



WHEN RECORDED MAIL TO:

ANT, LLC  
5720 LBJ Freeway  
Suite 190  
Dallas, Texas 75240

NAME AND ADDRESS OF TAXPAYER:

ANT, LLC  
5720 LBJ Freeway  
Suite 190  
Dallas, Texas 75240

3/14  
D2 MS  
400 191 275  
Box 333

QUITCLAIM DEED

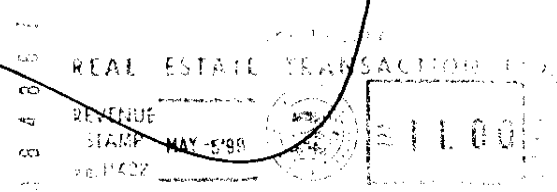
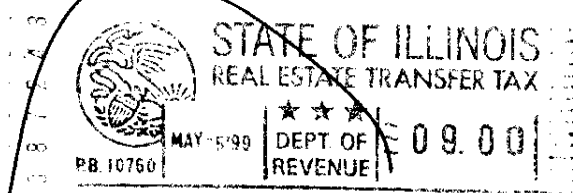
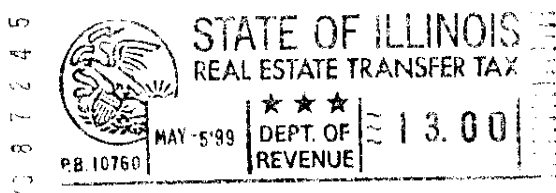
THIS INDENTURE WITNESSETH: That THE BURLINGTON NORTHERN AND SANTA FE RAILWAY COMPANY, a Delaware corporation, (formerly Burlington Northern Railroad Company) of 2650 Lou Menk Drive, Fort Worth, Texas 76131-2830, ("Grantor"), for and in consideration of Ten and No/100 Dollars, and other good and valuable consideration, in hand paid, conveys and quitclaims, without any covenants of warranty whatsoever, and without recourse to Grantor, its successors and assigns, to 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 Cook, State of Illinois, as such real property ("Premises") is more particularly described in Exhibit "A", consisting of one (1) page, attached hereto and made a part hereof.

#5

Tax ID #17-20-404-026-0000

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.



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**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.

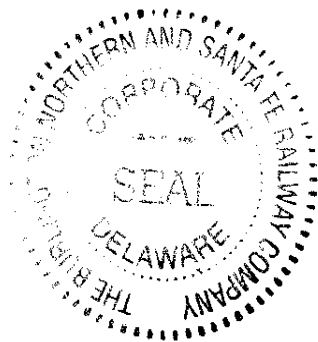
**ALSO RESERVING** unto Grantor a nonexclusive permanent easement to operate, maintain, reconstruct and modify any and all fiber optic lines, communication lines used by Grantor, and facilities related to such fiber optic lines or communication lines, in the location where such lines or facilities exist 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 January 30, 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.

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

**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 24<sup>th</sup> day of February, 1998.

**THE BURLINGTON NORTHERN AND SANTA FE RAILWAY COMPANY**

By: *D. P. Schneider*  
D. P. Schneider  
General Director Real Estate



**ATTEST:**

By: *Margaret R. Aclin*  
Margaret R. Aclin  
Assistant Secretary

City of Chicago  
Dept. of Revenue



Real Estate  
Transfer Stamp

316673

\$161.25

BNSF 01000-294 Chicago, IL

08/27/2003 12:05 Batch 02244 15

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STATE OF TEXAS

§

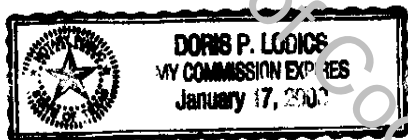
§ ss.

COUNTY OF TARRANT

§

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that D. P. Schneider, General Director Real Estate, of **THE BURLINGTON NORTHERN AND SANTA FE RAILWAY COMPANY**, and Margaret R. Aclin, Assistant Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, and to me personally known to be respectively the General Director Real Estate and Assistant Secretary of said corporation, appeared before me this day in person, and severally acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act, and as the free and voluntary act of said corporation, being thereunto duly authorized for the uses and purposes therein set forth.

Given under my hand and official seal this 5th day of June, 1998.



Doris P. Ledics  
Notary Public

My commission expires: 1-17-2000

This instrument was drafted by:  
Catellus Management Corporation  
4545 Fuller Drive, Suite 100  
Irving, Texas 75038

This deed does not violate the Plat Act  
by reason of Provision No. 5 as exempt  
listed in Chapter 109, Paragraph 1-b.

Date: \_\_\_\_\_

\_\_\_\_\_  
Signature of Grantee, Grantor or Representative

**FORM APPROVED BY LAW**

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## EXHIBIT "A"

### **Parcel 00344 Q**

A parcel of land situated in the NE $\frac{1}{4}$ SE $\frac{1}{4}$  of Section 20, Township 39 North, Range 14 East of the 3rd P. M., in the City of Chicago, Cook County, Illinois, described as follows, to-wit:

Beginning at a point on the South line of West 16th Street 269.75 feet West of the West line of Peoria Street, according to the recorded plat of Assessor's Subdivision of the N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$  of said Section 20; thence South along the West line of Lot 14 of said Assessor's Subdivision 209 feet 8 inches; thence East 10 feet 3 inches; thence Southeasterly to a point 330.0 feet South, as measured at right angles from the South line of said West 16th Street, and 22.0 feet East, as measured at right angles from the West line of said Lot 14; thence South parallel with the West line of said Lot 14 a distance of 150.0 feet; thence West 15.0 feet; thence North parallel with the West line of said Lot 14 a distance of 165.0 feet; thence Northwesterly 220.0 feet to a point being 23.5 feet Northeasterly, as measured radially from The Burlington Northern and Santa Fe Railway Company's (formerly Chicago, Burlington & Quincy Railroad Company) Main Track centerline, as now located and constructed; thence Northwesterly to a point on the South line of said West 16th Street 90.0 feet West of the Point of Beginning; thence East along said South line 90.0 feet to the Point of Beginning.

# UNOFFICIAL COPY

## PLAT ACT AFFIDAVIT - METES AND BOUNDS DESCRIPTION

STATE OF TEXAS            )  
  )ss  
COUNTY OF DALLAS        )

James A. Ball, as Director of ANT, LLC, a Delaware limited liability company, being duly sworn on oath, states that his address is 5720 LBJ Freeway, Suite 190, Dallas, TX 75240.

And further states that:

A. [ ] That the attached deed is not in violation of 765 ILCS 205/1(a), in that the sale or exchange is of an entire tract of land not being a part of a larger tract of land; or

B. [ ] That the attached deed is not in violation of 765 ILCS 205/1 (b), for one of the following reasons:

- 1. The division or subdivision of land into parcels or tracts of five (5) acres or more in size which does not involve any new streets or easements of access.
- 2. The division of lots or blocks of less than one (1) acre in any recorded subdivision which does not involve any new streets or easements of access.
- 3. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
- 4. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
- 5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
- 6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 7. Conveyances made to corrected descriptions in prior conveyances.
- 8. The sale or exchange of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
- 9. The sale of a single lot of less than five (5) acres from a larger tract when a survey is made by a registered surveyor; provided, however, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973.

**AFFIANT FURTHER STATES** that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

ANT, LLC  
By: James A. Ball  
James A. Ball, Director

SUBSCRIBED and sworn to before me this 30<sup>th</sup> day of April, 2003.

Brandy Story  
NOTARY PUBLIC

