, and all mortgages of record which the Grantee herein assumes and agree to pay.

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances thereunto belonging or in anywise thereunto appertaining, and all the estate, right, title, interest and claim whatever of the said Grantor, either in law or equity, to the only proper use, benefit and behoof of the said Grantee, his heirs and assigns forever.

CONVEYANCE
BOOK PAGE
1372 264

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

Sonya Bryant

William F. Gober

Witness Signature

Sonya Bryant

Witness Printed Name

Robert E. Gorton

WILLIAM F. GOBER, Grantor
2111 Braxton Street
Clermont, Florida 34711

Witness Signature

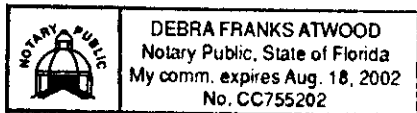
ROBERT E GORTON

Witness Printed Name

STATE OF FLORIDA :
COUNTY OF LAKE :

I HEREBY CERTIFY that on this day before me, an officer duly qualified to take acknowledgments, personally appeared **WILLIAM F. GOBER, a single man**, who produced a valid Florida Driver's License as identification and who executed the foregoing instrument and acknowledged to and before me that he executed the same.

WITNESS my hand and official seal this 21 day of June, 2002.



Debra Franks Atwood
NOTARY NAME: Debra Franks Atwood
NOTARY PUBLIC, STATE OF FLORIDA
MY COMMISSION EXPIRES: Aug 18, 2002

N.B. This deed has been prepared at the Grantor's request without examination or legal opinion of title.

BOOK

PAGE

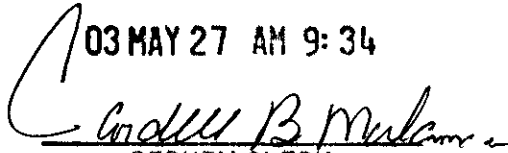
1387

476

351626

ALLEN BLANCHARD, SR.
CLERK OF COURT
ST. MARTIN PARISH, LA

03 MAY 27 AM 9:34


DEPUTY CLERK

**EXTRACT OF TRUST OF THE
THE WILLIAM F. GOBER REVOCABLE LIVING TRUST
DATED MAY 10, 2002
PURSUANT TO LA. R.S. 9:2262.2**

STATE OF FLORIDA

COUNTY OF SEMINOLE

Pursuant to La. R. S. 9:2262.2, and duly acknowledged, the William F. Gober, Grantor and Trustee of The William F. Gober Revocable Living Trust dated May 10, 2002, hereby files this Extract of Trust providing the following information:

1. Suggested Registration. The suggested registration of assets is:

William F. Gober, as Trustee
or his successor in trust, of
The William F. Gober Revocable Living Trust
Dated May 10, 2002

Abbreviated forms of registration are permissible. On bank accounts, the word "or" may be used to separate any Trustees names. Other financial institutions and third persons dealing with Trustees may use the word "or" to separate the names of the subsequent Trustees as evidencing the independent signature powers granted by paragraph 4. below.

2. Tax Identification. The current tax identification for the Trust is [REDACTED].

3. Investment Powers. The Trustee and his successors are not limited in their investment powers and have the same authority to purchase or sell any investment as an individual possesses in the management of his or her own affairs. Said powers without limitation include the power to buy, sell, hold, transfer, or exercise any ownership rights in any asset for the Trust by executing any appropriate document, or by an oral demand to buy or sell a security; to maintain, deposit to or withdraw from any bank, brokerage or mutual fund account (including margin accounts), and to sign checks or drafts on any such account; to purchase or exercise rights in any life insurance or annuity contracts; and to borrow and pledge any Trust asset as security.

4. Any Current Trustee May Sign. Any current Trustee shall have the power to transact Trust business on his/her sole signature and any person shall accept any Trustee's signature on any

document as binding the Trust. If necessary, a Trustee is authorized to sign the name of the other Trustee on any documents and any financial institution may rely upon this certificate in issuing a signature guarantee.

5. Successor Trustees. If William F. Gober cannot continue to serve as Trustee for any reason, the Successor Trustee shall be Yvonne G. Lorah. If Yvonne G. Lorah cannot continue to serve as Trustee for any reason, the alternate Successor Trustee shall be Mark Rudolph Gober.
6. Dealing with Successor Trustees. Anyone shall deal with a Successor Trustee upon receiving written notice of the death, incapacity, resignation, or removal of the prior Trustee. Incapacity shall be deemed present if the written notice states a legal disability or if two licensed physicians not related by blood or marriage to the Grantor or any beneficiary of this Trust certify that a Trustee is unable to manage his or her own affairs; however, said Trustee may resume his or her duties if the legal disability is removed or two licensed physicians not related by blood or marriage to the Grantor or any beneficiary of this Trust certify to his or her rehabilitation. Removal and substitution of Trustees is a power reserved by the Grantor.
7. Authorized Signer. Either Grantor or any Trustee shall have the power to designate any agent as having the authority to sign on any bank, savings and loan, brokerage, mutual fund, or other account held by the Trust. Said authorized signer may be a Successor Trustee that has not yet assumed the duties of Trustee. Said agent shall act in a fiduciary capacity and shall be accountable to the Trust; however, any financial institution or other third person who deals with the authorized signer may rely upon all actions taken by the authorized signer as binding the Trust without inquiry. The authority granted to the authorized signer shall survive the Grantor, but may be revoked by the Trustee.
8. Protection of Persons Dealing with the Trustee. Any person who is in possession of a photocopy of this certificate may in good faith rely upon the information it contains and shall not be liable to the Grantor, any Trustee, or beneficiary for reliance upon the information contained in this certificate. Further, any person shall assume the authority of the Trustee to act, need not see the application of any money or property delivered to the Trustee, and shall not require the approval of the Grantor, any beneficiary, or any court to any transaction.
9. Additional Certification. Any person may rely upon the certification of any Trustee as to matters which are not contained in this certificate, including a further enumeration of Trustee powers.
10. Notice. No financial institution or other third person who uses this certificate shall be charged with notice of any event upon which the use of this certificate depends unless said notice is in writing and until the notice is delivered to said person.
11. Property Description. The description of the immovable property subject to the Trust is attached hereto as Exhibit A.

CONVEYANCE
BOOK PAGE
1385 478

Executed, this 21st day of June, 2002.


William F. Gober, Grantor and
Trustee of The William F. Gober
Revocable Living Trust dated
May 10, 2002

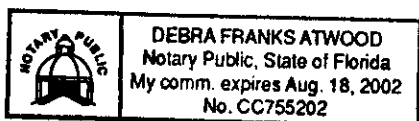
ACKNOWLEDGMENT

STATE OF FLORIDA

COUNTY OF ~~SEMINOLE~~ LAKE

I HEREBY CERTIFY that on this day, before me, an officer duly qualified to take acknowledgments, personally appeared: **WILLIAM F. GOBER**, a single man, who produced a valid Florida driver's license as identification and who executed the foregoing instrument and acknowledged to and before me that he executed the same.

Witness my hand and official seal this 21 day of June, 2002.



Debra Franks Atwood
Notary Name: Debra Franks Atwood
State of Florida
By Commission Expires: Aug 18, 2002

CONVEYANCE
BOOK PAGE
1385 480

EXHIBIT "A"

NE/4, Section 23, Township 11 South, Range 5 East, situated in the Southwestern Land District, St. Martin Parish, Louisiana.

For title, see Act of Donation from Bazilie Babineaux to Clara David, wife of Rudolph P. LeBlanc, dated December 20, 1898 and recorded January 19, 1899, in Book 52, folio 590, under Entry No. 26877; Conveyance Records of St. Martin Parish, LA; and Judgment of Possession dated October 5, 1942, recorded October 5, 1942, in Book 169, folio 337, Entry No. 68294, of the conveyance records of St. Martin Parish, Louisiana, and Judgment of Possession dated September 28, 1960, recorded in Book 417, folio 139, Entry No. 116159, Conveyance Records of St. Martin Parish, LA.

CONVEYANCE
PAGEALLEN BLANCHARD, SR.
CLERK OF COURT
ST. MARTIN PARISH, LA

1386

043

352038

03 JUN -6 AM 9:55

ACT OF TRANSFER


DEPUTY CLERK

For Ten Dollars (\$10.00) and other good and valuable consideration, this Act of Transfer is made effective on this 7th day of May, 2003, before the undersigned Notaries Public, duly commissioned and qualified in and for their respective State and County, and in the presence of the undersigned competent witnesses, personally came and appeared:

THE WILLIAM F. GOBER REVOCABLE LIVING TRUST, dated May 10, 2002, (S.S.No. [REDACTED]), herein represented by its undersigned and duly authorized trustee, William F. Gober, with a mailing address of 10743 Versailles Boulevard, Clermont, Florida 34711 (hereinafter referred to as the "**TRANSFEROR**"),

who declared that it does hereby transfer, convey, assign, abandon, contribute and deliver all of its right, title and interest in and to the immovable property described hereinbelow, with full warranty of title and subrogation to all rights and actions of warranty **TRANSFEROR** may have, unto:

WILLIAM F. GOBER (S.S.No. [REDACTED]), a resident of lawful age of the County of Lake, State of Florida, with a mailing address of 10743 Versailles Boulevard, Clermont, Florida 34711 (hereinafter referred to as the "**TRANSFeree**"),

the following described property, the possession and delivery of which **TRANSFeree** hereby acknowledges:

NE/4, Section 23, Township 11 South, Range 5 East, situated in the Southwestern Land District, St. Martin Parish, Louisiana.

Being the same property acquired by previous owners in Act of Donation from Bazilie Babineaux to Clara David, wife of Rudolph P. LeBlanc, dated December 20, 1898 and recorded January 19, 1899, in Book 52, folio 590, under Entry No. 26877, Conveyance Records of St. Martin Parish, LA; and Judgment of Possession dated October 5, 1942, recorded October 5, 1942, in Book 169, folio 337, Entry No. 68294, of the Conveyance Records of St. Martin Parish, Louisiana, and Judgment of Possession dated September 28, 1960, recorded in Book 417, folio 139, Entry No. 116159, Conveyance Records of St. Martin Parish, LA.

Thus done, read and passed at my office in Orlando, County of Orange, State of Florida,
in the presence of me, Notary, and the undersigned competent witnesses who have signed in the
presence of the parties and me, Notary, on this 7th day of May, 2003.

WITNESSES:

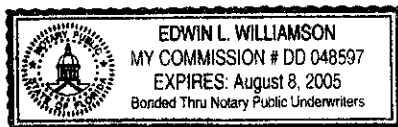
Jo Anne D. Parks
Jo Anne D. Parks

Karen F. Rivett
Karen F. Rivett

TRANSFeree:

William F. Gober
William F. Gober

Edwin L. Williamson
Notary Public



All parties signing the within instrument have declared themselves to be of full legal capacity.

All taxes assessed against the property herein conveyed have been paid. Taxes for the year 2003 will be pro-rated and paid by Transferee.

It is not the intention of the parties hereto to create a vendor's lien or resolutory condition and if any shall be deemed to have been created it is expressly waived and renounced by the parties hereto.

All agreements and stipulations herein contained and all the obligations herein assumed shall insure to the benefit and be binding upon the heirs, successors, and assigns of the respective parties and the **TRANSFEE**, its successors and assigns shall have and hold the described property in full ownership.

Thus done, read and passed at my office in Orlando, County of Orange, State of Florida, in the presence of me, Notary, and the undersigned competent witnesses who have signed in the presence of the parties and me, Notary, on this 7th day of May, 2003.

WITNESSES:

TRANSFEROR:

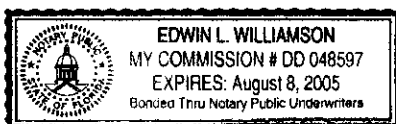
**THE WILLIAM F. GOBER
REVOCABLE LIVING TRUST**

Jo Anne D. Parks
Jo Anne D. Parks

By: William F. Gober
William F. Gober, Trustee

Karen F. Rivett
Karen F. Rivett

Edwin L. Williamson
Notary Public



CONVEYANCE
BOOK PAGE
1386 048

ALLEN BLANCHARD, SR.
CLERK OF COURT
ST. MARTIN PARISH, LA

352040

03 JUN -6 AM 10: 01

ACT OF TRANSFER

Kelli Romero
DEPUTY CLERK

For Ten Dollars (\$10.00) and other good and valuable consideration, this Act of Transfer

is made effective on this 7th day of May 2003, before the undersigned Notaries Public, duly commissioned and qualified in and for their respective State and County, and in the presence of the undersigned competent witnesses, personally came and appeared:

WILLIAM F. GOBER (S.S.No. [REDACTED]), a resident of lawful age of the County of Lake, State of Florida, with a mailing address of 10743 Versailles Boulevard, Clermont, Florida 34711 (hereinafter referred to as the "**TRANSFEROR**"),

who declared that he holds one hundred (100%) percent of the membership interest in Clara David, L.L.C., as an additional contribution to the capital of Clara David, L.L.C., he does hereby transfer, convey, assign, abandon, contribute and deliver all of his right, title and interest in and to the immovable property described herein below, with full warranty of title and subrogation to all rights and actions of warranty **TRANSFEROR** may have, unto:

CLARA DAVID, LLC., a Florida limited liability company, (Tax I.D. No. 56-2350459) with its registered office located at 10743 Versailles Boulevard, Clermont, Florida 34711, represented herein by its duly authorized manager, Yvonne Lorah (hereinafter referred to as the "**TRANSFeree**"),

the following described property, the possession and delivery of which **TRANSFeree** hereby acknowledges:

NE/4, Section 23, Township 11 South, Range 5 East, situated in the Southwestern Land District, St. Martin Parish, Louisiana.

Being the same property acquired by previous owners in Act of Donation from Bazilie Babineaux to Clara David, wife of Rudolph P. LeBlanc, dated December 20, 898 and recorded January 19, 1899, in Book 52, folio 590, under Entry No. 26877, Coveyance Records of St. Martin Parish, LA; and Judgment of Possession dated October 5, 1942, recorded October 5, 1942, in Book 169, folio 337, Entry No. 68294, of the Conveyance Records of St. Martin Parish, Louisiana, and Judgment of Possession dated September 28, 1960, recorded in Book 417, folio 139, Entry No. 116159, Conveyance Records of St. Martin Parish, LA.

CONVEYANCE
BOOK PAGE
1386 049

All parties signing the within instrument have declared themselves to be of full legal capacity.

All taxes assessed against the property herein conveyed have been paid. Taxes for the year 2003 will be pro-rated and paid by Transferee.

It is not the intention of the parties hereto to create a vendor's lien or resolutory condition and if any shall be deemed to have been created it is expressly waived and renounced by the parties hereto.

All agreements and stipulations herein contained and all the obligations herein assumed shall insure to the benefit and be binding upon the heirs, successors, and assigns of the respective parties and the **TRANSFEE**, its successors and assigns shall have and hold the described property in full ownership.

Thus done, read and passed at my office in Orlando, County of Orange, State of Florida, in the presence of me, Notary, and the undersigned competent witnesses who have signed in the presence of the parties and me, Notary, on this 7th day of May, 2003.

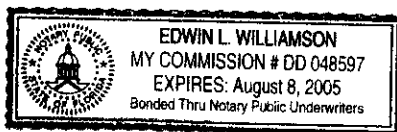
WITNESSES:

Jo Anne D. Parks
Jo Anne D. Parks
Karen F. Rivett
Karen F. Rivett

TRANSFEROR:

William F. Gober
William F. Gober

Edwin L. Williamson
Notary Public



CONVEYANCE
BOOK PAGE
1386 050

Thus done, read and passed at my office in Orlando, County of Orange, State of Florida,
in the presence of me, Notary, and the undersigned competent witnesses who have signed in the
presence of the parties and me, Notary, on this 7th day of May, 2003.

WITNESSES:

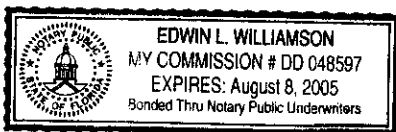
Jo Anne D. Parks
Jo Anne D. Parks

Karen F. Rivett
Karen F. Rivett

TRANSFeree:

Yvonne Lorah
Yvonne Lorah, Manager

Edwin L. Williamson
Notary Public



St. Martin Parish Recording Page

Allen Blanchard, Sr
CLERK OF COURT
PO BOX 308
St Martinville, LA 70582
(337) 394-2210

First VENDOR

CLARA DAVID LLC

First VENDEE

SCHAEFER REALTY HOLDINGS LLC

Index Type : Conveyance

Inst Number : 409572

Type of Document : Cash Sale & Plat

Book : 1494

Page : 272

Recording Pages :

8

Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for St. Martin Parish, Louisiana

On (Recorded Date) : 04/03/2008

At (Recorded Time) : 12:30:51PM



Doc ID - 004012640008

Allen Blanchard, Sr
Deputy Clerk



Do not Detach this Recording Page from Original Document

CASH SALE

BE IT KNOWN, that on this **2nd** day of **April, 2008**, before me, the undersigned Notary Public, duly commissioned and qualified as such, personally came and appeared:

CLARA DAVID, L.L.C., a Florida limited liability company, being represented herein by Yvonne Lorah, its duly authorized representative, pursuant to the authority attached hereto,

who declared that for the consideration hereinafter mentioned it does by these presents, sell, transfer and deliver with limited guarantee of title for Seller's own acts but free from all encumbrances and with subrogation to all of its rights and actions of warranty against previous owners, unto:

SCHAEFER REALTY HOLDINGS, L.L.C., a Texas limited liability company, being represented herein by Josh Koch, its duly authorized representative, whose mailing address is 2210 Twin Oaks Blvd., Kemah, TX 77565;

present, accepting and purchasing for itself and heirs and assigns, and acknowledging delivery and possession thereof, the following described property, to-wit:

That certain parcel of ground, together with all improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging and all appurtenances thereof, being the northeast quarter of Section 23, Township 11 South, Range 5 East, containing 160.746 acres, more or less, being more fully shown on that certain plat of survey prepared by Stephen J. Langlinais, P.E., P.L.S., dated October 25, 2007, revised April 1, 2008, a copy of which is attached hereto and made a part hereof for all purposes, and being described with reference thereto as being bounded westerly by lots in St. Martin Parish Industrial Park and Wall Road, northerly by lots in St. Martin Parish Industrial Park, easterly by Smedes Brothers, Inc. or assigns, and southerly by W. Fremin or assigns, Paul W. Viator or assigns, Durwood M. Viator or assigns, Carl P. Viator or assigns, John A. Viator or assigns and W. Viator or assigns, and having such other dimensions, boundaries and measurements as are more fully shown on said plat of survey.

Being the same property acquired by Clara David, LLC on May 7, 2003 by Act of Transfer recorded under Entry No. 352040 of the Records of St. Martin Parish, Louisiana.

This sale is made accepted subject to the restrictive covenants, easements, mineral reservations, mineral leases and obligations of ownership, etc., affecting the above described property in the St. Martin Parish Clerk of Court's Office.

Initials

mpc-lr Purchaser has inspected the property and is aware of the property's present condition and has taken its condition into consideration in negotiating the sales price. Purchaser has had full opportunity to inspect the property and to have it inspected by a consultant of Purchaser's choice. Purchaser accepts the property and all of the improvements thereon in whatever condition it exists as of the date of the sale without any warranty other than the warranty of title. Purchaser takes the property "AS IS" and without any expressed, implied or statutory warranties growing out of or connected with any vices and defects in the property, whether apparent, latent or hidden, or redhibitory vices and defects. Purchaser expressly waives any right for a rescission of the sale or reduction in the price of the property as a result of such vices and defects and further expressly waives any warranty of merchantability or fitness for any particular purpose, including, but not limited to, the warranties provided for in Articles 2520, 2531, 2541, 2542 and 2545 of the Louisiana Civil Code, and under any successor articles thereto.

Seller expressly reserves unto itself, its successors and/or assigns, one half (1/2) of all of the oil, gas or other minerals in and under the property, and one hundred (100%) percent of the executive rights thereto, except that the use or disturbance of the surface of the property herein sold shall not be permitted in connection with such reservation.

Seller warrants that the property taxes for all prior years have been paid. The parties assume their prorata share of the payment of all taxes assessed against the property herein sold

for the year 2007. This sale is made and accepted for and in consideration of the sum of **THREE MILLION TWO HUNDRED THOUSAND DOLLARS 00/100 (\$3,200,000.00)**, cash in hand paid, for which acquittance is herein granted.

AND INTO THESE PRESENTS came and intervened WILLIAM F. GOBER, appearing herein individually and as Trustee of the WILLIAM F. GOBER REVOCABLE LIVING TRUST who declared that for the same consideration recited herein, he does hereby transfer, assign, quitclaim, remise, release and relinquish unto Schaefer Realty Holdings, L.L.C. all of the rights, title and interest which he has or may have in and to the above described property.

THUS DONE AND PASSED at my office in the Parish of Lafayette, State of Louisiana, on the day and date first hereinabove written, in the presence of the undersigned witnesses, who sign with Appearers and me, officer, after due reading of the whole.

WITNESSES:

CLARA DAVID, L.L.C.

Dorothy L. Bourgeois By: Yvonne Lora
Printed Name: Dorothy L. Bourgeois **YVONNE LORAH, AUTHORIZED REPRESENTATIVE**

Clare L. Wyatt **SCHAEFER REALTY HOLDINGS, L.L.C.**
Printed Name: Clare L. Wyatt

By: John Koch for Louis E. Schaefer
JOHN KOCH, AUTHORIZED REPRESENTATIVE

Julius J. Stagg, IV
NOTARY PUBLIC

Julius J. Stagg, IV
Bar Roll # 24655

THUS DONE AND PASSED at my office in the County of LAKE, State
of Florida, on the 1 day of April, 2008 in the
presence of the undersigned witnesses, who sign with Appearers and me, officer, after due
reading of the whole.

WITNESSES:

Samantha Mariapen
Print
Name Samantha Mariapen

William F. Gober
WILLIAM F. GOBER

WILLIAM F. GOBER REVOCABLE
LIVING TRUST

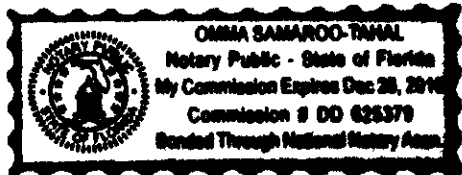
Angela J. Kerr
Print
Name Angela J. Kerr

William F. Gober
By: William F. Gober, Trustee

Omnia Samaroo-Tahal

NOTARY PUBLIC

Notary Name: Omnia Samaroo-Tahal
Notary ID No. DD 025379



NOTE: Louisiana law requires two (2) witnesses in addition to the Notary Public. The
Notary cannot be a witness. Do not notarize by acknowledgment or attachment.

CERTIFICATE

BY: CLARA DAVID, L.L.C.

TO: WHOM IT MAY CONCERN

BE IT KNOWN, that on the day and date set forth herein below, WILLIAM F. GOBER, YVONNE LORAH, and MARK R. GOBER sole member of CLARA DAVID, L.L.C., (the "Limited Liability Company" or "the Company"), a Florida Limited Liability Company does hereby certify as follows:

- (1) That we are the Sole Members of the Limited Liability Company;
- (2) That on the 31st day of December, 2007, a meeting of the Member of the Limited Liability Company was duly called and properly held in accordance with law and that at said meeting the following preamble and Resolutions were duly and legally adapted, and are still in full force and effect. They are as follows, to-wit:

"WHEREAS, CLARA DAVID, L.L.C., (the "Limited Liability Company") desires to sell the following described property to Schaefer Realty Holdings, L.L.C. and further desires to confer the power to effect such sale upon YVONNE LORAH, its duly authorized Member, said property being more full described as follows:

That certain parcel of ground, together with all improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging and all appurtenances thereof, being the northeast quarter of Section 23, Township 11 South, Range 5 East, containing 160.746 acres, more or less, being more fully shown on that certain plat of survey prepared by Stephen J. Langlinais, P.E., P.L.S., and being described with reference thereto as being bounded westerly by lots in St. Martin Parish Industrial Park and Wall Road, northerly by lots in St. Marin Parish Industrial Park, easterly by Smedes Brothers, Inc. or assigns, and southerly by W. Fremin or assigns, Paul W. Viator or assigns, Durwood M. Viator or assigns, Carl P. Viator or assigns, John A. Viator or assigns and W. Viator or assigns, and having such other dimensions, boundaries and measurements as are more fully shown on said plat of survey.

THEREFORE, IT IS RESOLVED that the Limited Liability Company acting through its duly authorized Member, YVONNE LORAH, sell the above described property to Schaefer Realty Holdings, L.L.C. for such terms and conditions as its duly authorized Member may deem proper in her sole discretion.

BE IT FURTHER RESOLVED, that YVONNE LORAH, its duly authorized Agent be and he hereby is individually authorized and empowered and directed to execute for and on behalf of and in the name of this *Limited Liability Company*, option agreements, sale or purchase agreements, acts of sale, vendor's liens, settlement statements, acknowledgements, affidavits and any and all other instruments or acts which, in his individual discretion, may be deemed necessary and proper in order to accomplish the purposes described hereinabove."

IN WITNESS WHEREOF, I have hereunto set my hand this 30 day of March, 2008.

CLARA DAVID, L.L.C.


BY: WILLIAM F. GOBER, Member

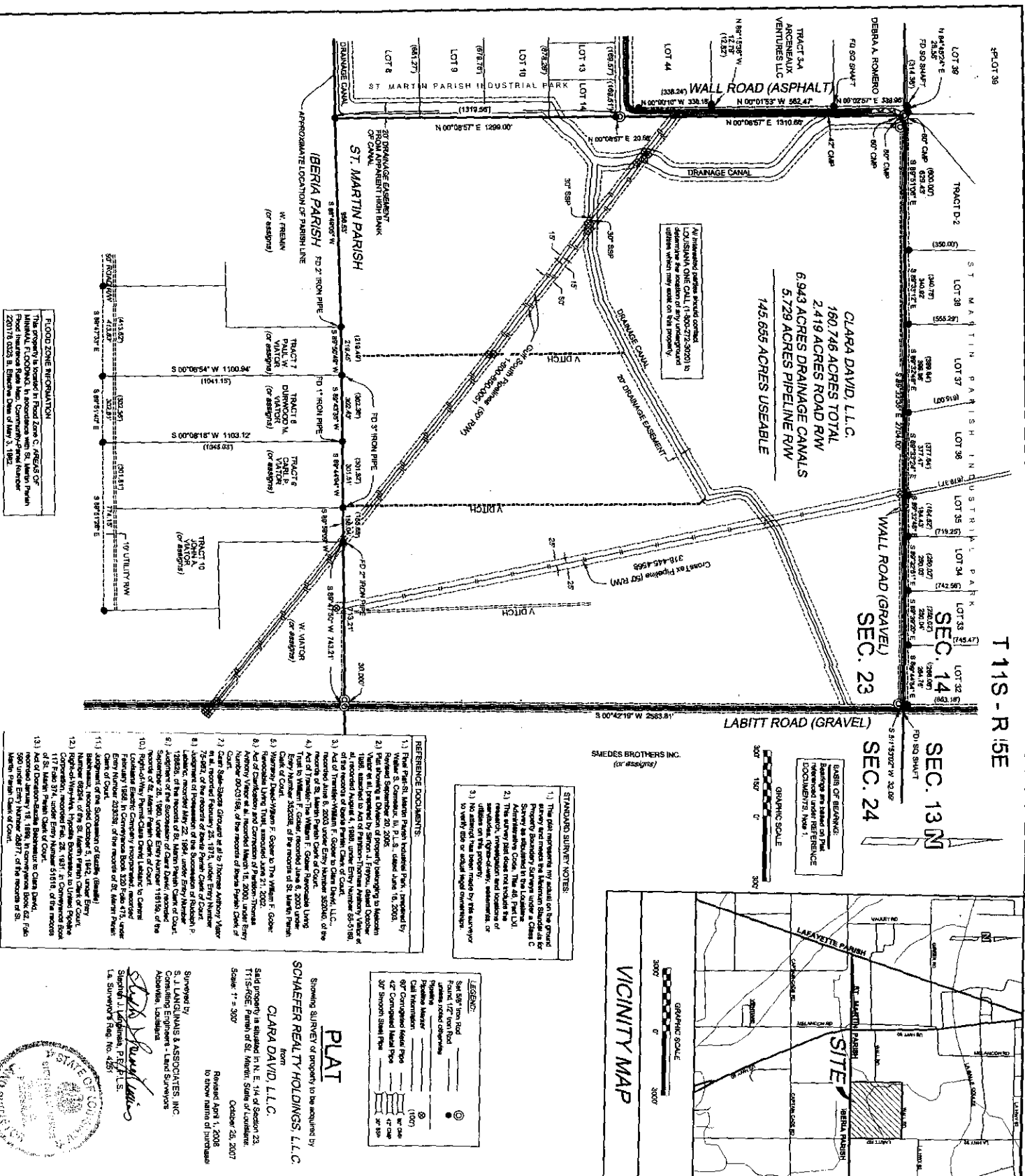

BY: YVONNE LORAH, Member

IN WITNESS WHEREOF, I have hereunto set my hand this 30 day of March, 2008.

CLARA DAVID, L.L.C.

A handwritten signature in black ink, appearing to read 'Mark R. Gober', is written over a horizontal line.

BY: MARK R. GOBER, Member



St. Martin Parish Recording Page

Allen Blanchard, Sr
CLERK OF COURT
PO BOX 308
St Martinville, LA 70582
(337) 394-2210

First VENDOR

SCHAEFER REALTY HOLDINGS LLC

First VENDEE

ST MARTIN PARISH GOVERNMENT

Index Type : Conveyance

Inst Number : 424505

Type of Document : Dedication & Plat

Book : 1536

Page : 769

Recording Pages : 6

Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for St. Martin Parish, Louisiana

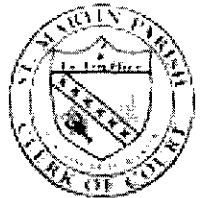
On (Recorded Date) : 06/11/2009

At (Recorded Time) : 10:04:07AM



Doc ID - 004192590006

Judy L Cormier
Deputy Clerk



Do not Detach this Recording Page from Original Document

STATE OF LOUISIANA

PARISH OF LAFAYETTE

ACT OF DEDICATION OF SERVITUDES

BE IT KNOWN, that on this 20th day of May, 2009, before me, the undersigned Notary Public, duly commissioned and qualified as such in and for the aforesaid Parish and State, and in the presence of the undersigned competent witnesses, personally came and appeared:

SCHAEFER REALTY HOLDINGS, L.L.C., a Texas limited liability company, being represented herein by Louis E. Schaefer, Jr., its duly authorized President, whose mailing address is 100 Enterprise Avenue, League City, TX 77573;

who, after being first duly sworn, did depose and declare that Appearer is the owner of certain property more fully described as follows, to wit:

That certain parcel of ground, together with all improvements thereon, and all rights, ways, privileges, servitudes, advantages and appurtenances thereon and thereunto appertaining to be known and declared as "ROW ACREAGE, 2.151 ACRES TOTAL" located in the Parish of St. Martin, as shown and set forth in that certain plat of survey entitled "Right of Way to be acquired by St. Martin Parish from Schaefer Realty Holdings, L.L.C.", prepared by S. J. Langlinais & Associates, Inc., dated the 30th day of March, 2009, a copy of which is attached hereto and made a part hereof.

Appearer does by these presents dedicate, create and establish exclusively in favor of the St. Martin Parish Government (hereinafter the "Parish"), for the ultimate benefit of the public and any other persons, entities or estates who are given authority by the Parish to use same or who as a result of this dedication may derive any benefit therefrom, a thirty-five (35') wide servitude for the widening of Wall Road and constructing a drainage ditch as shown on the plat of survey referenced herein.

Appearer declares that in connection herewith, Appearer grants a perpetual predial servitude(s) in favor of the Parish and such other persons, entities or estates who are given authority by the Parish to use the servitudes, rights of passage, rights of way as shown on the attached plat of survey, or who may as a result of this grant of servitude derive any benefit therefrom, and in connection therewith agrees that the Parish and any such individuals, entities and estates as are authorized by the Parish shall have access to said servitudes for the purpose of constructing, repairing, maintaining, upgrading, improving or otherwise operating any road and/or drainage ditch or other improvements, and in connection therewith, may, within the confines of said servitudes as shown on the plat, clear brush, trees and other items or obstacles as may interfere with the free use of said servitudes; construct a drainage ditch; remove all obstacles which would hamper or preclude the exercise of the servitude; and otherwise have full access for the purpose of utilizing and maintaining the servitudes and any improvements hereafter or heretofore constructed therein, or thereon. The Parish agrees to provide for the perpetual maintenance of any and all drainage ditches, including roadside ditches on the property and to perform and have performed all actions necessary to maintain, clean, clear or improve said waste water discharge as necessary and/or required by law.

In connection with the exercise of the use of the servitudes created hereby, the Parish, for the ultimate benefit of the public and any other persons, entities or estates, shall have such access as is appropriate or reasonably necessary, both within and without the actual confines of the servitudes, as same are shown on said plat, to access said servitudes in order to maintain same, improve same, construct appropriate improvements, structures and appurtenances with regard thereto, in accordance with the relevant provisions of the Louisiana Civil Code, and in particular Article 745 thereof.

The purpose of this Act is to dedicate to the Parish, for the ultimate benefit of the public, a thirty-five (35') wide servitude for the widening of Wall Road and constructing a drainage ditch as reflected on the plat of survey and to provide for the use and enjoyment of same by the public. The servitudes shall be subject to full use by the Parish and those authorized by it for the purposes for which they are intended by those having the need or responsibility of providing drainage or other services to the properties or estates to be serviced or benefited by said servitudes, whether contiguous or not.

And into these presents came and intervened the St. Martin Parish Government who, in consideration for the rights granted herein, agrees to construct a drainage ditch along Wall Road within the right of way granted herein pursuant to the plans attached hereto and extend the drainage across Labit Road with a culvert across Labit Road to the drainage ditch along the easterly side of Labit Road. Construction on said Wall Road Drainage Ditch is to commence on or about the end of June or July 1, 2009, and is to be completed by the Parish within 90 days after commencement, weather permitting.

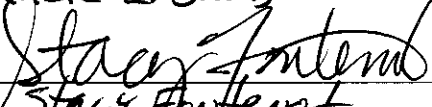
[SIGNATURES ON FOLLOWING PAGES]

THUS DONE AND PASSED on the date first hereinabove written, before me, Notary, and in the presence of the undersigned competent witnesses, after due reading of the whole.

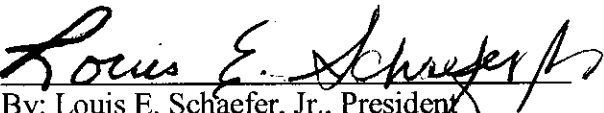
WITNESS:

SCHAEFER REALTY HOLDINGS, L.L.C.



Kacie L. Silva


Stacy Fontenot



By: Louis E. Schaefer, Jr., President



NOTARY PUBLIC
Ferdinand J. Iseringhausen, Jr.
Bar Roll #20232

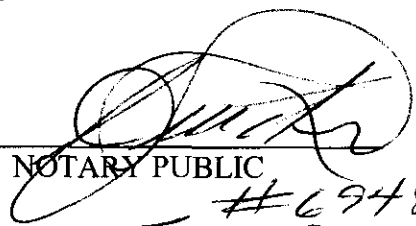
THUS DONE AND PASSED on the 9th day of June, 2009, before me, Notary, and in the presence of the undersigned competent witnesses, after due reading of the whole.

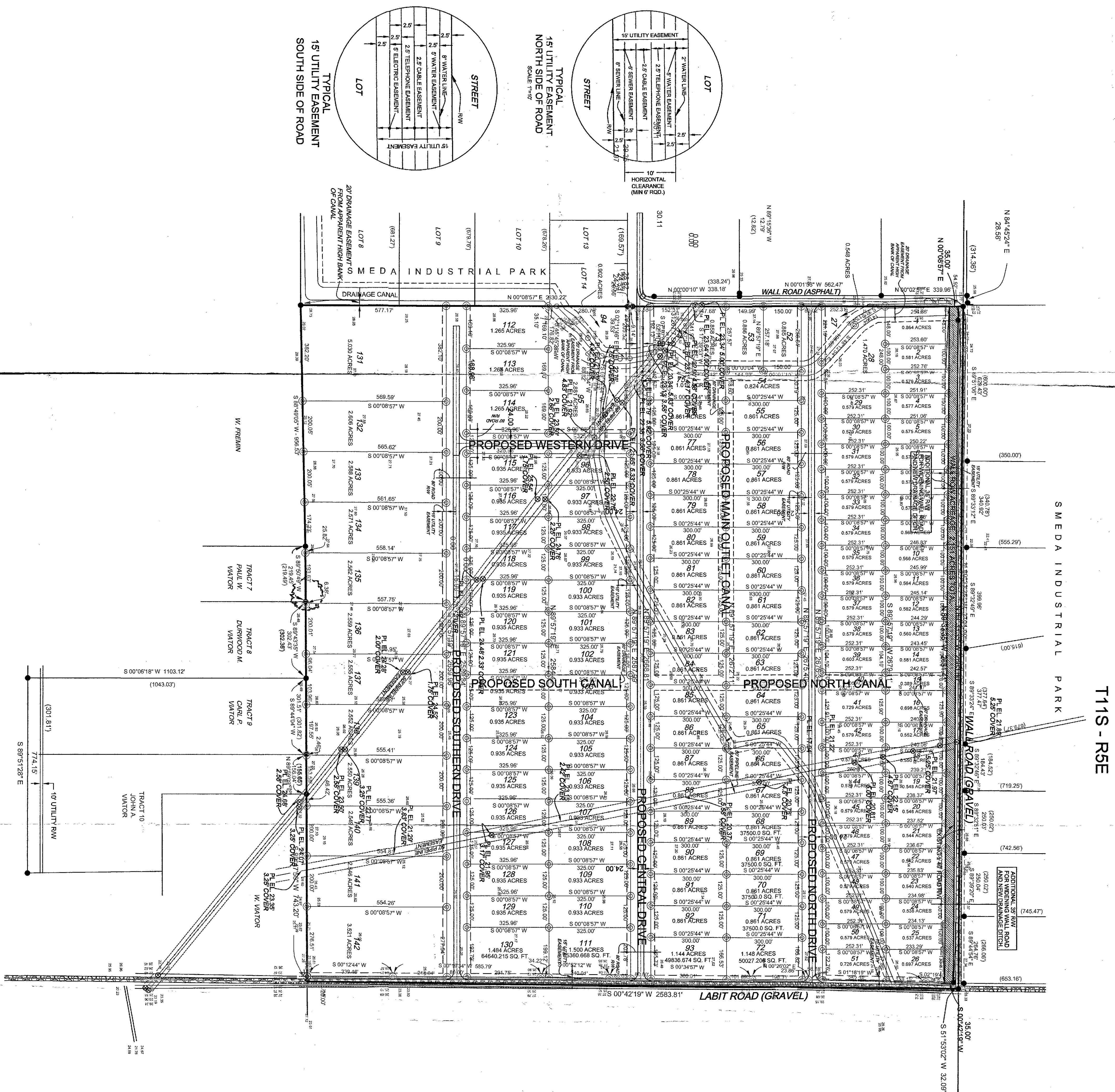
WITNESS:

ST. MARTIN PARISH GOVERNMENT

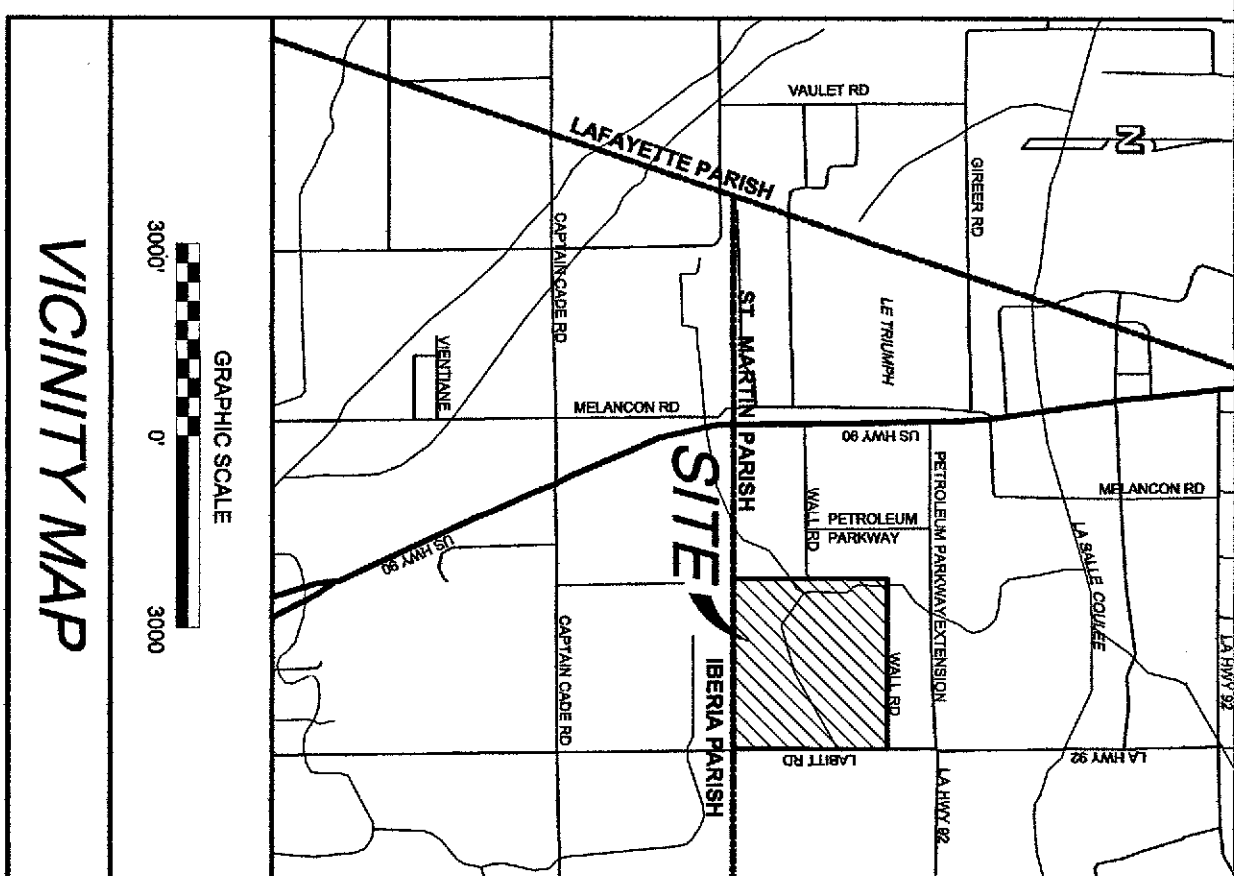
Lesley H. Shodeary
Monette Theriot


By: Guy Cormier, President


NOTARY PUBLIC
#6948.2
Fabian D. Tucker



WALL ROAD RIGHT-OF-WAY



S. J. LANGLINAIS & ASSOCIATES, INC.
CONSULTING ENGINEERS - LAND SURVEYORS
2413 VETERANS MEMORIAL DRIVE
ABBEVILLE, LOUISIANA 70510
Ph. (337) 893-7643

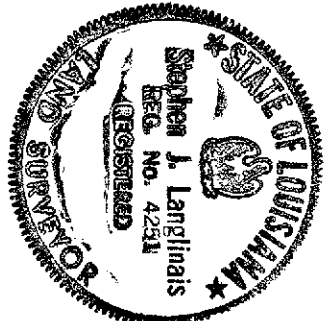
SCHAEFER INDUSTRIAL PARK
SCHAEFER REALTY HOLDINGS, LLC
 100 ENTERPRISE AVENUE
 LEAGUE CITY, TX 77573
 Ph. (281)538-6171 (OFC)
 Ph. (713)614-1033 (CELL)

Right-of-Way to be acquired by
ST. MARTIN PARISH
from
SCHAEFFER REALTY HOLDINGS, L.L.C.
1/2 Sec. 13, T1N 36E, R1E, E. 1st Dist.,
711 St. George, Parish of St. Martin, State of Louisiana
Scale: 1" = 200'

MAY 5, 2009

Surveyed by
S. J. LANGRISH & ASSOCIATES, INC.,
2243 Veterans Memorial Drive
Aberdeen, Louisiana 70533

Stephen Langrish
Stephen Langrish & Associates, P.L.L.C.



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DRAFTSMAN: SG, BTL
DATE: JUNE 20, 2008
REVISED: OCTOBER 12, 2008
FEBRUARY 20, 2009; APRIL 15, 2009;
MAY 5, 2009
REVIEWED BY: SJL
DATE: FEBRUARY 20, 2009
DATE: MARCH 12, 2009
DATE: APRIL 15, 2009; MAY 5, 2009

St. Martin Parish Recording Page

Becky P Patin
CLERK OF COURT
P.O. BOX 308
St. Martinville, LA 70582
(337) 394-2210

First VENDOR

SCHAEFER REALTY HOLDINGS LLC

First VENDEE

SCHAEFER REALTY HOLDINGS LLC

Index Type : Conveyance

Inst Number : 472193

Type of Document : Restrictions

Book : 1663 Page : 354

Recording Pages : 9

Recorded Information

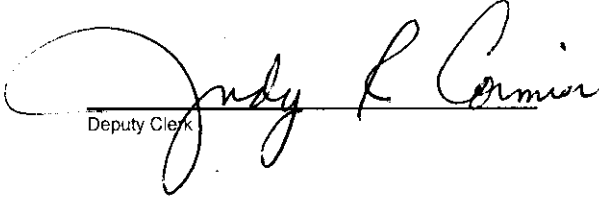
I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for St. Martin Parish, Louisiana

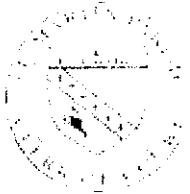
On (Recorded Date) : 11/08/2013

At (Recorded Time) : 4:13:14PM



Doc ID - 005890140009


Deputy Clerk



SCHAEFER INDUSTRIAL PARK
BUILDING RESTRICTIONS

BE IT KNOWN, that on the 7th day of November, 2013, before me, the undersigned authority, a Notary Public duly commissioned and qualified in and for the aforesaid Parish and State, and in the presence of the undersigned competent witnesses, personally came and appeared:

SCHAEFER REALTY HOLDINGS, L.L.C., a Texas limited liability company, being represented herein by Louis E. Schaefer, Jr., its sole member, whose mailing address is 2210 Twin Oaks Blvd., Kemah, TX 77565;

(hereinafter referred to as "Declarant") who, after first being duly sworn, declared that it is the owner of the following described property, to-wit:

That certain parcel of ground, together with all improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging and all appurtenances thereof, being the northeast quarter of Section 23, Township 11 South, Range 5 East, containing 160.746 acres, more or less, being more fully shown on that certain plat of survey prepared by Stephen J. Langlinais, P.E., P.L.S., dated October 25, 2007, revised April 1, 2008, a copy of which is attached to that act recorded under Entry No. 409572 and made a part hereof for all purposes, and being described with reference thereto as being bounded westerly by lots in St. Martin Parish Industrial Park and Wall Road, northerly by lots in St. Martin Parish Industrial Park, easterly by Smedes Brothers, Inc. or assigns, and southerly by W. Fremin or assigns, Paul W. Viator or assigns, Durwood M. Viator or assigns, Carl P. Viator or assigns, John A. Viator or assigns and W. Viator or assigns, and having such other dimensions, boundaries and measurements as are more fully shown on said plat of survey.

Declarant declared that, desiring to lay off a portion of the Property into lots for the purpose of offering same for sale, Declarant has caused a portion of the Property to be surveyed and divided into lots, blocks and streets, same to be known as SCHAEFER INDUSTRIAL PARK, PHASE IA, a subdivision of the Parish of St. Martin, Louisiana (hereinafter referred to as "the Property") all as shown on that certain plat of survey prepared by Stephen J. Langlinais, P.E., P.L.S. dated September 6, 2012, last revised November 7, 2013 entitled "Final Plat Showing Survey of Schaefer Industrial Park, Phase IA, Belonging to Schaefer Realty Holdings, L.L.C." a copy of which is attached hereto and made a part hereof for all purposes, (hereinafter the "Plat of Survey").

Declarant declared that it has submitted for Final Approval the Plat of Survey subdividing a portion of the Property into lots, and delineating and designating certain streets, utility servitudes, drainage servitudes and/or other servitudes which are to be provided in accordance with the applicable regulations for subdivision plat approval promulgated by the St. Martin Parish Government (hereinafter, together with the then governing authority, from time to time, the "Government"), or by its predecessors but now administered by the Government.

Declarant declares, accordingly, that it does by these presents dedicate to public use, for and on behalf of the public in general, but in particular in favor of the Government, Forum Drive, said dedication to be considered a formal statutory dedication in accordance with the provisions of LSA-R.S. 33:5051, et seq..

Declarant further declares that it does hereby further dedicate, create and establish exclusively in favor of the Government, for the ultimate benefit of the public and any other persons, entities or estates who are given authority by the Government to use same or who may as a result of this dedication may derive any benefit therefrom, any and all utility servitudes, drainage servitudes and other items shown on the Plat of Survey but specifically excluding those that are identified as "private" servitudes; easements or other items. Declarant declares that in connection herewith, Declarant grants a perpetual predial servitude(s) in favor of the Government and such other persons, entities or estates who are given authority by the Government to use the servitudes and other items shown on the Plat of Survey (with the exception of those identified as "private" on the Plat of Survey), or who may as a result of this grant of servitude derive any benefit therefrom, and in connection therewith agrees that the Government and any such individuals, entities and estates as are authorized by the Government shall have access to said servitudes for the purpose of constructing, repairing, maintaining, upgrading, improving or otherwise operating any and all utility, drainage and other improvements, and in connection therewith may, within the confines of said servitudes as shown on the Plat of Survey, clear brush, trees and other items or obstacles as may interfere with the free use of said servitudes, construct drainage, electric, sewer, water and other utility facilities, remove all obstacles which would hamper or preclude the exercise of the servitudes, and otherwise have full access for the purpose of utilizing and maintaining the servitudes and any improvements hereafter or heretofore constructing therein or thereon.

In connection with the exercise of the use of the servitudes created hereby, the Government, for the ultimate benefit of the public and any other persons, entities or estates shall have such access as is appropriate or reasonably necessary, both within and without the actual confines of the servitudes, as same are shown on the Plat of Survey, to access said servitudes in order to maintain same, improve same, construct appropriate improvements, structures and appurtenances with regard thereto, in accordance with the relevant provisions of the Louisiana Civil Code, and in particular Article 745 thereof.

The purpose of this is to dedicate to the Government, for the ultimate benefit of the public, all utilities servitude streets, rights-of-way and other matters as reflected on the Plat of Survey except those designated as "private" and to provide for the use and enjoyment of same by the public. In that regard, however, this dedication is made in favor of the Government, which will have full authority to regulate the use of said non-private servitudes, streets, rights-of-way, rights-of-passage and other items as shown on the Plat of Survey. The said servitudes shall be subject to full use by the Government and those authorized by it for the purposes for which they are intended by those having the need or responsibility of providing utilities, drainage or other services to the properties estates to be serviced or benefited by said servitudes, whether contiguous or not.

Declarant declares that in order to dispose of the Property to the best advantage and to assure all prospective purchasers that the Property will be properly developed, Declarant binds itself, its successors and assigns, not to sell the Property except under the following restrictions and covenants which are deemed to be predial servitudes to run with the Property. Declarant hereby establishes a Board of Schaefer Industrial Park (hereinafter the "Board") to enforce and modify the restrictive covenants, agreements, easements, limitations, and charges as more fully set forth herein. The Board shall consist of Louis E. Schaefer, Jr., James S. Schaefer and Graham L. Schaefer. Any action taken by the Board shall require the consent of a majority of the board members.

- A. Application.** The land referred to as the "Schaefer Industrial Park," collectively referred to as the "Park," is described as follows:

Property owned by Schaefer Realty Holdings, L.L.C. by virtue of a deed from Clara David, L.L.C., dated April 2, 2008, and recorded April 3, 2008, under Entry Number 409572, in Book 1494, at Page 272, of the records of St. Martin Parish, Louisiana and referred to by the following description:

That certain parcel of ground, together with all improvements thereon, and all rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging and all appurtenances thereof, being the northeast quarter of Section 23, Township 11 South, Range 5 East, containing 160.746 acres, more or less, being more fully shown on that certain plat of survey prepared by Stephen J. Langlinais, P.E., P.L.S., dated October 25, 2007, revised April 1, 2008, a copy of which is attached to that act recorded under Entry No. 409572 and made a part hereof for all purposes, and being described with reference thereto as being bounded westerly by lots in St. Martin Parish Industrial Park and Wall Road, northerly by lots in St. Martin Parish Industrial Park, easterly by Smedes Brothers, Inc. or assigns, and southerly by W. Fremin or assigns, Paul W. Viator or assigns, Durwood M. Viator or assigns, Carl P. Viator or assigns, John A. Viator or assigns and W. Viator or assigns, and having such other dimensions, boundaries and measurements as are more fully shown on said plat of survey.

The Park and the adjoining roads shall be subject to the restrictive covenants, agreements, easements, limitations, and charges as set forth herein, and shall be considered a part of every conveyance of a building site in the Park without being written therein. The restrictive covenants herein contained are for the mutual benefit and protection of the owner(s), present and future, of all land within the boundaries of the Park, and shall run with and bind the land and inure to the benefit of and be enforceable by the Board of Directors of the Schaefer Industrial Park (the "Board") and/ or any owner(s), present and future, of any building site in the Park, their respective legal representatives, heirs, successors, grantees, and assigns. The Board and/ or any owner(s), present or future of any building site included in the Park, shall be entitled to injunctive relief against any violation thereof and/or damages caused by said violation, but there shall be no right of reversion or forfeiture of title resulting from such violation. The term "building site" shall mean: A) any of the lots that are part of the Park; B) a portion of any said lots; C) a combination of two or more of any said lots; D) a combination of two or more portions of any said lots; or E) a combination of or part of any of the above.

- B. Term.** These restrictive covenants are to run with the land and shall be binding on all parties and all persons claiming under them for a period of thirty (30) years from the date these restrictive covenants are recorded. After the initial period of thirty (30) years, the restrictive covenants shall be automatically extended for successive periods of ten (10) years each, unless, at any time after the said thirty (30) year period, an instrument signed by the then owners of a majority of the square footage (excluding then publicly dedicated tracts and/or common areas) of the building sites in the Park has been recorded, agreeing to change, alter, amend or terminate said restrictive covenants in whole or in part. Notwithstanding anything contained herein to the contrary, the restrictive covenants may be waived by the Board as to any building site and/or changed, altered, amended or terminated in whole or in part at any time and from time to time by the Board as to any building site then owned by the Board.
- C. Amendment; Waiver.** Upon application being made to the Board, the Board may waive anyone or more of the restrictive covenants with respect to any building site if a waiver is requested by the owner of the building site, upon finding that such waiver would not be detrimental to the Park; but any such waiver, which must be

evidenced in writing, shall not be deemed or construed to be a waiver of any such restrictive covenants with respect to any other building site.

The restrictions and restrictive covenants contained herein may also be changed, altered, amended or terminated in whole or in any part at any time by the Board by executing a written amendment hereto, and filing the same of record in the Conveyance Records of St. Martin Parish. All amendments shall apply to all lands within the boundaries of the Park, from the time of their filing in the records of the Clerk of Court of St. Martin Parish.

- D. **Enforcement; Conciliation.** No action in court to enforce any restrictive covenant herein by an owner or owners of any building site in the Park shall be brought until such owner or owners shall have referred its complaint to the Board for the purpose of consultation and conciliation, and until a period of time of ninety (90) days shall have passed from the date of such reference.
- E. **Use.** Anything to the contrary contained anywhere in these restrictions notwithstanding, no portion of the Park may ever be used, even on a temporary basis, as a "junk yard," salvage yard, or similar business.
- F. **Design, Control and Maintenance.** No building, fence, wall or other structure shall be commenced, erected, or maintained on a building site, and no change, addition or alteration to the exterior of any building, fence, wall or other structure shall be made until the building, fence, wall or other structure have been submitted to and approved by the Board. All buildings, fences, walls and other structures erected, and all additions or alterations made shall conform with the construction standards specified by all government codes and regulations then in force.

Open spaces shall be landscaped to present a pleasing appearance and to conform to reasonable standards; however, no landscaping shall be placed on any building site until the plans of such landscaping have been submitted to and approved by the Board. Each building, fence, wall or other structure and the landscaping shall be erected and placed upon a building site only in accordance with the plans and specifications and plot plan approved by the Board. Any change, alteration or modification to the exterior appearance of any building, fence, wall or other structure or to the landscaping shall be deemed an alteration requiring additional approval of the Board. At least fifty (50%) percent of the front of any building must be constructed of a material other than metal. "Front" means the side of the building which faces the street.

- G. **Liability.** The Board, its officers, members, employees and agents shall not be responsible or liable to anyone in any way for any defect in any plans or specifications submitted, approved or revised in accordance with these restrictive covenants, nor for any structural or other defects in any work done according to such plans and specifications. The scope of review of the plans and specifications shall be limited to appearance only and shall not include any responsibility or authority to review for structural soundness, compliance with building or zoning codes and standards or any other similar factor.
- H. **Care and Appearance of Premises.** All buildings, fences, walls, other structures, parking lots, drives and the open space on each building site shall be maintained in a neat and attractive manner. If the owner of a building fails to maintain the open space in this neat and attractive manner, the Board may, at its option, after giving the owner of a building site ten (10) days written notice, by registered or certified mail, sent to its last known address, have the grass, weeds and vegetation cut when, and as often

as, the same is necessary in its judgment, and have the dead vegetation removed from the building site. Said cutting and removal shall be at the expense of the owner of the building site, the owner of the building site being obligated to reimburse the Board for any expenses incurred as a result of said cutting and removal, plus an additional sum of fifteen (15%) percent of that amount for administrative costs. If the owner of a building site fails to maintain the exterior of any building, fence, wall or other structure in a neat and attractive manner, the Board may, at its option, after giving the owner of the building site three (3) months written notice, by registered or certified mail, sent to its last known address, do the following: a) Make repairs and improve the appearance in a reasonable manner, which shall be at the expense of the owner of the building site, the owner of the building site being obligated to reimburse the Board for any expense incurred as a result of the repairs and improvements, plus fifteen (15%) percent of that amount for administrative costs, together with ten (10%) percent per annum on the total amount due the Board from the time the work was completed, or b) Institute legal proceedings in District Court for the Parish of St. Martin, Louisiana, to seek a judgment ordering the owner of the building site to make such repairs and improvements as are necessary for the building, fences, walls or other structures to have a neat and attractive appearance. In order to secure the reimbursement, the Board shall have a lien upon such building site and improvement situated thereon, enforceable as herein provided. Upon performing the work, the Board shall be entitled to file in the Office of the Clerk of Court for the Parish of St. Martin, Louisiana, a notice of its claim of lien by virtue of this contract with the owner of the building site. Said notice shall state the cost of said work, including administrative costs and interest, if any, and shall contain a description of the property against which the enforcement of the lien is sought. The lien shall date from the date that the work is completed, but shall not be binding against creditors or subsequent purchasers for a valuation consideration and without notice until the notice of the claim of lien is filed as hereinabove set forth. The lien shall be due and payable forthwith upon the completion of the work and if not paid, the lien may be enforced by foreclosure in court in the same manner as mortgages.

- I. **Parking and Loading.** No parking shall be permitted on any public street. It shall be the responsibility of the owner of a building site to provide such hard surfaced, off-street parking within its property boundaries at a ratio of no less than two (2) parking spaces per four (4) employees.
- J. **Waste Disposal.** Trash, garbage, and other waste shall be kept in clean and sanitary containers. All such containers and other equipment for the storage or disposal of such material shall be kept in a clean and sanitary condition and shall not be visible from any public street. Each owner of a building site shall be required to contract for regular commercial trash, garbage and waste disposal.
- K. **Sewerage.** Each owner of a building site shall use the sewerage system available for the Park; however, if the waste from any individual building site is such as to cause damage to the sewer system or sewerage treatment plant or negatively impact on the treatment process, and by reason thereof, the governmental authority having jurisdiction over the Park refuses to allow its admission to the sewer system, then such waste is to be pre-treated at the cost of the owner of the building site to permits its admission to the sewer system. No "processed water" or "wash water" may be discharged into the sewer system, or into the ditches in the Park, or otherwise discharged onto the grounds of any building site without a specific discharge permit.

The initial sewerage system for the Park will be constructed to handle human waste

sewerage only, and the volumes which may be discharged into the Park's sewerage system will be limited, and allocated to each building site pro-rate to the amount of land.

- L. Signs.** All signs shall conform to the standards set by the Board as to the design, specifications and location which are as follows: No signs shall be constructed until a scale drawing, construction plans and specifications, and the site plan showing the location of such signs, have been submitted to and approved by the Board, which said approval shall be within the sole discretion of the Board, notwithstanding the fact that said signs may conform with the design, specifications and location hereinabove set forth.

The Board may, at its option, provide and sell such signs as it deems appropriate to the owner of a building site at the time it sells such building site.

- 1. Performance Standards.** A building site (or any part thereof or any building, fence, wall or other structure erected thereon or to be erected thereon), shall not be used for any purpose or in any manner which shall be a nuisance to the owner of any other building site by reason of the emission or creation of odors, gases, dust, smoke, noise, fumes, cinders, soot, glare, vibrations, radiation, waste or otherwise.
 - 2.** By purchase of land in the Park, all building owners agree that any nuisances which impair the business of any other building site owner may be enforced by temporary restraining order, preliminary and/or permanent injunction.
- M. Building Set-Back.** All buildings and other structures must be set back a minimum of fifty (50) feet from the right of way line of any dedicated street in the Park. On a corner building site, all buildings and other structures must be setback a minimum of fifty (50) feet from the street-side property line. All buildings and other structures must be set back a minimum of ten (10) feet from any other side property line. No fence or wall shall be erected nearer to the right of way line of a public street in the Park than the building setback line. No hedges or other shrubbery obstructing total view shall be permitted nearer to the right of way line of a public street in the Park than the building set-back line.
- N. Easements.** Instruments creating easements for the installation and maintenance of public utilities are on file in the office of the Clerk of Court for the Parish of St. Martin, Louisiana.
- O. Maintenance Fees.** The Board shall have the right to periodically, but not more often than quarterly as the Board sees fit, assess and collect from each owner of a building site, pro-rated on a square foot basis, a maintenance fee to maintain, preserve and beautify the Park. Fees shall be based on the actual cost of mowing, landscape maintenance and utilities (water and electricity) necessary for the maintenance, preservation and beautification of the Park. Any such fees not paid within thirty (30) days after the due date shall be deemed in default. The amount of any such fees assessed against the building site, plus an additional sum of fifteen (15%) percent for administrative costs and interest on such fees, at such lawful rate as the Board may designate from time to time, and the cost of collecting same, including reasonable attorney's fees, shall be a lien upon such building site and improvements thereon. Said lien shall be perfected and may be enforced as the lien provided for in Section H.
- P.** The Board shall have the right to incorporate a Louisiana non-profit corporation for the purpose of assessing and collecting the fees referred to above. The said corporation

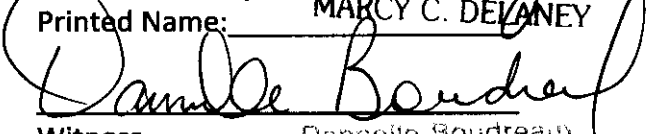
shall be a property owners association. In such event, the Board, as long as it owns at least one (1) building site, and each owner of a building site shall be members of the said corporation. After the Board sells all of the building sites, it will no longer be a member of the said corporation. Each owner of a building site shall automatically be a member of the said corporation, and membership shall be appurtenant to and run with the building site ownership which qualifies the building site owner thereof for membership. Membership may not be severed from or in any way transferred, pledged, mortgaged or alienated except together with the title to the building site. The said corporation shall be charged with the duties and vested with the powers prescribed by law or set forth in its articles of incorporation and by-laws and these restrictive covenants.

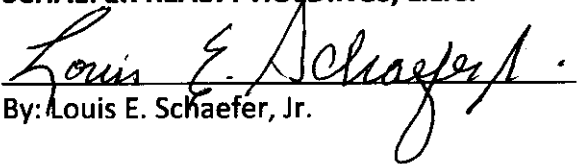
- Q. Drainage Facilities.** The drainage ditches which are located within a building site and the ditches along the streets on which the building site has frontage (even if such ditches are in a public right of way or dedicated street) may be piped and filled, covering the frontage of the building site. The drainage pipe shall be engineered and designed by a registered professional engineer, and the design approved by the Board prior to construction. The pipe shall be sized to handle a rain storm with an intensity of a five (5) year storm. Drop inlets shall be included in the design. The drop inlet spacing and number shall be sufficient to properly accommodate the expected surface runoff. Plans and specifications showing the design and layout of the drainage pipe shall be submitted to the Board for review and approval prior to construction. The owner of a building site shall complete the construction of the said drainage pipe simultaneously with the completion of the construction of any building on the building site.
- R. Severability.** Every one of the restrictive covenants contained herein is independent of and severable from the rest of the restrictive covenants and from every combination of the provisions thereof. Invalidation by any court of any restrictive covenant shall in no way affect any of the provisions of the other restrictive covenants, which shall remain in full force and effect. The failure to enforce any of the restrictive covenants at the time of its violation shall in no way affect any other restrictive covenant nor be deemed a waiver of the right to enforce the same thereafter.

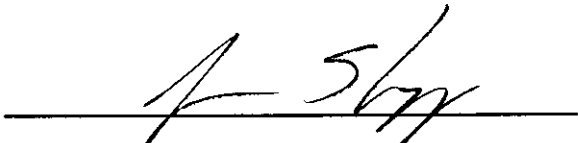
THUS DONE AND PASSED at my office in the Parish of Lafayette, State of Louisiana, on the day and date first hereinabove written, in the presence of the undersigned witnesses, who sign with Appearers and me, officer, after due reading of the whole

WITNESSES:

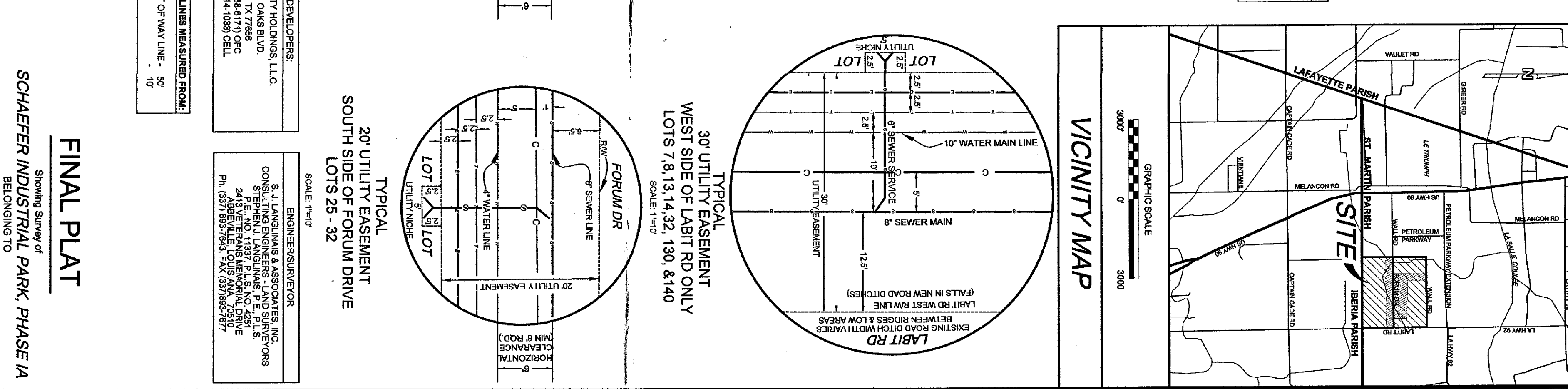
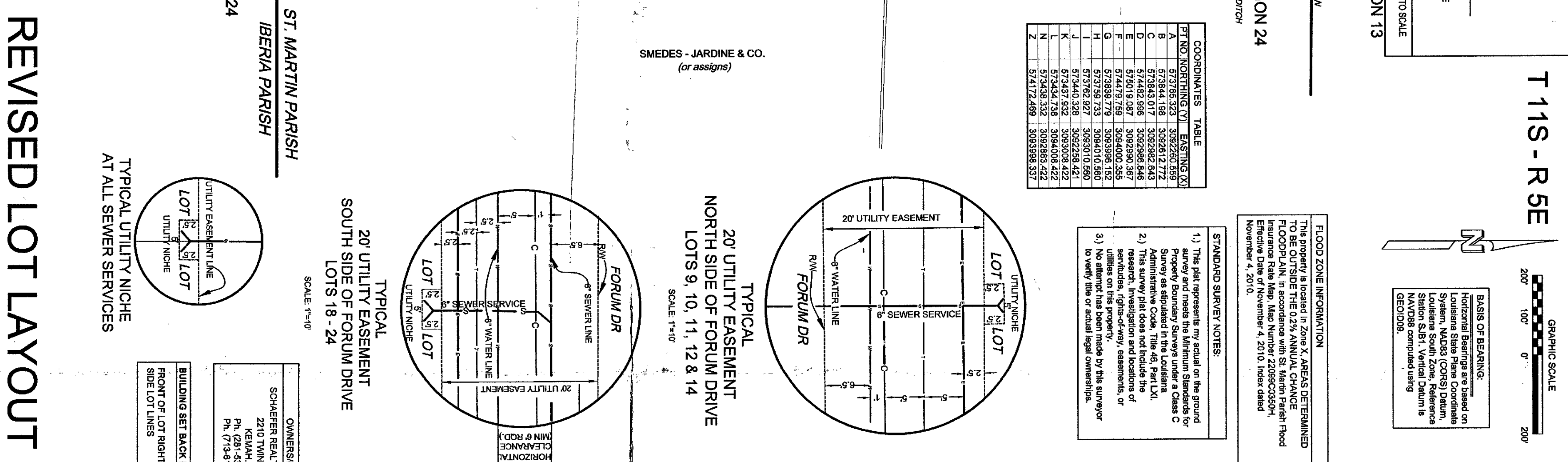
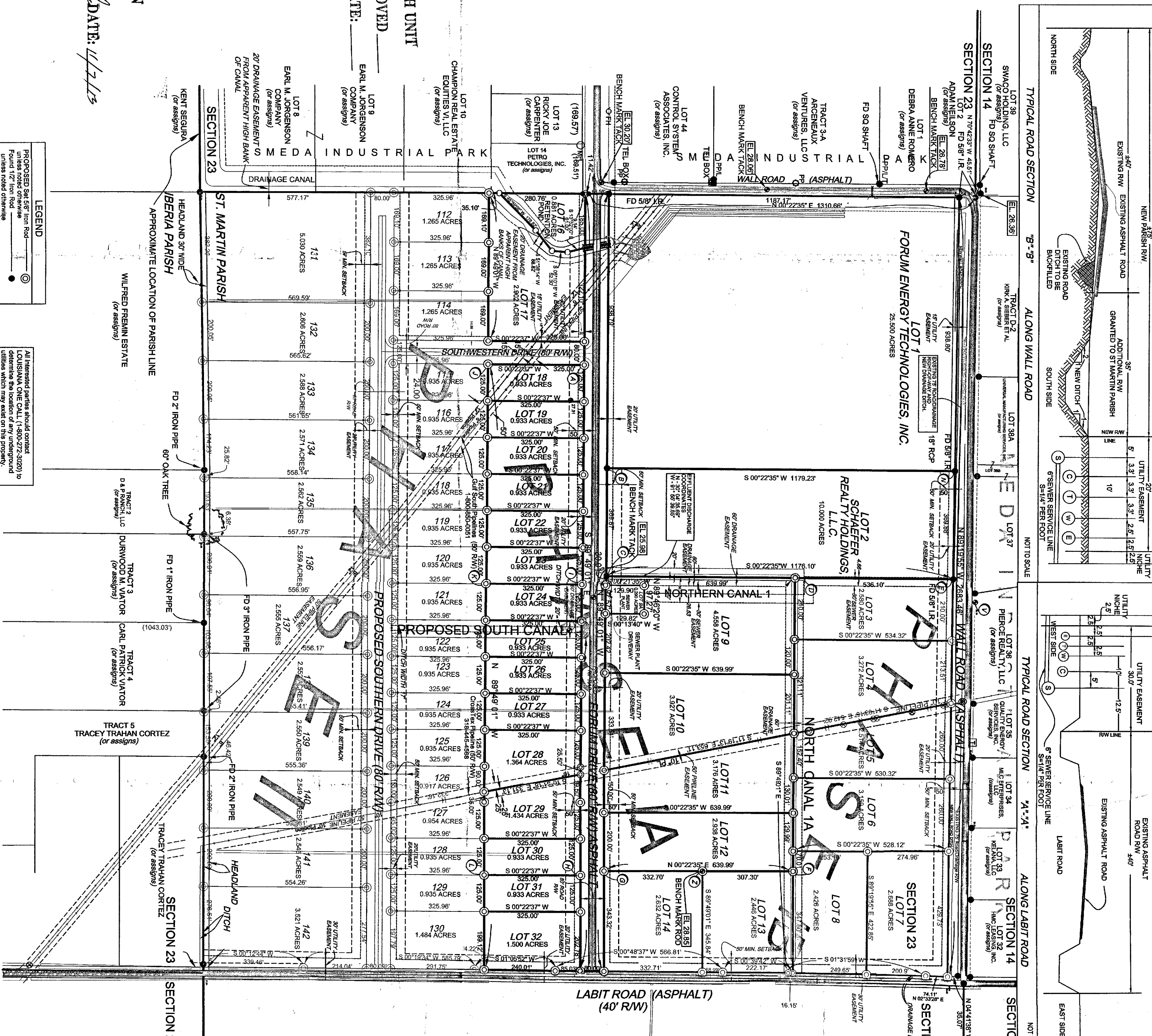

Witness
Printed Name: MARCY C. DELANEY


Witness
Printed Name: Dannelle Boudreaux

SCHAEFER REALTY HOLDINGS, L.L.C.

By: Louis E. Schaefer, Jr.


NOTARY PUBLIC
Julius J. Stagg, IV
Bradley & Moreau, APLC
Bar Roll #24655
My Commission Expires at Death

- REFERENCE DOCUMENTS:
- 1) Final P&S: Martin Parish Industrial Park, prepared by S.J. Langlinais & Associates, Inc., dated June 15, 2012.
 - 2) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.
 - 3) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.
 - 4) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.
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 - 9) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.
 - 10) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.
 - 11) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.
 - 12) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.
 - 13) Plat showing a Division of Property, belonging to Macom 1988, attached to Act of Parish of Thibodaux, recorded in the records of St. Martin Parish Clerk of Court, Volume 11, recorded August 4, 1988, under Entry Number 85-9189.



SCHAEFER INDUSTRIAL PARK
SCHAEFER REALTY HOLDINGS, LLC
2210 TWIN OAKS BLVD.
KEMAH, TX 77656
Ph. (281)538-6171 (OFC)
Ph. (713)614-1033 (CELL)

S. J. LANGLINAIS & ASSOCIATES, INC.
CONSULTING ENGINEERS - LAND SURVEYORS
2413 VETERANS MEMORIAL DRIVE
ABBEVILLE, LOUISIANA 70510
Ph. (337) 893-7643
S.J.LCompany@aol.com

ST. MARTIN PARISH HEALTH UNIT
PLANNING COMMISSION
APPROVED
CHAIRMAN: [Signature] **DATE: 4/17/13**

APPROVED **DISAPPROVED**
SIGNED **DATE:**
EARL M. JOHNSON
COMMISSIONER

LEGEND

PROPOSED 60" R/W Iron Road
Found 12" Iron Road
Control Point
Calculated Point
Survey Station
Power Pole w/ Light and Transformer
High Voltage
Telephone Pole
Water Valve
Pole
Cable Line
Shower Line
Electric Line (Overhead)
18" Reinforced Concrete Pipe
18" Corrugated Metal Pipe
18" Cast Iron Pipe
Reinforced Concrete Pipe
18" Cast Iron Pipe

PIPELINE CONTACT INFORMATION

GAUL SOUTH PIPELINE CO.
CHAD FOSTER
3333 Highway 101, Suite 101
Lafayette, LA 70508
(337) 988-7114 - Office
(337) 271-5309 - Mobile
www.gaulpipeline.com

CHRIS GENEALUX LAND MAN
3333 Highway 101, Suite 101
Lafayette, LA 70508
(337) 988-7114 - Office
(337) 271-5309 - Mobile
www.gaulpipeline.com

JOE FONTENOT
3333 Highway 101, Suite 101
Lafayette, LA 70508
(337) 988-7114 - Office
(337) 271-5309 - Mobile
www.gaulpipeline.com

OWNER/DEVELOPER:
SCHAEFER REALTY HOLDINGS, LLC
2210 TWIN OAKS BLVD.
KEMAH, TX 77656
Ph. (281)538-6171 (OFC)
Ph. (713)614-1033 (CELL)

ENGINEER/SURVEYOR:
S. J. LANGLINAIS & ASSOCIATES, INC.
2413 VETERANS MEMORIAL DRIVE
ABBEVILLE, LOUISIANA 70510
Ph. (337) 893-7643 FAX (337) 893-7677

Surveyed by:
S. J. LANGLINAIS & ASSOCIATES, INC.
Consulting Engineers - Land Surveyors
2413 Veterans Memorial Drive
Abbeville, Louisiana 70510
S.J.LCompany@aol.com
337-893-7643

Supervised by:
S. J. LANGLINAIS & ASSOCIATES, INC.
Consulting Engineers - Land Surveyors
2413 Veterans Memorial Drive
Abbeville, Louisiana 70510
S.J.LCompany@aol.com
337-893-7643

Stamp:
S. J. LANGLINAIS & ASSOCIATES, INC.
Professional Engineer - Surveyor
No. 11575
State of Louisiana
LA P.E. Reg. No. 11575

DRAWN BY: BTL
DATE: 9-6-12
REVISION DATES: 11-1-12, April 8, 2013 (6.5" sewer & Water)
REVISION: May 15, 2013 (10' offset from LABIT RD) S&W
REVISION: July 24, 2013 (To show sewer plant lot)
REVISION: July 30, 2013 (To AS BUILTS WATER & SEWER)
REVISION: October 1, 2013 to show PHASE IA ONLY
REVISION: October 15, 2013 to show SEWER EASEMENT
REVISION: Nov. 1, 2013 to show set back lines
REVISION: Nov. 7, 2013 to show OPTION A ROAD SECTION

St. Martin Parish Recording Page

Becky P Patin
CLERK OF COURT
P.O. BOX 308
St. Martinville, LA 70582
(337) 394-2210

First VENDOR

SCHAEFER INDUSTRIAL PARK

First VENDEE

SCHAEFER INDUSTRIAL PARK

Index Type : Conveyance

Inst Number : 472928

Type of Document : Amendment To Restrictions

Book : 1665

Page : 384

Recording Pages : 2

Recorded Information

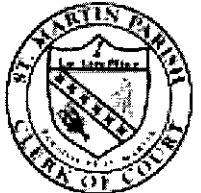
I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for St. Martin Parish, Louisiana

On (Recorded Date) : 12/09/2013

At (Recorded Time) : 10:15:57AM




Deputy Clerk



Doc ID - 005902380002

Do not Detach this Recording Page from Original Document

STATE OF LOUISIANA

PARISH OF LAFAYETTE

AMENDMENT TO RESTRICTIVE COVENANTS

OF

SCHAEFER INDUSTRIAL PARK

BE IT KNOWN that on this 6th day of December, 2013, before me, Notary Public, duly commissioned and qualified as such in and for the aforesaid Parish and State, and the undersigned competent witnesses, personally came and appeared the undersigned, constituting a majority of the Board of Schaefer Industrial Park (the "Board"), who declared that pursuant to the authority vested in the Board in Section C of the Act of Schaefer Industrial Park Building Restrictions recorded under Entry No. 472193 of the records of St. Martin Parish, Louisiana, Appearers do by these presents amend said Section C to read as follows:

- C. **Amendment; Waiver.** Upon application being made to the Board, the Board may waive any one or more of the restrictive covenants with respect to any building site if a waiver is requested by the owner of the building site, upon finding that such waiver would not be detrimental to the Park; but any such waiver, which must be evidenced in writing, shall not be deemed or construed to be a waiver of any such restrictive covenants with respect to any other building site.

The restrictions and restrictive covenants contained herein may also be changed, altered, amended or terminated in whole or in any part at any time by the Board by executing a written amendment hereto, and filing the same of record in the Conveyance Records of St. Martin Parish. All amendments shall apply to all lands within the boundaries of the Park, from the time of their filing in the records of the Clerk of Court of St. Martin Parish.

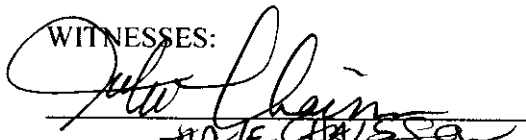
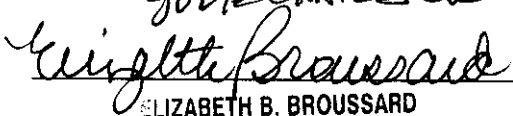
Appearers do further Amend Section F of said Act to read as follows:

- F. **Design, Control and Maintenance.** No building, fence, wall or other structure shall be commenced, erected, or maintained on a building site, and no change, addition or alteration to the exterior of any building, fence, wall or other structure shall be made until the construction plans and specifications, and the site plan showing the location of such building, fence, wall or other structure have been submitted to and approved by the Board. All buildings, fences, walls and other structures erected, and all additions or alterations made shall conform with the construction standards specified by all government codes and regulations then in force.

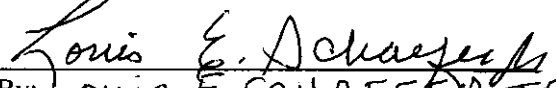
Open spaces shall be landscaped to present a pleasing appearance and to conform to reasonable standards; however, no landscaping shall be placed on any building site until the plans of such landscaping have been submitted to and approved by the Board. Each building, fence, wall or other structure and the landscaping shall be erected and placed upon a building site only in accordance with the plans and specifications and plot plan approved by the Board. Any change, alteration or modification to the exterior appearance of any building, fence, wall or other structure or to the landscaping shall be deemed an alteration requiring additional approval of the Board. At least fifty (50%) percent of the front of any building must be constructed of a material other than metal. "Front" means the side of the building which faces the street.

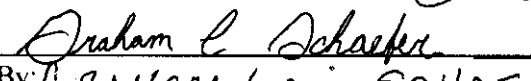
THUS DONE AND PASSED in the Parish of Lafayette, Louisiana, on the day and date herein first above written in the presence of the undersigned competent witnesses, who sign with Appearer and me, Notary, after due reading of the whole.

WITNESSES:


JULIE CHAISSON

ELIZABETH B. BROUSSARD

BOARD OF SCHAEFER INDUSTRIAL PARK


By: LOUIS E. SCHAEFER JR.


By: GRAHAM LOUIS SCHAEFER


NOTARY PUBLIC

Angelique B. Moreau
Bar Roll #20716

St. Martin Parish Recording Page

Becky P Patin
CLERK OF COURT
P.O. BOX 308
St. Martinville, LA 70582
(337) 394-2210

First VENDOR

SCHAEFER REALTY HOLDINGS LLC

First VENDEE

BAYOU BRIDGE PIPELINE LLC

Index Type : CONVEYANCE

Inst Number : 514094

Type of Document : EASEMENT AND PLAT

Book : 1773

Page : 314

Recording Pages : 9

Recorded Information

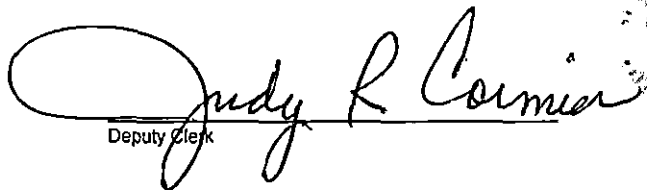
I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for St. Martin Parish, Louisiana

On (Recorded Date) : 12/12/2017

At (Recorded Time) : 10:35:58AM



Doc ID - 007375780009


Deputy Clerk

Iberia Parish Certified Copy

Michael Thibodeaux
Iberia Parish Clerk of Court
P. O. Drawer 12010
New Iberia, LA 70562-2010
(337) 365-7282

Received From :
DOYLE LAND SERVICES
400 LAFAYETTE STREET, STE 200
NEW ORLEANS, LA 70130

First VENDOR
SCHAEFER REALTY HOLDINGS LLC

First VENDEE
BAYOU BRIDGE PIPELINE LLC

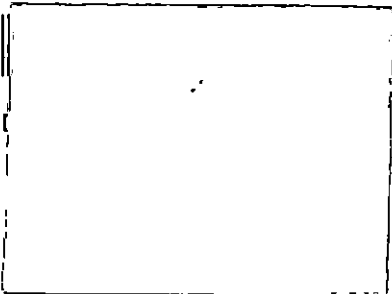
Index Type : CONVEYANCES
Type of Document : RIGHT OF WAY
Recording Pages : 8
File Number : 2017-00004885
Book : 1625 Page : 390

Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for Iberia Parish, Louisiana

On (Recorded Date) : 05/31/2017

At (Recorded Time) : 1:12:38PM



IBERIA PARISH CLERK OF COURT
MICHAEL THIBODEAUX
Parish of Iberia
I certify that this is a true copy of the attached document that was filed for registry and
Recorded 05/31/2017 at 1:12:38
Recorded in Book 1625 Page 390
File Number 2017-00004885



Clara V. Helbert
Deputy Clerk

Return To :

PROJECT: Bayou Bridge Pipeline
TRACT NUMBER: LA-IB-6039
PARISH: Iberia

PERMANENT EASEMENT AGREEMENT

This Agreement, dated April 27, 2016, is between Schaefer Realty Holdings, L.L.C., a Texas limited liability company, (hereinafter referred to as "Grantor", whether one or more), and Bayou Bridge Pipeline, LLC, 1300 Main, Houston, Texas 77002, a Delaware limited liability company, and its successors and assigns (such entity and its successors and assigns are collectively referred to as the "Grantee"). For the consideration of TEN AND No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor hereby grants, sells and conveys unto Grantee a fifty foot (50') wide free and unobstructed permanent easement in order to construct, operate and maintain pipelines of any diameter and any appurtenant facilities (all of which shall be and remain the property of Grantee) in, over, through, across, under, and along land owned by the Grantor described in the attached Exhibit A ("the Permanent Easement Property"). Grantor hereby grants, sells and conveys unto Grantee a Temporary Construction Easement described in the attached Exhibit A in order to construct pipelines of any diameter and any appurtenant facilities in, over, through, across, under, and along land that is also described in the attached Exhibit A owned by the Grantor. Said permanent easement and temporary construction easement is further depicted in the attached Exhibit B.

It is further agreed as follows:

1. The right to use this Easement shall belong to the Grantee and its agents, employees, designees, contractors, guests, invitees, successors and assigns, and all those acting by or on behalf of it for the purposes of establishing, laying, constructing, reconstructing, installing, realigning, modifying, replacing, improving, adding, altering, substituting, operating, maintaining, accessing, inspecting, patrolling, protecting, repairing, changing the size of, relocating and/or changing the route or routes of, abandoning in place and removing at will, in whole or in part, pipelines, for the transportation of liquid hydrocarbons, including crude oil and all by-products thereof or any liquids, gases or substances which can be transported through pipelines, as well as natural gas and all by-products thereof, together with above and below-ground appurtenances as may be necessary or desirable for the operation of the pipelines, over, across, under and upon the Permanent Easement Property. Grantee shall have the right of ingress and egress over and across the Temporary Construction Easement Property to survey, conduct reasonable and necessary construction activities, to remove structures and objects located within the Temporary Construction Easement Property. The term of this Temporary Construction Easement shall extend for a period of twenty-four months beginning on the date of construction commencement of the pipeline laid hereunder.
2. Grantee shall have the right to select the exact location of the pipeline(s) within the Permanent Easement Property. Further, Grantee shall have the right to construct, maintain and change slopes of cuts and fills to ensure proper lateral and subjacent support for and drainage for the pipeline(s) and appurtenant facilities related to pipeline projects. Grantee shall also have the right to have a right of entry and access in, to, through, on, over, under, and across the Permanent Easement Property for all purposes necessary and at all times convenient and necessary to exercise the rights granted to it by this Easement. To the extent practicable, such ingress and egress should be exercised over the Permanent Easement Property or such roads or ways as may exist at the time of each particular exercise of Grantee's rights hereunder or as mutually agreed upon after construction is complete.
3. The consideration paid by Grantee in this agreement includes the market value of the easements, both permanent and temporary, conveyed by Grantor and any and all damages to the Grantor's remaining property. Grantor has been paid (or, if leased, Grantor's tenant has been paid) for all damages caused to growing crops on the Permanent Easement Property and Temporary Construction Easement Property. However, Grantee will pay Grantor (or if leased to Grantor's tenant) for any damages caused to livestock due to Grantee's construction activities during the periods of the original construction of the pipeline. However, after the pipeline has been constructed hereunder, Grantee shall not be liable for such damages in the future caused by keeping the Permanent Easement Property clear of trees, undergrowth, brush, structures, or any other obstructions.
4. Grantee will, insofar as practicable, restore to the same condition as existed prior to construction the ground disturbed by the Grantee's use of the Permanent Easement Property and will construct and maintain soil conservation devices on the Permanent Easement Property as may be reasonably required to prevent damage to the property of Grantor from soil erosion resulting from operations of Grantee hereunder. Grantee shall leave the surface, insofar as practicable, as it was prior to the construction of the pipeline(s) and will restore all fences as nearly as possible to as good as condition as they were prior to the construction of the pipeline(s). Grantee shall have the right to install, maintain and use gates in all fences which now cross or shall cross the easement or which provide access to Grantor's property. Grantor shall allow Grantee to install its own lock if Grantee so chooses.
5. Grantor may use the Permanent Easement Property for any and all purposes not inconsistent with the purposes set forth in this Easement. Grantor's uses may include but shall not be limited to using the Permanent Easement Property for agricultural, open space, set-back, density, street and roadway purposes. Grantor is permitted, after review by Grantee, to construct any and all streets and roadways, at any angle of not less than forty five (45) degrees to Grantee's pipelines, across the Permanent Easement Property which

do not damage, destroy or alter the operation of the pipelines and their appurtenant facilities. Grantor may also construct and/or install water, sewer, gas, electric, cable TV, telephone or other utility lines across the Permanent Easement Property at any angle of not less than forty five (45) degrees to Grantee's pipelines, provided that all of Grantee's required and applicable spacings, including depth separation limits and other protective requirements are met by Grantor. The use of the Permanent Easement Property by Grantor shall be regulated by all appropriate ordinances, regulations, resolutions or laws of the governmental entity with authority over the Permanent Easement Property. Grantor must notify Grantee in writing before streets, roadways, utilities or other encroachments are installed.

6. Grantor may not use any part of the Permanent Easement Property if such use may damage, destroy, injure, and/or interfere with the Grantee's use of the Permanent Easement Property for the purposes for which the permanent easement is being sought by Grantee. Grantor is not permitted to conduct any of the following activities on the Permanent Easement Property without the written permission of Grantee: (1) construct any temporary or permanent building or site improvements, other than streets and roads; (2) drill or operate any well; (3) remove soil or change the grade or slope; (4) impound surface water; or (5) plant trees or landscaping. Grantor further agrees that no above or below ground obstruction that may interfere with the purposes for which this Easement is being acquired may be placed, erected, installed or permitted upon the Permanent Easement Property without the written permission of Grantee. In the event the terms of this paragraph are violated, such violation shall immediately be eliminated upon receipt of written notice from Grantee or Grantee shall have the immediate right to correct or eliminate such violation at the sole expense of Grantor. Grantor shall promptly reimburse Grantee for any expense related thereto. Grantor further agrees that it will not interfere in any manner with the purposes for which the Easement is conveyed. Any improvements, whether above or below ground, installed by Grantor subsequent to the date that Grantee acquires possession of the Permanent Easement Property, may be removed by Grantee without liability to Grantor for damages.

7. Grantee has the right to trim or cut down or eliminate trees or shrubbery to the extent, in the sole judgment of Grantee, its successors and assigns, as may be necessary to prevent possible interference with the operation of the pipelines and to remove possible hazard thereto, and the right to remove or prevent the construction of, any and all buildings, structures, reservoirs or other obstructions on the Permanent Easement Property which, in the sole judgment of the Grantee, may endanger or interfere with the efficiency, safety, or convenient operation of the pipeline(s) and appurtenant facilities.

8. Grantor shall retain all the oil, gas, and other minerals in, on and under the Permanent Easement Property; provided, however, that Grantor shall not be permitted to drill or operate equipment for the production or development of minerals on the Permanent Easement Property, but it will be permitted to extract the oil and other minerals from and under the Permanent Easement Property by directional drilling and other means, so long as such activities do not damage, destroy, injure, and/or interfere with the Grantee's use of the Permanent Easement Property for the purposes for which the permanent easement is being sought by Grantee.

9. Upon completion of the project construction, permanent fencing destroyed or disturbed by project construction activities shall be installed by Grantee, at its sole expense, along the same alignment and approximate location of the Grantor's existing fences. Grantee and its designated contractors, employees and invitees agree to keep all gates in fences closed at all times so that cattle, horses and/or other livestock located on the remainder portion of Grantor's property cannot stray from the fenced pastures.

10. Grantee will maintain the pipeline(s), facilities or structures that it installs on the Permanent Easement Property in a workmanlike manner. Grantor shall maintain the surface of the Permanent Easement Property only so that its condition does not interfere in any manner with the purposes for which the Easement is conveyed.

11. Grantee agrees that after it has exercised its rights to use this Easement in any manner that disturbs the surface of the Permanent Easement Property, it will restore insofar as practicable the surface to the condition in which it was in prior to the use of this Easement except as the surface may be permanently modified by the use of this Easement. Any surface area of the Temporary Construction Easement Property that is damaged or disturbed during the construction shall be restored insofar as practicable by the Grantee in a reasonably similar manner to its condition immediately preceding Grantee's use of this Temporary Construction Easement to the extent that the surface is not permanently modified by the use of this Easement.

12. Grantee hereby agrees to indemnify and hold Grantor harmless from and against any claim or liability or loss from personal injury, property damage resulting from or arising out of the use of the easement by Grantee, its servants, agents or invitees, and the installation, use, maintenance, repair or removal of the pipelines by Grantee and such persons acting on its behalf, excepting, however, such claims, liabilities or damages as may be due to or caused by, and in proportion to, the negligent and/or intentional acts and/or omissions of Grantor, or its servants, agents or invitees.

13. Grantee shall have the right to assign, lease, pledge and mortgage this permanent easement, in whole or in part, to one or more assignees. The provisions of this Easement, including all benefits and burdens, shall run with the land. The undersigned warrant that they are authorized to execute this agreement on behalf of the parties to this agreement. Grantor hereby binds himself, his heirs, legal representatives and assigns to warrant and defend all and singular the above described easements and rights, unto the said Grantee, and Grantee's successors and assigns, against every person whomsoever lawfully claiming or to claim the same, or any part thereof.

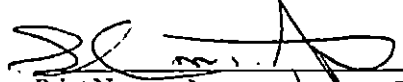
14. Grantor understands and agrees that the person securing this grant is without authority from Grantee to make any agreement with respect to the subject matter not herein expressed and has not relied upon any verbal representations not expressly reduced to writing in this Easement.

15. Grantor agrees to provide Grantee with immediate written notification of all activity possibly affecting the Project, both during and after construction, including, but not limited to, notice of the establishment of any local, state, or federal wetlands and/or soil conservation programs concerning the Easement and/or the remainder of Grantor's property not subject to the Easement created by this Agreement.

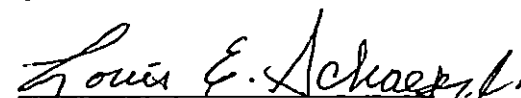
16. Grantor and Grantee agree that should any provision of this Agreement be determined by a court of competent jurisdiction to be illegal or *contra bono mores*, only the provision subject to that determination shall be stricken from the Agreement, as if such provision had not been written, and that the remaining Agreement shall survive in full force and effect.

IN WITNESS WHEREOF, the GRANTOR herein has duly executed this Permanent Easement Agreement on the date of the acknowledgment below. If more than one grantor executes this Permanent Easement Agreement, each grantor shall be deemed to have executed this Permanent Easement Agreement on the date of his, her or its respective acknowledgment below.

WITNESS:


Print Name: William R. Brauer

Print Name: Shawn N. Smith

GRANTOR:


Print Name: LOUIS E. SCHAEFFER JR.

Print Name: _____

ACKNOWLEDGEMENT

STATE OF LOUISIANA

} SS

PARISH OF Iberia

Personally appeared before me, _____, a Notary Public of the state and parish aforesaid, personally came _____, and _____, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged the foregoing instrument to be (his/her/their) free act and deed.

Witness my hand and official seal this _____ day of _____, 20__.

(Notary Public)
My commission expires: _____
Notary Number: _____

STATE OF LOUISIANA

} SS

Lafayette
PARISH OF ~~Iberia~~

Personally appeared before me, Rachael Habetz, a Notary Public of the state and parish aforesaid, personally came William R. Brauer, who being first duly sworn deposes and states that he/she was one of the subscribing witnesses to the execution of the foregoing instrument by Louis E. Schaeffer, Jr., who signed the same in his/her presence and that of the other subscribing witness whose names are affixed as such and that he/she now recognizes all said signatures to be true and genuine.

Witness my hand and official seal this 10th day of August, 2016



Rachael Habetz
(Notary Public)
My commission expires: at death
Notary Number: 69567

Rachael Habetz
Notary Public

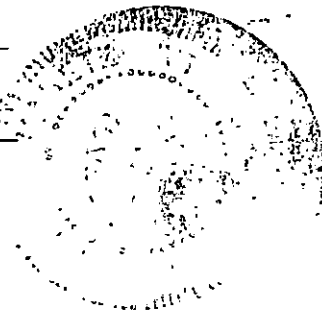


Exhibit "A"

PROPERTY OF

Schaefer Realty Holdings, L.L.C., a Texas limited liability company

That certain tract of land composed of 21.72 acre(s), more or less, located in Section 23, T11S, R5E, in St. Martin Parish, Louisiana, and being more particularly described in Book 1494, Page 272, Instrument 409572 of the public records of said Parish.

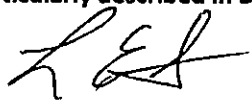
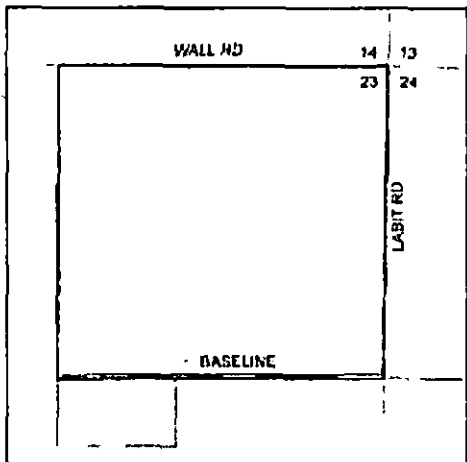
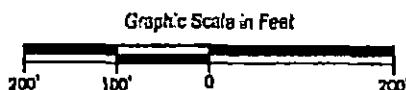
A handwritten signature in black ink, appearing to be 'L & S' or similar, written in a cursive style.

EXHIBIT "B"
SHEET 1 OF 2
ST. MARTIN PARISH, LOUISIANA
SECTION 23, T-11-S, R-5-E



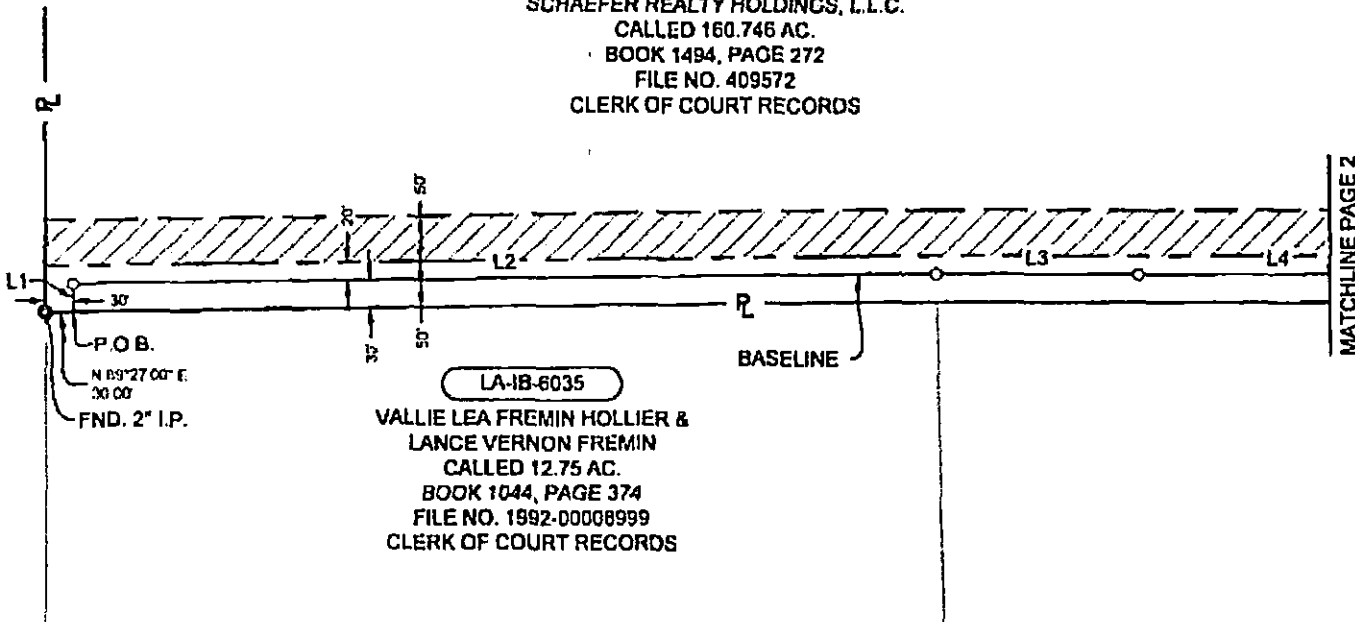
VICINITY MAP
N.T.S.



LINE TABLE		
NUMBER	BEARING	DISTANCE
L1	N 00°02'10" E	30.00'
L2	N 89°27'00" E	933.82'
L3	S 89°53'19" E	218.72'
L4	N 09°40'04" E	303.68'
L5	S 89°45'10" E	300.04'
L6	S 89°58'34" E	900.32'

LA-SM-6039

SCHAEFER REALTY HOLDINGS, L.L.C.
CALLED 160.746 AC.
BOOK 1494, PAGE 272
FILE NO. 409572
CLERK OF COURT RECORDS



LEGEND

- P.O.B. POINT OF BEGINNING
- P.O.T. POINT OF TERMINATION
- IR. IRON ROD
- IP. IRON PIPE
- FOUND MONUMENT
- BASELINE
- PROPERTY LINE
- - - ADJOINING PROPERTY LINE
- - - SECTION LINE
- o POINT OF INTERSECTION



NOTES

- THIS DRAWING IS NOT TO BE CONSTRUED AS A BOUNDARY SURVEY. LOCATION OF BOUNDARY LINES SHOWN IS MADE USING DOCUMENTATION AND FIELD EVIDENCE MADE AVAILABLE TO THE SURVEYOR AT THE TIME THE SURVEY WAS MADE ON THE GROUND.
- BASIS OF BEARING: NAD83, LOUISIANA STATE PLANE SOUTH, U.S. SURVEY FOOT.

I, WILLIAM J. CASH, A PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED UNDER MY DIRECT SUPERVISION AND CONTROL AND THAT IT CONFORMS TO LAC TITLE 46:121, 2909 FOR ROUTE SURVEYS TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATED THIS 9TH DAY OF May, 2016

WILLIAM J. CASH, LOUISIANA P.L.S. NO. 4498

TOTAL LENGTH: 2,686.64 FEET = 162.83 RODS

- PIPELINE SERVITUDE (3.08 AC.)
- TEMPORARY SERVITUDE (3.05 AC.)
- ADDITIONAL TEMPORARY SERVITUDE (1.08 AC.)
- RIGHT OF WAY

BAYOU BRIDGE PIPELINE, LLC

LA-SM-6039

SCHAEFER REALTY HOLDINGS, L.L.C.

ST. MARTIN PARISH

LOUISIANA

DRAWN BY: RTJ

DATE: 02/24/16

DWG. NO.

REV.

CHECKED BY: JL

DATE: 05/04/16

SCALE: 1" = 200'

APP BY: WJC

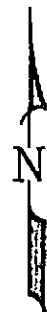
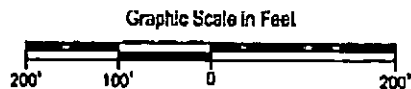
LA-SM-6039

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ENCOMPASS SERVICES, LLC
2470 GRAY FALLS DRIVE SUITE 110
HOUSTON, TEXAS 77077

EXHIBIT "B"
SHEET 2 OF 2
ST. MARTIN PARISH, LOUISIANA
SECTION 23, T-11-S, R-5-E

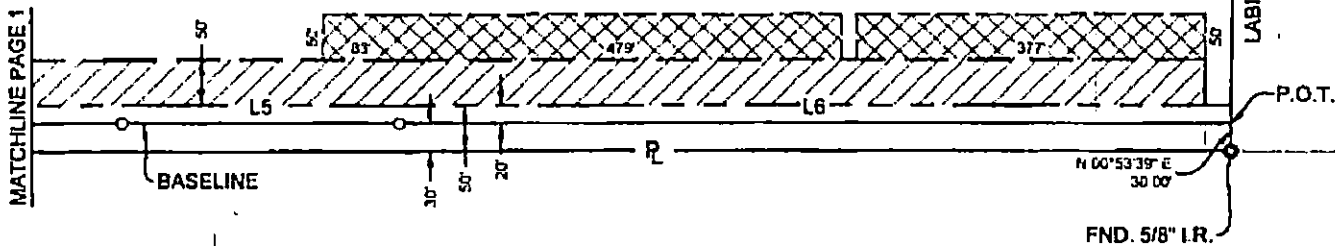


LA-SM-6039

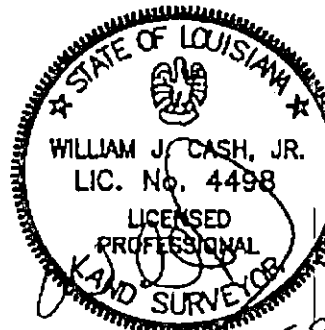
SCHAEFER REALTY HOLDINGS, L.L.C.
CALLED 160.746 AC.
BOOK 1494, PAGE 272
FILE NO. 409572
CLERK OF COURT RECORDS

LA-SM-6500

SMEDES-JARDINE & CO.
BOOK 720, PAGE 130
FILE NO. 171169
CLERK OF COURT RECORDS



LINE TABLE		
NUMBER	BEARING	DISTANCE
L1	N 00° 07' 10\"	30.00'
L2	N 89° 27' 00\"	933.88'
L3	S 89° 53' 19\"	216.72'
L4	N 89° 48' 04\"	303.68'
L5	S 89° 45' 10\"	300.04'
L6	S 89° 58' 34\"	900.32'



				BAYOU BRIDGE PIPELINE, LLC			
				LA-SM-6039			
				SCHAEFER REALTY HOLDINGS, L.L.C.			
PROJECT NO. 61031				ST. MARTIN PARISH		LOUISIANA	
0	05/04/16	KT	ISSUED FOR ACQUISITION	JA			
REV	DATE	BY	DESCRIPTION	CHK			
encompass				ENCORPASS SERVICES, LLC 2470 GRAY FALLS DRIVE SUITE 110 HOUSTON, TEXAS 77077		SCALE: 1" = 200'	
DRAWN BY: RTJ		DATE: 02/24/16		DWG. NO.		REV.	
CHECKED BY: JL		DATE: 05/04/16		LA-SM-6039		0	
SCALE: 1" = 200'		APP BY: WJC					

St. Martin Parish Recording Page

Becky P Patin
CLERK OF COURT
P.O. BOX 308
St. Martinville, LA 70582
(337) 394-2210

First VENDOR

SCHAEFER REALTY HOLDINGS LLC

First VENDEE

KESSLER, CLAUDIUS

Index Type : CONVEYANCE

Inst Number : 536505

Type of Document : TAX DEED

Book : 1826 Page : 594

Recording Pages : 4

Recorded Information

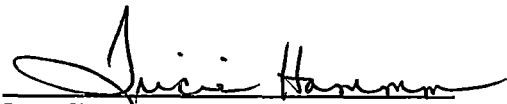
I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for St. Martin Parish, Louisiana.

On (Recorded Date) : 06/25/2020

At (Recorded Time) : 10:25:42AM



Doc ID - 007916660004


Deputy Clerk



Tax Sale Certificate

Parish of St. Martin

State of Louisiana

v

SCHAEFER REALTY HOLDINGS, L.L.C. .

State of Louisiana

Parish of St. Martin

To: Claudius Kessler

1733 Cherrydale Ave

Baton Rouge, LA 70808

BE IT KNOWN AND REMEMBERED, that, I, Ronald J. Theriot, Tax Collector in and for the Parish of St. Martin, State of Louisiana, in the name of the Parish of St. Martin, State of Louisiana and by virtue of the authority in me vested by the constitution and laws of the State of Louisiana and in pursuance of the requirements of those laws, having mailed and published the notice required by law and having strictly complied with each and every requirement of the laws relating to delinquent taxes and tax debtors and to seizures, advertisements, and sale of tax sale title to the property in full, did in the manner prescribed by law, advertise and list in TECHE NEWS the property to be sold for delinquent property taxes with interest and costs for the year of 2019 via the internet at www.stmartinsheriff.org/taxsaleonline on the 18th day of June , 2020 beginning at eight o'clock am. Dates of publication, June 3, 2020, to June 17, 2020 giving notice in the issues ofthe newspaper and in said list as advertised the following described immovable property appearing in the name of SCHAEFER REALTY HOLDINGS, L.L.C.

To-wit:

Assessment # 382242

1W

TAXES	115.33
INTEREST	6.92
AD FEES	20.00
COSTS	0.50
DEED PREPARATION	15.00
ONLINE TAX SALE FEE	30.00
RECORDING FEE - TAX SALE	110.00
CERT. NOTICE	20.00
Total Paid	317.75

1960001149

Owner Pct:100%

LOT: BEING LOTS 112 THRU 123 & LOTS 131 THRU 142 OF SCHAEFER INDUSTRIAL PARK PHASE II PER PLAT OF SURVEY #472193COB: 52-590-26877 169-337-68294 417-139-116159 499-031-128828 1372-262-342939 1386-043-352038 1386-048-352040 1494-272-409572 1536-769-424505 1625-244-458240 1663-354-472193 1665-384-472938

And on said 18th day of June, 2020 after beginning but not completing said list, I continued the same within legal hours each succeeding legal day offering tax sale title to said property for sale via the internet at www.stmartinsheriff.org/taxsaleonline. In the manner required by said laws and the whole or the undivided

interest of the tax debtor therein being the smallest amount of said property that any bidder would buy and pay the taxes and costs, and Claudius Kessler being the bidder, and having complied with the terms of sale, became the purchaser of tax sale title to the 95 whole of the property or the undivided interest of the tax debtor therein.

NOW, THEREFORE, all the formalities of the law having been complied with, I Ronald J. Theriot, Tax Collector for said Parish of St. Martin, State of Louisiana by virtue of the authority in me vested by the laws of the State of Louisiana do by these presents sell and transfer unto Claudius Kessler 1733 Cherrydale Ave

Baton Rouge, LA 70808 tax sale title to property or the undivided interest of the tax debtor therein last above described with all the improvements thereon. The tax debtor or any person interested personally or as heir, legatee, creditor or otherwise, shall have the right to redeem the property for the period of three years from the date of filing of this tax sale certificate. The redemption may take place by paying the price given including costs and five percent penalty thereon with interest at the rate of one percent per month until the redemption.

IN TESTIMONY WHEREOF, I have hereunto signed my name officially at my office, Parish of St. Martin, Louisiana, in the presence of the two competent witnesses, who also signed on this 18th day of June, 2020

Witnesses:

Lou Sannien

Printed Name:

Leah LaGrange

Printed Name:

Ronald J. Theriot,

Sheriff and Ex-Officio Tax Collector

Parish of St. Martin, Louisiana

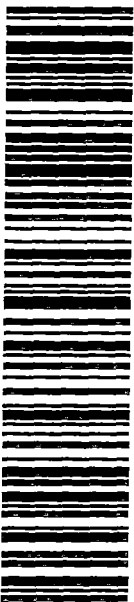
By: Andrea Pickney
Chief Deputy Tax Collector

SCHAEFER REALTY HOLDINGS, L.L.C.
2886 TUSCANIA LANE
LEAGUE CITY, TX 77573

USPS CERTIFIED MAIL™

USPS CERTIFIED MAIL

Saint Martin Parish
Sheriff's Office
PO Box 247
Baton Rouge, LA 70582-0247



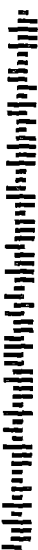
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U.S. POSTAGE
PAID
PEREGRINE

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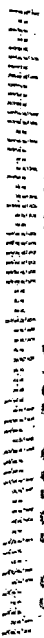
1130

SCHAEFER REAL ESTATE HOLDINGS, L.L.C.
2886 TUSCANIA LN
LEAGUE CITY TX 77573-2384



MIXIE 773 FE 1300 0003/20/20
RETURN TO SENDER
NOT DELIVERABLE AS ADDRESSED
UNABLE TO FORWARD

UTF BC: 70582024747 *0465-00385-09-08
705820247



382242

St. Martin Parish Recording Page

Becky P Patin
CLERK OF COURT
P.O. BOX 308
St. Martinville, LA 70582
(337) 394-2210

First VENDOR

KESSLER, CLAUDIUS

First VENDEE

SCHAEFER REALTY HOLDINGS LLC

Index Type : CONVEYANCE

Inst Number : 544468

Type of Document : REDEMPTION

Book : 1844

Page : 156

Recording Pages : 2

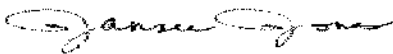
Recorded Information

I hereby certify that the attached document was filed for registry and recorded in the Clerk of Court's office for St. Martin Parish, Louisiana.

On (Recorded Date) : 04/07/2021

At (Recorded Time) : 3:04:21PM




Deputy Clerk

Doc ID - 008070940002

Do not Detach this Recording Page from Original Document

CERTIFICATE OF REDEMPTION

STATE OF LOUISIANA

PARISH OF ST.MARTIN

Having this day received from LOUIS SCHAEFER, 154 LA RUE MALAGA, BROUSSARD, LA 70518 in the amount of SIX HUNDRED SIXTY-EIGHT AND 29/100 Dollars (\$ 668.29), being the full amount of taxes, costs, penalties and interest, plus any subsequently paid taxes, accruing from that certain tax sale on the 18TH day of JUNE, 2020 for the delinquent St. Martin Parish Sheriff's Office taxes for the 2019-2020 year, assessed to SCHAEFER REALTY HOLDINGS, L.L.C., covering tax sale title to that certain immovable property located in the parish described as:

-----PROPERTY DESCRIPTION-----

.....**Parcel** 1960001149

95 % OF THE WHOLE

Owner Pct:100%

LOT: BEING LOTS 112 THRU 123 & LOTS 131 THRU 142 OF SCHAEFER INDUSTRIAL PARK PHASE II PER PLAT OF SURVEY #472193

which property was adjudicated at said tax sale to Claudius Kessler

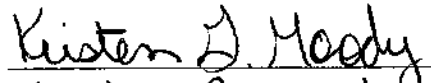
The process verbal of the tax sale was recorded on 6/25/2020 BOOK 1826 PAGE 594 ENTRY 536505 Conveyance Records of St Martin Parish, Louisiana.

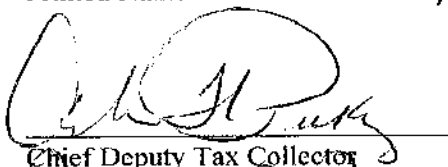
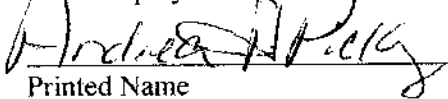
NOW THEREFORE I, under the authority conferred on me by R.S. 47:2245 hereby certify said property as being redeemed to said tax debtor, SCHAEFER REALTY HOLDINGS, L.L.C., or his successors in title, from any claims arising out of said tax sale.

DONE AND SIGNED at my office in St. Martinville, Louisiana this 7TH day of APRIL, 2021.

ATTEST:


Leah LaGrange
Printed Name


Kristen G. Moody
Printed Name


Chief Deputy Tax Collector

Andrew H. Kelly
Printed Name