NEW OWNER
BICKES INC
Box 687
DECATUR, IL. 62525

SEND TAX STAT. to SAME

ajoins
Map 106-5
Par 119

This instrument prepared by
or under the direction of:

William C. Basney
Senior Counsel

Attorney for Grantor
Business Address:
500 Water Street
Jacksonville, Florida 32202

47037-064-999-BJ
JA43\MM0819N1.91P

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 44,700=

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 20th DAY OF Nov' 19 91.

Deputy Register

BOOK 8489 PAGE 530

THIS QUITCLAIM DEED, made this 24th day of August, 1991, between CSX TRANSPORTATION, INC., a Virginia corporation, whose mailing address is 500 Water Street, Jacksonville, Florida 32202, hereinafter called "Grantor", and BICKES, INC., whose mailing address is Post Office Box 687, Decatur, Illinois 62525, hereinafter called "Grantee", and UNITED STATES TRUST COMPANY OF NEW YORK, Trustee as hereinafter provided, WITNESSETH:

(Wherever used herein, the terms "Grantor" and "Grantee" may be construed in the singular or plural as the context may require or admit, and for purposes of exceptions, reservations and/or covenants, shall include the heirs, legal representatives and assigns of individuals or the successors and assigns of corporations.)

THAT Grantor, for and in consideration of the sum of FORTY-FOUR THOUSAND SEVEN HUNDRED AND NO/100 DOLLARS ($44,700.00), to it in hand paid by Grantee, the receipt of which is hereby acknowledged, does hereby RELEASE, REMISE and forever QUITCLAIM unto Grantee, its successors and assigns, all right, title and interest in and to that certain tract or parcel of land situate, lying and being at Nashville, County of Davidson, State of Tennessee, and having a Tax Parcel Identification Number of _____, hereinafter designated "the Premises," more particularly described in Exhibit A, attached hereto and incorporated herein, and containing 23,528 square feet, more or less.

EXCEPTING unto Grantor the ownership in and to all track(s) and other track material (including switches and signals and ballast) within and on the Premises. Grantee shall remove, at its sole cost and expense, all such track(s) and other track material and stockpile same (other than the ballast) for later retrieval by Grantor.

6.3334

Nov 20 11 08 AM '91

RESERVING unto Grantor (an) easement(s) twenty (20) feet in width, ten (10) feet in each direction from center of (each) track, for the continued location and removal of the trackage and appurtenant rail material and facilities (ties, ballast, signals, switches, communication lines, etc.) on the Premises; TOGETHER WITH the right of ingress and egress to and from said trackage and appurtenances until removal. Said easement shall automatically terminate and all title vest in Grantee upon the earlier of (a) cessation of use and removal of said trackage and appurtenances by Grantor, or (b) one (1) year from the date of the deed.

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TO HAVE AND TO HOLD the Premises, and all the estate, right, title, lien, interest and claim whatsoever of Grantor therein, either in law or equity, and all improvements thereon and appurtenances thereto, unto the proper use, benefit and enjoyment of Grantee, Grantee's heirs and assigns or successors and assigns, forever.

Grantor, by its undersigned officer, hereby certifies that the full value of all land or property conveyed hereby, or the actual consideration for the release of all property rights quitclaimed hereby, is $44,700.00 (U.S.), including any property exchanged and any financing.

AND THIS DEED FURTHER WITNESSETH that United States Trust Company of New York, Trustee under the former Louisville and Nashville Railroad Company's First and Refunding Mortgage dated August 1, 1921, as supplemented, has executed this deed for the sole purpose of releasing and does hereby release all estate, right, title, lien and interest of the Trustee under said Mortgage, in and to the property herein conveyed, or in and to the estate, right, title and interest herein quitclaimed, pursuant to the provisions of Section 1 of Article Ten of said Mortgage. This release is subject to any and all the same rights, reservations, exceptions, limitations and agreements herein specified on behalf of the Grantor, and is without covenant or warranty, express or implied, and without recourse against said Trustee in any event, and recitals of fact herein are to be taken only as recitals of Grantor and not of Trustee.

IN WITNESS WHEREOF, CSX TRANSPORTATION, INC. and UNITED STATES TRUST COMPANY OF NEW YORK (as the aforesaid Trustee), pursuant to due corporate authority, have caused their names to be signed hereto by their officers hereunto duly authorized and their corporate seals, duly attested, to be hereunto affixed.

Signed, sealed and delivered
in the presence of:

Betty A. Jones

Robert H Wheaton

CSX TRANSPORTATION, INC.

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By Donald L. Nichols
Senior Vice President

Attest Lynne B. Klopf (SEAL)
Assistant Secretary

Signed, sealed and delivered
in the presence of:

Patricia Sterner

Cynthia Chaney

UNITED STATES TRUST COMPANY OF NEW YORK, as Corporate Trustee as aforesaid:

By
ASSISTANT VICE PRESIDENT

Attest Kenneth M. [illegible]
ASST. SECRETARY

STATE OF FLORIDA)
) SS.
COUNTY OF DUVAL)

I, Robert L. Whealton, a Notary Public of the State of Florida and the County of Duval, do certify that, on the date below, before me in said County personally came Gerald L. Nichols to me known, and known to me to be the person whose name is subscribed to the above instrument, who, being by me first duly sworn, did depose, acknowledge and say that: he resides in Jacksonville, Duval County, Florida; he is Senior Vice President of CSX Transportation, Inc., the corporation described in and which executed said instrument; he is fully informed of the contents of the instrument; he knows the seal of said corporation; the seal affixed to said instrument is such seal; it was so affixed by authority of the Board of Directors of said corporation; he signed his name thereto for said corporation pursuant to such authority; and instrument is the free act and deed of said corporation; and the conveyance herein is not part of a transaction, sale, lease, exchange or other transfer or conveyance of all or substantially all of the property and/or assets of the Grantor.

IN WITNESS WHEREOF, I hereunto set my hand and official seal, this 24th day of August, 1991.

Robert L. Whealton (SEAL)
Notary Public

My commission expires on:

NOTARY PUBLIC :STATE OF FLORIDA
My commission expires Dec. 7, 1993
Bonded thru Patterson - Becht Agency

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STATE OF NEW YORK)
) SS.
COUNTY OF NEW YORK)

Personally appeared before me, CYNTHIA J. HULL, a Notary Public of the State and County aforesaid, JAMES E. LOGAN and KENNETH M. MOEHRINGER with whom I am personally acquainted, and who, upon oath, acknowledged themselves to be the Assistant Vice President and Assistant Secretary, respectively, of the United States Trust Company of New York, a corporation, the within-named Trustee of the aforesaid mortgage, and that they as such Assistant Vice President and Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation thereto by JAMES E. LOGAN, as its Assistant Vice President and attesting the same by KENNETH M. MOEHRINGER, as its Assistant Secretary, and affixing the corporate seal thereto.

IN WITNESS WHEREOF, I hereunto set my hand and official seal, this 29th day of AUGUST, 1991.

Cynthia J. Hull (SEAL)
Notary Public

My commission expires on:
CYNTHIA J. HULL
NOTARY PUBLIC, State of New York
No. 4971794
Qualified in New York County
Commission Expires September 10, 1992

EXHIBIT A

Description of property at: Davidson County, Tennessee
To: Bickes, Inc.
CSXT Deed File No.: 47037-064-999-BJ

A tract of land located in the 16th. Councilmatic District of Davidson County, Tennessee, and more particularly described as follows, according to a survey by Barry Greer and Associates, Tennessee R.L.S. No. 211, 2910 Elm Hill Pike, Nashville, Tn. 37214, (615) 883-3649, dated 1-16-91:

Beginning at an iron pin set in the Westerly R.O.W. of Fesslers Lane and the Southern R.O.W. of the the CSX Railroad, said pin being located 50.00 feet South of the centerline of track, said pin also being the Northeast corner of the property conveyed to Jackson Wilbert Vault Company, by deed of record in Book 5786, Page 452, R.O.D.C., Tennessee, and proceeding as follows;

Thence, with said R.O.W. of said CSX Railroad and the Northern line of said Jackson Wilbert Vault Company, in a Westerly direction with a curve to the right having a radius of 1960.08 feet, a chord bearing South 84 degrees, 44 minutes, 46 seconds West, 239.51 feet, an arc length of 239.64 feet, to an iron pin set this survey, and being located 50.00 feet South of the centerline of track, and said pin being the Northwest corner of said Jackson Wilbert Vault Company;

Thence, severing said CSX Railroad R.O.W., North 02 degrees, 08 minutes, 53 seconds East, a distance of 100.24 feet to an iron pin set in the Northern R.O.W. of said CSX Railroad and the Southern boundary of the property conveyed to South Central Bell, by deed of record in Book 4990, Page 708, R.O.D.C., Tennessee, and said pin being located 50.00 feet North of the centerline of track;

Thence, with said R.O.W. of said CSX Railroad and said boundary of said South Central Bell, in an Easterly direction with a curve to the left, having a radius of 1860.08 feet, a chord bearing of North 84 degrees, 28 minutes, 58 seconds East, 230.75 feet, an arc length of 230.87 feet, to an iron pin set in said Westerly R.O.W. of Fesslers Lane , said pin being the Southeast corner of said South Central Bell, and being located 50.00 feet North of the centerline of track and being located 30.00 feet West of the centerline of Fesslers Lane;

Thence, with said R.O.W. of Fesslers Lane, South 02 degrees, 53 minutes, 25 seconds East, a distance of 100.56 feet to the beginning, and containing 23,528 square feet, more or less.

BEING all or part of the same property acquired by Nashville, Chattanooga and St. Louis Railway, a predecessor of Grantor, from James Hickman, et al, by deed dated May 2, 1878, recorded among the Public Land Records of Davidson County, Tennessee, in Book L, Page 131.

Effective August 30, 1957, the Nashville, Chattanooga and St. Louis Railway Company merged into the Louisville and Nashville Railroad Company; on December 29, 1982 the Louisville and Nashville Railroad Company merged into Seaboard Coast Line Railroad Company, and the name of the surviving corporation changed to Seaboard System Railroad, Inc.; on July 1, 1986, Seaboard System Railroad, Inc. changed its name to CSX Transportation, Inc.

0391 11/20 0101 03CHECK 184.39

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 8489 PAGE 536

CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 44700.00
CON TX 165.39
PRFEE 1.00
WDEED 18.00
TOTAL 184.39
CHECK 184.39

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/20/91 01 11:11 0001 0891

6.3 3 3 4.

IDENTIFICATION REFERENCE

Nov 20 11 09 AM '91

No. 477974