

row crops are planted; and

- g. That after the timber and trees are harvested and removed from the said tract of land, the Grantees shall reasonably remove all limbs and tops from any flowing creeks located on or bordering the said property. The Grantees are under no further obligation whatsoever to remove from the Grantor's property any limbs, foliage, sawdust, tree tops or any other by-product resulting from the tree harvesting operation of the Grantees or their assigns.

3. Covenants and Warranties of Grantor. The Grantor hereby warrants, promises and covenants to the Grantees that:

- a. He has good and sufficient title to the above-described lands;
- b. He has the right and power to sell the above-described trees;
- c. There are no unrecorded turpentine or timber contracts of any kind executed by the Grantor or his predecessor in title which effect the title to the property conveyed hereby;
- d. The lands are free and clear of all encumbrances whatsoever which might effect the sale of timber, trees and wood hereunder;
- e. To pay, before delinquent, all State, County and City ad valorem taxes which might be assessed against the lands above described and trees conveyed by this contract;
- f. To pay any documentary stamps that may be assessed on this contract;
- g. The Grantor will forever defend the title and rights herein conveyed against the claims of all persons whomsoever and;
- h. There is a good, sufficient and adequate right-of-way over and upon property of William Goldsmith Howard, Jr. leading from the property of the Grantor hereinabove described to Jackson Grove Road, a public highway, and that pursuant to the terms of this Agreement, and the foregoing right-of-way and easement, the Grantees hereunder shall have the unrestricted right of ingress and egress over

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