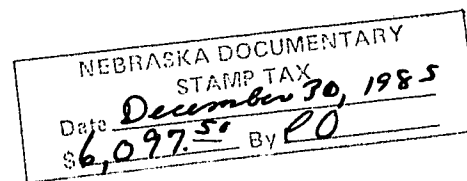


34722  
QUITCLAIM DEED



American ICL I, Inc. a Nebraska corporation ("Grantor")  
in consideration of TEN AND NO/100 DOLLARS (\$10.00) and other  
good and valuable consideration, the receipt and sufficiency  
of which is hereby acknowledged, hereby grants, bargains,  
sells, conveys and quitclaims unto American Guaranty Life  
Insurance Company, an Oregon Insurance Company, all Grantor's  
right, title and interest in and to that certain real property  
(but not the improvements located thereon) legally described  
on Exhibit A attached hereto and made a part hereof.

IN WITNESS WHEREOF, Grantor has caused its corporate  
seal to be hereunto affixed and these presents signed by  
its (Vice) President and (Assistant) Secretary.

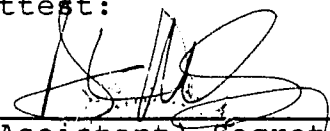
Dated December 30, 1985

AMERICAN ICL I, INC., a  
Nebraska Corporation

By: 

(Vice) President

Attest:

  
(Assistant) Secretary



*Mainto:*  
THIS INSTRUMENT WAS PREPARED BY:

Howard S. Beder  
Rosenthal and Schanfield  
55 East Monroe Street  
Suite 4620  
Chicago, Illinois 60603

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, Richard A. [illegible], a Notary Public in and for the County and State aforesaid, do hereby certify that [illegible] (Vice) President of AMERICAN ICL I, INC. ("Corporation"), a Nebraska Corporation, and [illegible] (Assistant) Secretary of said Corporation, personally known to me to be the same persons whose names are subscribed to the foregoing instrument as such (Vice) President and (Assistant) Secretary, respectively, appeared before me in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary acts, and as the free and voluntary act of said Corporation, for the uses and purposes therein set forth; and the said (Assistant) Secretary did also then and there acknowledge that he, as custodian for the corporate seal of said Corporation, did affix such seal to the said instrument as his own free and voluntary act, and as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 10th  
day of January, 1985.

Notary Public

My Commission Expires:

Latent Dirichlet

Location No. 1  
206 and 238 South 13th Street  
Lincoln Nebraska

Fee simple in the West 10 feet of Lot 4 and all of Lot 5 and Lot 6, Block 65, Original Lincoln, Lancaster County, Nebraska; and Leasehold estate in and with regard to Lots 7, 8 and 9, Block 65, Original Lincoln, Lancaster County, Nebraska by virtue of that certain lease dated July 28, 1948 commencing January 1, 1949 for a term expiring December 31, 2048 filed February 21, 1950 in Book 442, Page 131 executed by St. Mary's Cathedral of Lincoln, Nebraska, Lessor, and Lincoln Development Company, lessee; leasehold estate in and with regard to Lot 10, Block 65, Original Lincoln, Lancaster County, Nebraska by virtue of that certain lease dated July 28, 1948 commencing January 1, 1949 for a term expiring December 31, 2048 and filed December 10, 1949 in Book 438, Page 673 executed by St. Mary's Cathedral of Lincoln, Nebraska, lessor, and the Lincoln Telephone and Telegraph Company, lessee, assigned by lessee to Lincoln Development Company by the instrument filed February 21, 1950 in Book 442, Page 123, the entirety of such leasehold estate having been assigned by lessee, Lincoln Development Company, to State Federal Savings and Loan Association by the instrument dated June 16, 1980 and filed June 19, 1980 as Inst. No. 80-11152, as further assigned by lessee to American Charter Federal Savings and Loan Association by the instrument dated September 15, 1983 and filed September 16, 1983 as Inst. No. 83-19237 as further assigned by lessee, American Charter Federal Savings and Loan Association to American UTP, Inc. by the instrument dated and filed October 5, 1983 as Inst. No. 83-20995, subject to all of the provisions therein contained.

1-  
393 X

LAND RECORDS  
Dan J. [illegible]  
REGISTER OF DEEDS  
DEC 30 PM 2:05  
815.50

INDEXED  
MICRO FILLED  
GENERAL

INDEXED  
MICRO FILLED  
GENERAL

INST. NO. 85  
34722