
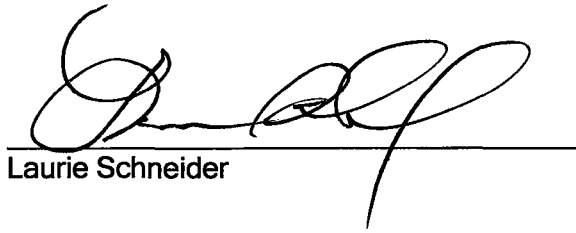


IN WITNESS WHEREOF we have hereunto set our hand this 4th day of May, 2012.



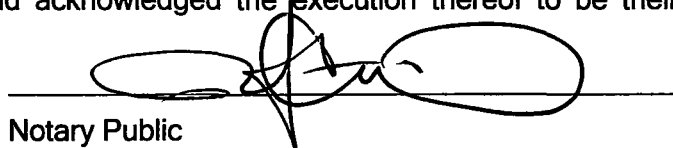
Michael Schneider



Laurie Schneider

STATE OF NEVADA)
)ss.
COUNTY OF CLARK)

The foregoing instrument was acknowledged before me on May 4th, 2012, by Michael Schneider and Laurie Schneider, known to me to be the identical persons whose names are affixed to the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed.



Notary Public

My commission expires 3/25/14



Exhibit ALegal Description

PARCEL 1: A tract of land comprising a part of the Northeast Quarter (NE1/4) and all of the Southeast Quarter (SE1/4) of Section Twenty Five (25), Township Eleven (11) North, Range Eleven (11) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

Beginning at a point on the east line of said Northeast Quarter (NE1/4), said point being Two Hundred Seventy Seven and Eighty Six Hundredths (277.86) feet south of the northeast corner of said Northeast Quarter (NE1/4); thence running southerly, along and upon the east line of said Northeast Quarter (NE1/4), a distance of Two Thousand Three Hundred Sixty Seven and Eighty Two Hundredths (2,367.82) feet to the northeast corner of said Southeast Quarter (SE1/4); thence deflecting left $00^{\circ} 06' 46''$ and running southerly, along and upon the east line of said Southeast Quarter (SE1/4), a distance of Two Thousand Six Hundred Forty Five and Eighty Eight Hundredths (2,645.88) feet to the southeast corner of said Southeast Quarter (SE1/4); thence deflecting right $90^{\circ} 17' 35''$ and running westerly, along and upon the south line of said Southeast Quarter (SE1/4), a distance of Two Thousand Six Hundred Forty Four and Six Tenths (2,644.60) feet to the southwest corner of said Southeast Quarter (SE1/4); thence deflecting right $89^{\circ} 52' 52''$ and running northerly, along and upon the west line of said Southeast Quarter (SE1/4) and the west line of said Northeast Quarter (NE1/4), a distance of Five Thousand Six and Seventy Three Hundredths (5,006.73) feet to a point, said point being Two Hundred Ninety One and Ninety Four Hundredths (291.94) feet south of the northwest corner of said Northeast Quarter (NE1/4); thence deflecting right $69^{\circ} 58' 06''$ and running easterly, a distance of Two Thousand Six Hundred Thirty Four and One Hundredths (2,634.01) feet to the point of beginning

PARCEL 2: A tract of land comprising a part of the Northeast Quarter (NE1/4) and all of the Southeast Quarter (SE1/4) of Section Thirty (30), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

Beginning at the northeast corner of said Northeast Quarter (NE1/4); thence running westerly, along and upon the north line of said Northeast Quarter (NE1/4), a distance of One Thousand Five Hundred Fourteen and Fifty Five Hundredths (1,514.55) feet to a point of curvature; thence running southwesterly along and upon the arc of a curve to the left whose radius is 102.61 feet, of which, the initial tangent of said curve coincides with the previously described course, a distance of Fifty Eight and Thirty Seven Hundredths (58.37) feet (long chord distance = 57.59', long chord deflecting left $16^{\circ} 17' 50''$ from the previously described course) to a point of tangency; thence running southwesterly, along and upon the southwesterly prolongation of the final tangent of the previously described curve, said prolongation deflecting left $16^{\circ} 17' 50''$ from the chord of the previously described curve, a distance of Two Hundred Eighty Three and Seventeen Hundredths (283.17) feet to a point of curvature; thence running southwesterly, along and upon the arc of a curve to the right whose radius is 494.74 feet, of which, the initial tangent of said curve coincides with the previously described course, a distance of Two Hundred Eighty

Three and Ninety Four Hundredths (283.94) feet (long chord distance = 280.06', long chord deflecting right $16^{\circ} 26' 30''$ from the previously described course) to a point of tangency; thence running westerly, along and upon the westerly prolongation of the final tangent of the previously described curve, said prolongation deflecting right $16^{\circ} 26' 30''$ from the chord of the previously described curve, a distance of Five Hundred Seventy and Eighty Four Hundredths (570.84) feet to a point on the west line of said Northeast Quarter (NE1/4), said point being Two Hundred Forty Three and Seventy Four Hundredths (243.74) feet south of the northwest corner of said Northeast Quarter (NE1/4); thence deflecting left $90^{\circ} 13' 15''$ and running southerly, along and upon the west line of said Northeast Quarter (NE1/4) and the west line of said Southeast Quarter (SE1/4), a distance of Five Thousand Twenty Seven and Five Hundredths (5,027.05) feet to the southwest corner of said Southeast Quarter (SE1/4); thence deflecting left $89^{\circ} 42' 55''$ and running easterly, along and upon the south line of said Southeast Quarter (SE1/4) a distance of Two Thousand Six Hundred Forty Four and Ninety Eight Hundredths (2,644.98) feet to the southeast corner of said Southeast Quarter (SE1/4); thence deflecting left $90^{\circ} 07' 05''$ and running northerly, along and upon the east line of said Southeast Quarter (SE1/4), a distance of Two Thousand Six Hundred Thirty Nine and Nine Hundredths (2639.09) feet to the southeast corner of said Northeast Quarter (NE1/4); thence deflecting left $00^{\circ} 16' 05''$ and running northerly, along and upon the east line of said Northeast Quarter (NE1/4), a distance of Two Thousand Six Hundred Forty Eight (2,648.00) feet to the point of beginning AND

A tract of land comprising a part of the Northwest Quarter (NW1/4) and all of the Southwest Quarter (SW1/4) of Section Thirty (30), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

Beginning at a point on the east line of said Northwest Quarter (NW1/4), said point being Two Hundred Forty Three and Seventy Four Hundredths (243.74) feet south of the northeast corner of said Northwest Quarter (NW1/4); thence running southerly, along and upon the east line of said Northwest Quarter (NW1/4) and the east line of said Southwest Quarter (SW1/4), a distance of Five Thousand Twenty Seven and Five Hundredths (5,027.05) feet to the southeast corner of said Southwest Quarter (SW1/4); thence deflecting right $90^{\circ} 31' 10''$ and running westerly, along and upon the south line of said Southwest quarter (SW1/4), a distance of Two Thousand Six Hundred Sixty Two and Forty Two Hundredths (2,662.42) feet to the southwest corner of said Southwest Quarter (SW1/4); thence deflecting right $89^{\circ} 34' 15''$ and running northerly, along and upon the west line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Forty Five and Eighty Eight Hundredths (2,645.88) feet to the southwest corner of said Northwest Quarter (NW1/4); thence deflecting right $00^{\circ} 06' 46''$ and running northerly, along and upon the west line of said Northwest Quarter (NW1/4), a distance of Two Thousand Three Hundred Sixty Seven and Eighty Two Hundredths (2367.82) feet to a point, said point being Two Hundred Seventy Seven and Eighty Six Hundredths (277.86) feet south of the northwest corner of said Northwest Quarter (NW1/4); thence deflecting right $90^{\circ} 01' 47''$ and running easterly, a distance of Two Thousand Six Hundred Forty Nine and Seventy Eight Hundredths (2,649.78) feet to the point of beginning

PARCEL 3: A tract of land comprising all of the Northwest Quarter (NW1/4) and a part of the Northeast Quarter (NE1/4) in Section Five (5), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows: Beginning at the northwest corner of said Northwest Quarter (NW1/4); thence running easterly, along and upon the north line of said Northwest Quarter (NW1/4), a distance of Two Thousand Six Hundred Forty One and Twenty Three Hundredths (2,641.23) feet to the northwest corner of said Northeast Quarter (NE1/4); thence deflecting left 00° 00' 30" and running easterly, along and upon the north line of said Northeast Quarter (NE1/4), a distance of Seven Hundred One and Forty Four Hundredths (701.44) feet; thence deflecting right 89° 39' 33" and running southerly, a distance of Two Thousand Six Hundred Forty Five and Forty Four Hundredths (2,645.44) feet to a point on the south line of said Northeast Quarter (NE1/4); thence deflecting right 90° 20' 55" and running westerly, along and upon the south line of said Northeast Quarter (NE1/4) and along and upon the south line of said Northwest Quarter (NW1/4), a distance of Three Thousand Three Hundred Eleven and Forty Four Hundredths (3,311.44) feet to the southwest corner of said Northwest Quarter (NW1/4); thence deflecting right 88° 58' 30" and running northerly, along and upon the west line of said Northwest Quarter (NW1/4), a distance of Two Thousand Six Hundred Forty Five and Seventy Six Hundredths (2645.76) feet to the point of beginning AND

A tract of land comprising all of the Southwest Quarter (SW1/4) and a part of the Southeast Quarter (SE1/4) in Section Five (5), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska and more particularly described as follows: Beginning at the northwest corner of said Southwest Quarter (SW1/4); thence running easterly, along and upon the north line of said Southwest Quarter (SW1/4) and along and upon the north line of said Southeast Quarter (SE1/4), a distance of Three Thousand Three Hundred Eleven and Forty Four Hundredths (3,311.44) feet; thence deflecting right 89° 39' 05" and running southerly, a distance of Two Thousand Six Hundred Forty Three and Thirty Three Hundredths (2,643.33) feet to a point on the south line of said Southeast Quarter (SE1/4); thence deflecting right 90° 15' 27" and running westerly, along and upon the south line of said Southeast Quarter (SE1/4), a distance of Six Hundred Twenty and Forty Seven Hundredths (620.47) feet to the southeast corner of said Southwest Quarter (SW1/4); thence deflecting left 00° 01' 10" and running westerly, along and upon the south line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Sixty Nine and Twenty Two Hundredths (2,669.22) feet to the southwest corner of said Southwest Quarter (SW1/4); thence deflecting right 89° 17' 38" and running northerly, along and upon the west line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Forty Nine and Fifty Nine Hundredths (2,649.59) feet to the point of beginning

PARCEL 4: A tract of land comprising all of the Southwest Quarter (SW1/4) and a part of the Southeast Quarter (SE1/4) of Section Six (6), Township Eleven (11) North, Range Ten (10) West of the 6th P.m., Hall County, Nebraska, and more particularly described as follows: Beginning at the southwest corner of said Southwest Quarter (SW1/4); thence running northerly along and upon the west line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Fifty and Twenty Eight Hundredths (2,650.28)

feet to the northwest corner of said Southwest Quarter (SW1/4); thence deflecting right $89^{\circ} 59' 47''$ and running easterly, along and upon the north line of said Southwest Quarter (SW1/4) and the north line of said Southeast Quarter (SE1/4), a distance of Three Thousand Five Hundred Twenty Four and Six Hundredths (3,524.06) feet; thence deflecting right $82^{\circ} 01' 14''$ and running southeasterly, a distance of Four Hundred Fourteen and Five Hundredths (414.05) feet, thence deflecting right $07^{\circ} 15' 50''$ and running southerly, a distance of Two Thousand Two Hundred Thirty Nine and Eighty Five Hundredths (2,239.85) feet to a point on the south line of said Southeast Quarter (SE1/4); thence deflecting right $90^{\circ} 12' 05''$ and running westerly, along and upon the south line of said Southeast Quarter (SE1/4), a distance of Nine Hundred Eighty Seven and Seven Tenths (987.70) feet to the southeast corner of said Southwest Quarter (SW1/4); thence deflecting right $00^{\circ} 00' 02''$ and running westerly, along and upon the south line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Two and Thirty Three Hundredths (2,602.33) feet to the point of beginning

Exhibit B

Exceptions

Notice of Easement and Easement for Electric Distribution System executed by The Secretary of the Army under and by Virtue of the authority vested in the Secretary by Title 10 United States Code, Section 2668 to Southern Nebraska Rural Public Power District. Easement dated January 27, 1997 and Notice of Easement dated February 12, 1997, all filed March 4, 1997 in the Register of Deeds Office as Document No. 97-101563. (Parcels 1 & 2 & 3 & 4)

Department of the Army, Easement for Public Road or Street located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed May 15, 2000 in the Register of Deeds Office as Document No. 200003926. (Parcels 1 & 2)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed August 7, 2000 in the Register of Deeds Office as Document No. 200006397. (Parcel 1)

Department of the Army Amendment No. 1 to Easement No. DACA45-1-00-6023, Cornhusker Army Ammunition Plant, Hall County, Nebraska filed February 28, 2001 in the Register of Deeds Office as Document No. 200101488. (Parcels 1 & 2 & 3 & 4)

Department of the Army Amendment No. 2 to Easement No. DACA45-2-01-6078, Cornhusker Army Ammunition Plant, Hall County, Nebraska filed August 22, 2001 in the Register of Deeds Office as Document No. 200208779. (Parcels 1 & 2)

Agreement and Declaration of Covenants, Restrictions and Conditions between DTE Rail Services, Inc. and the County of Hall, filed December 4, 2009 in the Register of Deeds Office as Document No. 200909550. (Parcels 1 & 2 & 3 & 4)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed August 7, 2000 in the Register of Deeds Office as Document No. 200006398. (Parcel 2)

Easement for Public Road or Street executed by the Secretary of the Army under and by virtue of the authority vested in the Secretary by Title 10, United States Code, Section 2668 to Hall County. Easement dated September 14, 1999, filed September 14, 1999 in the Register of Deeds Office as Document No. 99-109121. (Parcels 2 & 3 & 4)

Department of the Army, Easement for Drainage Channels located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed May 15, 2000 in the Register of Deeds Office as Document No. 200003927. (Parcel 2)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed August 7, 2000 in the Register of Deeds Office as Document No. 200006391. (Parcel 2)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in the Quitclaim Deed filed April 17, 2003 in the Register of Deeds Office as Document No. 200304712. (Parcel 2)

Department of the Army Easement for Public Recreational Trail located on Cornhusker Army Ammunition Plant, Hall County, Nebraska filed June 4, 2001 in the Register of Deeds Office as Document No. 200105237. (Parcels 3 & 4)

Easements as shown on the survey by Benjamin & Associates, Inc. Engineers & Surveyors, dated August 29, 2000 attached to Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 200113331 and Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 20113332. (Parcel 3)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 200113331 and Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 20113332. (Parcel 3)

Department of the Army, Assignment of Easement Interests for Access Roads and Railroad Facilities and Bill of Sale for Rails, Ties, Beds and Ballast located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed January 19, 2006 in the Register of Deeds Office as Document No. 200600528. (Parcel 3)

Terms and Conditions as stated in Document recorded October 14, 2010 in the Register of Deeds Office as Document No. 201007566. (Parcel 3)

Easement for Pipeline Right of Way located on Cornhusker Army Ammunitions, Hall County, Nebraska executed by The Secretary of the Army to Northwestern Public Services. Easement for Pipeline Right of way filed August 10, 1999 in the Register of Deeds Office as Document No. 99-108017. (Parcel 4)

Amendment No. 1 to Easement No. DACA 45-2-00-6022, Cornhusker Army Ammunition Plant, Hall County, Nebraska dated May 31, 2000, filed September 15, 2000 in the Register of Deeds Office as Document No. 200007605. (Parcel 4)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 200113330. (Parcel 4)

Department of the Army, Assignment of Easement Interests for Access Roads and Railroad Facilities and Bill of Sale for Rails, Ties, Beds and Ballast located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed January 19, 2006 in the Register of Deeds Office as Document No. 200600528. (Parcel 4)


Agreement and Declaration of Covenants, Restrictions and Conditions between DTE Rail Services, Inc. and the County of Hall, filed December 4, 2009 in the Register of Deeds Office as Document No. 200909550. (Parcel 4)

Instrument of Transfer of Right to Use Ground Water filed May 2, 2012 in the Register of Deeds Office as Document No. 201203506. (Parcels 2 and 4)

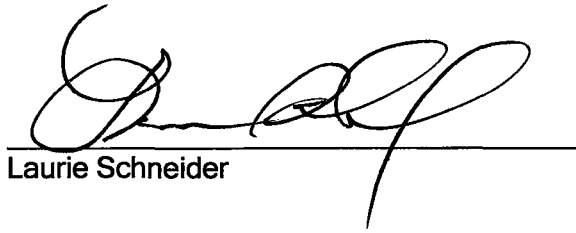
Instrument of Transfer of Right to Use Ground Water filed May 2, 2012 in the Register of Deeds Office as Document No. 201203507. (Parcels 2 and 3)

All notices, exceptions, restrictions, reservations and covenants described under Section IV of the Quitclaim Deeds referred to above and all exceptions described under Section V or shown on Exhibit A to the Quitclaim Deeds referred to above.

IN WITNESS WHEREOF we have hereunto set our hand this 4th day of May, 2012.



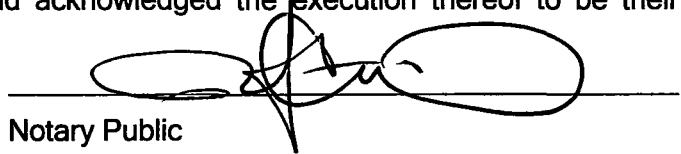
Michael Schneider



Laurie Schneider

STATE OF NEVADA)
)ss.
COUNTY OF CLARK)

The foregoing instrument was acknowledged before me on May 4th, 2012, by Michael Schneider and Laurie Schneider, known to me to be the identical persons whose names are affixed to the foregoing instrument and acknowledged the execution thereof to be their voluntary act and deed.



Notary Public

My commission expires 3/25/14



Exhibit ALegal Description

PARCEL 1: A tract of land comprising a part of the Northeast Quarter (NE1/4) and all of the Southeast Quarter (SE1/4) of Section Twenty Five (25), Township Eleven (11) North, Range Eleven (11) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

Beginning at a point on the east line of said Northeast Quarter (NE1/4), said point being Two Hundred Seventy Seven and Eighty Six Hundredths (277.86) feet south of the northeast corner of said Northeast Quarter (NE1/4); thence running southerly, along and upon the east line of said Northeast Quarter (NE1/4), a distance of Two Thousand Three Hundred Sixty Seven and Eighty Two Hundredths (2,367.82) feet to the northeast corner of said Southeast Quarter (SE1/4); thence deflecting left $00^{\circ} 06' 46''$ and running southerly, along and upon the east line of said Southeast Quarter (SE1/4), a distance of Two Thousand Six Hundred Forty Five and Eighty Eight Hundredths (2,645.88) feet to the southeast corner of said Southeast Quarter (SE1/4); thence deflecting right $90^{\circ} 17' 35''$ and running westerly, along and upon the south line of said Southeast Quarter (SE1/4), a distance of Two Thousand Six Hundred Forty Four and Six Tenths (2,644.60) feet to the southwest corner of said Southeast Quarter (SE1/4); thence deflecting right $89^{\circ} 52' 52''$ and running northerly, along and upon the west line of said Southeast Quarter (SE1/4) and the west line of said Northeast Quarter (NE1/4), a distance of Five Thousand Six and Seventy Three Hundredths (5,006.73) feet to a point, said point being Two Hundred Ninety One and Ninety Four Hundredths (291.94) feet south of the northwest corner of said Northeast Quarter (NE1/4); thence deflecting right $69^{\circ} 58' 06''$ and running easterly, a distance of Two Thousand Six Hundred Thirty Four and One Hundredths (2,634.01) feet to the point of beginning

PARCEL 2: A tract of land comprising a part of the Northeast Quarter (NE1/4) and all of the Southeast Quarter (SE1/4) of Section Thirty (30), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

Beginning at the northeast corner of said Northeast Quarter (NE1/4); thence running westerly, along and upon the north line of said Northeast Quarter (NE1/4), a distance of One Thousand Five Hundred Fourteen and Fifty Five Hundredths (1,514.55) feet to a point of curvature; thence running southwesterly along and upon the arc of a curve to the left whose radius is 102.61 feet, of which, the initial tangent of said curve coincides with the previously described course, a distance of Fifty Eight and Thirty Seven Hundredths (58.37) feet (long chord distance = 57.59', long chord deflecting left $16^{\circ} 17' 50''$ from the previously described course) to a point of tangency; thence running southwesterly, along and upon the southwesterly prolongation of the final tangent of the previously described curve, said prolongation deflecting left $16^{\circ} 17' 50''$ from the chord of the previously described curve, a distance of Two Hundred Eighty Three and Seventeen Hundredths (283.17) feet to a point of curvature; thence running southwesterly, along and upon the arc of a curve to the right whose radius is 494.74 feet, of which, the initial tangent of said curve coincides with the previously described course, a distance of Two Hundred Eighty

Three and Ninety Four Hundredths (283.94) feet (long chord distance = 280.06', long chord deflecting right $16^{\circ} 26' 30''$ from the previously described course) to a point of tangency; thence running westerly, along and upon the westerly prolongation of the final tangent of the previously described curve, said prolongation deflecting right $16^{\circ} 26' 30''$ from the chord of the previously described curve, a distance of Five Hundred Seventy and Eighty Four Hundredths (570.84) feet to a point on the west line of said Northeast Quarter (NE1/4), said point being Two Hundred Forty Three and Seventy Four Hundredths (243.74) feet south of the northwest corner of said Northeast Quarter (NE1/4); thence deflecting left $90^{\circ} 13' 15''$ and running southerly, along and upon the west line of said Northeast Quarter (NE1/4) and the west line of said Southeast Quarter (SE1/4), a distance of Five Thousand Twenty Seven and Five Hundredths (5,027.05) feet to the southwest corner of said Southeast Quarter (SE1/4); thence deflecting left $89^{\circ} 42' 55''$ and running easterly, along and upon the south line of said Southeast Quarter (SE1/4) a distance of Two Thousand Six Hundred Forty Four and Ninety Eight Hundredths (2,644.98) feet to the southeast corner of said Southeast Quarter (SE1/4); thence deflecting left $90^{\circ} 07' 05''$ and running northerly, along and upon the east line of said Southeast Quarter (SE1/4), a distance of Two Thousand Six Hundred Thirty Nine and Nine Hundredths (2639.09) feet to the southeast corner of said Northeast Quarter (NE1/4); thence deflecting left $00^{\circ} 16' 05''$ and running northerly, along and upon the east line of said Northeast Quarter (NE1/4), a distance of Two Thousand Six Hundred Forty Eight (2,648.00) feet to the point of beginning AND

A tract of land comprising a part of the Northwest Quarter (NW1/4) and all of the Southwest Quarter (SW1/4) of Section Thirty (30), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska, and more particularly described as follows:

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A tract of land comprising all of the Southwest Quarter (SW1/4) and a part of the Southeast Quarter (SE1/4) in Section Five (5), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., Hall County, Nebraska and more particularly described as follows: Beginning at the northwest corner of said Southwest Quarter (SW1/4); thence running easterly, along and upon the north line of said Southwest Quarter (SW1/4) and along and upon the north line of said Southeast Quarter (SE1/4), a distance of Three Thousand Three Hundred Eleven and Forty Four Hundredths (3,311.44) feet; thence deflecting right 89° 39' 05" and running southerly, a distance of Two Thousand Six Hundred Forty Three and Thirty Three Hundredths (2,643.33) feet to a point on the south line of said Southeast Quarter (SE1/4); thence deflecting right 90° 15' 27" and running westerly, along and upon the south line of said Southeast Quarter (SE1/4), a distance of Six Hundred Twenty and Forty Seven Hundredths (620.47) feet to the southeast corner of said Southwest Quarter (SW1/4); thence deflecting left 00° 01' 10" and running westerly, along and upon the south line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Sixty Nine and Twenty Two Hundredths (2,669.22) feet to the southwest corner of said Southwest Quarter (SW1/4); thence deflecting right 89° 17' 38" and running northerly, along and upon the west line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Forty Nine and Fifty Nine Hundredths (2,649.59) feet to the point of beginning

PARCEL 4: A tract of land comprising all of the Southwest Quarter (SW1/4) and a part of the Southeast Quarter (SE1/4) of Section Six (6), Township Eleven (11) North, Range Ten (10) West of the 6th P.m., Hall County, Nebraska, and more particularly described as follows: Beginning at the southwest corner of said Southwest Quarter (SW1/4); thence running northerly along and upon the west line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Fifty and Twenty Eight Hundredths (2,650.28)

feet to the northwest corner of said Southwest Quarter (SW1/4); thence deflecting right $89^{\circ} 59' 47''$ and running easterly, along and upon the north line of said Southwest Quarter (SW1/4) and the north line of said Southeast Quarter (SE1/4), a distance of Three Thousand Five Hundred Twenty Four and Six Hundredths (3,524.06) feet; thence deflecting right $82^{\circ} 01' 14''$ and running southeasterly, a distance of Four Hundred Fourteen and Five Hundredths (414.05) feet, thence deflecting right $07^{\circ} 15' 50''$ and running southerly, a distance of Two Thousand Two Hundred Thirty Nine and Eighty Five Hundredths (2,239.85) feet to a point on the south line of said Southeast Quarter (SE1/4); thence deflecting right $90^{\circ} 12' 05''$ and running westerly, along and upon the south line of said Southeast Quarter (SE1/4), a distance of Nine Hundred Eighty Seven and Seven Tenths (987.70) feet to the southeast corner of said Southwest Quarter (SW1/4); thence deflecting right $00^{\circ} 00' 02''$ and running westerly, along and upon the south line of said Southwest Quarter (SW1/4), a distance of Two Thousand Six Hundred Two and Thirty Three Hundredths (2,602.33) feet to the point of beginning

Exhibit B

Exceptions

Notice of Easement and Easement for Electric Distribution System executed by The Secretary of the Army under and by Virtue of the authority vested in the Secretary by Title 10 United States Code, Section 2668 to Southern Nebraska Rural Public Power District. Easement dated January 27, 1997 and Notice of Easement dated February 12, 1997, all filed March 4, 1997 in the Register of Deeds Office as Document No. 97-101563. (Parcels 1 & 2 & 3 & 4)

Department of the Army, Easement for Public Road or Street located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed May 15, 2000 in the Register of Deeds Office as Document No. 200003926. (Parcels 1 & 2)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed August 7, 2000 in the Register of Deeds Office as Document No. 200006397. (Parcel 1)

Department of the Army Amendment No. 1 to Easement No. DACA45-1-00-6023, Cornhusker Army Ammunition Plant, Hall County, Nebraska filed February 28, 2001 in the Register of Deeds Office as Document No. 200101488. (Parcels 1 & 2 & 3 & 4)

Department of the Army Amendment No. 2 to Easement No. DACA45-2-01-6078, Cornhusker Army Ammunition Plant, Hall County, Nebraska filed August 22, 2001 in the Register of Deeds Office as Document No. 200208779. (Parcels 1 & 2)

Agreement and Declaration of Covenants, Restrictions and Conditions between DTE Rail Services, Inc. and the County of Hall, filed December 4, 2009 in the Register of Deeds Office as Document No. 200909550. (Parcels 1 & 2 & 3 & 4)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed August 7, 2000 in the Register of Deeds Office as Document No. 200006398. (Parcel 2)

Easement for Public Road or Street executed by the Secretary of the Army under and by virtue of the authority vested in the Secretary by Title 10, United States Code, Section 2668 to Hall County. Easement dated September 14, 1999, filed September 14, 1999 in the Register of Deeds Office as Document No. 99-109121. (Parcels 2 & 3 & 4)

Department of the Army, Easement for Drainage Channels located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed May 15, 2000 in the Register of Deeds Office as Document No. 200003927. (Parcel 2)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed August 7, 2000 in the Register of Deeds Office as Document No. 200006391. (Parcel 2)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in the Quitclaim Deed filed April 17, 2003 in the Register of Deeds Office as Document No. 200304712. (Parcel 2)

Department of the Army Easement for Public Recreational Trail located on Cornhusker Army Ammunition Plant, Hall County, Nebraska filed June 4, 2001 in the Register of Deeds Office as Document No. 200105237. (Parcels 3 & 4)

Easements as shown on the survey by Benjamin & Associates, Inc. Engineers & Surveyors, dated August 29, 2000 attached to Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 200113331 and Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 20113332. (Parcel 3)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 200113331 and Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 20113332. (Parcel 3)

Department of the Army, Assignment of Easement Interests for Access Roads and Railroad Facilities and Bill of Sale for Rails, Ties, Beds and Ballast located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed January 19, 2006 in the Register of Deeds Office as Document No. 200600528. (Parcel 3)

Terms and Conditions as stated in Document recorded October 14, 2010 in the Register of Deeds Office as Document No. 201007566. (Parcel 3)

Easement for Pipeline Right of Way located on Cornhusker Army Ammunitions, Hall County, Nebraska executed by The Secretary of the Army to Northwestern Public Services. Easement for Pipeline Right of way filed August 10, 1999 in the Register of Deeds Office as Document No. 99-108017. (Parcel 4)

Amendment No. 1 to Easement No. DACA 45-2-00-6022, Cornhusker Army Ammunition Plant, Hall County, Nebraska dated May 31, 2000, filed September 15, 2000 in the Register of Deeds Office as Document No. 200007605. (Parcel 4)

Restrictions and Conditions & Perpetual and Assignable Easement and Right of Way Access as shown in Quit Claim Deed filed December 26, 2001 in the Register of Deeds Office as Document No. 200113330. (Parcel 4)

Department of the Army, Assignment of Easement Interests for Access Roads and Railroad Facilities and Bill of Sale for Rails, Ties, Beds and Ballast located on Cornhusker Army Ammunition Plant, Hall County, Nebraska, filed January 19, 2006 in the Register of Deeds Office as Document No. 200600528. (Parcel 4)

Agreement and Declaration of Covenants, Restrictions and Conditions between DTE Rail Services, Inc. and the County of Hall, filed December 4, 2009 in the Register of Deeds Office as Document No. 200909550. (Parcel 4)

Instrument of Transfer of Right to Use Ground Water filed May 2, 2012 in the Register of Deeds Office as Document No. 201203506. (Parcels 2 and 4)

Instrument of Transfer of Right to Use Ground Water filed May 2, 2012 in the Register of Deeds Office as Document No. 201203507. (Parcels 2 and 3)

All notices, exceptions, restrictions, reservations and covenants described under Section IV of the Quitclaim Deeds referred to above and all exceptions described under Section V or shown on Exhibit A to the Quitclaim Deeds referred to above.