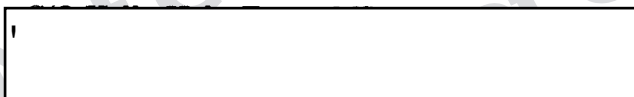


Preliminary Title Report for general reference only. The information included in this document is believed to be correct to the best of our knowledge. The Haynes estate, nor the auction company or other agents of the estate do not warrant or guarantee the accuracy of the report. Prospective buyers are encouraged to seek legal advice concerning mineral rights, and other issues that the prospective buyer may deem to be important in considering the Haynes Estate Properties.

May 21, 2012

Estate of Agnes B. Haynes



Charleston, West Virginia 25301

Re: 91.53 Acres Less Easement Little Sewell Mountain
County: Greenbrier
District: Meadow Bluff
Tax Map/Parcel: 69/24

Dear Sir or Madame:

Pursuant to your request in regard to the above-mentioned matter, we have investigated the records of the Office of the Clerk of the County Commission of Greenbrier County, West Virginia, as disclosed by the indexes contained therein, and we have the following to report:

DEED DESCRIPTION

All of that certain tract or parcel of land, together with any improvements thereon and appurtenances thereunto belonging, situate on Little Sewell Mountain on the north and south sides of the James River and Kanawha Turnpike, and bounded by the lands of Henry Fleshman, Cyrus Putckett, ET ALS, containing 100 acres, more or less, being the same real estate which was conveyed unto George H. Andrews by George Andrews by Deed dated March 16, 1891, of record in the Office of the Clerk of the County Court of Greenbrier County, West Virginia, in Deed Book 43, at Page 328.

The foregoing description was contained in that Deed to Lawrence M. Haynes and Agnes D. Haynes, brother and sister, or the survivor of them, from George S. Haynes and others dated September 20, 1976 and of record in the aforesaid Clerk's Office in Deed Book 343, at Page 323. Said Deed is attached hereto and marked EXHIBIT A.

CHAIN OF TITLE

Agnes D. Haynes died testate a resident of Greenbrier County, West Virginia and by her Last Will and Testament dated July 27, 2007 and recorded on April 29, 2011 in the aforesaid Clerk's Office in Will Book 62, at Page 546, the said Agnes D. Haynes directed that her Executor sell all of the residue of her property (and then to pay the net proceeds to seven named nephews and nieces). A copy is attached hereto and marked EXHIBIT B.

Estate of Agnes B. Haynes
May 21, 2012
Page Two

Lawrence M. Haynes died testate on April 30, 2005 a resident of Greenbrier County, West Virginia and by his Last Will and Testament dated April 17, 2005 and of record in the aforesaid Clerk's Office in Will Book 55, at Page 654, the said Lawrence M. Haynes devised all of his property to his sister, Agnes D. Haynes. A copy is attached hereto and marked EXHIBIT C.

By Deed dated September 20, 1976 and of record in the aforesaid Clerk's Office in Deed Book 343, at Page 323, George S. Haynes and wife, William Delbert Haynes and wife, Lacy L. Haynes and wife, Arthur C. Haynes and wife, and Myrtle H. Buster and husband conveyed unto Lawrence M. Haynes and Agnes D. Haynes, brother and sister, or the survivor of them, all of their right, title and interest, being an undivided one-seventh (1/7) interest each (for a total of 5/7 undivided interests) in that certain tract or parcel of land situate on Little Sewell Mountain containing 100 acres, more or less. A copy of said Deed is attached hereto and marked EXHIBIT A.

The aforesaid Deed (EXHIBIT A hereinabove) recites that George H. Andrews died testate in 1931 and by his Last Will and Testament dated February 3, 1925 and of record in the aforesaid Clerk's Office in Will Book 11, at Page 374, the said George H. Andrews devised the said real estate to his four (4) children, Anna B. Haynes, Sabine E. Andrews, Mary L. Andrews and Laura A. Andrews. All of said children except Anna B. Haynes died intestate without having married, and therefore Anna B. Haynes became the sole owner. Anna B. Haynes died intestate leaving the seven (7) persons named above as her children and only heirs-at-law, being George S. Haynes, William Delbert Haynes, Lacy L. Haynes, Arthur C. Haynes, Myrtle H. Buster, Lawrence M. Haynes and Agnes D. Haynes.

By Deed dated March 16, 1891 and of record in the aforesaid Clerk's Office in Deed Book 43, at Page 328, George Andrews conveyed to George H. Andrews, a certain tract or parcel of land containing 100 acres be it more or less situate in Meadow Bluff District on Little Sewell Mountain on the north and south sides of the James River and Kanawha Turnpike and bounded by the lands of Henry Fleshman, Cyrus Puckett and others.

OFF-CONVEYANCES

I found the following off-conveyances:

Deed dated December 22, 1994 conveying the surface only of 8.47 acres recorded in Deed Book 429, Page 187 and Deed dated August 18, 1997 conveying all minerals of 8.47 acres to Robert C. Fleshman recorded in Deed Book 445, Page 264.

I also found an Easement to Marion L. Ward and Kenneth E. Potter dated February 10, 1994 recorded in Deed Book 426, Page 373 and a Boundary Line Agreement of the same date with the same parties recorded in Deed Book 426, Page 369.

There could be other easements and listed below are several non-specific utility easement which could affect the property:

Estate of Agnes B. Haynes
May 21, 2012
Page Three

Easement to Appalachian Power Company dated May 2, 1979 recorded in Deed Book 327, Page 622.

Easement to Appalachian Power Company dated March 21, 1979 recorded in Deed Book 326, Page 715.

Easement to Appalachian Power Company dated November 21, 1968 recorded in Deed Book 248, Page 203.

Easement to C & P Telephone Co. dated September 22, 1976 recorded in Deed Book 306, Page 406.

LIENS AND ENCUMBRANCES

No unreleased liens or encumbrances were found of record during the period searched which could still affect the property.

MINERALS, MINING AND DRILLING RIGHTS

We found only two (2) Deeds in the chain of title back to the Deed dated 1891. Both of these Deeds had very similar general descriptions (no legal description) and general language as to what was conveyed without referring to whether it was fee, surface or minerals. However, please note that at least from the year 2002 through the year 2011 the property has been assessed as stated hereinbelow, which includes a mineral assessment. I obtained a one-page print-off from the Assessor's Office showing that according to the Assessor's records, the 2011 appraised values were land (\$28,4000.00), building (\$0.00), gas/oil (\$1,370.00) and coal/other mineral (\$550.00) for a total appraised value of Thirty Thousand Three Hundred Twenty Dollars (\$30,320.00). This is at least some indication that this property also contains the minerals. A copy is attached hereto and marked EXHIBIT D. Please note that the assessed values shown below are sixty percent (60%) of the values.

ZONING

Our report is limited to the records of the Office of the Clerk of the County Commission of Greenbrier County. To determine what, if any, zoning applies to this property, you would have to contact the Greenbrier County Zoning Office.

ENVIRONMENTAL MATTERS

Because this report is limited to the records contained in the aforesaid Clerk's Office, we have not determined nor do we represent whether or not this property is free of any environmental hazards or hazardous materials, or whether any environmental laws or restrictions have been violated in regards to this property. However, we found no recorded liens in that regard during the period searched.

SURVEY AND DESCRIPTION

Because of the very vague description going all the way back to 1891 in the two (2) Deeds which I found in the chain of title, I recommend that this property be surveyed.

Estate of Agnes B. Haynes
May 21, 2012
Page Four

REAL ESTATE TAXES

Taxes for the year 2011 have been paid. The property has been assessed and the values extended in Meadow Bluff District from the year 2002 through the year 2011. The property is assessed for the year 2011 as follows:

Owner:	AGNES HAYNES
Property:	ACREAGE 91.53 LESS EASEMENT LITTLE SEWELL MTN ANDREWS SIDE OF 60/32
Assessed Land Value:	\$ 17,040.00
Assessed Building Value:	\$ 0.00
Assessed Mineral Value:	\$ 1,150.00
Total Assessed Value:	\$ 18,190.00
Taxes Per Half:	\$ 192.51
Tax Map / Parcel:	69/24
Assessors Account Number:	00021801
2011 Ticket Number:	18635

TAX MAP

Please find enclosed a copy of a portion of Tax Map 69 attached hereto and marked EXHIBIT E. The subject property is marked on said Map as 11-69-24.

CONCLUSION

This report is subject to all the foregoing, to any unfiled mechanics' or materialmen's liens, to an accurate survey by a licensed engineer or surveyor to determine the accuracy and sufficiency of the aforesaid description, to whatever would be revealed by a visual inspection of the property, and is also subject to the accuracy and sufficiency of the said indexes and records, as disclosed by the indexes contained in the aforesaid Clerk's Office (especially subject to the accuracy and sufficiency of the computer indexes), to the correctness and sufficiency of the listings and assessments in the Land Books for said tax district contained in said Clerk's Office and to the accuracy of the records of the Sheriff's Office as to whether said tax assessments have been paid. Subject to all the foregoing, it is our opinion that you now hold a good and marketable title to the subject real estate.

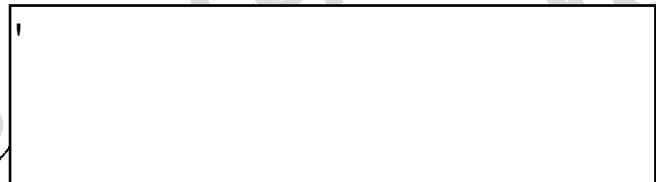
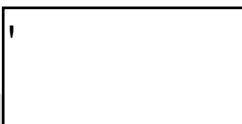
PERIOD OF SEARCH

This report is limited to and subject to the records of the aforesaid Clerk's Office, as disclosed by the indexes contained therein, as of May 14, 2012 at 8:30 A.M. back to the year 1970.

Thank you very much. Please advise me if you have any questions.

Best regards.

Sincerely,



JUN 05 1981

Fee: \$3.25

Mail to: Lawrence M. Haynes
325 W. Va. Ave.
Rainelle, WV 25962

THIS DEED, MADE AND ENTERED INTO THIS THE 20TH DAY OF SEPTEMBER, 1974 BY AND BETWEEN GEORGE S. HAYNES AND EMMA HAYNES, HIS WIFE, WILLIAM DELBERT HAYNES AND VERA HAYNES, HIS WIFE, LACY L. HAYNES AND GLADYS HAYNES, HIS WIFE, ARTHUR C. HAYNES AND MADGE HAYNES, HIS WIFE, AND MYRTLE H. BUSTER AND J. B. BUSTER, HER HUSBAND, PARTIES OF THE FIRST PART, AND LAWRENCE M. HAYNES AND AGNES D. HAYNES, BROTHER AND SISTER, OR THE SURVIVOR OF THEM, PARTIES OF THE SECOND PART;

W I T N E S S E T H:

THAT FOR AND IN CONSIDERATION OF THE SUM OF TEN (\$10.00) DOLLARS CASH IN HAND PAID BY THE PARTIES OF THE SECOND PART UNTO THE PARTIES OF THE FIRST PART, THE RECEIPT WHEREOF IS HEREBY ACKNOWLEDGED, AND OTHER GOOD AND VALUABLE CONSIDERATION THIS DAY HAD AND RECEIVED, THE SAID PARTIES OF THE FIRST PART DO HEREBY GRANT AND CONVEY, WITH COVENANTS OF GENERAL WARRANTY OF TITLE, UNTO THE SAID PARTIES OF THE SECOND PART, AS JOINT TENANTS, BUT IN THE EVENT OF THE DEATH OF EITHER OF THE PARTIES OF THE SECOND PART, THEN THE WHOLE OF THE PREMISES HEREBY CONVEYED TO THE SURVIVOR OF THEM, ALL OF THEIR RIGHT, TITLE AND INTEREST, BEING AN UNDIVIDED $1/7$ INTEREST EACH IN THE SAID GEORGE S. HAYNES, WILLIAM DELBERT HAYNES, LACY L. HAYNES, ARTHUR C. HAYNES AND MYRTLE H. BUSTER, FOR A TOTAL OF $5/7$ UNDIVIDED INTEREST, TOGETHER WITH THE DOWER INTEREST THEREIN OF THEIR RESPECTIVE SPOUSES, IN AND TO ALL OF THAT CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ANY IMPROVEMENTS THEREON AND APPURTENANCES THEREUNTO BELONGING, SITUATE ON LITTLE SEWELL MOUNTAIN ON THE NORTH AND SOUTH SIDES OF THE JAMES RIVER AND KANAWHA TURNPIKE, AND BOUNDED BY THE LANDS OF HENRY FLESHMAN, CYRUS PUCKETT, ET ALS, CONTAINING 100 ACRES, MORE OR LESS, BEING THE SAME REAL ESTATE WHICH WAS CONVEYED UNTO GEORGE H. ANDREWS BY GEORGE ANDREWS BY DEED DATED MARCH 16, 1891, OF RECORD IN THE OFFICE OF THE CLERK OF THE COUNTY COURT OF GREENBRIER COUNTY, WEST VIRGINIA, IN DEED BOOK 43, AT PAGE 328.

THE SAID GEORGE H. ANDREWS DIED IN 1931 AND BY WILL DATED FEBRUARY 3, 1925, PROBATED NOVEMBER 17, 1931, OF RECORD IN WILL BOOK 11, AT PAGE 374, DEVISED THE SAID REAL ESTATE TO HIS FOUR CHILDREN, THEY BEING ANNA B. HAYNES, SABINE E. ANDREWS, MARY L. ANDREWS AND LORA A. ANDREWS, TO BE EQUALLY DIVIDED BETWEEN THEM. THE SAID SABINE E. ANDREWS, MARY L. ANDREWS AND LORA A. ANDREWS DIED INTESATE, WITHOUT HAVING MARRIED, BY REASON OF WHICH THE WHOLE OF SAID PROPER VESTED IN THE SAID ANNA B. HAYNES, WHO DIED INTESATE AND SEIZED AND POSSESSED

EDGAR L. SMITH
ATTORNEY AT LAW
LEWISBURG, W. VA.

DEED 343 PAGE 323

EXHIBIT

A

OF THE SAME, LEAVING THE SAID GEORGE S. HAYNES, WILLIAMS DELBERT HAYNES, LACY L. HAYNES, ARTHUR C. HAYNES, MYRTLE H. BUSTER, LAWRENCE M. HAYNES AND AGNES D. HAYNES AS HER CHILDREN AND ONLY HEIRS AT LAW, AND THE PURPOSE OF THIS CONVEYANCE IS TO VEST THE WHOLE OF SAID REAL ESTATE IN THE PARTIES OF THE SECOND PART.

REFERENCE IS HEREBY MADE TO THE ABOVE MENTIONED WILL AND DEED FOR A MORE PARTICULAR DESCRIPTION OF THE PROPERTY HEREIN CONVEYED AND FOR ALL PERTINENT PURPOSES.

TO HAVE AND TO HOLD UNTO THE SAID PARTIES OF THE SECOND PART, THE SURVIVOR OF THEM, AND HIS OR HER HEIRS AND ASSIGNS FOREVER.

WITNESS THE FOLLOWING SIGNATURES AND SEALS:

George S. Haynes (SEAL)
GEORGE S. HAYNES

Emma Haynes (SEAL)
EMMA HAYNES

William Delbert Haynes (SEAL)
WILLIAM DELBERT HAYNES

Vera Haynes (SEAL)
VERA HAYNES

Lacy L. Haynes (SEAL)
LACY L. HAYNES

Gladys Haynes (SEAL)
GLADYS HAYNES

Arthur C. Haynes (SEAL)
ARTHUR C. HAYNES

Madge Haynes (SEAL)
MADGE HAYNES

Myrtle H. Buster (SEAL)
MYRTLE H. BUSTER

J. B. Buster (SEAL)
J. B. BUSTER

COUNTY OF GREENBRIER, TO-WIT:

GIVEN UNDER MY HAND THIS 13th DAY OF Oct, 1976.
MY COMMISSION EXPIRES 6-6-84.

Margaret M. M. M. M.
NOTARY PUBLIC.

COUNTY OF Henry, TO-WIT:

GIVEN UNDER MY HAND THIS 26 DAY OF October, 1976. My
Notary Public, Georgia, State of _____
My Commission Expires Mar. 14, 1980
COMMISSION EXPIRES _____. WITNESS MY OFFICIAL SEAL.

WITNESS MY OFFICIAL SEAL.

M. W. Robinson
NOTARY PUBLIC

(SEAL)

DEED 343 PAGE 325

STATE OF WEST VIRGINIA,
COUNTY OF KANAWHA, TO-WIT:

I, Marceline S. Haylman, A NOTARY PUBLIC IN AND FOR THE
COUNTY AND STATE AFORESAID, DO CERTIFY THAT LACY L. HAYNES AND GLADYS HAYNES,
HIS WIFE, WHOSE NAMES ARE SIGNED TO THE WRITING ABOVE, BEARING DATE THE 20TH
DAY OF SEPTEMBER, 1976, HAVE EACH THIS DAY ACKNOWLEDGED THE SAME BEFORE ME IN
MY SAID COUNTY AND STATE.

GIVEN UNDER MY HAND THIS 15 DAY OF October, 1976.

MY COMMISSION EXPIRES March 23, 1986.

Marceline S. Haylman
NOTARY PUBLIC

STATE OF WEST VIRGINIA,
COUNTY OF GREENBRIER, TO-WIT:

I, Mayra V. McKnight, A NOTARY PUBLIC IN AND FOR THE COUNTY
AND STATE AFORESAID, DO CERTIFY THAT ARTHUR C. HAYNES AND MADGE HAYNES, HIS
WIFE, WHOSE NAMES ARE SIGNED TO THE WRITING ABOVE, BEARING DATE THE 20TH DAY OF
SEPTEMBER, 1976, HAVE EACH THIS DAY ACKNOWLEDGED THE SAME BEFORE ME IN MY SAID
COUNTY AND STATE.

GIVEN UNDER MY HAND THIS 11th DAY OF Oct., 1976.

MY COMMISSION EXPIRES 6-6-84.

Mayra V. McKnight
NOTARY PUBLIC

STATE OF WEST VIRGINIA,

COUNTY OF GREENBRIER, TO-WIT:

I, R. C. Baker, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO CERTIFY THAT MYRTLE H. BUSTER AND J. B. BUSTER, HER HUSBAND, WHOSE NAMES ARE SIGNED TO THE WRITING ABOVE, BEARING DATE THE 20TH DAY OF SEPTEMBER, 1976, HAVE EACH THIS DAY ACKNOWLEDGED THE SAME BEFORE ME IN MY SAID COUNTY AND STATE.

GIVEN UNDER MY HAND THIS 6 DAY OF Oct., 1976.

MY COMMISSION EXPIRES 8/4/84.

R. C. Baker
NOTARY PUBLIC

DECLARATION OF CONSIDERATION OF VALUE

UNDER THE PENALTIES OF FINE AND IMPRISONMENT AS PROVIDED BY LAW, THE UNDERSIGNED HEREBY DECLARES THAT THE TRUE AND ACTUAL VALUE OF THE INTERESTS IN THE PROPERTY TRANSFERRED BY THIS DOCUMENT IS \$ THREE.

GIVEN UNDER MY HAND THIS 2nd DAY OF June, 1976.
1981

Lawrence M. Hays

THIS DEED PREPARED BY:

EDGAR L. SMITH, ATTORNEY AT LAW
200. NORTH COURT STREET
LEWISBURG, WEST VIRGINIA 24901

WEST VIRGINIA, Greenbrier County, S. S.

In the Clerk's Office of Greenbrier County Court 2nd day of June 1981
This DEED was this day presented in the office aforesaid and thereupon together with the Certificate thereto annexed, admitted to record.

Teste Eugene V. Spauld Clerk
By _____ Deputy

EDGAR L. SMITH
ATTORNEY AT LAW
LEWISBURG, W. VA.

LAST WILL AND TESTAMENT

OF

AGNES D. HAYNES

W J LIVESEY SR.
 GREENBRIER County 04:02:55
 Instrument No 87310
 Date Recorded 04/29/2011
 Document Type WILL
 Pages Recorded 4
 Book-Page 62-546
 Recording Fee \$5.00
 Additional \$6.00

I, Agnes D. Haynes of Rainelle, Greenbrier County, West Virginia being of full age and of sound mind and memory do hereby make, publish and declare this to be my Last Will and Testament and do hereby revoke all the previous testamentary dispositions heretofore by me made.

I.

I direct that my Executor hereinafter named, pay my just debts, taxes and funeral expenses as soon after my death as practical.

II.

I give and devise unto Richard Haynes of 1138 Broadway, Piqua, Ohio 45356, my residence being Lot 11 including the house and furniture therein, located in Rainelle, Greenbrier County, West Virginia. All of the rest, residue and remainder of my estate, I order and direct that my Executor hereinafter named convert the same into cash as soon after my death as can conveniently be done, for that purpose, I hereby authorize, empower, and direct my Executor hereinafter named, to sell my said property at either public or private sale or sales, and at such time or times and for such price or prices as may seem to be in the best interest of my estate and by proper Deed or Deeds, conveyances, assignments or assurances in law to be duly executed and acknowledged, to grant, convey, assign and assure the same to the purchaser or purchasers thereof in fee simple, without liability, on the part of the purchaser or purchasers for the application, non-application or misapplication of the purchase money. When the residue of my estate shall have been converted into cash as aforesaid, after payment of the costs of administration, I direct that my Executor pay the net proceeds of such sale or sales unto my following named nephews and nieces, to-wit: William Haynes, George Haynes, Glenna Deitz, Barbara Young, Ruth Melton, Beth Plants and Mary Mason, equally to share

PAGE #1 Ralph D. Williams

EXHIBIT

B

and share alike or to the survivors thereof, who are alive at the time of my death.

III.

I hereby nominate and appoint Ralph D. Williams as Executor of this my Last Will and Testament and direct that no bond be required of him.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal to this my Last Will and Testament this 27 day of July, 2007.

Agnes D. Haynes

(SEAL)

AGNES D. HAYNES

The foregoing instrument was on the 27 day of July, 2007, signed and sealed by the said Agnes D. Haynes, the Testatrix herein named, and duly published and declared by the said Agnes D. Haynes to be her Last Will and Testament, and her free act and deed, in the presence of us, who at her request and in her presence, and in the presence of each other, hereunto subscribed our names as witnesses. And we, and each of us, do also certify and state that the signature of the said Testatrix was duly made and appeared to us upon the Will as above, before we signed as witnesses, and that we, and each of us, do now believe the said Testatrix at this time to be of sound mind and memory.

Deloris Cookham
Donna Canaan Gilkeson

STATE OF WEST VIRGINIA

COUNTY OF GREENBRIER, TO-WIT:

This day personally appeared before me, the undersigned authority a Notary Public within and for Greenbrier County, West Virginia, *Deloris Cookham* and *Donna Canaan Gilkeson*, who first being duly sworn, say that they are the subscribing witnesses to the Last Will and Testament of Agnes D. Haynes, a resident of Rainelle, Greenbrier County, West Virginia, which Will is dated the 27 day of July, 2007, and that on said date, Agnes D. Haynes, Testatrix of said Will, signed, sealed, published and

Page 2 Ralph D. Williams

declared the same as her Last will and Testament in the presence of said Testatrix, al
present at the same time, signed their names as attesting witnesses to said Will.

Affiants further say that this affidavit is made at the request of Agnes D. Haynes,
Testatrix, and in her presence, and in the opinion of the affiants, Agnes D. Haynes, is of
sound and disposing mind and memory and over the age of 18 years.

Deloris Crookshanks
Denna Carman Gilkerson

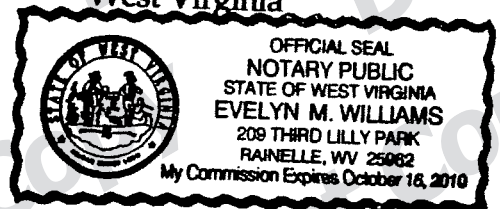
Taken, subscribed, and sworn to before me by the said Deloris Crookshanks
and Denna Carman Gilkerson, this 27 day of July, 2007.

My commission expires 10-16-2010.

Evelyn M. Williams

NOTARY PUBLIC

Within and for Greenbrier County
West Virginia



THIS DOCUMENT PREPARED BY:
J. Michael Anderson, Attorney at Law
702 Main Street
Rainelle, West Virginia 25962
State Bar #134

State of West Virginia

County of Greenbrier, ss:

Will with Two Witnesses

In the County Commission of Greenbrier County

RE: Estate of AGNES D HAYNES, this the 29th day of April, 2011.

This day came , presented and offered for probate a paper writing purporting to be the last Will and Testament of AGNES D HAYNES.

And it appearing to the Commission that the said decedent, at the time of her death had a known place of residence in the County of Greenbrier and State of West Virginia, and thereupon came DELORIS CROOKSHANKS and DONNA CANAAN GILKESON the two subscribing witnesses thereto, who, after being duly sworn, did depose and say that AGNES D HAYNES the testator, signed and acknowledged the said paper writing as, and for her Last Will and Testament in their presence, and at the time thereof, the said AGNES D HAYNES was of sound mind and disposing memory, and over the age of eighteen (18) years, and at the request of the said AGNES D HAYNES they, the said DELORIS CROOKSHANKS and DONNA CANAAN GILKESON both signed their names to the said paper writing in the presence of the said testator/rix, and in the presence of each other, as attesting witnesses thereof.

The said Will, being thus proved, is admitted to probate and ordered to be recorded and filed as directed by law.

STATE OF West Virginia, SS

At a regular session of the Greenbrier County Commission, on the 29th. day of April, 2011. The Clerk of the Greenbrier County Commission reported that since the last regular session he made in the Clerk's office the following order to wit: On the 29th day of April, 2011, she admitted to probate and ordered to be recorded the Last Will and Testament of AGNES D HAYNES, deceased.

And no objection being made thereto and none appearing to the Commission, it is ordered that the same be confirmed.

A true copy from the records,

Attest: W. J. Livesay, Jr.

W. J. Livesay SR
Clerk of the Greenbrier County Commission

OF

LAWRENCE M. HAYNES

I, Lawrence M. Haynes of Rainelle, Greenbrier County, West Virginia being of full age and of sound mind and memory do hereby make, publish and declare this to be my Last Will and Testament and do hereby revoke all the previous testamentary dispositions heretofore by me made.

I.

I direct that my Executor hereinafter named, pay my just debts, taxes and funeral expenses as soon after my death as practical.

II.

I give, devise and bequeath all of my property real, personal or mixed wheresoever situate unto my sister, Agnes D. Haynes, absolutely and in fee simple. In the event my said sister, Agnes D. Haynes should predecease me, I then give, devise and bequeath my property as follows to-wit: unto Richard Haynes of 1138 Broadway, Piqua, OH 45356 my residence being Lot 11 including the house situate thereon in Rainelle, Greenbrier County, West Virginia; unto William Haynes of 5225 Linda Vista Heights, Cross Lanes, WV 25313, two tracts of land(my old home place) on Sewell Mountain and the land across the road from the land I sold unto John Jones up to the end of the orchard and over the hill to a ditch put in by a strip mining operation, and one(1) share of stock in Rainelle Air Park, Inc.; unto Herbert Shuck of Meadow Bridge, WV a half interest in my Ceesna Airplane, all equipment in the Airport Restaurant, all of my farm equipment and two(2) shares of stock in Rainelle Air Park, Inc.; unto Karen Henson of Rainelle, WV any motor vehicles which I own at the time of my death and \$25,000.00 cash; unto George Haynes of 5301 Staunton Ave. S. E., Charleston, WV 25304, my house and Lot situate at Meadow Bluff, West Virginia, my nine(9) acres of land, the one hundred fifty-nine (159) acres of land at Boggs Creek, Greenbrier County, West

EXHIBIT

C


ORIGINAL
4-17-05 RDW

Virginia and eighty-nine (89) acres of land at the end of Little Sewell Mountain, Greenbrier County, West Virginia; all of the rest, residue and remainder of my estate I order and direct that my Executor hereinafter named convert the same into cash as soon after my death as can conveniently be done. For that purpose, I hereby authorize, empower, and direct my Executor hereinafter named, to sell my said property at either public or private sale or sales, and at such time or times and for such price or prices as may seem to be in the best interest of my estate and by proper Deed or Deeds, conveyances, assignments or assurances in law to be duly executed and acknowledged, to grant, convey, assign and assure the same to the purchaser or purchasers thereof in fee simple, without liability, on the part of the purchaser or purchasers for the application, non-application or misapplication of the purchase money. When the residue of my estate shall have been converted into cash as aforesaid, I direct that my Executor pay the net proceeds of such sale or sales unto my nephews and nieces who are alive at the time of my death.

III.

I hereby nominate and appoint Ralph D. Williams, as Executor of this my Last Will and Testament and direct that no bond be required of him.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal to this my Last Will and Testament this 17 day of April, 2005.

 (SEAL)
Lawrence M. Haynes

The foregoing instrument was on the 17 day of April, 2005, signed and sealed by the said Lawrence M. Haynes, the Testator herein named, and duly published and declared by the said Lawrence M. Haynes to be his Last Will and Testament, and his free act and deed, in the presence of us, who at his request and in his presence, and in the presence of each other, hereunto subscribed our names as witnesses. And we, and

each of us, do also certify and state that the signature of the said Testator was duly made and appeared to us upon the Will as above, before we signed as witnesses, and that we, and each of us, do now believe the said Testator at this time to be of sound mind and memory.

Frances H. Boone

Harriet M. Dancy

STATE OF WEST VIRGINIA

COUNTY OF GREENBRIER, TO-WIT:

This day personally appeared before me, the undersigned authority a Notary Public within and for Greenbrier County, West Virginia, FRANCES H. BOONE and HARRIET M. DUNCAN

who first being duly sworn, say that they are the subscribing witnesses to the Last Will and Testament of Lawrence M. Haynes, a resident of Rainelle, Greenbrier County, West Virginia, which Will is dated the 17 day of April, 2005, and that on said date, Lawrence M. Haynes, Testator of said Will, signed, sealed, published and declared the same as his Last will and Testament in the presence of said Testator, all present at the same time, signed their names as attesting witnesses to said Will.

Affiants further say that this affidavit is made at the request of Lawrence M. Haynes, Testator, and in his presence, and in the opinion of the affiants, Lawrence M. Haynes, is of sound and disposing mind and memory and over the age of 18 years.

Frances H. Boone

Harriet M. Dancy

Original
4-17-05 RDW

Taken, subscribed, and sworn to before me by the
said Lawrence M. Haggard and Frances H. Boone HARRET M. DANCY this 17 day
of April, 2005.

My commission expires MARCH 23, 2006



[Signature]
NOTARY PUBLIC
Within and for Greenbrier County
West Virginia

THIS DOCUMENT PREPARED BY:
J. Michael Anderson, Attorney at Law
702 Main Street
Rainelle, West Virginia 25962
State Bar #134
FILE # 05-244

COUNTY 13

PARCEL ID: 11- 69-0024-0000-0000

TAX YEAR: 2011

Description

ALTERNATE ID: 00021801

VERSION: 5

Spec Flag

ROLL TYPE: RP_WV

VALUE CLASS: 3

VALUE YEAR:

CUR: Y

DISTRICT CODE:

DEACTIVATE:

User

Calc 7

EOY ROLL

on 03/19/2010 09:26 am

TAX TABLE: Y

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J	v		
Appraised Land	28,400	v	28,400
Appraised Building	0	v	0
Gas/Oil	1,370	v	1,370
Coal/Other Mineral	550	v	550
Managed Timberland	0	v	0
Total Appr Value	30,320	v	30,320
Assessed Land	17,040	v	17,040
Assessed Building	0	v	0
Assessed Gas/Oil	820	v	820
Assessed Coal/Other	330	v	330
Assessed Man Timber	0	v	0
Total Assessed	18,190	v	18,190
Final Land	17,040	v	17,040
Final Building	0	v	0
Final Natural Res	1,150	v	1,150

EXHIBIT

D

BLESSING
HOLLOW RD
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LITTLE SEWELL MOUNTAIN RD

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EXHIBIT
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FOR TAX PURPOSES ONLY

DENNIS

JAMES RIVER AND KANAWHA TPKE

JAMES RIVER AND KANAWHA TPK

ESHPMAN HOLLOW RD

MAN HOLLOW RD

11-69-48

11-69-49