

# Exhibit J.

## Germania Site

### Property Deed Report



Baton Rouge Area Chamber®

Syngenta LED Site Deed Report

Dates Researched: 1/1/1940 to 6/22/2022

Current Owner	William C. Hayward III*
Parcel Numbers	267401
Acreage	80 acres
Location	Sections 22, 23, 24, 25, T10S, R14E
Date Acquired	2/2/2012, 10/20/2004
File Number	790838, 790839, 790840, 568770
Current Owner	Germania Plantation, Inc.*
Parcel Numbers	267401
Acreage	80 acres
Location	Sections 22, 23, 24, 25, T10S, R14E
Date Acquired	5/7/2007
File Number	667297
Current Owner	Christine Rodriguez, William C. Hayward III*
Parcel Numbers	267401
Acreage	80 acres
Location	Sections 22, 23, 24, 25, T10S, R14E
Date Acquired	9/30/2002
File Number	526009
Current Owner	Joan Renke McKee*
Parcel Numbers	267401
Acreage	80 acres
Location	Sections 22, 23, 24, 25, T10S, R14E
Date Acquired	12/13/1985
File Number	228490
Acquired By	Elise Planting Company, Inc.
Date Acquired	1/21/2005
File Number	596440
Acquired By	William C. Hayward III
Date Acquired	10/20/2004
File Number	589770
Acquired By	Tommy R. Hayward et al
Date Acquired	11/27/1996
File Number	382738
Acquired By	William Campbell Hayward, Jr., Joan Renken McKee, Douglas S. Hayward, and John Reuss Hayward
Date Acquired	3/25/1986
File Number	231809
Current Owner	Germania Plantation, Inc.**
Parcel Numbers	267402
Acreage	610.51 acres
Location	Sections 22, 23, 24, 25, T10S, R14E
Date Acquired	12/31/1964
File Number	77467
Book/Entry	182/661
	(Includes 25.5' right of passage)
Current Owner	William C. Hayward, III
Parcel Numbers	267500
Acreage	21.31 acres
Location	Sec. 24, T10S, R14E

Date Acquired	6/3/2010, 6/13/2008
File Number	749162, 699124

Sell Offs After Purchase

NONE	NONE
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INSTRUMENT # 00790840 *2sc*  
FILED AND RECORDED  
ASCENSION CLERK OF COURT  
2012 FEB 02 08:35:01 AM  
COB ☒ MOB ☐ OTHER ☐

*Kelly Leung*  
CLERK & RECORDER

**CASH SALE**

On the dates listed below, and before me, the undersigned  
Notaries Public in and for the County/Parish and  
States listed below, and in the presence of the  
subscribing witnesses, personally came and appeared:

**STATE OF LOUISIANA**

CERTIFIED TRUE COPY BY

**JUDY SCHUENGEL**, (xxx-xx-\_\_\_\_), a resident of the County of Hancock,  
State of Mississippi, dealing herein with her separate property, under her  
separate administration and control, whose present address is declared to be 901  
Victoria Street, Waveland, Mississippi 39576, married to and living with  
**John L. Schuengel**.

DEPUTY CLERK  
MISSIPPRT03

hereinafter referred to as "SELLER,"

who declared that for the price of **FOUR THOUSAND AND 00/100 (\$4,000.00)**  
**DOLLARS**, cash, and other valuable consideration, receipt of which is acknowledged,  
SELLER hereby sells and delivers with full warranty of title and subrogation to all rights and  
actions of warranty SELLER may have, unto:

**WILLIAM C. HAYWARD, III**, (xxx-xx- 8382 ), a resident of lawful age, but  
dealing herein with his separate property, under his separate administration and  
control, and purchased with his separate funds, having a mailing address declared to  
be 9073 Highway 405, Donaldsonville, Louisiana 70346, married to and living  
with Melanie, who intervenes herein to acknowledge the separate property of  
William C. Hayward, III,

the following described property, the possession and delivery of which PURCHASER  
acknowledged:

All of her right, title and interest in and to the batture in front of the following described  
property, to wit:

A CERTAIN TRACT of land, situated in the Parish of Ascension, on  
the right bank of the Mississippi River, approximately 9 3/4 miles above  
the Town of Donaldsonville, in Township 10 South, Range 14 East,  
Southeastern Land District of Louisiana, West of the Mississippi  
River, commencing at a point designated by the letters "FF" on the  
survey made by Frank H. Waddill, Civil Engineer, dated January 17,  
1940, referred to in the description above, and from said point, said  
tract of land, according to a plan of survey of the front portion of  
Germania Plantation by T. J. Weishaupt, Civil Engineer, dated March,  
1962, measures thence South 50°51' East along the River Highway  
(Louisiana Highway No 405) a  
distance of 1559.1 feet to a point, thence South 39° West 1499.7 feet  
to a point, thence South 51°13' East 302.6 feet to a point; thence South  
40°19' West 891.6 feet to a point; thence North 55° 41' West 961.9 feet  
to a point; thence North 55° 23' West 420.5 feet to a point; thence  
North 59° 26' West 152.0 feet to a point marked by an axle; thence  
North 36° 5' East 2113.0 feet to the River Highway and the point of  
beginning, containing in all 82.73 acres, together with the batture in  
front of said property.

Subject to a servitude of way and passage unto Germania Plantation,  
Inc. over and across a strip of land 25.5 feet wide, designated as a  
gravel road on a plan of survey of the front part of Germania  
Plantation by T. J. Weishaupt, dated March, 1962.

COB: 790840; Page: 1; Filed: 2/2/12 [ascension:]



Being the same property interest in which were acquired by Mrs. Helen Reuss, wife of William Campbell Hayward by Judgment of Possession of George B. Reuss, #232-174 of the docket of the Civil District Court for the Parish of Orleans, dated March 26, 1940, registered in the Conveyance Office for the Parish of Ascension under Registration No. 77546, and acquired by Tommie R. Hayward, et als by Deed of Conveyance recorded at Instrument #382738, COB 569, page 180 in the office of the Clerk and Recorder of Ascension Parish, Louisiana.

**NO TITLE EXAMINATION WAS REQUESTED BY THE PARTIES AND NONE WAS PERFORMED AND THE DESCRIPTION OF THE PROPERTY WAS PROVIDED BY THE PARTIES HERETO. NO TITLE INSURANCE WAS ISSUED WITH THIS TRANSACTION.**

The parties are unaware of any restrictions affecting said property on file and of record in the office of the Clerk and Recorder for the Parish and State, however should any restrictions be recorded in the public record, this property is sold subject to those restrictions. This reference to restrictions is not intended to, nor does it hereby reimpose the same, but merely calls them to the attention of the PURCHASER.

Said property is subject to such mineral leases, mineral assignment, mineral reservations, mineral sales and/or mineral servitudes of record.

Taxes for the current year will be paid by the purchaser.

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

Purchaser accepts the above property in an "as is/where is" condition. The Purchaser further declares and acknowledges that the SELLER does not warrant that the above property is free from redhibitory or latent defects and/or vices and specifically releases the vendor from any liability for redhibitory or latent defects and/or vices under Louisiana Civil Code Articles 2520-2548. Purchaser expressly waives the warranty of fitness for an intended purpose or guaranty against hidden or latent redhibitory vices under Louisiana law including Articles 2520-2548 and that warranty imposed by Article 2475 and waives all rights in redhibition pursuant to Articles 2520, *et seq.* Purchaser further declares and acknowledges that this waiver and all other waivers and disclaimers has been brought to his attention and explained in detail; and he has voluntarily and knowingly consented to this waiver of warranty of fitness and/or warranty against redhibitory vices and/or defects.

All agreement and stipulations herein, and all the obligations herein assumed shall inure to the benefit of and be binding upon the heirs, successors and assigns of the respective parties, and the PURCHASER, his heirs and assigns, shall have and hold the described property in full ownership forever.

As used herein the singular shall include the plural, and the masculine, the feminine.

THUS DONE AND SIGNED by the parties at my office in Bay St. Louis,  
Ms, on the 12th day of January, 2012, in the presence of  
me, Notary, and the following competent witnesses who have signed in the presence of the parties  
and me, Notary.

WITNESSES:

Printed Name:

Judy Schuengel  
JUDY SCHUENGEL

Printed Name:

Rose D Ladner  
NOTARY PUBLIC

NOTARY SERVICES ONLY  
My commission expires: Oct 16, 2015



THUS DONE AND SIGNED by the parties at my office in Baton Rouge, Louisiana, on the  
27th day of Jan, 2012, in the presence of me, Notary, and the following  
competent witnesses who have signed in the presence of the parties and me, Notary.

WITNESSES:

Printed Name:

Charity Followell  
Charity Followell

William C. Hayward III  
WILLIAM C. HAYWARD III

Printed Name:

Richard Berthelot

Deborah Berthelot  
NOTARY PUBLIC

DEBORAH BERTHELOT  
NOTARY SERVICES ONLY  
My commission expires: at death

END OF DOCUMENT-APCC

INSTRUMENT # 00790839 25C  
FILED AND RECORDED  
ASCENSION CLERK OF COURT  
2012 FEB 02 08:33:56 AM  
COB ✓ MOB \_\_\_\_\_ OTHER \_\_\_\_\_

*Kella Benique*  
DEPUTY CLERK & RECORDER

**CASH SALE**

On the dates listed below, before me, undersigned,  
Notaries Public in and for the County/Parish and  
States listed below, and in the presence of the  
subscribing witnesses, personally came and appeared \_\_\_\_\_  
DEPUTY CLERK & RECORDER

**STATE OF LOUISIANA**

DEPUTY CLERK  
SLIPRTO3

**TOMMIE R. HAYWARD**, married to and living with Patsy A. Hayward, a resident of the County of Harrison, State of Mississippi, dealing herein with his separate property, under his separate administration and control, whose present address is declared to be 23075 Enchanted Avenue, Pass Christian, Mississippi 39571;

hereinafter referred to as "SELLER,"

who declared that for the price of **FOUR THOUSAND AND 00/100 (\$4,000.00) DOLLARS**, cash, and other valuable consideration, receipt of which is acknowledged, SELLER hereby sells and delivers with full warranty of title and subrogation to all rights and actions of warranty SELLER may have, unto:

**WILLIAM C. HAYWARD, III**, a resident of lawful age, married to and living with Melanie Hayward, but dealing herein with his separate property, under his separate administration and control, and purchased with his separate funds, having a mailing address declared to be 9073 Highway 405, Donaldsonville, Louisiana 70346;

the following described property, the possession and delivery of which PURCHASER acknowledged:

All of his right, title and interest in and to the batture in front of the following described property, to wit:

A CERTAIN TRACT of land, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 ¾ miles above the Town of Donaldsonville, in Township 10 South, Range 14 East, Southeastern Land District of Louisiana, West of the Mississippi River, commencing at a point designated by the letters "FF" on the survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940, referred to in the description above, and from said point, said tract of land, according to a plan of survey of the front portion of Germania Plantation by T. J. Weishaupt, Civil Engineer, dated March, 1962, measures thence South 50°51' East along the River Highway (Louisiana Highway No 405) a distance of 1559.1 feet to a point, thence South 39° West 1499.7 feet to a point, thence South 51°13' East 302.6 feet to a point; thence South 40°19' West 891.6 feet to a point; thence North 55° 41' West 961.9 feet to a point; thence North 55° 23' West 420.5 feet to a point; thence North 59° 26' West 152.0 feet to a point marked by an axle; thence North 36° 5' East 2113.0 feet to the River Highway and the point of beginning, containing in all 82.73 acres, together with the batture in front of said property.

Subject to a servitude of way and passage unto Germania Plantation, Inc. over and across a strip of land 25.5 feet wide, designated as a gravel road on a plan of survey of the front part of Germania Plantation by T. J. Weishaupt, dated March, 1962.

COB: 790839; Page: 1; Filed: 2/2/12 [ascension:]

Being the same property interest in which were acquired by Mrs. Helen Reuss, wife of William Campbell Hayward by Judgment of Possession of George B. Reuss, #232-174 of the docket of the Civil District Court for the Parish of Orleans, dated March 26, 1940, registered in the Conveyance Office for the Parish of Ascension under Registration No. 77546, and acquired by Tommie R. Hayward by Deed of Conveyance recorded at Instrument #382738, COB 569, page 180 in the office of the Clerk and Recorder of Ascension Parish, Louisiana.

**NO TITLE EXAMINATION WAS REQUESTED BY THE PARTIES AND NONE WAS PERFORMED AND THE DESCRIPTION OF THE PROPERTY WAS PROVIDED BY THE PARTIES HERETO. NO TITLE INSURANCE WAS ISSUED FOR THIS TRANSACTION.**

The parties are unaware of any restrictions affecting said property on file and of record in the office of the Clerk and Recorder for the Parish and State, however should any restrictions be recorded in the public record, this property is sold subject to those restrictions. This reference to restrictions is not intended to, nor does it hereby reimpose the same, but merely calls them to the attention of the PURCHASER.

Said property is subject to such mineral leases, mineral assignment, mineral reservations, mineral sales and/or mineral servitudes of record.

Taxes for the current year will be paid by the purchaser.

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

Purchaser accepts the above property in an "as is/where is" condition. The Purchaser further declares and acknowledges that the SELLER does not warrant that the above property is free from redhibitory or latent defects and/or vices and specifically releases the vendor from any liability for redhibitory or latent defects and/or vices under Louisiana Civil Code Articles 2520-2548. Purchaser expressly waives the warranty of fitness for an intended purpose or guaranty against hidden or latent redhibitory vices under Louisiana law including Articles 2520-2548 and that warranty imposed by Article 2475 and waives all rights in redhibition pursuant to Articles 2520, *et seq.* Purchaser further declares and acknowledges that this waiver and all other waivers and disclaimers has been brought to his attention and explained in detail; and he has voluntarily and knowingly consented to this waiver of warranty of fitness and/or warranty against redhibitory vices and/or defects.

All agreement and stipulations herein, and all the obligations herein assumed shall inure to the benefit of and be binding upon the heirs, successors and assigns of the respective parties, and the PURCHASER, his heirs and assigns, shall have and hold the described property in full ownership forever.

As used herein the singular shall include the plural, and the masculine, the feminine.

THUS DONE AND SIGNED by the parties at my office in Long Beach,  
MS, on the 18th day of January, 2012, in the presence of  
me, Notary, and the following competent witnesses who have signed in the presence of the parties  
and me, Notary.

WITNESSES:

Cale A. Merrill

Printed Name of witness:

Tommie R. Hayward

TOMMIE R. HAYWARD

Bridget Ladner

Printed Name of witness:

Sherry Petty  
NOTARY PUBLIC

NOTARY SERVICES ONLY  
My commission expires: 3/5/2013



THUS DONE AND SIGNED by the parties at my office in Baton Rouge, Louisiana, on the  
27th day of Jan, 2012, in the presence of me, Notary, and the following  
competent witnesses who have signed in the presence of the parties and me, Notary.

WITNESSES:

Charity Followell

Printed Name: Charity Followell

William C. Hayward III

WILLIAM C. HAYWARD III

Richard Berthelot

Printed Name:

Deborah Berthelot  
NOTARY PUBLIC  
DEBORAH BERTHELOT  
NOTARY SERVICES ONLY  
My commission expires: at death

END OF DOCUMENT-APCC

INSTRUMENT # 00790838 2sc  
FILED AND RECORDED  
ASCENSION CLERK OF COURT  
2012 FEB 02 08:32:47 AM  
COB. ☒ MOB. ☐ OTHER ☐  
*Kelly Geringue*  
DEPUTY CLERK & RECORDER

**CASH SALE**

On the dates listed below, and before the undersigned  
Notaries Public in and for the County/Parish and  
States listed below, and in the presence of the  
subscribing witnesses, personally came and appeared:  
NOTARIAL TRUE COPY BY

**STATE OF LOUISIANA**

DEPUTY CLERK  
SLIPRTO3

CONNIE MCLAIN, (SS# xxx-xx-3555), a resident of the County of  
~~Delaware~~, State of New York, dealing herein with her separate property,  
under her separate administration and control, whose present address is  
declared to be 294 County Hwy. 29, Davenport, New York 13750, married to  
and living with CARI MCLAIN

hereinafter referred to as "SELLER,"

who declared that for the price of **FOUR THOUSAND AND 00/100 (\$4,000.00)**  
**DOLLARS**, cash, and other valuable consideration, receipt of which is acknowledged,  
SELLER hereby sells and delivers with full warranty of title and subrogation to all rights and  
actions of warranty SELLER may have, unto:

WILLIAM C. HAYWARD, III, (xxx-xx-8382), a resident of lawful age, but  
dealing herein with his separate property, under his separate administration and  
control, and purchased with his separate funds, having a mailing address declared to  
be 9073 Highway 405, Donaldsonville, Louisiana 70346, married to and living  
with Melanie, who intervenes herein to acknowledge the separate property of  
William C. Hayward, III,

the following described property, the possession and delivery of which PURCHASER  
acknowledged:

All of her right, title and interest in and to the batture in front of the following described  
property, to wit:

A CERTAIN TRACT of land, situated in the Parish of Ascension, on  
the right bank of the Mississippi River, approximately 9 ¾ miles above  
the Town of Donaldsonville, in Township 10 South, Range 14 East,  
Southeastern Land District of Louisiana, West of the Mississippi  
River, commencing at a point designated by the letters "FF" on the  
survey made by Frank H. Waddill, Civil Engineer, dated January 17,  
1940, referred to in the description above, and from said point, said  
tract of land, according to a plan of survey of the front portion of  
Germania Plantation by T. J. Weishaupt, Civil Engineer, dated March,  
1962, measures thence South 50°51' East along the River Highway  
(Louisiana Highway No 405) a  
distance of 1559.1 feet to a point, thence South 39° West 1499.7 feet  
to a point, thence South 51°13' East 302.6 feet to a point; thence South  
40°19' West 891.6 feet to a point; thence North 55° 41' West 961.9 feet  
to a point; thence North 55° 23' West 420.5 feet to a point; thence  
North 59° 26' West 152.0 feet to a point marked by an axle; thence  
North 36° 5' East 2113.0 feet to the River Highway and the point of  
beginning, containing in all 82.73 acres, together with the batture in  
front of said property.  
Subject to a servitude of way and passage unto Germania Plantation,  
Inc. over and across a strip of land 25.5 feet wide, designated as a

COB: 790838; Page: 1; Filed: 2/2/12 [ascension:]

gravel road on a plan of survey of the front part of Germania Plantation by T. J. Weishaupt, dated March, 1962.

Being the same property interest in which were acquired by Mrs. Helen Reuss, wife of William Campbell Hayward by Judgment of Possession of George B. Reuss, #232-174 of the docket of the Civil District Court for the Parish of Orleans, dated March 26, 1940, registered in the Conveyance Office for the Parish of Ascension under Registration No. 77546, and acquired by Tommie R. Hayward, et als, by Deed of Conveyance recorded at Instrument #382738, COB 569, page 180 in the office of the Clerk and Recorder of Ascension Parish, Louisiana.

**NO TITLE EXAMINATION WAS REQUESTED BY THE PARTIES AND NONE WAS PERFORMED AND THE DESCRIPTION OF THE PROPERTY WAS PROVIDED BY THE PARTIES HERETO. NO TITLE INSURANCE WAS ISSUED WITH THIS TRANSACTION.**

The parties are unaware of any restrictions affecting said property on file and of record in the office of the Clerk and Recorder for the Parish and State, however should any restrictions be recorded in the public record, this property is sold subject to those restrictions. This reference to restrictions is not intended to, nor does it hereby reimpose the same, but merely calls them to the attention of the PURCHASER.

Said property is subject to such mineral leases, mineral assignment, mineral reservations, mineral sales and/or mineral servitudes of record.

Taxes for the current year will be paid by the purchaser.

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

Purchaser accepts the above property in an "as is/where is" condition. The Purchaser further declares and acknowledges that the SELLER does not warrant that the above property is free from redhibitory or latent defects and/or vices and specifically releases the vendor from any liability for redhibitory or latent defects and/or vices under Louisiana Civil Code Articles 2520-2548. Purchaser expressly waives the warranty of fitness for an intended purpose or guaranty against hidden or latent redhibitory vices under Louisiana law including Articles 2520-2548 and that warranty imposed by Article 2475 and waives all rights in redhibition pursuant to Articles 2520, *et seq.* Purchaser further declares and acknowledges that this waiver and all other waivers and disclaimers has been brought to his attention and explained in detail; and he has voluntarily and knowingly consented to this waiver of warranty of fitness and/or warranty against redhibitory vices and/or defects.

All agreement and stipulations herein, and all the obligations herein assumed shall inure to the benefit of and be binding upon the heirs, successors and assigns of the respective parties, and the PURCHASER, his heirs and assigns, shall have and hold the described property in full ownership forever.

As used herein the singular shall include the plural, and the masculine, the feminine.

THUS DONE AND SIGNED by the parties at my office in Davenport, NY, on the 13 day of January, 2012, in the presence of me, Notary, and the following competent witnesses who have signed in the presence of the parties and me, Notary.

WITNESSES:

Mary F. Massaro  
Printed Name:

Connie McLain  
CONNIE MCLAIN

John Herron  
Printed Name:

Theresa Luma  
NOTARY PUBLIC

NOTARY SERVICES ONLY  
My commission expires: 05/07/2015

Theresa Luma  
Notary Public, State of New York  
Appointed in Delaware County  
Reg. No. 01LU6165035  
My Commission Expires 05/07/2015

THUS DONE AND SIGNED by the parties at my office in Baton Rouge, Louisiana, on the 27th day of Jan, 2012, in the presence of me, Notary, and the following competent witnesses who have signed in the presence of the parties and me, Notary.

WITNESSES:

Charity Followell  
Printed Name: Charity Followell

William C. Hayward III  
WILLIAM C. HAYWARD III

Richard Berthelot  
Printed Name:

Intervening spouse

Deborah Berthelot  
NOTARY PUBLIC  
DEBORAH BERTHELOT  
NOTARY SERVICES ONLY  
My commission expires: at death

END OF DOCUMENT-APCC



BY: ELISE PLANTING CO., INC.

UNITED STATES OF AMERICA

INSTRUMENT # 00667297  
FILED AND RECORDED  
ASCENSION CLERK OF COURT  
04:00:13 PM  
COB 1408 OTHER

STATE OF LOUISIANA

*[Signature]*  
DEPUTY CLERK & RECORDER

TO: GERMANIA PLANTATION, INC.

CERTIFIED TRUE COPY BY

PARISH OF ASCENSION

DEPUTY CLERK  
SLIPPR1602

**CASH SALE WITH STIPULATIONS**

BE IT KNOWN, that on this 7th day of May, in the  
year of Our Lord, Two Thousand Seven, (2007).

BEFORE ME, O'Neil J. Parenton, Jr., a Notary Public, duly commissioned and  
qualified, in and for the Parish of Ascension, State of Louisiana, therein residing, and in  
the presence of the witnesses hereinafter named and undersigned:

**PERSONALLY CAME AND APPEARED:**

**ELISE PLANTING CO., INC., REPRESENTED BY ITS PRESIDENT, ALLEN T.**

**NOEL**, a Louisiana corporation, authorized and doing business in the Parish of Ascension,  
State of Louisiana, bearing Federal Tax ID# 72-1080921, resident of the lawful age of  
the Parish of Ascension, State of Louisiana, whose mailing address is declared to be 8621  
Hwy. 405, Donaldsonville, LA 70346, hereinafter whether one or more referred to as  
vendors, who declares that said vendor do by these presents grant, bargain, sell, convey,  
transfer, assign, set over, abandon and deliver without warranty, unto:

**GERMANIA PLANTATION, INC.**; a Louisiana corporation, authorized and doing  
business in the Parish of Ascension, State of Louisiana, bearing Federal Tax ID# 72-  
062136, resident of the lawful age of the Parish of Ascension, State of Louisiana, whose  
mailing address is declared to be 9141 Hwy. 405, Donaldsonville, LA 70346, hereinafter,  
whether one or more, referred to as Purchasers, here present and accepting, and  
purchasing for purchasers, and purchasers' successors, heirs and assigns, and  
acknowledging due delivery and possession thereof, all and singular, their following  
described properties located in the Parish of Ascension, State of Louisiana, to-wit:

**EXHIBIT "A" - Tract A &  
EXHIBIT "B" - Tract B**

The parties acknowledge that no title examination was requested, thus no title  
examination of said property has been performed by the undersigned Notary.

COB: 667297; Page: 1; Filed: 5/7/07 [ascension:]

and purchasers' successors, heirs and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of FIFTY THOUSAND AND 00/100 (\$50,000.00) DOLLARS, (allocated \$40,000.00 for Tract A and \$10,000.00 for Tract B) which the said purchasers have well and truly paid, in ready and current money to the said vendors, who hereby acknowledges the receipt thereof.

Vendees as further consideration for said sale grant unto Allen T. Noel, Individually or as President of Elise Planting Co., Inc. a right of first refusal to purchase Exhibit "C" - Tract C (attached hereto) should Vendees elect to sell Exhibit "C" to any bonafide third party.

Said right of first refusal shall require Vendee to offer Tract C to Allen T. Noel, Individually or as President of Elise Planting Co., Inc. for the offered price and Allen T. Noel should have thirty (30) days to match said offer and thirty (30) days thereafter to close said sale at a Notary of Allen T. Noel's choice.


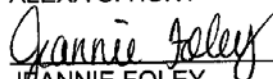
Vendee's right of First Refusal terminates should Vendee refuse to exercise the right of first refusal and the property is sold to a bonafide third party.

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

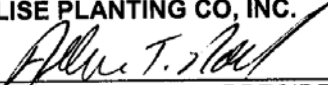
The certificate of mortgages required by Article 3364 of the Revised Civil Code of Louisiana is dispensed with by the parties.

**THUS DONE AND PASSED**, on the year first above written in the presence of me, Notary, and the competent witnesses who have hereunto subscribed their names with the said appearers, and me, Notary, after due reading of the whole.

WITNESSES:

  
ALEXA S. HUNT  
  
JEANNIE FOLEY

VENDORS:

ELISE PLANTING CO, INC.  
  
By: ALLEN T. NOEL, PRESIDENT

PURCHASERS:

GERMANIA PLANTATION, INC.  
  
By:


  
O'NEIL J. PARENTON, JR., NOTARY PUBLIC  
BAR ROLL NO: 17084

EXHIBIT "A"

A certain parcel of land containing twenty (20) acre, and being that portion of Germania Plantation in Section 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, acquired by Douglas S. Hayward, Sr. under the last will and testament of his late mother, Helene R. Hayward. (hereinafter "the Douglas S. Hayward, Sr. Tract). The Douglas S. Hayward, Sr. begins at a point common to the upriver line of the parcel of Germania Plantation bequeathed to Helene Hayward Renken under the last will and testament of the late Helene R. Hayward, the River Road and the Douglas S. Hayward, Sr. Tract, thence measures along the said River Road in an up-river direction a distance equal to exactly one fourth of the frontage of Germania Plantation measuring along the River Road, by a depth between lines measured so as to comprise a 20 acre tract, in accordance with the last will and testament of the late Helene R. Hayward.

The Douglas S. Hayward, Sr. Tract is bounded in front by the River Road; down-river or below by the tract acquired by Helene Hayward Renken, now or formerly; up-river or above by the tract acquired by John Reuss Hayward, now or formerly and in the rear by the remainder of Germania Plantation owned by Germania Plantation, Inc., all in accordance with the last will and testament of the late Helene Reuss Hayward.

Together with the main plantation home, garage, staples and other buildings and improvements thereon and thereunto belonging.

Being property acquired by Douglas S. Hayward under the last will and testament of the late Helene Reuss Hayward, as set forth in the probate proceedings in the 23<sup>rd</sup> Judicial District Court, in and for the Parish of Ascension, Louisiana.

Further being the same property acquired by Douglas S. Hayward, Sr. from Douglas S. Hayward, Jr. by act of cash sale dated October 22, 1992, recorded at entry number ~~381359~~ of the Conveyance Records of Ascension Parish, Louisiana.

Being the same property acquired by Elise Planting Company, Inc. from Douglas S. Hayward, Sr. by Dation En Paiment on May 31, 2006 and recorded at Instrument #637890 in the records of the Parish of Ascension, State of Louisiana.

EXHIBIT "B"

**AN UNDIVIDED ONE FOURTH (1/4) INTEREST IN:**

A certain track or parcel of land containing approximately 80 acres, more or less, located in the Parish of Ascension, State of Louisiana on Highway 405, known or referred to as the batture and being more particularly described as follows:

Bounded on the easterly side by low water line of the Mississippi River, on the northerly or upstream side by property owned by Robert C. Bourg, on the southerly or down stream side of property of John and Ella Brooks and on the westerly side by the Mississippi River levee which is adjacent to Highway 405 and parcels of land owned by William C. Hayward, III, Joan R. McKee, Douglas S. Hayward, Sr. and the heirs of John R. Hayward. Said property is directly in front of Germania Plantation.

Being the same property acquired by William C. Hayward, III by Act of Sale dated October 19, 2004 and filed in the records of the Parish of Ascension at Entry # 589770

Being the same property acquired by Vendee by Act of Cash Sale by Elise Planting Company, Inc. from William Hayward, III on January 19, 2005 and recorded at Instrument #596440 in the records of the Parish of Ascension, State of Louisiana.

## EXHIBIT "C"

1. A certain tract of land, forming part of the Germania Plantation, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the town of Donaldsonville, as shown on a survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940, in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River. According to said survey, said tract of land commences at a point designated by the letters "FF" on said survey and measures thence South 59 degrees 29' East 794 feet along the River Highway to a point designated by the letters "BB" on said survey, thence South 50 degrees 36' East 769 feet along the said highway to a point designated by the letters "CC" on said survey, thence South 39 degrees West 1497 feet to a point designated by the letter "DD" on said survey, thence South 49 degrees 39' East 302 feet to a point designated by the letter "T" on said survey, thence South 40 degrees West 11,772.5 (sic) feet to a point designated by the letter "U" on said survey, thence North 63 degrees West 337.5 feet to a point designated by the letter "F" on said survey, thence South 47 degrees West 570.9 feet to a point designated by the letter "W" on said survey, then along the Bijou Drainage Ditch North 17 degrees 55' East 6138 feet to a point designated by the letter "X" on said survey, thence North 81 degrees East 622.4 feet to a point designated by the letter "I" on said survey, thence along the line of the Chatheu Plantation North 23 degrees 23' East 5135 feet to a point designated by the letter "Z" on said survey, thence South 70 degrees 33' East 1620 feet, thence South 66 degrees 23' East 300 feet, thence South 60 degrees 10' East 300 feet to a point designated by the letters "EE", thence North 37 degrees 50' East 2143 feet to the point of beginning designated by the letter "FF".

### LESS AND EXCEPT

A certain tract of land, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the town of Donaldsonville, in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River, commencing at the point designated by the letter "FF" on the survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940 referred to in the description above, and from said point, said tract of land, according to a plan of survey of the front portion of Germania Plantation by T.J. Welshaupt, Civil Engineer, dated May, 1962, measures thence South 50 degrees 51' East along the River Highway (Louisiana Highway No. 405) a distance of 1558.1 feet to a point, thence South 39' degrees West 1499.7 feet to a point, thence South 51 degrees 13' East 302.6 feet to a point, thence South 40 degrees 19' West 891.6 feet to a point, thence North 55 degrees 41' West 961.9 feet to a point, thence North 55 degrees 23' West 25.5 feet to a point thence North 59 degrees 44' West 145.1 feet to a point thence North 34 degrees 21' East 433.3 feet to a point, thence North 54 degrees 20' West 420.6 feet to a point, thence North 59 degrees 26' West 152.0 feet to a point marked by an axle, thence North 36 degrees 5' East 2113.0 feet to the River Highway and the point of beginning, containing in all 82.73 acres, together with the batture in front of said property.

Vendor establishes and grants unto Germania Plantation, Inc., for the sale, use and benefit of the property herein conveyed, a servitude of way and passage over and across a strip of land 25.5 feet wide, designated as a gravel road on a plan of survey of the front part of Germania Plantation by T.J. Welshaupt, dated March, 1962.

(Said Tract C being approximately 600 acres of which approximately 400 acres of which is cultivatable.)

COB: 66787- Page: 5; File: 5; [Ascension:]

**MINUTES AND RESOLUTIONS OF A SPECIAL MEETING OF  
BOARD OF DIRECTORS OF GERMANIA PLANTATION, INC.**


A special meeting of the Board of Directors for Germania Plantation, Inc. was held on the 6<sup>th</sup> day of May, 2007 via telephone and email.

All of the directors being present, the meeting was conducted and the chairman/president advised that the meeting was called to approve the purchase from Elise Planting Co., Inc. the tract of real estate approximately 20 acres that contains the original Germania Plantation house and out buildings along with the 25% ownership of the batture property fronting Germania Plantation.

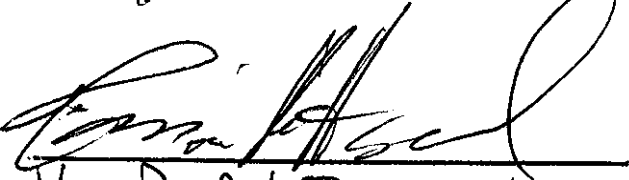
The proposed purchase was presented to all present and upon a motion duly made, seconded and unanimously carried, it was:

**RESOLVED** that Germania Plantation, Inc. through the proper officer of the corporation, William Hayward III, is hereby authorized to purchase that certain tracts of land, described above from Elise Planting Co., Inc. The purchase price for set property is \$40,000 for the 20 acre tract and \$10,000 for the 25% ownership of the batture property totaling \$50,000.00.

There being no further business to come before the meeting, upon motion duly made, seconded and unanimously carried, the meeting was adjourned.

  
President/Director, William Hayward III

  
Secretary-Treasurer/Director, Paul McKee

  
Vice President: Tommie Hayward

## RESOLUTION

**BE IT RESOLVED** by the Board of Directors of this corporation, Elise Planting Co., Inc., that Allen T. Noel, the President of this corporation, be and he is hereby authorized, directed and empowered, for and on behalf of this corporation and in its name, to sell properties and execute right of first refusal.

Said Cash Sale with Stipulations shall be for such term, shall provide for such \$50,000.00 consideration and shall contain such other provisions, conditions and stipulations as said president, in his sole and uncontrolled discretion, may deem necessary or proper, said documents necessary or proper to carry out the purpose and intent of this resolution.

**BE IT FURTHER RESOLVED** that the action of Allen T. Noel in executing the foregoing Cash Sale with Stipulations dated May 7th, 2007, is ratified and confirmed by the Board of Directors of Elise Planting Co., Inc.

\*\*\*\*\*

I, Melissa Noel, Secretary of Elise Planting Co., Inc. hereby certify that the above and foregoing is true and correct copy of resolution adopted by the Board of Directors of said corporation at a regular meeting duly held on the 7th day of May, 2007, at which meeting a quorum was present and voting in favor of said resolution.

WITNESS MY HAND and the seal of said corporation this 7th day of May, 2007.

Melissa Noel  
SECRETARY

END OF DOCUMENT APCC

COB: 667297; Page: 7; Filed: 5/7/07 [ascension:]

SUCCESSION OF

HELENE REUSS HAYWARD

PROBATE NUMBER: 7522

FILED:

RECEIVED  
HAYWARD REUSS HAYWARD  
23RD JUDICIAL DISTRICT COURT

MAR 25

11 20 AM '86

PARISH OF ASCENSION

STATE OF LOUISIANA

BY: *Ward 25, 1986, Thos. A. Dugan, Clerk* BY. CLK.\*\*\*\*\*  
AMENDED JUDGMENT OF POSSESSION  
\*\*\*\*\*

Considering the joint Petition for an Amended Judgment of Possession filed herein by Douglas S. Hayward, Sr., Joan Renken McKee, John R. Hayward, and William Campbell Hayward, Jr., in which the petitioners request that certain assets described in the Detailed Descriptive List be specifically included in the Judgment of Possession, and for the reasons set forth in the Judgment of Possession rendered in this matter on December 12, 1985, and for the reasons this day orally assigned:

IT IS ORDERED, ADJUDGED AND DECREED that the Judgment of Possession rendered on December 12, 1985 be amended to the following extent:

1. That Paragraph 1H is hereby amended to read as follows:
- H. The remainder of her property, including all of the real estate that she owned, together with all of the stock that she owned in Germania Plantation, Inc., as well as all other properties that she owned at the date of her death, she willed and bequeathed to DOUGLAS S. HAYWARD, HELENE HAYWARD RENKEN, and SIDNEY A. MARCHAND, III, as co-trustees, for WILLIAM CAMPBELL HAYWARD, JR., JOAN RENKEN MCKEE, DOUGLAS S. HAYWARD and JOHN REUSS HAYWARD, as beneficiaries of income and principal.

This trust shall be known and administered as the "HELENE REUSS HAYWARD TESTAMENTARY TRUST;"

Included in the property bequeathed to the Helene Reuss Hayward Testamentary Trust are the following:

- a) The batture in front of the following described property, to-wit:

A certain tract of land, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the Town of Donaldsonville, in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River, commencing at a point designated by the letters "FF" on the survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940, referred to in the description above, and from said point, said tract of land, according to a plan of survey of the front portion of Germania Plantation by T. J. Weishaupt,



Civil Engineer, dated March, 1962, measures thence South 50° 51' East along the River Highway (Louisiana Highway No. 405) a distance of 1559.1 feet to a point, thence South 39° West 1499.7 feet to a point; thence South 51° 13' East 302.6 feet to a point; thence South 40° 19' West 891.6 feet to a point; thence North 55° 41' West 961.9 feet to a point; thence North 55° 23' West 25.5 feet to a point; thence North 59° 44' West 145.1 feet to a point; thence North 54° 20' West 420.5 feet to a point; thence North 59° 26' West 152.0 feet to a point marked by an axle; thence North 36° 5' East 2113.0 feet to the River Highway and the point of beginning, containing in all 82.73 acres, together with the batture in front of said property.

Subject to a servitude of way and passage unto Germania Plantation, Inc. over and across a strip of land 25.5 feet wide, designated as a gravel road on a plan of survey of the front part of Germania Plantation by T. J. Weishaupt, dated March, 1962.

Being the same property interests in which were acquired by Mrs. Helene Reuss, wife of William Campbell Hayward by Judgment of Possession of George B. Reuss, #232-174 of the docket of the Civil District Court for the Parish of Orleans, dated March 26, 1940, registered in the Conveyance Office for the Parish of Ascension under Registration No. 77546.

- b) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

A certain tract or parcel of land situated in the Parish of Assumption, State of Louisiana, and being a part of Oakwood Plantation (which parcel is referred to in an Act of Sale in Conveyance Book 632, Folio 210, as being in Section 11, Township 14 South, Range 14 East, but appears on a map of the Parish of Assumption, made by Tobin Aerial Surveys, Inc. as being situated in Section 12, Township 14 South, Range 14 East), together with all of the buildings and improvements thereon including a sugar house or syrup mill with all machinery and equipment thereon and residence, which parcel of land is described by reference to a sketch showing front of survey of tract of land annexed to an Act of Sale by Alburge and Clara C. Bernard to Thomas A. Thibaut, et als, recorded in Conveyance Book 79, Folio 645, as follows, to-wit:

Beginning at a point marked "E" which is the junction between the south-west side line of Louisiana Highway No. 29, and the South side line of Oakwood Road, and running South 40° 15' East, along the westerly side of Louisiana Highway No. 29, a distance of two hundred fifty-four (254') feet to a point marked "B", thence run South 37° 15' West a distance of two hundred sixty-seven (267') feet to a point marked "D" across a canal and on the south side of Oakwood Road a distance of three hundred fifty (350) feet to a point marked "E", the point of beginning, the parcel being bounded on the east by Louisiana Highway No. 29, on the south and west by Thomas Thibaut, et als, and on the north by Oakwood Road, being the property reserved by Mr. and Mrs. Alburge Bernard, and colored yellow on the main sketch of the property transferred by them in the act of sale dated March 26, 1949, and recorded in

COB: 231809; Page: 2; Filed: 3/25/86 [ascension:]

COB 79, folio 645, and being the same property acquired by mortgage from William C. Hayward, Jr., et al, by act of sale passed before Gertrude C. Bagwell on the 14th day of September, 1961, and duly recorded in Conveyance book 93, No. 60768 in the office of the clerk and ex-Officio Recorder in and for the Parish of Assumption.

Being the same property acquired by William C. Hayward, Sr. and Helene Reuss Hayward by Sheriff's Sale dated February 13, 1963, signed by Murray P. Landry, Sheriff and Ex-Officio Auctioneer, Assumption Parish, Louisiana.

- c) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

855 shares Class B Common Stock of Germania Plantation, Inc. represented by Certificate #1 dated December 30, 1964 issued in the name of Mr. and Mrs. William Campbell Hayward, Sr.

- d) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

5 shares of the First National Bank in Donaldsonville represented by Certificate #428 issued in the name of William Campbell Hayward, Sr.

- e) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

76 shares of stock of Gulf National Bank, Gulfport, Mississippi, in the names of W.C. Hayward, Sr. and Mrs. W. C. Hayward, Sr.

JRM  
f)  
LPH

~~An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:~~

JRM  
LPH  
LPH

675 Shares of Class B Common Stock of Germania Plantation, Inc., in the name of Helene Reuss Hayward.

2) That an additional paragraph be added to the original Judgment of Possession to be numbered Paragraph 4, and to read as follows:

4. All banks, trust companies, insurance companies, and all other persons, partnerships, unincorporated associations, or corporations having on deposit, or in their possession, or under their control, any money, credits, stocks, dividends, bonds, or other property depending upon or belonging to the

succession of the deceased, Helene Reuss Hayward,  
are hereby required to delivered them to the HELENE  
REUSS HAYWARD TESTAMENTARY TRUST.

THIS AMENDED JUDGMENT READ, RENDERED AND SIGNED ON THIS 21<sup>st</sup>  
DAY OF MARCH, 1986, AT CONZAKS, LOUISIANA.

John L. Goldsmith  
JOHN L. GOLDSMITH, JUDGE  
TWENTY-THIRD JUDICIAL DISTRICT  
PARISH OF ASCENSION

APPROVED AS TO FORM:

Douglas S. Hayward  
Douglas S. Hayward

Joan Renken McKee  
Joan Renken McKee

John R. Hayward  
John R. Hayward

William C. Hayward, Jr.  
William C. Hayward, Jr.

I, do hereby certify that the above and is  
and recorded in Book of 401 Folio No. 672  
this 25 day of mar 1986  
Kermit Hart Bourque  
Clerk and Recorder

COB: 231809; Page: 4; Filed: 3/25/86 [ascension:]

675

Recorded from the original on file this the 25th day of March, 1986.

Kermit Hart Bourque  
KERMIT HART BOURQUE, CLERK OF COURT AND RECORDER  
ASCENSION PARISH, LOUISIANA

ORIG. \_\_\_\_\_ BDLE. \_\_\_\_\_

CASH SALE

STATE OF LOUISIANA

PARISH OF ASCENSION

On this 19th day of

January, 2005, before me, [Signature]

A Notary Public for the Parish of Ascension

and in the presence of the subscribing

witness, personally came and appeared:

INSTRUMENT # 00596440  
FILED AND RECORDED  
ASCENSION CLERK OF COURT  
2005 JAN 21 09:16:57 AM  
COB \_\_\_\_\_ NOB \_\_\_\_\_ OTHER \_\_\_\_\_

DEPUTY CLERK & RECORDER

CERTIFIED TRUE COPY BY

DEPUTY CLERK  
CLIPFRT01

**WILLIAM C. HAYWARD, III**, [REDACTED] a person of the full age of majority, married but twice, first to Charlotte Hayward with whom he is legally divorced and them to Melanie J. Hayward, resident of the Parish of Ascension, State of Louisiana, appearing herein to sell his separate paraphenal property,

herein called **SELLER**, resident of and domiciled in the Parish aforementioned, whose mailing address is declared to be **38351 Dixie Drive, Prairieville, Louisiana 70769**,

who declared that for the price of **SIX THOUSAND SIX HUNDRED AND 00/100 (\$6,600.00) DOLLARS** cash and other valuable consideration, receipt of which is acknowledged, **SELLER** hereby sell and deliver with full warranty of title and subrogation to all rights and actions of warranty **SELLER** may have unto:

**ELISE PLANTING COMPANY, INC.**, a Louisiana corporation authorized and doing business in Louisiana herein represented by its duly authorized President, **ALLEN T. NOEL** herein called **BUYER**, whose mailing address is 8621 Highway 405, Donaldsonville, Louisiana 70346 the following described property the possession and delivery of which **BUYER** acknowledges:

**AN UNDIVIDED ONE FOURTH (1/4) INTEREST IN:**

A certain track or parcel of land containing approximately 80 acres, more or less, located in the Parish of Ascension, State of Louisiana on Highway 405, known or referred to as the batture and being more particularly described as follows:

Bounded on the easterly side by low water line of the Mississippi River, on the northerly or upstream side by property owned by Robert C. Bourg, on the southerly or down stream side of property of John and Ella Brooks and on the westerly side by the Mississippi River levee which is adjacent to Highway 405 and parcels of land owned by William C. Hayward, III, Joan R. McKee, Douglas S. Hayward, Sr. and the heirs of John R. Hayward. Said property is directly in front of Germania Plantation.

Being the same property acquired by William C. Hayward, III by Act of Sale dated October 19, 2004 and filed in the records of the Parish of Ascension at Entry # 584770

COB: 596440; Page: 1; Filed: 1/21/05 [ascension:]

This sale is subject to the following stipulations and agreements by the parties:

1. Douglas S. Hayward, Sr. has the option of redeeming this property back from Elise Planting Company, Inc. within two (2) years from the date of this sale by paying Elise Planting Company, Inc. the principal sum of \$7,625.00 plus interest at a rate of ten percent (10%) per year for two (2) years no matter when it is paid within the two (2) year period.
2. Elise Planting Company, Inc. shall not sell this property for the two (2) year option period that it has with Douglas S. Hayward, Sr. If Douglas S. Hayward, Sr. does not exercise his option to redeem the property within the two (2) year period, Elise Planting Company, Inc. has all rights to the property and can sell the property.

**NO TITLE OPINION AND/OR EXAMINATION WAS REQUESTED OF NOR MADE BY THE UNDERSIGNED NOTARY AND THE PARTIES HERETO DO HEREBY RELIEVE AND EXONERATE SAID NOTARY FROM ANY AND ALL LIABILITY FOR ANY DEFECTS IN THE TITLE TO THE SUBJECT PROPERTY. THE DESCRIPTION USED IN PREPARING THIS ACT WAS TAKEN FROM THE DESCRIPTION FURNISHED AND ACCEPTED BY THE PARTIES HERETO.**

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

All agreements and stipulations herein, and all the obligations herein assumed shall inure to the benefit of and be binding upon the heirs, successors, and assigns of the respective parties, and **BUYER**, their heirs and assigns shall have and hold the described in full ownership forever after the two (2) year stipulation clauses are expired.

The certificate of mortgages required by Article 3364 of the Revised Code of Louisiana is dispensed with by the parties.

No Title Opinion was requested, nor done by the undersigned Notary.

Further appearing is **DOUGLAS S. HAYWARD, SR.**, [REDACTED] a single person of the full age of majority, married twice, first to Stella Barrient with whom he is legally divorced and then to Sally Montgomery with whom he is divorced, resident of and domiciled in the Parish of Ascension, State of Louisiana, appearing as intervenor who declares that he has no objection to said sale and waives the right of first refusal granted to him by the Act of Cash Sale, from him to William C. Hayward, III by Cash Sale dated October 19, 2004 before Myra A. Gros, Notary Public.

Done and signed by the parties at my office in Prairieville on the date first above written, in the presence of me, Notary, and the following competent witnesses who have signed in the presence of the parties and me, Notary.

**WITNESSES:**

Alexa S. Hunt  
ALEXA S. HUNT

William C. Hayward III  
BY: WILLIAM C. HAYWARD, III  
SELLER

Jeannie Laiche  
JEANNIE LAICHE

Allen T. Noel  
BY: ELISE PLANTING COMPANY, INC.  
BUYER BY DULY AUTHORIZED  
PRESIDENT, ALLEN T. NOEL

Douglas S. Hayward Sr.  
BY: DOUGLAS S. HAYWARD, SR.,  
INTERVENOR

O'Neil J. Parenton, Jr.  
O'NEIL J. PARENTON, JR., NOTARY PUBLIC  
LA. BAR ROLL NO: 17084

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FILED AND RECORDED  
ASCENSION CLERK OF COURT  
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**CASH SALE**

**STATE OF LOUISIANA**

**PARISH OF ASCENSION**

On this 19th Day of October, 2004,  
DEPUTY CLERK & RECORDER  
before me, a Notary Public for  
CERTIFIED TRUE COPY BY  
the Parish of Ascension and in

the presence of the subscribing  
SLIPRTO3  
witness, personally appeared:

**DOUGLAS S. HAYWARD, SR.**, ( [REDACTED] ) a single person of the full age of majority,  
married twice, first to Stella Barrient with whom he is legally divorced and then to Sally  
Montgomery with whom he is divorced, resident of and domiciled in the Parish of Ascension, State  
of Louisiana,

herein called **SELLER**, resident of and domiciled in the Parish aforementioned, whose mailing address is declared  
to be 9141 Highway 405, Donaldsonville, Louisiana 70346, who declared that for the price of **FIVE THOUSAND  
FIVE HUNDRED AND NO/100 (\$5,500.00) DOLLARS** cash and other valuable consideration, receipt of which is  
acknowledged, **SELLER** hereby sell and deliver with full warranty of title and subrogation to all rights and actions  
of warranty **SELLER** may have unto:

**WILLIAM C. HAYWARD, III**, ( [REDACTED] ) a person of the full age of majority, who  
declares this to be his separate property purchasing this property with his separate funds, married  
but twice, first to Charlotte Hayward with whom he is legally divorced and then to Melanie J.  
Hayward, resident of the Parish of Ascension, State of Louisiana,

herein called **BUYER**, resident of and domiciled in Prairieville, the Parish of Ascension, State of Louisiana, whose  
mailing address is declared to be 38351 Dixie Drive, Prairieville, Louisiana 70769 the following described property  
the possession and delivery of which **BUYER** acknowledges:

**AN UNDIVIDED ONE FOURTH (1/4) INTEREST IN:**

A certain track or parcel of land containing approximately 80 acres, more or less, located in the  
Parish of Ascension, State of Louisiana on Highway 405, known or referred to as the batture and  
being more particularly described as follows:

Bounded on the easterly side by low water line of the Mississippi River, on the northerly or  
upstream side by property owned by Robert C. Bourg, on the southerly or down stream side of  
property of John and Ella Brooks and on the westerly side by the Mississippi River levee which is  
adjacent to Highway 405 and parcels of land owned by William C. Hayward, III, Joan R. McKee,  
Douglas S. Hayward, Sr. And the heirs of John R. Hayward. Said property is directly in front of  
Germania Plantation.

This sale is subject to the following stipulations and agreements by the parties:

1. Douglas S. Hayward, Sr. has the option of redeeming this property back from William C. Hayward, III  
within two (2) years from the date of this sale by paying William C. Hayward, III the principal sum of  
\$5,500.00 plus interest at a rate of ten percent (10%) per year for two (2) years no matter when it is paid  
within the two (2) year period.
2. William C. Hayward, III shall not sell this property for the two (2) year option period that he has with  
Douglas S. Hayward, Sr. If Douglas S. Hayward, Sr. does not exercise his option to redeem the property  
within the two (2) year period, William Hayward, III has all rights to the property and can sell the property.

**NO TITLE OPINION AND/OR EXAMINATION WAS REQUESTED OF NOR MADE BY THE  
UNDERSIGNED NOTARY AND THE PARTIES HERETO DO HEREBY RELIEVE AND EXONERATE  
SAID NOTARY FROM ANY AND ALL LIABILITY FOR ANY DEFECTS IN THE TITLE TO THE  
SUBJECT PROPERTY. THE DESCRIPTION USED IN PREPARING THIS ACT WAS TAKEN FROM  
THE DESCRIPTION FURNISHED AND ACCEPTED BY THE PARTIES HERETO.**

No taxes are due according to the seller and buyer.

COB: 589770; Page: 1; Filed: 10/20/04 [ascension:]

COB: 589770; Page: 2; Filed: 10/20/04 [ascension: ]

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

All agreements and stipulations herein, and all the obligations herein assumed shall inure to the benefit of and be binding upon the heirs, successors, and assigns of the respective parties, and BUYER, his heirs and assigns shall have and hold the described property in full ownership forever after the two (2) year stipulation clauses are up.


The certificate of mortgages required by Article 3364 of the Revised Civil Code of Louisiana is dispensed with by the parties.

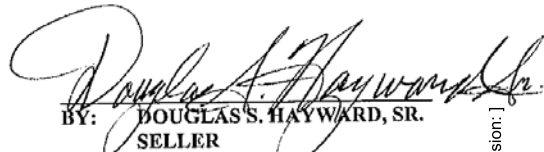
No Title Opinion was requested, nor done by the undersigned Notary.

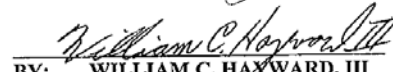
Done and signed by the parties at my office in Donaldsonville on the date first above written, in the presence of me, Notary, and the following competent witnesses who have signed in the presence of the parties and me, Notary.

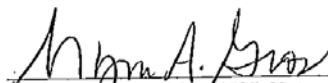
WITNESSES:

  
MARGARET SCHAFF

  
CRYSTAL AUCOIN

  
BY: DOUGLAS S. HAYWARD, SR.  
SELLER

  
BY: WILLIAM C. HAYWARD, III  
BUYER

  
MYRA A. GROS - 61595, Notary Public

END OF DOCUMENT-APCC



UNITED STATES OF AMERICA

STATE OF LOUISIANA

PARISH OF ASCENSION

DEED OF CONVEYANCE

Be it known, that on this 22nd day of the month of March in the year of 1996,

Before me, Timothy A. Kellar, Chancery Clerk, Hancock County, Mississippi, duly commissioned and qualified in and for the County of Harrison, State of Mississippi, therein residing, and in the presence of the witnesses hereinafter named and undersigned.

Personally came and appeared:

JOHN R. HAYWARD, a widowed and unmarried person, of the City of Waveland, County of Hancock, State of Mississippi, hereinafter sometimes called "Vendor", declares that Vendor does, by these presents, grant, bargain, sell, transfer, assign, set over, abandon, and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which Vendor has or may have against all preceding owners and vendors, unto TOMMIE R. HAYWARD, who is a married person whose address is P. O. Box 4073, Gulfport, MS 39502; JUDY SCHUENGEL, who is a married person whose address is P. O. Box 153, Waveland, MS 39576; CONNIE H. SPEAR, who is a single person whose address is 1231 Fayard Street, Waveland, MS 39576; CLARINE H. MAUFFRAY, who is a single person whose address is 1225 Longo Street, Waveland, MS 39576; SUSAN H. GAYAUT, who is a married person whose address is P. O. Box 239, Waveland, MS 39576; AND MARIE H. BERNARD, who is a married person whose address is P. O. Box 55, Waveland, MS 39576, here all present, accepting and purchasing for TOMMIE R. HAYWARD, JUDY SCHUENGEL, CONNIE H. SPEAR, CLARINE H. MAUFFRAY, SUSAN H. GAYAUT and MARIE H. BERNARD, their heirs and assigns, and acknowledging due delivery and possession thereof, all and singular the following described property, to-wit:

My undivided 1/4 interest in and to the following described property.

The batture in front of the following described property, to-wit:

A CERTAIN TRACT OF LAND, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the town of Donaldsonville, in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the

FILED AND RECORDED  
MISSISSIPPI DEED RECORD

22 NOV 27 PM 1:31

COB 569

MOD

BY CLERK

CERTIFIED TRUE COPY OF  
RECORDED DEED

382738

BY CLERK

CONVEYANCE  
BOOK PAGE

0569 180

COB: 382738; Page: 1; Filed: 11/27/96 [ascension:]

Mississippi River, commencing at the point designated by letters "FF" on the survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940, referred to in the description above, and from said point, said tract of land, according to a plan of survey of the front portion of Germania Plantation by T. J. Weishaupt, Civil Engineer, dated March, 1962, measures thence South 50 degrees 51' East along the River Highway (Louisiana Highway No. 405) a distance of 1559.1 feet to a point, thence South 39 degrees West 1499.7 feet to a point, thence South 51 degrees 13' East 302.6 feet to a point, thence South 40 degrees 19' West 891.6 feet to a point, thence North 55 degrees 41' West 961.9 feet to a point, thence North 55 degrees 23' West 25.5 feet to a point, thence North 59 degrees 44' West 145.1 feet to a point, thence North 34 degrees 21' East 433.3 feet to a point, thence North 54 degrees 20' West 420.6 feet to a point, thence North 59 degrees 26' West 152.0 feet to a point marked by an axle, thence North 36 degrees 5' East 2113.0 feet to the River Highway and the point of beginning, containing in all 82.73 acres, together with the batture in front of said property.

Subject to a servitude of way and passage over and across a strip of land 25.5 feet wide, designated as a gravel road on a plan of survey of the front part of Germania Plantation by T. J. Weishaupt, dated March, 1962.

**AND ALSO:**

**MY FULL OWNERSHIP OF THE FOLLOWING DESCRIBED PROPERTY:**

A parcel of ground containing twenty (20) acres, more or less, and being that portion of the front portion of Germania Plantation, in Sections 23 and 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin at a point common to the upriver line of the parcel hereinabove given to Douglas S. Hayward, the parcel herein bequeathed to John Reuss Hayward, and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded downriver by parcel bequeathed to Douglas S. Hayward, front by River Road, above by upper line of Germania Plantation and property of Robert Bourg, and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc.

COB: 382738; Page: 2; Filed: 11/27/96 [ascension:]

By the acceptance of this Deed, the vendees hereby acknowledge payment in full of that certain mortgage from the vendor to the vendees herein dated December 4, 1992, filed and recorded in the Office of the Clerk of the Court of Ascension Parish, Louisiana on January 11, 1993 in MOB 534.

The vendees herein hereby cancel and hold for naught said mortgage and release any and all properties given as security for said mortgage.

The vendees herein also acknowledge payment in full of \$109,395.56 the full amount due on said mortgage together with any and all other indebtedness owed by the vendor to the vendees herein. Said vendees accept this Deed as full and complete satisfaction of any and all of said indebtedness and payment in full of all monies due under the mortgage from the vendor to the vendees described hereinabove.

The parties hereto waive the production of mortgage, conveyance and other certificates and relieve me, Notary, from any and all responsibility in connection therewith.

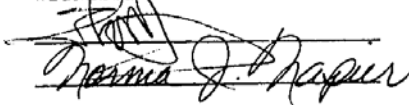
To have and to hold the above described property unto the said purchasers, their heirs and assigns forever.

This sale is made and accepted for and in consideration of the price and sum of Ten Dollars (\$10.00), which the said purchasers have well and truly paid in ready and current money to the said Vendor, who hereby acknowledges the receipt thereof as well as the above cancellation of the above described mortgage from Vendor to Vendees and grants full acquittance and discharge therefor.

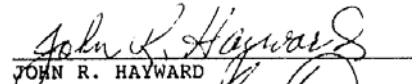
All State and City (or Parish) taxes up to and including the taxes due and exigible in the year 1996 are paid.

This Done and Passed at Town of Waveland, State of Mississippi, on the day and in the month and year first hereinabove written, in the presence of the undersigned competent witnesses who have signed these presents together with said appearers and me, Notary, after due dread of the whole.

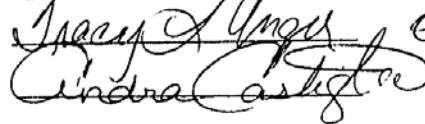
WITNESSES:

  
Patricia J. Rapier

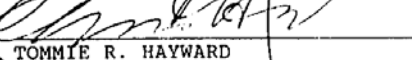
VENDOR:

  
JOHN R. HAYWARD

WITNESSES:

  
Tracy A. Young

VENDEES:

  
TOMMIE R. HAYWARD

COB: 382738; Page: 3; Filed: 11/27/96 [ascension:]

CONVEYANCE  
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WITNESSES:

<u>Hamilton Leonard</u> <u>Janet Keener</u>	<u>Judy Schuengel</u> JUDY SCHUENGEL
<u>Miguel S. Smith</u> <u>Janet Keener</u>	<u>Connie H. Spear</u> CONNIE H. SPEAR
<u>Marie Beauger</u> <u>Janet Keener</u>	<u>Clarine H. Muffray</u> CLARINE H. MUFFRAY
<u>Hamilton Leonard</u> <u>Janet Keener</u>	<u>Susan H. Gayaut</u> SUSAN H. GAYAUT
<u>Log M. Dittaine</u> <u>Janet Keener</u>	<u>Marie H. Bernard</u> MARIE H. BERNARD

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

Personally appeared before me, the undersigned authority in and for the said county and state, on this 25<sup>th</sup> day of November, 1996, within my jurisdiction, the within named John R. Hayward, who acknowledged that he executed and delivered the above and foregoing instrument.

Timothy A. Kellar  
Chancery Clerk, Hancock County  
By: Terry E. Leonard, D.C.  
NOTARY PUBLIC

My Commission Expires:

12/31/99

CONVEYANCE  
BOOK PAGE  
0569 183

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

Personally appeared before me, the undersigned authority in and for the said county and state, on this 25<sup>th</sup> day of November, 1996, within my jurisdiction, the within named Clarine H. Mauffray, who acknowledged that she executed and delivered the above and foregoing instrument.

Timothy A. Kellar  
Chancery Clerk, HANCOCK County  
By: Terry E. Shumard, D.C.  
NOTARY PUBLIC

My Commission Expires:

12/31/99

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

Personally appeared before me, the undersigned authority in and for the said county and state, on this 25<sup>th</sup> day of November, 1996, within my jurisdiction, the within named Susan H. Gayaut, who acknowledged that she executed and delivered the above and foregoing instrument.

Timothy A. Kellar  
Chancery Clerk, HANCOCK County  
By: Terry E. Shumard, D.C.  
NOTARY PUBLIC

My Commission Expires:

12/31/99

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

Personally appeared before me, the undersigned authority in and for the said county and state, on this 25<sup>th</sup> day of November, 1996, within my jurisdiction, the within named Marie H. Bernard, who acknowledged that she executed and delivered the above and foregoing instrument.

Timothy A. Kellar  
Chancery Clerk, HANCOCK County  
By: Terry E. Shumard, D.C.  
NOTARY PUBLIC

My Commission Expires:

12/31/99

CONVEYANCE  
BOOK PAGE  
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COB: 382738; Page: 5; Filed: 11/27/96 [ascension:]

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

Personally appeared before me, the undersigned authority in and for the said county and state, on this 25<sup>th</sup> day of November, 1996, within my jurisdiction, the within named Tommie R. Hayward, who acknowledged that he executed and delivered the above and foregoing instrument.

Timothy A. Kellar  
Chancery Clerk, Hancock County  
By: Terry E. Leonard, D.C.  
NOTARY PUBLIC

My Commission Expires:

12/31/99

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

Personally appeared before me, the undersigned authority in and for the said county and state, on this 25<sup>th</sup> day of November, 1996, within my jurisdiction, the within named Judy Schuengel, who acknowledged that she executed and delivered the above and foregoing instrument.

Timothy A. Kellar  
Chancery Clerk, Hancock County  
By: Terry E. Leonard, D.C.  
NOTARY PUBLIC

My Commission Expires:

12/31/99

STATE OF MISSISSIPPI

COUNTY OF HANCOCK

Personally appeared before me, the undersigned authority in and for the said county and state, on this 25<sup>th</sup> day of November, 1996, within my jurisdiction, the within named Connie H. Spear, who acknowledged that she executed and delivered the above and foregoing instrument.

Timothy A. Kellar  
Chancery Clerk, Hancock County  
By: Terry E. Leonard, D.C.  
NOTARY PUBLIC

My Commission Expires:

12/31/99

RECORDED FROM THE DOCUMENT ON FILE THIS 27TH DAY OF NOVEMBER 1996

Kermit Hart Bourque  
KERMIT HART BOURQUE CLERK OF ASCENSION

CONVEYANCE  
BOOK PAGE  
0569 185

COB-382738; Page: 6; Filed: 11/27/96 [ascension:]

ACT OF SALE

UNDER

*Time: 11:05 A.M.*

DEC 31 1964

PRIVATE SIGNATURE

77467

STATE OF LOUISIANA

PARISH OF ORLEANS

BE IT KNOWN, that MRS. HELENE REUSS, wife of WILLIAM CAMPBELL HAYWARD, of the full age of majority, residing in the Parish of Ascension, State of Louisiana, herein aided, authorized and assisted by her said husband, does hereby sell, transfer, and deliver, with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which she has or may have against all preceding vendors, unto

GERMANIA PLANTATION, INC.,

a Corporation organized under the laws of the State of Louisiana, domiciled in the Parish of Ascension, created by act before HARRY P. GAMBLE, III Notary Public, dated December 31, 1964, recorded in the Mortgage Records for the Parish of Ascension in Book , folio and in the office of the Secretary of State of Louisiana in Record of Charters Book , herein represented by Mrs. Helene H. Renken, its Secretary, under and by virtue of a Resolution of the Board of Directors of said Corporation, dated December 31, 1964, annexed hereto, here present, accepting and purchasing for itself, its successors and assigns, and acknowledging due delivery and possession thereof, all and singular, the following described property, to-wit:

- (1) A CERTAIN TRACT OF LAND, forming part of the Germania Plantation, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the town of Donaldsonville, as shown on a survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940 in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River. According to said survey, said tract of land commences at a point designated by the letters "FF" on said survey and measures thence South 59° 29' East 794 along the River Highway to a point designated by the letters "BB" on said survey, thence South 50° 36' East 769 feet along the said highway to a point designated by the letters "CC" on said survey, thence South 39° West 1497 feet to a point designated by the letters "DD" on said survey, thence South 49° 36' East 302 feet to a point designated by the letter "T" on said survey, thence South 40° West 11,772.5 feet to a point designated by the letter "U" on said survey, thence North 63° West 337.5 feet to a point designated by the letter "F" on said survey, thence South 47° West 570.9 feet to a point designated by the letter "W" on said survey, thence along the Bijou Drainage Ditch North 17° 55' East 6138 feet to a point designated by the letter "X" on said survey, thence North 81° East 622.4 feet to a point designated by the letter "Y" on said survey, thence along the line of the Chatham Plantation North 23° 23' East 5135 feet to a point designated by the letter "Z" on said survey, thence South 70° 33' East 1620 feet, thence South 66° 23' East 300 feet, thence South 60° 10' East 300 feet to a point designated by the letters "EE", thence North 37° 50' East 2143 feet to the point of beginning designated by the letters "FF".

LESS AND EXCEPT:

A CERTAIN TRACT OF LAND, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the town of Donaldsonville, in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River, commencing at the point designated by the letters "FF" on the survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940, referred to in the description above, and from said point, said tract of land, according to a plan of survey of the front portion of Germania Plantation by T. J. Weishaupt, Civil Engineer, dated March, 1962, measures thence South 50° 51' East along the River Highway (Louisiana Highway No. 405) a distance of 1559.1 feet to a point, thence South 39° West 1499.7 feet to a point, thence South 51° 13' East 302.6 feet to a point, thence South 40° 19' West 891.6 feet to a point, thence North 55° 41' West 961.9 feet to a point, thence North 55° 23' West 25.5 feet to a point, thence North 59° 44' West 145.1 feet to a point, thence North 34° 21' East 433.3 feet to a point, thence North 54° 20' West 420.6 feet to a point, thence North 59° 26' West 152.0 feet to a point marked by an axle, thence North 36° 5' East 2113.0 feet to the River Highway and the point of beginning, containing in all 82.73 acres, together with the batture in front of said property.

Vendor establishes and grants unto Germania Plantation, Inc., for the sale, use and benefit of the property herein conveyed, a servitude of way and passage over and across a strip of land 25.5 feet wide, designated as a gravel road on a plan of survey of the front part of Germania Plantation by T. J. Weishaupt, dated March, 1962.

Being the same property interests in which were acquired by Mrs. Helene Reuss, wife of William Campbell Hayward, by Judgment in the Succession of George B. Reuss, No. 232-174 of the Docket of the Civil District Court for the Parish of Orleans dated March 26, 1940, registered in the conveyance office for the Parish of Ascension under Registration No. 77546.



Further acquired by the said Mrs. Helene Reuss, wife of William Campbell Hayward on March 26, 1940, registered in the conveyance office for the Parish of Ascension under Registration No. 77546.

- (2) A CERTAIN PORTION OF LAND with the improvements thereunto belonging, situated in the Parish of Ascension, State of Louisiana, in Section Seventy-seven (77), Township Ten (10) South, Range Two (2) East, Southeastern District of Louisiana, east of the Mississippi River, according to United States plat approved April 15, 1851, which said portion of land contains eighty-seven and 54/100 (87.54) acres, more or less, and comprises the whole of said Section Seventy-seven (77) less the portion which was conveyed by John C. Klos to Edwin F. Brady by an Act passed before Fred C. Marks, Notary Public in and for the City of New Orleans, Louisiana, dated June 7, 1927.

Being a part of the same property which John C. Klos purchased from the Belle Helene Co., Ltd., by an Act passed before Sidney A. Weber, Notary Public, on July 21, 1911, registered in Book of Conveyance No. 56, folio 49, of the records of said Parish of Ascension, and being the same property acquired by present vendor from the said John C. Klos by an Act before Felix J. Dreyfous, Notary Public of the Parish of Orleans, Louisiana, dated December 14, 1926, registered in Conveyance Book 66, folio 234, of the Conveyance Records of said Parish of Ascension, Louisiana.

- (3) A CERTAIN TRACT OF LAND, together with all the buildings and improvements thereon and thereunto appertaining, as well as all the rights, ways, privileges and servitudes appertaining, situated in the Parish of Ascension, State of Louisiana, described as follows:

Tract No. Four (4) containing forty-three and eighteen hundredths (43.18) acres, more or less,  
Tract No. Five (5) containing sixty-five (65) acres, and  
Tract No. Twenty-eight (28) containing eleven and 12/100 (11.12) acres, more or less; being a part of the Belle Plantation. Bounded on the West or front by the Mississippi River, on the upper side by Lot No. 3 and on the lower side by Lots Nos. 6 and 27, as described in the subdivision of the Belle Helene Plantation by Daney and Wadill.

Being the same property acquired by Mrs. George B. Reuss from the Belle Helene Planting Co., Ltd., by act before J. Fd. Fernandez, Notary Public in and for the Parish of Ascension, Louisiana, dated January 31, 1912, and registered in Conveyance Book 56, folio 455 of the records of Ascension Parish, Louisiana.

Being the same property acquired as the separate and paraphernal property of Mrs. Helene Reuss, wife of William C. Hayward, from Mrs. George B. Reuss, widow of George B. Reuss (Mrs. Bertha E. Spor Reuss) on the 4th day of April, 1942, as per act recorded in Conveyance Book 79, folio 293, Ascension Parish, Louisiana.

TO HAVE AND TO HOLD the above described property and appurtenances unto the said purchaser, his heirs and assigns forever.

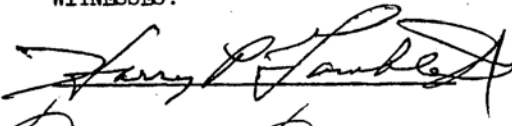
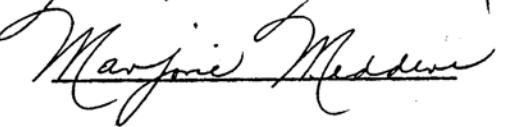
This sale is made and accepted for and in consideration of the issuance by purchaser to vendor of FIVE THOUSAND ONE HUNDRED FORTY FIVE (5,145) SHARES of the Class B Common stock of GERMANIA PLANTATION, INC., that said vendor hereby acknowledges the receipt thereof and granting full acquittance and discharge therefor.

All mortgage, conveyance, paving and tax researches are waived by the parties hereto, who hereby relieve and release me, Notary, from any liability for their non-production.

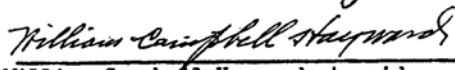
Vendor, Mrs. Helene Reuss, wife of William Campbell Hayward, declared that she has been married but once and then to the said William Campbell Hayward from whom she has never been judicially separated or divorced, and with whom she is living and residing in community.

THUS DONE AND SIGNED as of this 31st day of December, 1964 in the presence of the undersigned competent witnesses.

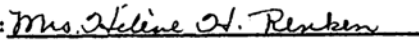
WITNESSES:

  
Mrs. Helene Reuss Hayward

  
William Campbell Hayward, to aid,  
authorize and assist his wife, Mrs.  
Helene Reuss Hayward

GERMANIA PLANTATION, INC.

By:   
Mrs. Helene H. Renken, Secretary

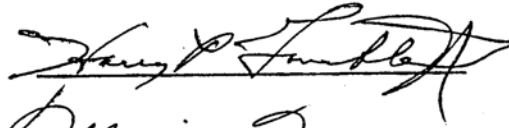

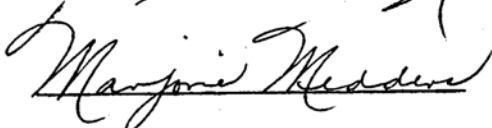

STATE OF LOUISIANA

PARISH OF ORLEANS

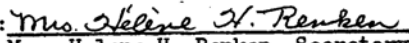
BE IT KNOWN That on this 31st day of December, 1964, before me, a Notary Public duly commissioned and qualified in and for the Parish and State aforesaid, personally appeared MRS. HELENE REUSS, wife of WILLIAM CAMPBELL HAYWARD, and the said WILLIAM CAMPBELL HAYWARD, to aid, authorize and assist his wife and GERMANIA PLANTATION, INC., herein represented by Mrs. Helene H. Renken, Secretary, known to me to be the persons whose names are subscribed to the foregoing instrument, who signed same before me and in the presence of them

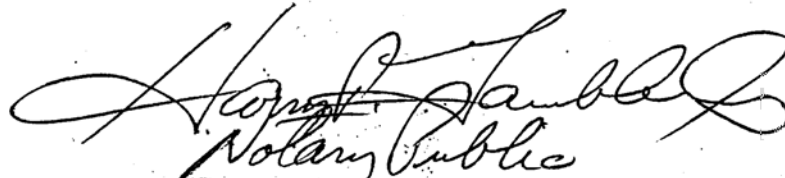
of the undersigned competent witnesses, and the said appearers thereupon declared and acknowledged unto me, Notary, in the presence of said witnesses, that they signed and executed said document as their own free act and deed for the uses and purposes therein set forth.

WITNESSES:

	 Mrs. Helene Reuss Hayward
	 William Campbell Hayward, to aid, authorize and assist his wife, Mrs. Helene Reuss Hayward

GERMANIA PLANTATION, INC.

By:   
Mrs. Helene H. Renken, Secretary

  
Notary Public  
HARRY P. GAMBLE, III

- (1) A CERTAIN TRACT OF LAND, forming part of the Germania Plantation, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the town of Donaldsonville, as shown on a survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940 in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River. According to said survey, said tract of land commences at a point designated by the letters "FF" on said survey and measures thence South 59° 29' East 794 along the River Highway to a point designated by the letters "BB" on said survey, thence South 50° 36' East 769 feet along the said highway to a point designated by the letters "CC" on said survey, thence South 39° West 1497 feet to a point designated by the letters "DD" on said survey, thence South 49° 36' East 302 feet to a point designated by the letter "T" on said survey, thence South 40° West 11,772.5 feet to a point designated by the letter "U" on said survey, thence North 63° West 337.5 feet to a point designated by the letter "F" on said survey, thence South 47° West 570.9 feet to a point designated by the letter "W" on said survey, thence along the Bijou Drainage Ditch North 17° 55' East 6138 feet to a point designated by the letter "X" on said survey, thence North 81° East 622.4 feet to a point designated by the letter "Y" on said survey, thence along the line of the Chatham Plantation North 23° 23' East 5135 feet to a point designated by the letter "Z" on said survey, thence South 70° 33' East 1620 feet, thence South 66° 23' East 300 feet, thence South 60° 10' East 300 feet to a point designated by the letters "EE", thence North 37° 50' East 2143 feet to the point of beginning designated by the letters "FF".

LESS AND EXCEPT:

A CERTAIN TRACT OF LAND, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the town of Donaldsonville, in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River, commencing at the point designated by the letters "FF" on the survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940, referred to in the description above, and from said point, said tract of land, according to a plan of survey of the front portion of Germania Plantation by T. J. Weishaupt, Civil Engineer, dated March, 1962, measures thence South 50° 51' East along the River Highway (Louisiana Highway No. 405) a distance of 1559.1 feet to a point, thence South 39° West 1499.7 feet to a point, thence South 51° 13' East 302.6 feet to a point, thence South 40° 19' West 891.6 feet to a point, thence North 55° 41' West 961.9 feet to a point, thence North 55° 23' West 25.5 feet to a point, thence North 59° 44' West 145.1 feet to a point, thence North 34° 21' East 433.3 feet to a point, thence North 54° 20' West 420.6 feet to a point, thence North 59° 26' West 152.0 feet to a point marked by an axle, thence North 36° 5' East 2113.0 feet to the River Highway and the point of beginning, containing in all 82.73 acres, together with the batture in front of said property.

Vendor establishes and grants unto Germania Plantation, Inc., for the sale, use and benefit of the property herein conveyed, a servitude of way and passage over and across a strip of land 25.5 feet wide, designated as a gravel road on a plan of survey of the front part of Germania Plantation by T. J. Weishaupt, dated March, 1962.

Being the same property interests in which were acquired by Mrs. Helene Reuss, wife of William Campbell Hayward, by Judgment in the Succession of George B. Reuss, No. 232-174 of the Docket of the Civil District Court for the Parish of Orleans dated March 26, 1940, registered in the conveyance office for the Parish of Ascension under Registration No. 77546.

E X T R A C T  
OF  
MINUTES OF MEETING OF BOARD OF DIRECTORS OF  
GERMANIA PLANTATION, INC.

---

Resolved, that this Corporation purchase from Mrs. Helene R. Hayward, for 5145 shares of the Class B Common stock of this Corporation, the following described property belonging to her separate and paraphernal estate, and that this Corporation assume, as part of the consideration for said purchase, the mortgage debt of \$26,000.00 secured by Germania Plantation, and of \$29,000.00 secured by Belle Helene Plantation and the Bayou Conway property, totaling \$55,000.00 due on said property, to-wit:

Further acquired by the said Mrs. Helene Reuss, wife of William Campbell Hayward on March 26, 1940, registered in the conveyance office for the Parish of Ascension under Registration No. 77546.

- (2) A CERTAIN PORTION OF LAND with the improvements thereunto belonging, situated in the Parish of Ascension, State of Louisiana, in Section Seventy-seven (77), Township Ten (10) South, Range Two (2) East, Southeastern District of Louisiana, east of the Mississippi River, according to United States plat approved April 15, 1851, which said portion of land contains eighty-seven and 54/100 (87.54) acres, more or less, and comprises the whole of said Section Seventy-seven (77) less the portion which was conveyed by John C. Klos to Edwin F. Brady by an Act passed before Fred C. Marks, Notary Public in and for the City of New Orleans, Louisiana, dated June 7, 1927.

Being a part of the same property which John C. Klos purchased from the Belle Helene Co., Ltd., by an Act passed before Sidney A. Weber, Notary Public, on July 21, 1911, registered in Book of Conveyance No. 56, folio 49, of the records of said Parish of Ascension, and being the same property acquired by present vendor from the said John C. Klos by an Act before Felix J. Dreyfous, Notary Public of the Parish of Orleans, Louisiana, dated December 14, 1926, registered in Conveyance Book 66, folio 234, of the Conveyance Records of said Parish of Ascension, Louisiana.

- (3) A CERTAIN TRACT OF LAND, together with all the buildings and improvements thereon and thereunto appertaining, as well as all the rights, ways, privileges and servitudes appertaining, situated in the Parish of Ascension, State of Louisiana, described as follows:

Tract No. Four (4) containing forty-three and eighteen hundredths (43.18) acres, more or less,  
Tract No. Five (5) containing sixty-five (65) acres, and  
Tract No. Twenty-eight (28) containing eleven and 12/100 (11.12) acres, more or less; being a part of the Belle Plantation. Bounded on the West or front by the Mississippi River, on the upper side by Lot No. 3 and on the lower side by Lots Nos. 6 and 27, as described in the subdivision of the Belle Helene Plantation by Daney and Wadill.

Being the same property acquired by Mrs. George B. Reuss from the Belle Helene Planting Co., Ltd., by act before J. Fd. Fernandez, Notary Public in and for the Parish of Ascension, Louisiana, dated January 31, 1912, and registered in Conveyance Book 56, folio 455 of the records of Ascension Parish, Louisiana.

Being the same property acquired as the separate and paraphernal property of Mrs. Helene Reuss, wife of William C. Hayward, from Mrs. George B. Reuss, widow of George B. Reuss (Mrs. Bertha E. Spor Reuss) on the 4th day of April, 1942, as per act recorded in Conveyance Book 79, folio 293, Ascension Parish, Louisiana.

Resolved, further, that Mrs. Helene H. Renken, Secretary-Treasurer of this Corporation, be and she is hereby authorized, empowered and directed, for and in the name of this Corporation, to execute such act of purchase and assumption, containing such provisions, as she shall deem necessary to effect such purchase.

\* \* \* \* \*

We hereby certify that the above is a true extract of the minutes of a meeting of the Board of Directors of Germania Plantation, Inc., duly called, convened and held on December 31, 1964.

William C. Hayward Jr.  
President

Mrs. Helene R. Hayward  
Vice-President

Mrs. Helene H. Renken  
Secretary-Treasurer

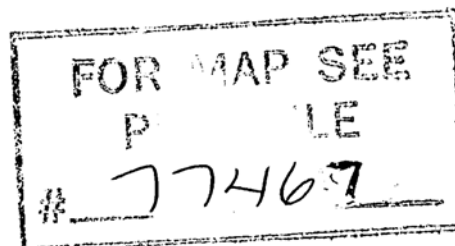
State of Louisiana--Parish of Assumption  
I, do hereby certify that the above and foregoing

was received, filed and recorded in Book

of CONVEY No. 182 Folio 661

this 26 day of Dec, 19 64

Hermit Earl Bourque  
Clerk and Recorder



4 cc  
INSTRUMENT # 00749162  
FILED AND RECORDED  
ASCENSION CLERK OF COURT  
2010 JUN 23 03:40:25 PM  
COB ☒ MOB ☐ OTHER ☐

B. Landry  
DEPUTY CLERK & RECORDER

CASH SALE

CERTIFIED TRUE COPY BY  
UNITED STATES OF AMERICA

BY: MARGARET MARIE H. BERNARD,  
CLARINE H. MAUFFRAY and  
SUSAN H. GAYAUT

DEPUTY CLERK  
SLIPFRT02  
STATE OF LOUISIANA

TO: WILLIAM C. HAYWARD, III

PARISH OF ASCENSION

BE IT KNOWN, That on the dates shown below,

BEFORE US, the respective undersigned Notaries Public, duly commissioned and qualified in and for the respective state/parish/county, and in the presence of the witnesses hereinafter named and undersigned:

PERSONALLY CAME AND APPEARED:

MARGARET MARIE H. BERNARD, (xxx-xx-7983), married twice, first to Hamilton Guenard from whom she is legally divorced; and second to Milton C. Bernard, with whom she lives and resides; a resident of the full age of majority of the County of Hancock, State of Mississippi, whose mailing address is declared to be 1125 Longo St., Waveland, Mississippi 39576, herein selling her separate property, for the use and benefit of her separate estate;

CLARINE H. MAUFFRAY, (xxx-xx-4741), divorced, a resident of the full age of majority of the County of Hancock, State of Mississippi, whose mailing address is declared to be 1225 Longo St., Waveland, Mississippi 39576, herein selling her separate property, for the use and benefit of her separate estate; and

SUSAN H. GAYAUT, (xxx-xx-0282), married to Gilbert Anthony Gayaut, a resident of the full age of majority of the County of Nueces, State of Texas, whose mailing address is declared to be 4501 River Park Dr., Corpus Christi, Texas 78410, herein selling her separate property, for the use and benefit of her separate estate,

hereinafter, whether one or more, referred to as vendor, who declares that said vendor does by these presents grant, bargain, sell, convey, transfer, assign, set over, abandon and deliver with all legal warranties and with full substitution and subrogation in and to all the rights and actions of warranty which said vendor has or may have against all preceding owners and vendors, unto:

WILLIAM C. HAYWARD, III, (xxx-xx-8382), married twice, first to Charlotte L. Hayward, and second to Melanie L. Hayward, a resident of the full age of majority of the Parish of Ascension, State of Louisiana, whose mailing address is declared to be 9073 Highway 405, Donaldsonville, Louisiana, purchasing the hereinafter described property as his own separate property with his separate funds and for the use and benefit of his separate estate,

hereinafter, whether one or more, referred to a purchaser, here present accepting, and purchasing for purchaser and purchaser's successors, heirs and assigns, and acknowledging due delivery and possession thereof all and singular the following described property, to-wit:

All of their right, title and interest in and to the following described property:

Tract 4 as shown on the map attached hereto and made a part hereof, said Tract 4 being a portion of Germania Plantation, "Helene Reuss Hayward Testamentary Trust" located in Sections 23, 24 and 25, T-10-S, R-14-E, Southeastern Land District, West of the Mississippi River, Ascension Parish, Louisiana, said map prepared by Woody R.

COB: 749162; Page: 1; Filed: 6/3/10 [ascension:]



Triche, Professional Land Survey, dated February 16, 2006.

Vendors reserve unto themselves, their heirs and assigns all mineral rights located in, on, under and to the above described property.

No title examination was requested of or made by the undersigned Attorney and Notary and the parties hereto do hereby relieve and exonerate said Attorney and Notary from any and all liability from any defects in the title to the subject property and the description used in preparing this act of sale was furnished and accepted by the parties hereto.

TO HAVE AND TO HOLD, the above described property unto the said purchaser, and purchaser' successors, heirs and assigns forever.

This sale is made and accepted for and in consideration of the total price and sum of THIRTY-SIX THOUSAND AND 00/100 (\$36,000.00) DOLLARS Cash, which the said purchaser has well and truly paid, in ready and current money to the said vendor, who hereby acknowledges the receipt thereof and grants full acquittance and discharge therefor. The purchase price is to be distributed in the following proportions:

Margaret Marie H. Bernard - \$12,000.00

Clarine H. Mauffray - \$12,000.00

Susan H. Gayaut - \$12,000.00

THUS DONE AND PASSED at my office in Donaldsonville, Louisiana on the 2nd day of

June, 2010 in the presence of Gail C. Klack and Tracie H. Pairrier, competent witnesses who hereunto sign their names with the said appears and me, Notary, after a reading of the whole.

WITNESSES:

Gail C. Klack

William C. Hayward III  
WILLIAM C. HAYWARD, III

Tracie H. Pairrier

MAECOLM J. DUGAS, JR. #05137  
Notary Public

COB: 749162; Page: 2; Filed: 6/3/10 [ascension:]

THUS DONE AND PASSED at my office in Hancock County, Mississippi on the 25th  
day of MAY, 2010 in the presence of Milton Bernard and  
Rachel Spear, competent witnesses who hereunto sign their names with the said  
appears and me, Notary, after a reading of the whole.

WITNESSES:

Milton Bernard

Margaret Marie H. Bernard  
MARGARET MARIE H. BERNARD

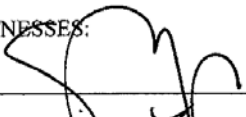
R. Spear

Preston J. Mauffray  
Notary Public

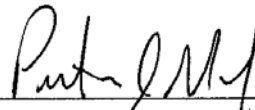


THUS DONE AND PASSED at my office in Hancock County Mississippi on the 25<sup>th</sup>  
day of May, 2010 in the presence of Casey Marquan and  
MELISSA FAME, competent witnesses who hereunto sign their names with the said  
appears and me, Notary, after a reading of the whole.

WITNESSES:

  
Melissa Fame

  
CLARINE H. MAUFFRAY

  
Notary Public



THUS DONE AND PASSED at my office in Quevas County, Texas on the 28 day of May, 2010 in the presence of Anna Malachite and Barbara Winters, competent witnesses who hereunto sign their names with the said appears and me, Notary, after a reading of the whole.

WITNESSES:

Anna Malachite  
Barbara Winters

Susan H. Gayaut  
SUSAN H. GAYAUT

Janet E. Armstrong  
Notary Public



100  
INSTRUMENT # 00699124  
FILED AND RECORDED  
ASCENSION CLERK OF COURT  
2008 JUN 13 09:07:24 AM  
COB: ☒ MOB: ☐ OTHER: ☐

*Blair*  
DEPUTY CLERK & RECORDER

CASH SALE

CERTIFIED TRUE COPY BY  
UNITED STATES OF AMERICA

BY: JUDY H. SCHUENGEL,  
CONNIE H. MCLAIN and  
TOMMIE R. HAYWARD

DEPUTY CLERK  
SLIP 102  
STATE OF LOUISIANA

TO: WILLIAM C. HAYWARD, III

PARISH OF ASCENSION

BE IT KNOWN, That on this 19<sup>th</sup> day of May in the year  
of Our Lord two thousand and eight.

BEFORE ME, MALCOLM J. DUGAS, JR., a Notary Public, duly commissioned  
and qualified, in and for the Parish of Ascension, State of Louisiana, therein residing, and  
in the presence of the witnesses hereinafter named and undersigned:

PERSONALLY CAME AND APPEARED:

JUDY H. SCHUENGEL (xxx-xx-6313), married once and then to John  
Schuengel, a resident of the full age of majority of the County of Hancock,  
State of Mississippi, whose mailing address is declared to be 901 Victoria  
Street, Waveland, Mississippi, herein selling her separate property, for the  
use and benefit of her separate estate,

CONNIE H. MCLAIN (xxx-xx-3555), married twice, first to Henry Spear  
from whom she is divorced, and second to Carl McLain, a resident of the  
full age of majority of the County of Delaware, State of New York, whose  
mailing address is declared to be 294 Country Highway 29, Davenport, New  
York, herein selling her separate property, for the use and benefit of her  
separate estate, herein appearing by and through Judy H. Schuengel, whose  
mailing address is declared to be 901 Victoria Street, Waveland,  
Mississippi, her duly authorized agent and attorney-in-fact, under and by  
virtue of an act of procuration passed before Margaret Bonney, a Notary  
Public in and for the Count of Delaware, State of New York, a copy of  
which is hereunto annexed, and

TOMMIE R. HAYWARD (xxx-xx-5850), married six times, first to Joan  
Schuengel, second to Mary Waaga, third to Bonnie Beard, fourth to Yvonna  
Browning, fifth the Vicki Keith, and sixth to Patsy Adams, a resident of the  
full age of majority of the County of Harrison, State of Mississippi, whose  
mailing address is declared to be 23075 Enchanted Avenue, Pass Christian,  
Mississippi, herein selling his separate property, for the use and benefit of  
his separate estate,

hereinafter, whether one or more, referred to as vendor, who declares that said vendor does  
by these presents grant, bargain, sell, convey, transfer, assign, set over, abandon and deliver  
with all legal warranties and with full substitution and subrogation in and to all the rights  
and actions of warranty which said vendor has or may have against all preceding owners  
and vendors, unto:

5

COB: 699124; Page: 1; Filed: 6/13/08 [ascension:]

WILLIAM C. HAYWARD, III, (xxx-xx-8382), married twice, first to Charlotte L. Hayward, and second to Melanie L. Hayward, a resident of the full age of majority of the Parish of Ascension, State of Louisiana, whose mailing address is declared to be 9073 Highway 405, Donaldsonville, Louisiana, purchasing the hereinafter described property as his own separate property with his separate funds and for the use and benefit of his separate estate,

hereinafter, whether one or more, referred to a purchaser, here present accepting, and purchasing for purchaser and purchaser's successors, heirs and assigns, and acknowledging due delivery and possession thereof all and singular the following described property, to-wit:

All of their right, title and interest in and to the following described property:

Tract 4 as shown on the map attached hereto and made a part hereof, said Tract 4 being a portion of Germania Plantation, "Helene Reuss Hayward Testamentary Trust" located in Sections 23, 24 and 25, T-10-S, R-14-E, Southeastern Land District, West of the Mississippi River, Ascension Parish, Louisiana, said map prepared by Woody R. Triche, Professional Land Survey, dated February 16, 2006.

Vendors reserve unto themselves, their heirs and assigns all mineral rights located in, on, under and to the above described property.

No title examination was requested of or made by the undersigned Attorney and Notary and the parties hereto do hereby relieve and exonerate said Attorney and Notary from any and all liability from any defects in the title to the subject property and the description used in preparing this act of sale was furnished and accepted by the parties hereto.

TO HAVE AND TO HOLD, the above described property unto the said purchaser, and purchaser' successors, heirs and assigns forever.

This sale is made and accepted for and in consideration of the total price and sum of THIRTY-SIX THOUSAND AND 00/100 (\$36,000.00) DOLLARS Cash, which the said purchaser has well and truly paid, in ready and current money to the said vendor, who hereby acknowledges the receipt thereof and grants full acquittance and discharge therefor.

The purchase price is to be distributed in the following proportions:

Judy H. Schuengel - \$12,000.00

Connie H. McLain - \$12,000.00

Tommie R. Hayward - \$12,000.00

COB: 699124; Page: 2; Filed: 6/13/08 [ascension:]

THUS DONE AND PASSED at my office in Donaldsonville on the day, month and  
year herein first above written in the presence of \_\_\_\_\_ and  
\_\_\_\_\_, competent witnesses who hereunto sign their names  
with the said appears and me, Notary, after a reading of the whole.

WITNESSES:

Gail C. Klack  
Gail C. Klack  
Frances N. Hidalgo  
FRANCES N. HIDALGO

Judy H. Schuengel  
JUDY H. SCHUENGEL

Gail C. Klack  
Gail C. Klack  
Frances N. Hidalgo  
FRANCES N. HIDALGO

Judy H. Schuengel  
CONNIE H. MCCLAIN  
BY: JUDY H. SCHUENGEL, AGENT  
AND ATTORNEY-IN-FACT

Gail C. Klack  
Gail C. Klack  
Frances N. Hidalgo  
FRANCES N. HIDALGO

Tommie R. Hayward  
TOMMIE R. HAYWARD

Gail C. Klack  
Gail C. Klack  
Frances N. Hidalgo  
FRANCES N. HIDALGO

William C. Hayward III  
WILLIAM C. HAYWARD, III

Malcolm J. Dugas, Jr.  
MALCOLM J. DUGAS, JR.  
NOTARY PUBLIC  
BAR ROLL NUMBER 05137



May 13, 2008

I, Connie H. McLain, of 294 County Highway 29, Davenport, New York, give my Power of Attorney to Judy H. Schuengel, of 901 Victoria Street, Waveland, Mississippi, for the sale/closing of my 1/6 interest in the 21 acres more or less located in Louisiana that I inherited from my dad, John R. Hayward. This power of attorney is also to allow Judy Schuengel to accept my check. This power of attorney is good only for this transaction.

Sincerely,

*Connie H. McLain*

Connie H. McLain

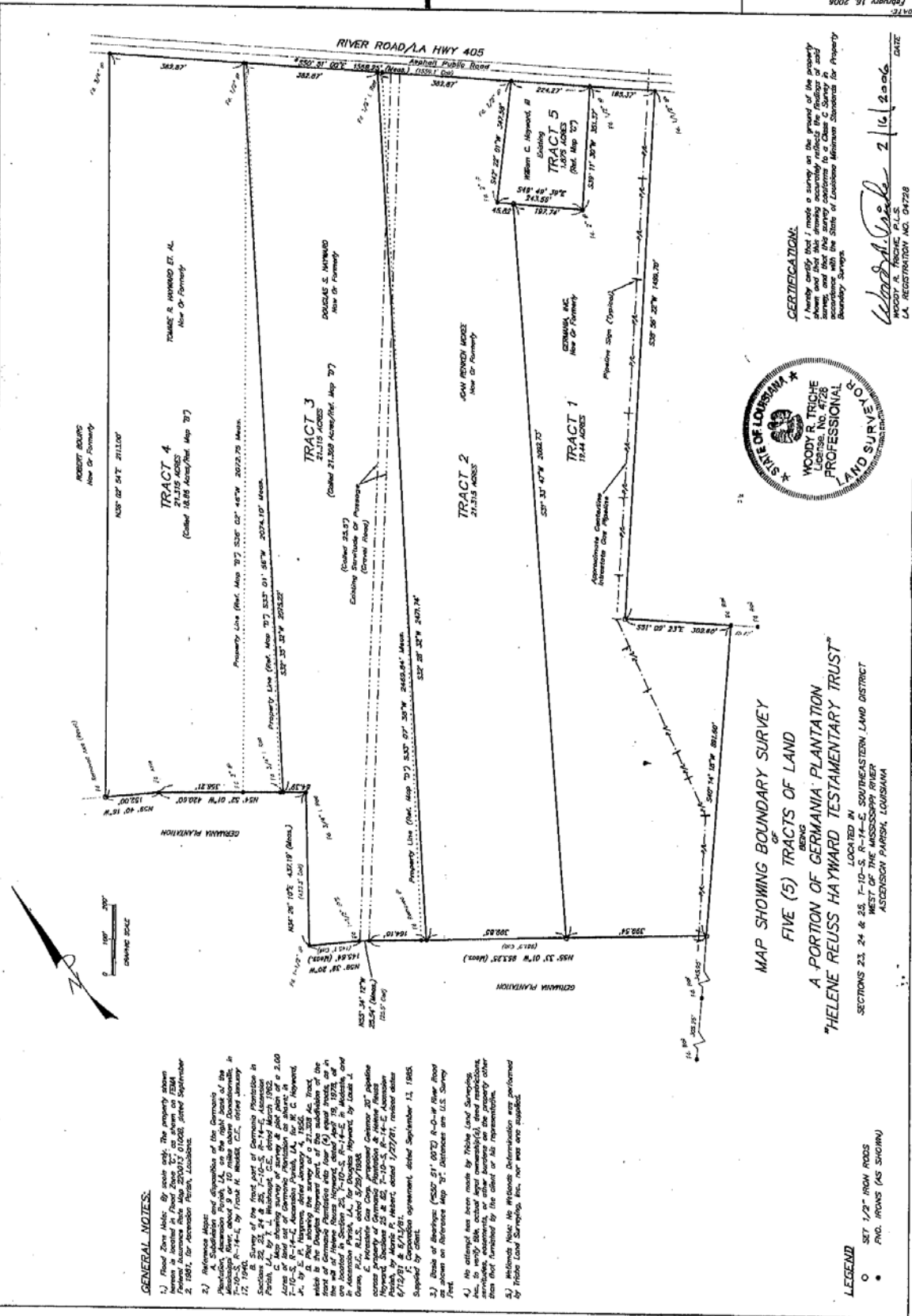
*State of: New York*  
*County of: Delaware*

*Subscribed and sworn to before me this*  
*13<sup>th</sup> day of May 2008.*

*Margaret Bonney*  
*Notary Public*

**MARGARET BONNEY**  
Notary Public State of New York  
Appointed in Delaware County  
Reg. No. 01BO5028289  
My Commission Expires 5/3/2012

DATE:	February 16, 2008
PREPARED BY:	Waymond/Germania Plantation
CHECKED BY:	WRT
SCALE:	AS SHOWN



SUCCESSION OF

HELENE REUSS HAYWARD

PROBATE NUMBER: 7522

FILED:

RECEIVED  
HAYWARD REUSS  
COURT

23RD JUDICIAL DISTRICT COURT

PARISH OF ASCENSION

STATE OF LOUISIANA

Mar 25 11 22 AM '86  
BY: CLK.\*\*\*\*\*  
AMENDED JUDGMENT OF POSSESSION  
\*\*\*\*\*

Considering the joint Petition for an Amended Judgment of Possession filed herein by Douglas S. Hayward, Sr., Joan Renken McKee, John R. Hayward, and William Campbell Hayward, Jr., in which the petitioners request that certain assets described in the Detailed Descriptive List be specifically included in the Judgment of Possession, and for the reasons set forth in the Judgment of Possession rendered in this matter on December 12, 1985, and for the reasons this day orally assigned:

IT IS ORDERED, ADJUDGED AND DECREED that the Judgment of Possession rendered on December 12, 1985 be amended to the following extent:

1. That Paragraph 1H is hereby amended to read as follows:
- H. The remainder of her property, including all of the real estate that she owned, together with all of the stock that she owned in Germania Plantation, Inc., as well as all other properties that she owned at the date of her death, she willed and bequeathed to DOUGLAS S. HAYWARD, HELENE HAYWARD RENKEN, and SIDNEY A. MARCHAND, III, as co-trustees, for WILLIAM CAMPBELL HAYWARD, JR., JOAN RENKEN MCKEE, DOUGLAS S. HAYWARD and JOHN REUSS HAYWARD, as beneficiaries of income and principal.

This trust shall be known and administered as the "HELENE REUSS HAYWARD TESTAMENTARY TRUST;"

Included in the property bequeathed to the Helene Reuss Hayward Testamentary Trust are the following:

- a) The batture in front of the following described property, to-wit:

A certain tract of land, situated in the Parish of Ascension, on the right bank of the Mississippi River, approximately 9 and 3/4 miles above the Town of Donaldsonville, in Township 10 South, Range 14 East, in the Southeastern Land District of Louisiana, West of the Mississippi River, commencing at a point designated by the letters "FF" on the survey made by Frank H. Waddill, Civil Engineer, dated January 17, 1940, referred to in the description above, and from said point, said tract of land, according to a plan of survey of the front portion of Germania Plantation by T. J. Weishaupt,

Civil Engineer, dated March, 1962, measures thence South 50° 51' East along the River Highway (Louisiana Highway No. 405) a distance of 1559.1 feet to a point, thence South 39° West 1499.7 feet to a point; thence South 51° 13' East 302.6 feet to a point; thence South 40° 19' West 891.6 feet to a point; thence North 55° 41' West 961.9 feet to a point; thence North 55° 23' West 25.5 feet to a point; thence North 59° 44' West 145.1 feet to a point; thence North 54° 20' West 420.5 feet to a point; thence North 59° 26' West 152.0 feet to a point marked by an axle; thence North 36° 5' East 2113.0 feet to the River Highway and the point of beginning, containing in all 82.73 acres, together with the batture in front of said property.

Subject to a servitude of way and passage unto Germania Plantation, Inc. over and across a strip of land 25.5 feet wide, designated as a gravel road on a plan of survey of the front part of Germania Plantation by T. J. Weishaupt, dated March, 1962.

Being the same property interests in which were acquired by Mrs. Helene Reuss, wife of William Campbell Hayward by Judgment of Possession of George B. Reuss, #232-174 of the docket of the Civil District Court for the Parish of Orleans, dated March 26, 1940, registered in the Conveyance Office for the Parish of Ascension under Registration No. 77546.

- b) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

A certain tract or parcel of land situated in the Parish of Assumption, State of Louisiana, and being a part of Oakwood Plantation (which parcel is referred to in an Act of Sale in Conveyance Book 632, Folio 210, as being in Section 11, Township 14 South, Range 14 East, but appears on a map of the Parish of Assumption, made by Tobin Aerial Surveys, Inc. as being situated in Section 12, Township 14 South, Range 14 East), together with all of the buildings and improvements thereon including a sugar house or syrup mill with all machinery and equipment thereon and residence, which parcel of land is described by reference to a sketch showing front of survey of tract of land annexed to an Act of Sale by Alburge and Clara C. Bernard to Thomas A. Thibaut, et als, recorded in Conveyance Book 79, Folio 645, as follows, to-wit:

Beginning at a point marked "E" which is the junction between the south-west side line of Louisiana Highway No. 29, and the South side line of Oakwood Road, and running South 40° 15' East, along the westerly side of Louisiana Highway No. 29, a distance of two hundred fifty-four (254') feet to a point marked "B", thence run South 37° 15' West a distance of two hundred sixty-seven (267') feet to a point marked "D" across a canal and on the south side of Oakwood Road a distance of three hundred fifty (350) feet to a point marked "E", the point of beginning, the parcel being bounded on the east by Louisiana Highway No. 29, on the south and west by Thomas Thibaut, et als, and on the north by Oakwood Road, being the property reserved by Mr. and Mrs. Alburge Bernard, and colored yellow on the main sketch of the property transferred by them in the act of sale dated March 26, 1949, and recorded in

COB: 231809; Page: 2; Filed: 3/25/86 [ascension:]

COB 79, folio 645, and being the same property acquired by mortgage from William C. Hayward, Jr., et al, by act of sale passed before Gertrude C. Bagwell on the 14th day of September, 1961, and duly recorded in Conveyance book 93, No. 60768 in the office of the clerk and ex-Officio Recorder in and for the Parish of Assumption.

Being the same property acquired by William C. Hayward, Sr. and Helene Reuss Hayward by Sheriff's Sale dated February 13, 1963, signed by Murray P. Landry, Sheriff and Ex-Officio Auctioneer, Assumption Parish, Louisiana.

- c) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

855 shares Class B Common Stock of Germania Plantation, Inc. represented by Certificate #1 dated December 30, 1964 issued in the name of Mr. and Mrs. William Campbell Hayward, Sr.

- d) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

5 shares of the First National Bank in Donaldsonville represented by Certificate #428 issued in the name of William Campbell Hayward, Sr.

- e) An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:

76 shares of stock of Gulf National Bank, Gulfport, Mississippi, in the names of W.C. Hayward, Sr. and Mrs. W. C. Hayward, Sr.

JRM  
f)  
LPH

~~An undivided one-half (1/2) right, title, share, interest and proportion in and to the following:~~

JRM  
LPH  
LPH

675 Shares of Class B Common Stock of Germania Plantation, Inc., in the name of Helene Reuss Hayward.

2) That an additional paragraph be added to the original Judgment of Possession to be numbered Paragraph 4, and to read as follows:

4. All banks, trust companies, insurance companies, and all other persons, partnerships, unincorporated associations, or corporations having on deposit, or in their possession, or under their control, any money, credits, stocks, dividends, bonds, or other property depending upon or belonging to the

COB: 231809; Page: 3; Filed: 3/25/86 [ascension:]

succession of the deceased, Helene Reuss Hayward,  
are hereby required to delivered them to the HELENE  
REUSS HAYWARD TESTAMENTARY TRUST.

THIS AMENDED JUDGMENT READ, RENDERED AND SIGNED ON THIS 21<sup>st</sup>  
DAY OF MARCH, 1986, AT CONZAKS, LOUISIANA.

John L. Goldsmith  
JOHN L. GOLDSMITH, JUDGE  
TWENTY-THIRD JUDICIAL DISTRICT  
PARISH OF ASCENSION

APPROVED AS TO FORM:

Douglas S. Hayward  
Douglas S. Hayward

Joan Renken McKee  
Joan Renken McKee

John R. Hayward  
John R. Hayward

William C. Hayward, Jr.  
William C. Hayward, Jr.

I, do hereby certify that the above and is  
and recorded in Book of 401 Folio No. 672  
this 25 day of mar 1986  
Kermit Hart Bourque  
Clerk and Recorder

COB: 231809; Page: 4; Filed: 3/25/86 [ascension:]

675

Recorded from the original on file this the 25th day of March, 1986.

Kermit Hart Bourque  
KERMIT HART BOURQUE, CLERK OF COURT AND RECORDER  
ASCENSION PARISH, LOUISIANA

Recorded from the original on file this the 13th day of December, 1985.

*Kermit Hart Bourque*  
KERMIT HART BOURQUE, CLERK & RECORDER  
ASCENSION PARISH, LA.

SUCCESSION OF

228490 23RD JUDICIAL DISTRICT COURT

HELENE REUSS HAYWARD

PARISH OF ASCENSION

PROBATE NUMBER: 7522

RECEIVED

STATE OF LOUISIANA

HART BOURQUE  
CLERK OF COURT

FILED: *Dec 12 1985*

BY. CLK.

\*\*\*\*\* DEC 13 2 57 PM '85 \*\*\*\*\*

BY JUDGMENT OF POSSESSION

BY. CLERK OF COURT

Considering the joint Petition for Possession filed herein by DOUGLAS S. HAYWARD, appearing individually and as the duly qualified Testamentary Executor of the Succession of Helene Reuss Hayward, of JOAN RENKEN MCKEE, of JOHN R. HAYWARD, and further considering the stipulations of the parties, including WILLIAM CAMPBELL HAYWARD, JR., under which William Campbell Hayward, Jr. enters into and also becomes a petitioner in this Petition for Possession; satisfactory proof having been submitted to the Court that all inheritance taxes due by the heirs and legatees have been paid; there is no necessity for any further administration of this Succession, the law and the evidence entitling the petitioners to the relief prayed for, and for the reasons this day orally assigned:

IT IS ORDERED, ADJUDGED AND DECREED that:

1. The following persons and Trust are recognized as the particular legatees of the deceased, Helene Reuss Hayward, and as such, are entitled to the ownership and sent into possession of the property set forth next to their respective names, as follows:

A. To WILLIAM CAMPBELL HAYWARD, JR., the following described property:

A parcel of ground containing twenty (20) acres, more or less, and being that portion of the front portion of Germania Plantation in Section 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin a point common to Germania Plantation, Mulberry Grove Plantation of Mrs. Hattie Clifton and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded in front by the River Road, downriver by the Mulberry Grove Plantation and Mrs. Hattie Clifton, and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc. and upriver by a portion to be bequeathed to my daughter, Mrs. Helene Hayward Renken. Together with the brick home and other improvements situated thereon.

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**LESS AND EXCEPT:**

An undivided one-half (1/2) right, title, share, interest and proportion in and to:

That certain tract of land lying and being situated in the Parish of Ascension, State of Louisiana, fronting on the public road, forming part of Germania Plantation, and containing two acres, more or less, facing on the Public Road or River Road and having a front thereon of 224.21 feet. Bounded in front by the Public road, and in the rear and both sides by Germania Plantation, and commencing at a point 185.40 feet from an iron post or pipe marking the boundary between Germania Plantation and the property of the Estate of John & Ella Brooks. From said point of beginning extending along the public road a distance of 224.21 feet to an iron stake placed as a boundary, thence extending from the iron stake perpendicular to the said road and extending back therefrom a distance of 373.58 feet, to an iron stake placed as a boundary, thence on a line parallel to the line of the River Road a distance of 244.43 feet to an iron stake placed as a boundary, thence from said iron stake towards the river road, and perpendicular to the line on the River Road, a distance of 373.06 feet to the point of beginning.

Together with the buildings and improvements thereon and thereunto appertaining.

All as per map and plan of survey made by E. P. Hargrove, Registered Land Surveyor, dated January 4, 1956.

Being the same property acquired by William C. Hayward, Jr from Mrs. Williams C. Hayward, Sr. by act dated February, 1956, passed before C. A. Blanchard, Notary Public, and being recorded in COB 112, File No. 46842, all according to the map and plan of survey made by E. P. Hargrove, C. E. dated January 4, 1956, a copy of said plan of survey being recorded in C.B. 112, under File NO. 16842 of the Parish of Ascension, Louisiana.

Being the same property acquired by William C. Hayward, Sr. from William C. Hayward, Jr. by Act of Sale before George R. Blum, Notary Public, Ascension Parish, dated September 23, 1959.

- B. To JOAN RENKIN MCKEE, the following described property, to-wit:

A parcel of ground containing twenty acres, more or less, and being that portion of the front portion of Germania Plantation, in Section 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin at a point common to the upriver line of the parcel hereinabove given to William Campbell Hayward, Jr., the parcel herein bequeathed to Helene Hayward Renken, and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded downriver by

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parcel bequeathed to William Campbell Hayward, Jr., front by River Road, above by parcel bequeathed to Douglas S. Hayward, and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc. Together with the store building and overseer home and other improvements situated thereon.

C. To DOUGLAS S. HAYWARD, the following described property, to-wit:

A parcel of ground containing twenty (20) acres, more or less, and being that portion of the front portion of Germania Plantation, in Section 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin at a point common to the upriver line of the parcel hereinabove given to Mrs. Helene Hayward Renken, the parcel herein bequeathed to Douglas S. Hayward, and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded downriver by parcel bequeathed to Mrs. Helene Hayward Renken, front by River Road, above by parcel bequeathed to John Reuss Hayward and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc. Together with the main plantation home, garage, stable and other buildings and improvements thereon situated.

D. To JOHN REUSS HAYWARD, the following described property, to-wit:

A parcel of ground containing twenty (20) acres, more or less, and being that portion of the front portion of Germania Plantation, in Sections 23 and 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin at a point common to the upriver line of the parcel hereinabove given to Douglas S. Hayward, the parcel herein bequeathed to John Reuss Hayward, and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded downriver by parcel bequeathed to Douglas S. Hayward, front by River Road, above by upper line of Germania Plantation and property of Robert Bourg, and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc.

E. To DOUGLAS S. HAYWARD, all of the furniture, fixtures, and other contents of the Germania Plantation home situated on the property which is bequeathed to him hereinabove.

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- F. The real estate in Mississippi owned by Helene Reuss Hayward at the date of her death, and being the property in Waveland, Mississippi, in equal proportions, to WILLIAM CAMPBELL HAYWARD, JR., JOAN RENKEN MCKEE, DOUGLAS S. HAYWARD and JOHN REUSS HAYWARD.
- G. To DOUGLAS S. HAYWARD, the automobile owned by Helene Reuss Hayward at the date of her death, which automobile is a Chevrolet.
- H. The remainder of her property, including all of the real estate that she owned, together with all of the stock that she owned in Germania Plantation, Inc., as well as all other properties that she owned at the date of her death, she willed and bequeathed to DOUGLAS S. HAYWARD, HELENE HAYWARD RENKEN, and SIDNEY A. MARCHAND, III, as co-trustees, for WILLIAM CAMPBELL HAYWARD, JR., JOAN RENKEN MCKEE, DOUGLAS S. HAYWARD and JOHN REUSS HAYWARD, as beneficiaries of income and principal.

This trust shall be known and administered as the "HELENE REUSS HAYWARD TESTAMENTARY TRUST;"

2. No collation be required for any gifts made to the children of Helene Reuss Hayward during her lifetime.

3. Douglas S. Hayward is discharged as executor and the necessity of the final account of the executor of this succession is hereby dispensed with.

This Judgment rendered on the 14th day of October, 1985.

This Judgment read and signed on the 12<sup>th</sup> day of December, 1985 at Gretna, Ascension Parish, Louisiana.

JOHN L. GOLDSMITH, JUDGE  
TWENTY-THIRD JUDICIAL DISTRICT  
PARISH OF ASCENSION

APPROVED AS TO FORM:

Douglas S. Hayward, Individually  
and as Executor

BY:

Sidney A. Marchand, III  
Attorney

Joan Renken McKee

By:

Oliver S. Delery, Attorney

John R. Hayward, In Proper Person

William C. Hayward, Jr.,

By:

William LeBlanc, Attorney

SUCCESSION OF

HELENE REUSS HAYWARD

PROBATE NUMBER: 7522

FILED:

This *Amended* by act of  
Clerk of Court  
Recorded in MB  
File No. *40*  
Date *3/25*  
Folio *23*  
Page *8*  
23RD JUDICIAL DISTRICT COURT  
PARISH OF ASCENSION  
STATE OF LOUISIANA  
DEPUTY CLERK & RECORDER  
ASCENSION PARISH, LA.  
BY: CLK.

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JUDGMENT OF POSSESSION

\*\*\*\*\*

Considering the joint Petition for Possession filed herein by DOUGLAS S. HAYWARD, appearing individually and as the duly qualified Testamentary Executor of the Succession of Helene Reuss Hayward, of JOAN RENKEN MCKEE, of JOHN R. HAYWARD, and further considering the stipulations of the parties, including WILLIAM CAMPBELL HAYWARD, JR., under which William Campbell Hayward, Jr. enters into and also becomes a petitioner in this Petition for Possession; satisfactory proof having been submitted to the Court that all inheritance taxes due by the heirs and legatees have been paid; there is no necessity for any further administration of this Succession, the law and the evidence entitling the petitioners to the relief prayed for, and for the reasons this day orally assigned:

IT IS ORDERED, ADJUDGED AND DECREED that:

1. The following persons and Trust are recognized as the particular legatees of the deceased, Helene Reuss Hayward, and as such, are entitled to the ownership and sent into possession of the property set forth next to their respective names, as follows:

A. To WILLIAM CAMPBELL HAYWARD, JR., the following described property:

A parcel of ground containing twenty (20) acres, more or less, and being that portion of the front portion of Germania Plantation in Section 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin a point common to Germania Plantation, Mulberry Grove Plantation of Mrs. Hattie Clifton and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded in front by the River Road, downriver by the Mulberry Grove Plantation and Mrs. Hattie Clifton, and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc. and upriver by a portion to be bequeathed to my daughter, Mrs. Helene Hayward Renken. Together with the brick home and other improvements situated thereon.

**LESS AND EXCEPT:**

An undivided one-half (1/2) right, title, share, interest and proportion in and to:

That certain tract of land lying and being situated in the Parish of Ascension, State of Louisiana, fronting on the public road, forming part of Germania Plantation, and containing two acres, more or less, facing on the Public Road or River Road and having a front thereon of 224.21 feet. Bounded in front by the Public road, and in the rear and both sides by Germania Plantation, and commencing at a point 185.40 feet from an iron post or pipe marking the boundary between Germania Plantation and the property of the Estate of John & Ella Brooks. From said point of beginning extending along the public road a distance of 224.21 feet to an iron stake placed as a boundary, thence extending from the iron stake perpendicular to the said road and extending back therefrom a distance of 373.58 feet, to an iron stake placed as a boundary, thence on a line parallel to the line of the River Road a distance of 244.43 feet to an iron stake placed as a boundary, thence from said iron stake towards the river road, and perpendicular to the line on the River Road, a distance of 373.06 feet to the point of beginning.

Together with the buildings and improvements thereon and thereunto appertaining.

All as per map and plan of survey made by E. F. Hargrove, Registered Land Surveyor, dated January 4, 1956.

Being the same property acquired by William C. Hayward, Jr from Mrs. Williams C. Hayward, Sr. by act dated February, 1956, passed before C. A. Blanchard, Notary Public, and being recorded in COB 112, File No. 46842, all according to the map and plan of survey made by E. P. Hargrove, C. E. dated January 4, 1956, a copy of said plan of survey being recorded in C.B. 112, under File NO. 16842 of the Parish of Ascension, Louisiana.

Being the same property acquired by William C. Hayward, Sr. from William C. Hayward, Jr. by Act of Sale before George R. Blum, Notary Public, Ascension Parish, dated September 23, 1959.

- B. To JOAN RENKIN MCKEE, the following described property, to-wit:

A parcel of ground containing twenty acres, more or less, and being that portion of the front portion of Germania Plantation, in Section 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin at a point common to the upriver line of the parcel hereinabove given to William Campbell Hayward, Jr., the parcel herein bequeathed to Helene Hayward Renken, and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded downriver by

parcel bequeathed to William Campbell Hayward, Jr., front by River Road, above by parcel bequeathed to Douglas S. Hayward, and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc. Together with the store building and overseer home and other improvements situated thereon.

C. To DOUGLAS S. HAYWARD, the following described property, to-wit:

A parcel of ground containing twenty (20) acres, more or less, and being that portion of the front portion of Germania Plantation, in Section 24, Township 10 South, Range 14 East, Ascension Parish, Louisiana, which would begin at a point common to the upriver line of the parcel hereinabove given to Mrs. Helene Hayward Renken, the parcel herein bequeathed to Douglas S. Hayward, and the River Road, and then measure upriver along the River Road exactly one-fourth (1/4th) the width of said front portion of Germania Plantation by a depth sufficient so as to comprise twenty (20) acres, more or less. This portion will be bounded downriver by parcel bequeathed to Mrs. Helene Hayward Renken, front by River Road, above by parcel bequeathed to John Reuss Hayward and in the rear by the portion of Germania Plantation owned by Germania Plantation, Inc. Together with the main plantation home, garage, stable and other buildings and improvements thereon situated.

D. To JOHN REUSS HAYWARD, the following described property, to-wit:

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E. To DOUGLAS S. HAYWARD, all of the furniture, fixtures, and other contents of the Germania Plantation home situated on the property which is bequeathed to him hereinabove.

COB: 228490; Page: 7; Filed: 12/13/85 [ascension:]

F. The real estate in Mississippi owned by Helene Reuss Hayward at the date of her death, and being the property in Waveland, Mississippi, in equal proportions, to WILLIAM CAMPBELL HAYWARD, JR., JOAN RENKEN MCKEE, DOUGLAS S. HAYWARD and JOHN REUSS HAYWARD.

G. To DOUGLAS S. HAYWARD, the automobile owned by Helene Reuss Hayward at the date of her death, which automobile is a Chevrolet.

H. The remainder of her property, including all of the real estate that she owned, together with all of the stock that she owned in Germania Plantation, Inc., as well as all other properties that she owned at the date of her death, she willed and bequeathed to DOUGLAS S. HAYWARD, HELENE HAYWARD RENKEN, and SIDNEY A. MARCHAND, III, as co-trustees, for WILLIAM CAMPBELL HAYWARD, JR., JOAN RENKEN MCKEE, DOUGLAS S. HAYWARD and JOHN REUSS HAYWARD, as beneficiaries of income and principal.

This trust shall be known and administered as the "HELENE REUSS HAYWARD TESTAMENTARY TRUST;"

2. No collation be required for any gifts made to the children of Helene Reuss Hayward during her lifetime.

3. Douglas S. Hayward is discharged as executor and the necessity of the final account of the executor of this succession is hereby dispensed with.

This Judgment rendered on the 14th day of October, 1985.

This Judgment read and signed on the \_\_\_\_ day of \_\_\_\_\_,

1985 at \_\_\_\_\_, Ascension Parish, Louisiana.

JOHN L. GOLDSMITH, JUDGE  
TWENTY-THIRD JUDICIAL DISTRICT  
PARISH OF ASCENSION

APPROVED AS TO FORM:

Douglas S. Hayward, Individually  
and as Executor

BY: \_\_\_\_\_  
Sidney A. Marchand, III  
Attorney

Joan Renken McKee

BY: \_\_\_\_\_  
Oliver S. Delery, Attorney

*John R. Hayward*  
John R. Hayward, In Proper Person

William C. Hayward, Jr.,

By: \_\_\_\_\_  
William LeBlanc, Attorney