

Recording Requested By:

And When Recorded Return To:

Nabisco Brands, Inc.
Real Estate Legal Department
6 Campus Drive
Parsippany, New Jersey 07054
Attention: Richard A. Gerchow

ENT 1586 BK 2659 PG 14
NINA B REID UTAH CO RECORDER BY MB
1990 JAN 17 11:13 AM FEE 15.00
RECORDED FOR PROVO LAND TITLE COMPANY

MINERAL RIGHTS
QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, DEL MONTE CORPORATION, a New York corporation, Grantor, hereby REMISES, RELEASES AND QUITCLAIMS to RJR NABISCO REALTY, INC., a Delaware corporation, all right, title and interest in and to all the rights to minerals within or underlying, or that may be produced from, that certain land located in the County of Utah, State of Utah, as such rights and land are more particularly described on Exhibit A attached hereto and made a part hereof.

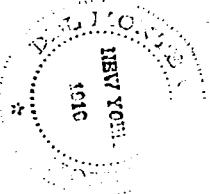
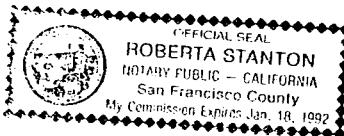
IN WITNESS WHEREOF, GRANTOR has caused this instrument to be executed this 20th day of December, 1989.

DEL MONTE CORPORATION,
a New York corporation

By:

Cora O. Lewis
CORA O. LEWIS
Assistant Secretary

[SEAL]



STATE OF CALIFORNIA)
) ss.
COUNTY OF SAN FRANCISCO)

On December 20, 1989 before me, the undersigned, a Notary Public in and for said State, personally appeared CORA O. LEWIS personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as the Assistant Secretary of DEL MONTE CORPORATION, the Corporation that executed the within instrument and acknowledged to me that such Corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Signature: Roberta Stanton

My Commission Expires:
My Commission Expires January 18, 1992



EXHIBIT A

TO MINERAL RIGHTS DEED

All right, title and interest in and to all of the minerals, oil, gas, asphaltum, and other hydrocarbons and substances associated therewith and other minerals whether similar to those herein specified or not, now or at any time hereafter in, on or under the land described below, together with the right to enter upon said land and to explore and drill for, develop, produce, extract, treat, store and remove said minerals thereon and therefrom, and conduct any and all other operations which Grantors, or the agents, lessees, heirs, successors or assigns of the Grantors may deem necessary in the premises, including the right to develop and use on said land water necessary for such operations, and the right to construct, use, maintain, erect, replace, change the location of and remove on and from said land all pipe lines, telephone and telegraph lines, sumps, derricks, plant, buildings and other structures and equipment which Grantors or the agents, lessees, heirs, successors or assigns of the Grantors may desire in carrying on its operations on said land, including the right of ingress and egress to and from said land for any and all of said purposes. Said land is located in the County of Utah, State of Utah, more particularly described as follows:

PARCEL No. 1:

Beginning at the Northeast Corner of the tract as now fenced, which is 846.7 feet West and 55.5 feet North of the East Quarter Section Corner of Section 25, Township 8 South, Range 2 East, Salt Lake Base and Meridian; thence South 5° 30' East along the West side of the State Road 769.3 feet; thence along the division fence line South 89° 16' West 475.2 feet; thence along the division fence line North 26° 14' West 349.3 feet, more or less, to the South side of County Road; thence along said road as now fenced North 48° 41' East 708.1 feet; thence along said road as now fenced South 69° 30' East 25.6 feet to the place of beginning.

The Southwest Corner of said Tract is 1927.1 feet North and 1537.0 feet East of the South Quarter Section Corner of said Section 25.

PARCEL No. 2:

Beginning 710.3 feet South and 772.9 feet West of the East Quarter Corner of Section 25, Township 8 South, Range 2 East of the Salt Lake Base and Meridian, at the Northeast Corner of the field as now fenced and on the West side of the State Road; thence South 5° 30' East along West side of State Road 357.0 feet to fence corner; thence along present division fence line South 89° 41' West 381.9 feet to fence corner; thence along present division fence line North 26° 21' West 305.1 feet to fence line; thence along division fence line South 87° 45' East 47.3 feet to fence corner; thence along division fence line North 26° 14' West 89.0 feet to fence corner; thence along division fence line North 89° 16' East 475.2 feet to place of beginning.

PARCEL 2 (cont.)

The Southwest Corner of this tract is 1575.4 feet East and 1575.2 feet North of the South Quarter Corner of said Section 25.

PARCEL No. 3:

Commencing 1483.10 feet West and 437.8 feet South of the East Quarter Corner of Section 25, Township 8 South, Range 2 East of the Salt Lake Base and Meridian, at Northeast Corner of tract and South side of Utah County Road as now fenced; thence along division fence line and East side of lane South 26° 22' East 354.6 feet, more or less, to fence line; thence along division fence line South 87° 45' East 69.7 feet; thence along division fence line South 26° 21' East 305.1 feet; thence along division fence line South 89° 41' West 89.1 feet to fence corner; thence along division fence North end of which is on West side of lane North 26° 22' West 649.0 feet, more or less, to the South side of County Road, as now fenced; thence along said fence North 48° 41' East 19.70 feet to place of beginning.

The Southwest Corner of this tract is 1575.4 feet East and 1575.2 feet North of the South Quarter Corner of said Section 25.

PARCEL No. 4:

Commencing 1402.5 feet West and 403.0 feet South of the East Quarter Corner of Section 25, Township 8 South, Range 2 East, Salt Lake Base and Meridian, on the South side of the County Road at the Northeast Corner of the tract as now fenced; thence along division fence line South 26° 14' East 438.3 feet; thence along division fence line North 87° 45' West 117.0 feet; thence along division fence line on East side of one rod land North 26° 22' West 354.6 feet, more or less, to County Road; thence along said road as now fenced North 48° 41' East 107.3 feet to the place of beginning.

The Northwest Corner of said tract is 2163.9 feet North and 1302.0 feet East of the South Quarter Corner of said Section 25.

PARCEL No. 5:

Commencing 18.00 chains East and 8.12 chains South of the Northwest Corner of the Southeast Quarter of Section 25, Township 8 South, Range 2 East of the Salt Lake Base and Meridian; thence South 47° West 4.00 chains; thence South 47° East 5.00 chains; thence North 47° East 4.00 chains; thence North 30° West 5.00 chains; thence South 47° West 1.25 chains to the place of beginning.

PARCEL No. 6:

Commencing 14.85 chains East of the Southwest Corner of the North Half of the Southeast Quarter of Section 25, Township 8 South, Range 2 East of the Salt Lake Base and Meridian; thence North 11-1/2° West 2.50 chains; thence North 63° East 5.52 chains; thence North 48° East 4.00 chains; thence East 1.10 chains; thence South 26-1/2° East 4.20 chains; thence West 1.20 chains; thence South 26-1/2° East 4.55 chains; thence West 11.05 chains to place of beginning.

(cont.)

PARCEL No. 7:

Beginning South 47° 33' West 594.5 feet from the East Quarter Corner of Section 25, Township 8 South, Range 2 East, Salt Lake Base and Meridian; thence South 2° 36' West 66.0 feet; thence North 87° 24' West 66.0 feet; thence North 2° 36' East 66.0 feet; thence South 87° 24' East 66.0 feet to the place of beginning.

ALSO: an easement ten feet wide for pipe lines, electric lines, and for ingress and egress from the State Road to the above described land; said strip of land ten feet wide begins North 2° 26' East 39.0 feet from the Southwest Corner of the above tract and running five feet on each side of a line bearing South 84° 30' West 146.5 feet, more or less, to the West side of the State Road.

The Southwest Corner of the above described land bears South 86° 10' East 252.4 feet from the Southeast Corner of the factory building of the Utah Packing Corporation at its Spanish Fork Plant.

LESS THE FOLLOWING DESCRIBED LAND DEEDED TO THE STATE ROAD COMMISSION OF UTAH:

A Parcel of land in fee for an expressway known as Project No. 001-6, being part of an entire tract of property, in the North Half of the Southeast Quarter and the Southeast Quarter of the Northeast Quarter of Section 25, Township 8 South, Range 2 East, Salt Lake Base and Meridian. The boundaries of said parcel of land are described as follows:

Beginning on a Northeasterly boundary line of said entire tract at a point 50.0 feet perpendicularly distant Southeasterly from the center line of said project at Engineer Station 1394+15.9, which point is 854.7 feet West and 58.5 feet North from the East Quarter Corner of said Section 25; thence South 47° 56' 11" West 1184.8 feet to a fence line; thence North 42° 28' 00" West 16.0 feet along said fence to a fence corner; thence South 47° 56' 15" West 3.7 feet along fence to a point on a West boundary line of said entire tract; thence North 41° 00' 45" West 7.7 feet along said property line to a property corner; thence South 39° 59' 15" West 32.8 feet along property line to a property corner; thence North 47° 00' 45" West 32.4 feet along property line to a property corner; thence North 46° 59' 15" East 264.1 feet along property line to a property corner; thence North 74° 24' 15" East 16.6 feet to a property corner; thence North 46° 59' 15" East 82.5 feet along property line to a property corner; thence South 30° 00' 45" East 34.6 feet along property line to a point on a fence line; thence North 47° 56' 15" East 43.9 feet along said fence to a point on a property line; thence North 26° 22' 45" West 4.2 feet along property line to a property corner; thence North 48° 40' 15" East 106.5 feet along property line to a property corner; thence North 26° 14' 15" West 6.1 feet along property line to a property corner; thence North 48° 40' 15" East 708.4 feet along property line to a property corner; thence South 69° 30' 45" East 17.4 feet along property line to the point of beginning as shown on the official map of said project on file in the office of the State Road Commission of Utah.