

ORIGINAL

UIC LAW DEPARTMENT  
DOCUMENT NO. 1-2250-4-3  
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4259292

QUITCLAIM DEED

OREGON SHORT LINE RAILROAD COMPANY, a corporation of the State of Utah, GRANTOR, hereby quitclaims to UNION PACIFIC RAILROAD COMPANY, a corporation of the State of Utah, GRANTEE, 1416 Dodge Street, Omaha, Nebraska 68179, for the sum of ONE AND NO/100 DOLLARS (\$1.00) and other valuable consideration, the receipt whereof is hereby acknowledged, the land described in Exhibit A attached hereto and by this reference made a part hereof.

EXCEPTING from this quitclaim the railroad trackage and appurtenances now located upon, along and across the land described in Exhibit B attached hereto and by this reference made a part hereof, and RESERVING unto GRANTOR, its successors and assigns, a PERPETUAL EASEMENT for the maintenance, operation, repair, renewal and reconstruction of said railroad trackage and appurtenances in their present location upon, along and across the land described in Exhibit B.

TOGETHER with all water rights, rights of way, easements, tenements, hereditaments and appurtenances thereunto belonging.

IN WITNESS WHEREOF, the said GRANTOR has caused these presents to be executed by its Exec. Vice President and attested by its Assistant Secretary thereunto duly authorized as of the 31st day of March, 1971.

OREGON SHORT LINE RAILROAD  
COMPANY

By *J.R. Saw*  
Executive Vice President



*A. D. [Signature]* (Seal)  
Assistant Secretary

BOOK: 5777 PGS: 652

302 S. 36th St. Omaha Nebraska  
68131

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JUN 11 11 04 AM '86  
U.P. Land Resources  
REC OF DEP  
\$ REBECCA GRAY

KATIE L. DIXON  
RECORDER  
SALT LAKE COUNTY,  
UTAH

STATE OF NEBRASKA )  
 ) ss:  
COUNTY OF DOUGLAS )

On the 14<sup>th</sup> day of February, 1986,  
before me, a Notary Public in and for said County, personally  
appeared J. R. Davis, to me personally known to be  
Executive Vice President of the OREGON SHORT LINE RAILROAD  
COMPANY, who being duly sworn did say that the seal affixed to  
the foregoing instrument is the corporate seal of said cor-  
poration, and that said instrument was signed, sealed and exe-  
cuted in behalf of said corporation by authority duly  
conferred by its By-Laws and acknowledged to me said instrument  
to be the free act and deed of said corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and  
affixed my official seal the day and year first in this, my  
certificate, written.

A. A. Holdorf  
Notary Public

Residing at:

Omaha, Neb.

My commission expires:

March 24, 1989

(SEAL)

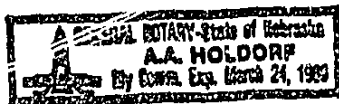


EXHIBIT A

A parcel of land situate in the Northwest Quarter (NW $\frac{1}{4}$ ) of Section 23, Township 1 North, Range 1 West of the Salt Lake Base and Meridian, in Salt Lake City, County of Salt Lake, State of Utah, more particularly described as follows:

Commencing at the north quarter corner of said Section 23;

thence West, along the north line of said Section, 113.66 feet to a point 200.0 feet normally distant westerly from the centerline of the main track of the Oregon Short Line Railroad Company, as originally constructed and operated, said point also being the TRUE POINT OF BEGINNING;

thence continuing West, along said north line of Section 23, 38.04 feet to the easterly boundary line of the property of the State Road Commission of Utah;

thence along said boundary line the following two (2) courses:

- 1) South 01 degree 36 minutes West, 623.4 feet;
- 2) North 88 degrees 24 minutes West, 35.98 feet to a northeast corner of that certain parcel of land conveyed to Freight Outlet, Inc., et al, from Union Pacific Land Resources Corporation by Warranty Deed dated May 19, 1971, recorded June 16, 1971 as Instrument No. 2391719 in Book 2969, pages 615 through 617, in the Records of Salt Lake County, said corner being on the centerline of 900 West Street;

thence along the easterly boundary of said deeded parcel and along the centerline of said 900 West Street, South 01 degree 36 minutes West, 184.84 feet;

thence continuing along said 900 West Street centerline, South 01 degree 36 minutes West, 15.25 feet to a point on the centerline of the Oregon Short Line Railroad Company's lead track No. A438, said point being the most northerly corner of that certain parcel of land conveyed by Union Pacific Land Resources Corporation to V-1 Oil Co. by Warranty Deed dated November 12, 1981, recorded November 16, 1981 as Instrument No. 3623841 in Book 5313, Pages 1025 through 1029, in the Records of Salt Lake County;

thence continuing along said 900 West Street centerline and along the east boundary of said V-1 Oil Co. parcel, South 01 degree 36 minutes West, 654.15 feet, to the most easterly corner of that certain parcel of land conveyed by Union Pacific Land Resources Corporation to 84 Lumber Company by Warranty Deed dated June 27, 1974, recorded August 30, 1974 as Instrument No. 2647935, in Book 3669, Pages 465 through 470 in the Records of Salt Lake County;

thence continuing along said 900 West Street centerline and along the east boundary of said 84 Lumber Company parcel, South 01 degree 36 minutes West, 50.00 feet to the southeast corner of said parcel;

thence South 88 degrees 24 minutes East, 154.26 feet, to a point 28.0 feet normally distant westerly from the centerline of the main track of the Denver and Rio Grande Western Railroad Company, as now constructed and operated;

thence parallel with said track centerline, North 01 degree 29 minutes East, 1007.02 feet to a point 200.0 feet normally distant westerly from said centerline of the main track of the Oregon Short Line Railroad Company, as originally constructed and operated;

thence parallel with said centerline of the main track, North 7 degrees 44 minutes West, 314.34 feet to the beginning of a curve, concave easterly, having a radius of 3064.93 feet;

thence northerly, along said curve and concentric with said centerline of the main track, through a central angle of 3 degrees 58 minutes 55 seconds, 213.01 feet to the TRUE POINT OF BEGINNING.

Said parcel contains an area of 189,398 square feet (4.348 acres), more or less.

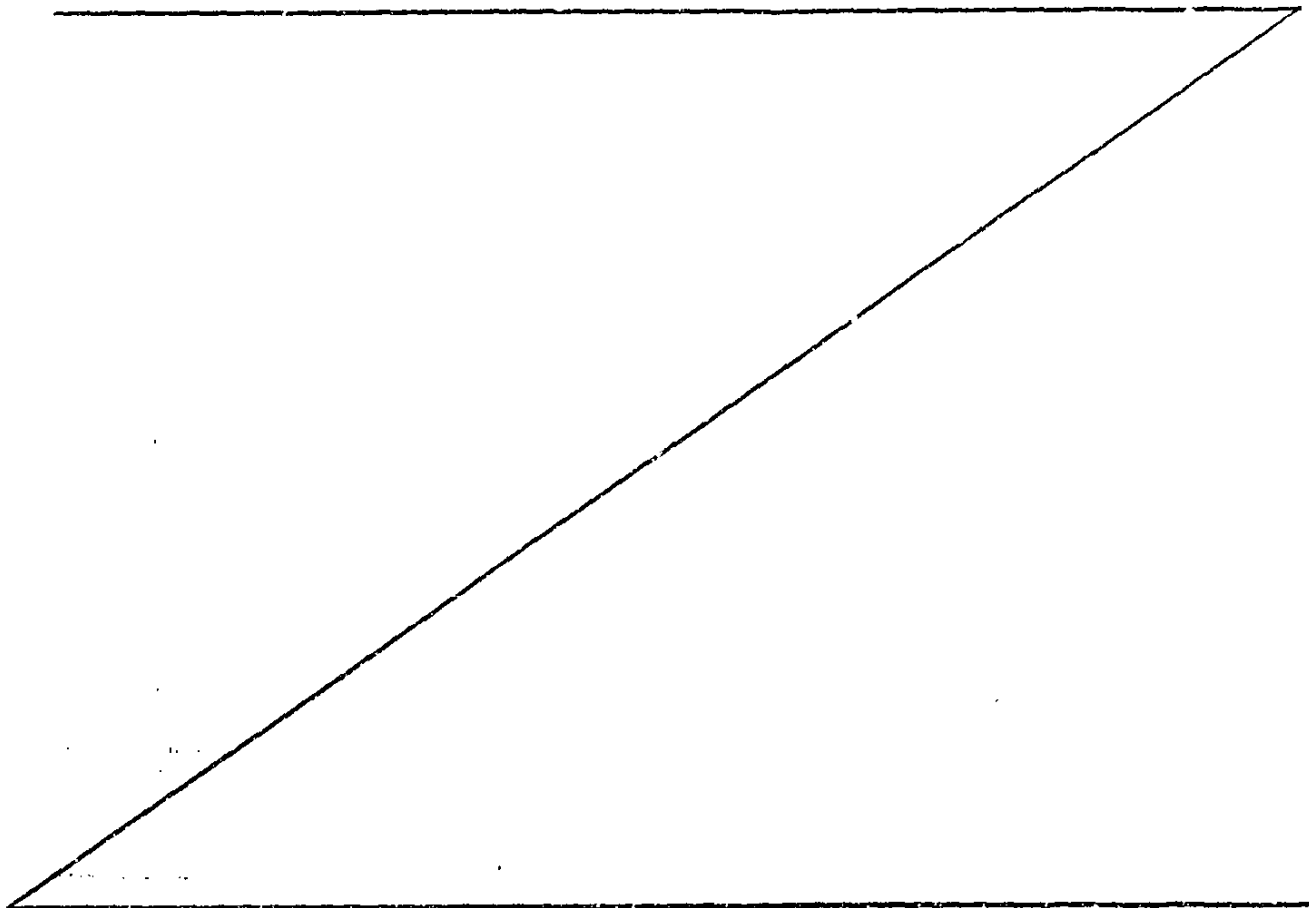


EXHIBIT B

A strip of land, 40.0 feet in width, being all of that portion of the parcel of land described in Exhibit A which lies between a line that is 15.0 feet normally distant westerly and northwesterly, and a line that is 25.0 feet normally distant easterly and southeasterly from the centerline of the Oregon Short Line Railroad Company's lead track No. A438, as now constructed and operated.

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