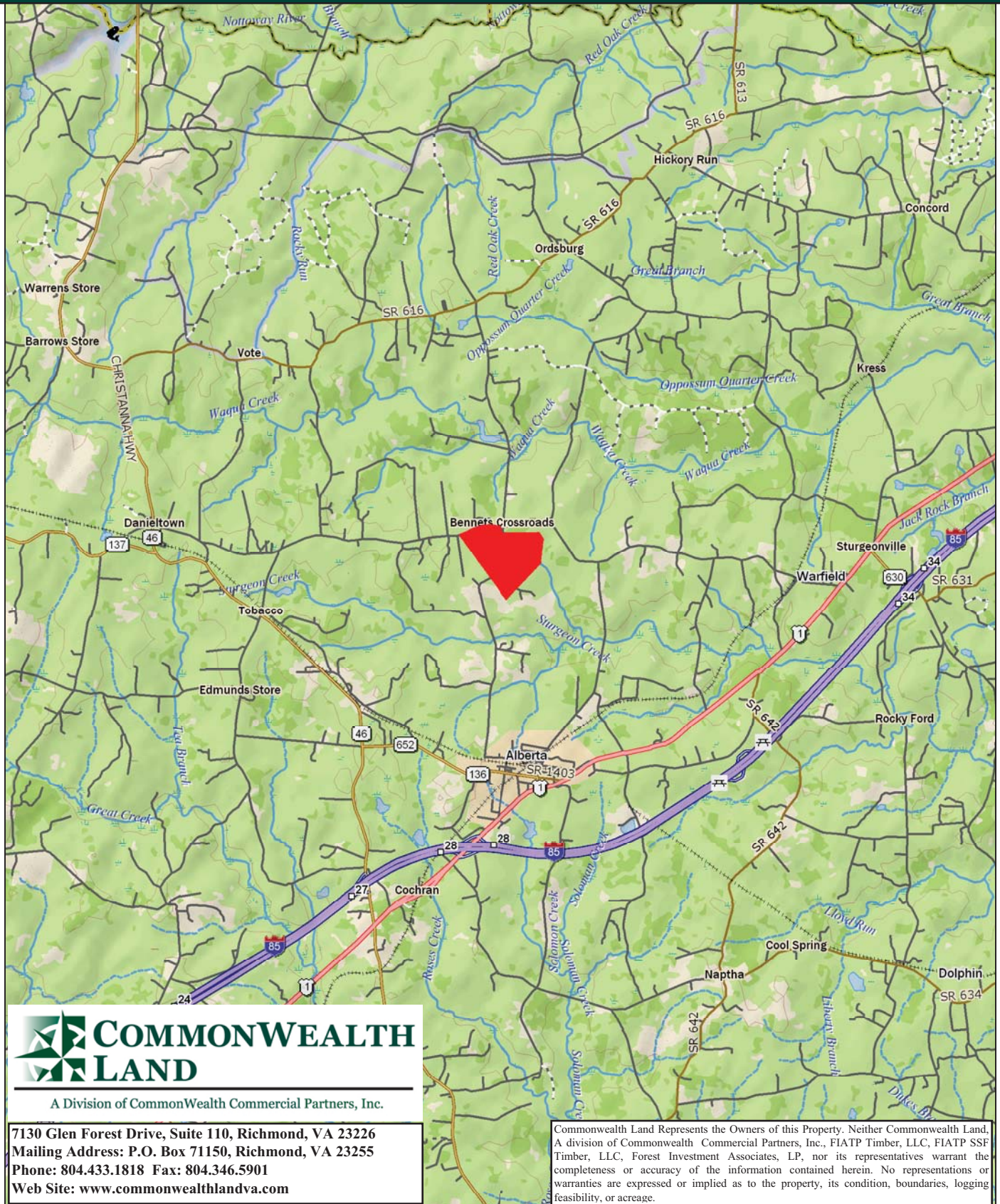


Timberland Investment Opportunity

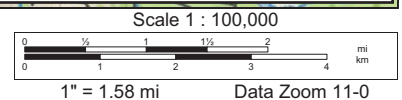
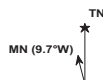
R.W. Bragg South Tract - 273+/- Acres - Brunswick County, VA



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Tract Summary Data

R.W. Bragg South Tract - 273+/- Acres - Brunswick County, VA

***Excellent Long-Term Timberland Investment Opportunity Offering Significant Merchantable Timber & Strong Recreational Potential**

***Located North of Alberta at Bennets Crossroads with Approximately 2,600' of Frontage Along VSR643 (Flat Rock Rd.) and Approximately 2,930' of Frontage Along VSR606 (Masons Mill Rd.)**

***Timber Comprised Primarily of Planted Loblolly Pine with 237+/-Acres Established in '91, 21.6+/-Acres Established in '05 with the Remaining Balance in Mixed Bottomland Hardwood**

***Currently Zoned A1 (Agricultural) and Identified as Tax Map Parcel #21-28A**

***N36-54.096' W77-53.206'**

*** Level Site with Perennial Stream Crossing Property with Excellent Wildlife Habitat and Strong Populations of Deer & Turkeys**

***Directions - Take I-85 South Exit #34 (Warfield), Then Right on VSR630 (Sturgeon Rd.) and Travel 2,900', Then Left on US1 and Travel 2,900'to Right on VSR643 (Flat Rock Rd.) and Travel Approximately 4.3 Miles, Where the Property Begins on the Left**

***Contact Brokers For More Details**

***Offered For \$435,000**

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Property Information is Available at *Commonwealthlandva.com, LandsofAmerica.com and Costar.net*



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Condition Summary Report

Client: FIATP SSF
MU: WHITE PLAINS

Tract: RW Bragg
Compartment: South

Convertability Acreage Summary of Timbered Pine Stands Acreage and Volume By Convertability Class

Convertability	Acres	%	Pine Tons			Hardwood Tons		Cypress Tons	
			Pulp	CNS	Saw	Pulp	Saw	Pulp	Saw
Convertible	264.37	96.78	10,316.00	2,764.30	266.66	228.34	0.00	0.00	0.00
Non-Convertible	8.81	3.22	0.00	0.00	4.25	10.93	4.36	0.00	0.00
	273.18		10,316.00	2,764.30	270.91	239.27	4.36	0.00	0.00

Pre-Merchantable Acreage Summary of Timbered Pine Stands Acres By Established Year and Establishment Type

Year Established	Stand Age	Planted Acres	Natural Acres	Total Acres
2011	0	0.00	0.00	0.00
2010	1	0.00	0.00	0.00
2009	2	0.00	0.00	0.00
2008	3	0.00	0.00	0.00
2007	4	0.00	0.00	0.00
2006	5	0.00	0.00	0.00
2005	6	21.60	0.00	21.60
2004	7	0.00	0.00	0.00
2003	8	0.00	0.00	0.00
2002	9	0.00	0.00	0.00
2001	10	0.00	0.00	0.00
2000	11	0.00	0.00	0.00
1999	12	0.00	0.00	0.00
1998	13	0.00	0.00	0.00
1997	14	0.00	0.00	0.00
Pre-Merchantable Total		21.60	0.00	21.60

Timber Type Summary - Acreage By Timber Type

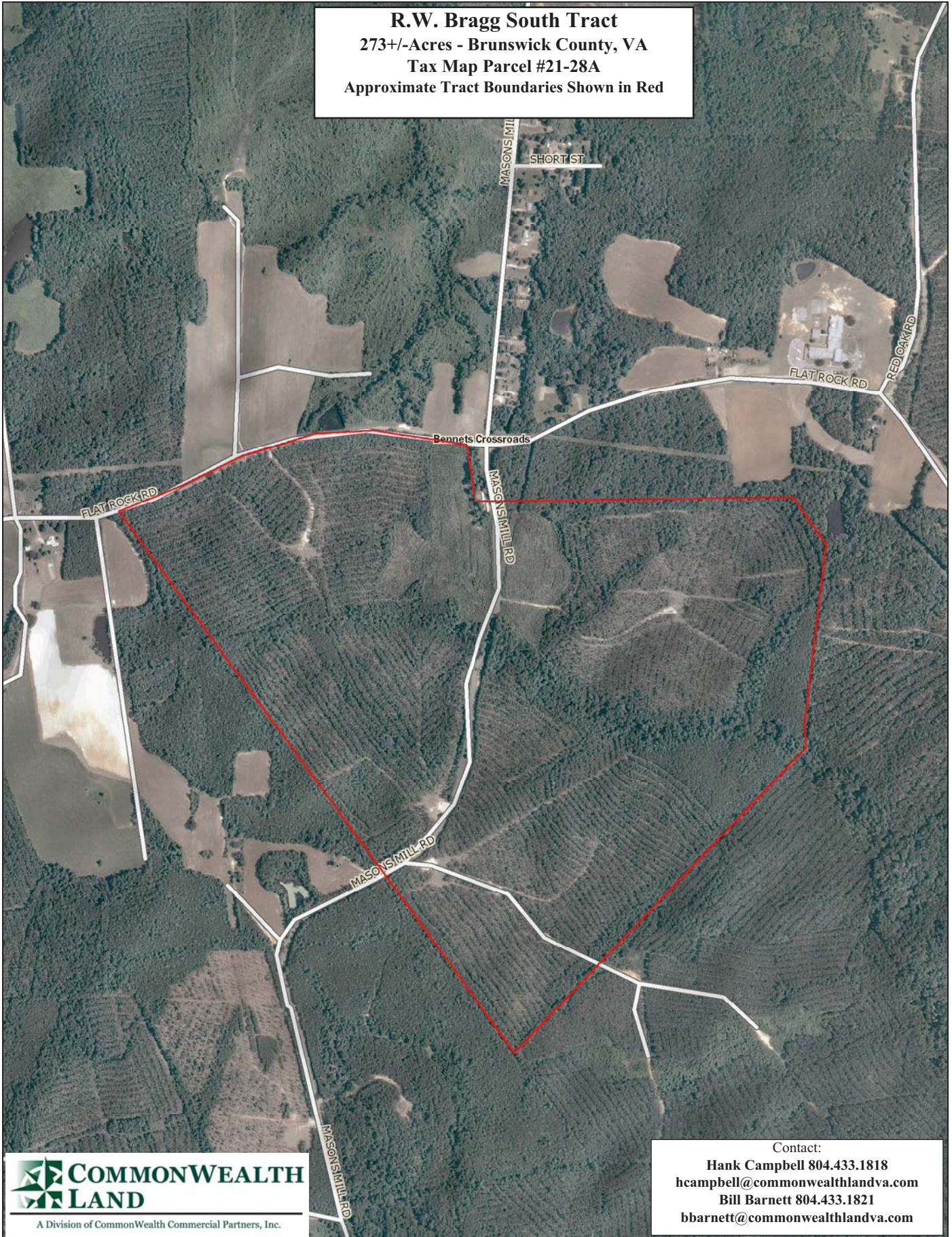
Timber Type	Acres
Cutover	0.00
Hardwood	0.36
Natural Pine	0.00
Non-Forest	8.45
Planted Pine	264.37
Seeded Pine	0.00
Total	273.18



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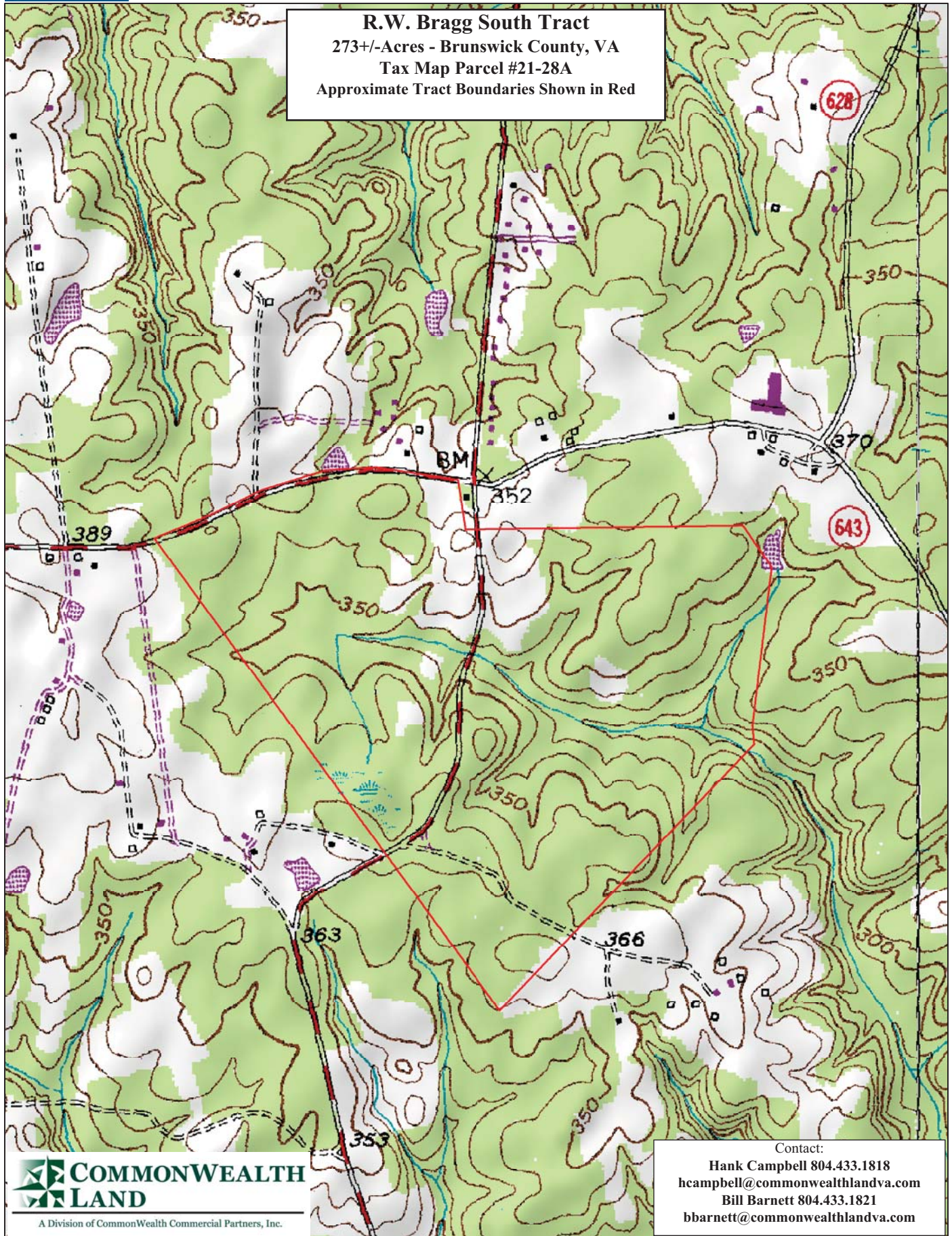
R.W. Bragg South Tract
 273+/-Acres - Brunswick County, VA
 Tax Map Parcel #21-28A
 Approximate Tract Boundaries Shown in Red



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