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Writer's Contact Information

June 20, 2024

Town of Alderson
Post Office Box 179
Alderson, West Virginia 24910

West Virginia Infrastructure and Jobs Development Council
1009 Bullitt Street
Charleston, West Virginia 25301

West Virginia Water Development Authority
1009 Bullitt Street
Charleston, West Virginia 25301

Re: Final Title Opinion
WVIJDC Project No. 2021W-1956
Town of Alderson

Ladies and Gentlemen:

We are counsel to the Town of Alderson (the "Issuer") in connection with a proposed project involving replacement of the Town's existing pre-sedimentation tank and water treatment plant with a new 173,000-gallon pre-sedimentation tank and a 700 gallon-per-minute Roberts Filter Group Pacer II packaged water treatment plant in Greenbrier County, West Virginia (the "Project"). We provide this final title opinion on behalf of the Issuer to satisfy the requirements of the West Virginia Infrastructure and Jobs Development Council (the "Council") for the Project. Please be advised of the following:

1. We are of the opinion that the Issuer is a duly created and validly existing municipality possessed with all the powers and authority granted to municipalities under the laws of the State of West Virginia to construct, operate and maintain the Project as approved by the Council.

2. The Issuer has obtained all necessary permits and approvals for the construction of the Project.

3. We have investigated and ascertained the location of, and are familiar with the legal description of, the necessary sites, including easements and/or rights of way, required for the Project as set forth in the plans for the Project prepared by The Thrasher Group, Inc., the

consulting engineers for the Project.

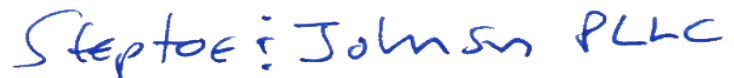
4. We have examined the records on file in the Office of the Clerk of the County Commission of Greenbrier County, West Virginia, the county in which the Project is to be located, and, in our opinion, the Issuer has acquired legal title or such other estate or interest in all of the necessary site components for the Project, including all easements and/or rights-of-way, sufficient to assure undisturbed use and possession for the purpose of construction, operation and maintenance for the estimated life of the Project.

5. All deeds, easements and rights-of-way which have been acquired to date by the Issuer have been duly recorded in the Office of the Clerk of the County Commission of Greenbrier County to protect the legal title to and interest of the Issuer.

6. There is no litigation pending with respect to the Project.

7. There are no tax liens against the Issuer filed of record in the Office of the Clerks of the County Commission of Greenbrier, Monroe, and Summers Counties.

Sincerely,



STEPTOE & JOHNSON PLLC