

KNOW ALL MEN BY THESE PRESENTS,

That UNION PACIFIC RAILROAD COMPANY, a corporation of the State of Utah, grantor, in consideration of the sum of Ten Thousand Sixty-two Dollars and Thirty-six Cents (\$10,062.36), in hand paid, does hereby grant, bargain, sell, convey and confirm unto OMAHA COLD STORAGE COMPANY, a corporation of the State of Nebraska, grantee, the following described real estate, situate in the City of Omaha, County of Douglas, and State of Nebraska, to wit:

The East Half (E 1/2) of Lot Six (6) and all of Lot Seven (7), Block "F", Original City of Omaha, Nebraska;

together with all the tenements, hereditaments, and appurtenances to the same belonging, and all the estate, title, claim or demand whatsoever of the said Union Pacific Railroad Company of, in or to the same, or any part thereof.

SUBJECT to State and County taxes for the year 1945 and City and School taxes for the year 1946, and all subsequent taxes and assessments levied upon or assessed against the land hereinbefore described.

TO HAVE AND TO HOLD the above described premises with the appurtenances, unto the said Omaha Cold Storage Company, and its successors and assigns forever, and the said Union Pacific Railroad Company, for itself, its successors and assigns, does covenant with the said Omaha Cold Storage Company, and its successors and assigns, that it is lawfully seized of said premises, that they are free from encumbrance except as hereinbefore set out, and that it has good right and lawful authority to sell the same, and that it will and its successors and assigns shall warrant and defend the same unto the said Omaha Cold Storage Company, and its successors and assigns, forever, against the lawful claims of all persons whomsoever, except as aforesaid; and

WHEREAS, said Union Pacific Railroad Company did, on the first day of July, 1897, execute and deliver to The Mercantile Trust Company, of New York, a certain mortgage deed wherein said Railroad Company conveyed to said The Mercantile Trust Company as Trustee, for the uses and purposes therein mentioned, among other things, the land hereinbefore described; and

WHEREAS, said The Mercantile Trust Company was on the 10th day of August, 1911, merged into the Bankers Trust Company, a corporation of the State of New York, pursuant to the provisions of Chapter 10 of the Laws of 1909 of the State

of New York, being Chapter 2 of the Consolidated Laws of the State of New York, known as the Banking Law, and thereby said Bankers Trust Company became successor to said The Mercantile Trust Company as Trustee of said mortgage; and

WHEREAS, said Union Pacific Railroad Company, with the consent of the said Bankers Trust Company, Trustee under the mortgage aforesaid, has sold and conveyed, as above set forth, the real estate hereinbefore described, unto the said grantee, for and in consideration of the sum paid as aforesaid to Union Pacific Railroad Company by said grantee;

NOW, THEREFORE, Know All Men by These Presents, that the said BANKERS TRUST COMPANY, Trustee under the aforesaid mortgage deed, in consideration of the premises, does hereby REMISE, RELEASE and forever QUITCLAIM unto the said Omaha Cold Storage Company, its successors and assigns, forever, its entire right, title and interest as Trustee in and to the real estate described aforesaid, to be held by the said grantee free and exempt from all liens, encumbrances and charges of said mortgage deed of the first day of July, 1897.

This deed is executed by the Trustee without covenant or warranty, express or implied, and without recourse against it in any event.

IN WITNESS WHEREOF, the grantor, Union Pacific Railroad Company, and the Bankers Trust Company, Trustee under said mortgage deed of July 1, 1897, each has caused this

deed to be duly executed on its part this 12th day of

December, 1944.

In Presence of:

UNION PACIFIC RAILROAD COMPANY,

By E. G. Smith

Vice President

Attest:

M. J. Miller (Seal)  
Assistant Secretary

In Presence of:

BANKERS TRUST COMPANY, Trustee,

By E. J. Beach

Vice President

Attest:

M. Meyers (Seal)  
Assistant Secretary

2.



STATE OF NEW YORK )  
COUNTY OF NEW YORK ) ss

On this 12th day of December, 1944,  
before me, a Notary Public in and for said County, in the  
State aforesaid, personally appeared E. G. SMITH  
to me personally known, and to me personally known to be  
a Vice President of UNION PACIFIC  
RAILROAD COMPANY, and to be the same person whose name is  
subscribed to the foregoing instrument, and who, being by  
me duly sworn, did say that he is a Vice President  
of Union Pacific Railroad Company;  
that the seal affixed to said instrument is the corporate  
seal of said corporation; and that said instrument was  
signed and sealed on behalf of said corporation by author-  
ity of its Board of Directors; and the said                       
E. G. SMITH acknowledged said instrument to  
be his free and voluntary act and deed, and the free and  
voluntary act and deed of said corporation, by it volun-  
tarily executed, for the uses specified therein.

IN WITNESS WHEREOF, I have hereunto set my hand  
and official seal the day and year last above written.

My Commission expires March 30, 1945.

(Seal)

*Frank E. Tilley*

FRANK E. TILLEY  
NOTARY PUBLIC, KINGS COUNTY No. 194  
CERT. FILED IN N. Y. CO. No. 63  
COMMISSION EXPIRES MARCH 30, 1945

STATE OF NEW YORK )  
COUNTY OF NEW YORK ) ss

On this 15th day of December, 1944,

before me, a Notary Public in and for said County in the State  
aforesaid, personally appeared E. E. BEACH

to me personally known, and to me personally known to be <sup>a</sup>  
~~Assistant~~ Vice President of the BANKERS TRUST COMPANY, and to  
be the same person whose name is subscribed to the foregoing  
instrument, and who, being by me duly sworn, did say that he  
is ~~Assistant~~ <sup>a</sup> Vice President of Bankers Trust Company; that  
the seal affixed to said instrument is the corporate seal of  
said corporation; and that said instrument was signed and  
sealed on behalf of said corporation by authority of its  
Board of Directors; and the said E. E. BEACH

acknowledged said instrument to be his free and voluntary  
act and deed, and the free and voluntary act and deed of said  
corporation, by it voluntarily executed, for the uses speci-  
fied therein.

IN WITNESS WHEREOF, I have hereunto set my hand  
and official seal the day and year last above written.

My commission expires March 30, 1946

(Seal)

*Henriette M. Smith*

HENRIETTE M. SMITH  
NOTARY PUBLIC, WESTCHESTER COUNTY  
Certificates filed in  
N. Y. Co. Clk's No. 1434, Reg. No. 8482-6  
Commission Expires March 30, 1946

12. INDEXED IN NUMERICAL INDEX AND RECORDED IN THE REGISTER OF DEEDS OFFICE IN DECATAS COUNTY, NEBRASKA

6 DAY January 1945 AT 11:12 A.M. THOMAS J. O'CONNOR, REGISTER OF DEEDS. 190