

**.UNLESS A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL BE SENT TO ANT, LLC, 4545 FULLER DRIVE, SUITE 100, IRVING, TEXAS 75038.**

After recording, this Deed shall be delivered to: ANT, LLC, 4545 Fuller Drive, Suite 100, Irving, Texas 75038 Attention: Title & Escrow Department.

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**QUITCLAIM DEED**

KNOW ALL MEN BY THESE PRESENTS, That THE BURLINGTON NORTHERN AND SANTA FE RAILWAY COMPANY, a Delaware corporation, (formerly Burlington Northern Railroad Company), of 2650 Lou Menk Drive, Fort Worth, Texas 76131-2830, ("Grantor"), for the consideration hereinafter stated, in hand paid, conveys and quitclaims, without any covenants of warranty whatsoever and without recourse to the Grantor, its successors and assigns, unto ANT, LLC, a Delaware limited liability company, and its successors and assignees, whose address is 201 Mission Street, Pacific Gateway Building, San Francisco, California 94105, ("Grantee"), all of Grantor's right, title and interest, if any, in real estate and improvements located in the County of Klamath, State of Oregon, as such real property ("Premises") is more particularly described as follows in Exhibit "A", consisting of 1 page, attached hereto and made a part hereof.

The true and actual consideration paid for this conveyance, stated in terms of dollars is \$ 262,175.00.

**TOGETHER** with all tenements, hereditaments and appurtenances, if any, on the Premises, and any reversions, remainders, rents, issues or profits on the Premises.

**SUBJECT**, however, to all valid existing interests of third parties in the Premises, including but not limited to, reservations, rights of way and other encumbrances of record, or otherwise.

**EXCEPTING AND RESERVING** unto Grantor, its successors, assignees, lessees and/or licensees (hereinafter "Grantor") all coal, oil, gas, casing head gas and all ores and minerals of every kind and nature, and all water, underlying the surface of the Premises, except with no right of entry onto the surface, or above a depth 500 feet below the surface, of the Premises.

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**ALSO RESERVING** unto Grantor a nonexclusive permanent easement to operate, maintain, reconstruct and modify any and all fiber optic lines, communication lines used by Grantor, and facilities related to such fiber optic lines or communication lines, in the location where such lines or facilities exist on the date of delivery of this Deed, including related rights of ingress and egress, as necessary across the Premises for the sole purpose of operating, maintaining and, as necessary, reconstructing such lines in the same location as they exist on June 26, 1998, provided that all activities of Grantor in the exercise of rights under this Paragraph of this Deed shall occur in a manner that minimizes any interference with any activities or improvements then present on the Premises.

**THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, WHICH, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND WHICH LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND EXISTENCE OF FIRE PROTECTION FOR STRUCTURES.**

**THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.**

**TO HAVE AND TO HOLD** the same unto Grantee, and its successors and assignees, forever.

24540

IN WITNESS WHEREOF, the said Grantor has caused this instrument to be signed by its authorized representative, attested by its Assistant Secretary, and its corporate seal to be affixed hereto, as of the 26<sup>th</sup> day of June, 1998.

THE BURLINGTON NORTHERN AND  
SANTA FE RAILWAY COMPANY

By:

*B. P. Schneider*

B. P. Schneider

General Director Real Estate



ATTEST:

By:

*Margaret R. Aclin*

Margaret R. Aclin

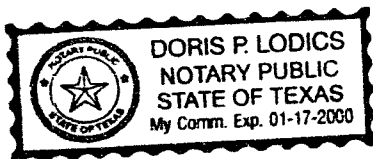
Assistant Secretary

STATE OF TEXAS

§  
§ ss.  
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COUNTY OF TARRANT

On this 27 day of January, 1998<sup>9</sup>, before me personally appeared D. P. Schneider and Margaret R. Aclin, who, being duly sworn, each for himself and not one for the other, did say that the former is the General Director Real Estate and the latter is the Assistant Secretary of **THE BURLINGTON NORTHERN AND SANTA FE RAILWAY COMPANY**, a Delaware corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: Doris P. Lodics

Notary Public for State of Texas

My commission expires: 1-17-2000**FORM APPROVED BY LAW**

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EXHIBIT "A"

Parcel #02206

A tract of land situated in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 9, Township 39 South, Range 9 East, W. M., Klamath County, Oregon, described as follows, to-wit:

Beginning at the intersection of a line drawn parallel with and distant 50.0 feet Westerly of, as measured at right angles from the East line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  and a line drawn parallel with and distant 50.0 feet Southerly of, as measured at right angles from the North line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence Southerly parallel with said East line to the point of intersection with a line drawn parallel with and distant 330.0 feet Northerly of, as measured at right angles from the South line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence Westerly parallel with said South line to the West line of the E $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence Northwesterly to a point on the West line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$  distant 337.0 feet South of the Northwest corner of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence North along said West line 287.0 feet to the intersection with a line drawn parallel with and distant 50.0 feet South, as measured at right angles from the North line of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ ; thence East parallel with said North line to the Point of Beginning.

BNSF 02000-244 Klamath Falls, OR

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State of Oregon, County of Klamath  
Recorded 6/22/99, at 2:04 p. m.  
In Vol. M99 Page 24538

Linda Smith,

County Clerk

Fee \$ 50 - KR