RECORDATION NO. 12302 Filed 1425

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INTERSTATE COMMERCE COMMISSION

THIS LETTER ACCOMPANIES
BEIGE DOCUMENTS
12302
RECORDATION NO. Filed 1425

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INTERSTATE COMMERCE COMMISSION

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No. 1-288-A/114
Date OCT 14 1980
Fee $ 10.00
ICC Washington, D. C.

October 14, 1980

202 347-7170

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INTERSTATE COMMERCE COMMISSION

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INTERSTATE COMMERCE COMMISSION

The Honorable Agatha Mergenovich
Secretary
Interstate Commerce Commission
12th and Constitution Avenue, N.W.
Room 2215
Washington, D.C. 20423

Re: Utility Fuels, Inc. Lease Financing Dated As Of October 1, 1980 12.75% Conditional Sale Indebtedness Due October 1, 1994.

Dear Madam Secretary:

Pursuant to 49 U.S.C. §11303 and the Commission's rules and regulations thereunder, as amended, I enclose herewith on behalf of Utility Fuels, Inc. for filing and recordation counterparts of the following documents:

(1)(a) A Lease of Railroad Equipment dated as of October 1, 1980 between Utility Fuels, Inc. and the Connecticut Bank and Trust Company as Trustee for Wells Fargo Equipment Leasing Corporation ("Wells Fargo");

(b) An Assignment Of Lease And Agreement dated as of October 1, 1980 between the Connecticut Bank and Trust Company as Trustee for Wells Fargo and the Mercantile Safe-Deposit and Trust Company as Agent ("Agent");

(2)(a) A Conditional Sale Agreement dated as of October 1, 1980 between the Connecticut Bank and Trust Company as Trustee for Wells Fargo and ACF Industries, Inc. ("ACF"); and

(b) An Agreement And Assignment dated as of October 1, 1980 between the Agent and ACF.

The names and addresses of the parties to the aforementioned Agreements are as follows:

Trustee:

The Connecticut Bank and Trust Company
One Constitution Plaza
Hartford, Connecticut 06115
(Trustee for Vendee-Lessor)

Builder-Vendor:

ACF Industries, Incorporated
750 Third Avenue
New York, New York 10017

Vendee-Lessor:

Wells Fargo Equipment Leasing Corporation
425 California Street
San Francisco, California 94104

Lessee:

Utility Fuels, Inc.
611 Walker Street
Houston, Texas 77002

Agent-Assignee:

The Mercantile Safe-Deposit and Trust Co.
Two Hopkins Plaza
Baltimore, Maryland 21203
(Assignee of Vendee-Lessor)

Please file and record the documents referred to in this letter and index them under the names of the Trustee, the Builder-Vendor, the Lessee, and the Agent-Assignee.

The equipment covered by the aforementioned Agreements consists of 305 105-ton, 4240 cu. ft. gondola-type coal cars, bearing the road numbers of the Lessee 13001-13110; 14001-14110; 15001-15110; 16001-16170; 17001-17110; inclusive; AAR mechanical designation: GTS.

Enclosed is our check in the amount of $100.00 for the required recordation fee. Please accept for recordation one counterpart of each of the enclosed agreements, stamp the remaining counterparts with your recordation number and return them to the delivering messenger, along with your fee receipt, addressed to the undersigned.

Thank you for your consideration in this matter.

Very truly yours,

C. Michael Loftus

C. Michael Loftus
As Agent for
Utility Fuels, Inc

CML:kal

Enclosure

See -D for #3

12302

RECORDATION NO. ..... Filed 1425

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INTERSTATE COMMERCE COMMISSION

[CS&M Ref. 2483-135]

LEASE OF RAILROAD EQUIPMENT

(A)

Dated as of October 1, 1980

Between

UTILITY FUELS, INC.,

as Lessee,

and

THE CONNECTICUT BANK AND TRUST COMPANY,
not in its individual capacity
but solely as Trustee under a Trust Agreement
dated as of the date hereof
with Wells Fargo Equipment Leasing Corporation,
as Lessor.

The rights and interests of the Lessor under this Lease are subject to a security interest in favor of Mercantile-Safe Deposit and Trust Company, as Agent for certain institutional investors. The original of this Lease is held by said Agent.

LEASE OF RAILROAD EQUIPMENT

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LEASE OF RAILROAD EQUIPMENT dated as of October 1, 1980, between UTILITY FUELS, INC., a Texas corporation (the "Lessee"), and THE CONNECTICUT BANK AND TRUST COMPANY, a Connecticut banking corporation, acting not in its individual capacity but solely as Trustee (the "Trustee") under a Trust Agreement dated as of the date hereof (the "Trust Agreement") with WELLS FARGO EQUIPMENT LEASING CORPORATION (the "Owner").

WHEREAS pursuant to a Participation Agreement dated as of the date hereof (the "Participation Agreement") among the Lessee, HOUSTON INDUSTRIES INCORPORATED, a Texas corporation (the "Guarantor"), the Trustee, the Owner and MERCANTILE-SAFE DEPOSIT AND TRUST COMPANY, not in its individual capacity but solely as Agent (said bank so acting, being hereinafter called the "Vendor"), the Trustee is entering into a Conditional Sale Agreement dated as of the date hereof (the "CSA") with ACF INDUSTRIES, INCORPORATED, a New Jersey corporation (the "Builder"), wherein the Builder has agreed to manufacture, sell and deliver to the Trustee the units of railroad equipment described in Appendix A hereto;

WHEREAS at the date of execution of this Agreement, no unit of the railroad equipment has been placed in service;

WHEREAS the Builder is assigning its interests in the CSA pursuant to an Agreement and Assignment dated the date hereof (the "CSA Assignment") to the Vendor;

WHEREAS the Lessee desires to lease such number of units of the railroad equipment as are settled for under the CSA (the "Units") at the rentals and for the terms and upon the conditions hereinafter provided;

WHEREAS the Guarantor will execute and deliver a guarantee, substantially in the form attached as Exhibit F to the Participation Agreement (the "Guarantee"), pursuant to which the Guarantor will guarantee unconditionally the payment by the Lessee of all its obligations under this Lease, the Participation Agreement and the Indemnity Agreement; and

WHEREAS the Trustee will assign this Lease for security to the Vendor pursuant to an Assignment of Lease

and Agreement (the "Lease Assignment") dated as of the date hereof and the Lessee and the Guarantor will acknowledge and consent thereto pursuant to the Consent and Agreement in the form attached to the Lease Assignment (the "Consent");

NOW, THEREFORE, in consideration of the premises and of the rentals to be paid and the covenants hereinafter mentioned to be kept and performed by the Lessee, the Trustee hereby leases the Units to the Lessee upon the following terms and conditions:

§ 1. NET LEASE

This Lease is a net lease. The Lessee's obligation to pay all rentals and other amounts hereunder shall be absolute and unconditional and, except as herein specifically provided, the Lessee shall not be entitled to any abatement of rent or such other amounts or reduction thereof or setoff against rent or such other amounts, including, but not limited to, abatements, reductions or setoffs due or alleged to be due by reason of any past, present or future claims of the Lessee against the Trustee or the Owner under this Lease or the CSA, including the Lessee's rights by subrogation thereunder to the Builder or the Vendor, or otherwise; nor, except as otherwise expressly provided herein, shall this Lease terminate, or the respective obligations of the Trustee or the Lessee be otherwise affected, by reason of any defect in or damage to or loss of possession or loss of use or destruction of all or any of the Units from whatsoever cause, any liens, encumbrances or rights of others with respect to any of the Units, the prohibition of or other restriction against the Lessee's use of all or any of the Units, the interference with such use by any person or entity, the invalidity or unenforceability or lack of due authorization of this Lease, any insolvency of or any bankruptcy, reorganization or similar proceeding against the Lessee, or for any other cause whether similar or dissimilar to the foregoing, any present or future law to the contrary notwithstanding, it being the intention of the parties hereto that the rents and other amounts payable by the Lessee hereunder shall continue to be payable in all events in the manner and at the times herein provided unless the obligation to pay the same shall be terminated pursuant to the express provisions of this Lease. To the extent permitted by applicable law,

the Lessee hereby waives any and all rights which it may now have or which at any time hereafter may be conferred upon it, by statute or otherwise, to terminate, cancel, quit or surrender the lease of any of the Units except in accordance with the express terms hereof. Each rental or other payment made by the Lessee hereunder shall be final and the Lessee shall not seek to recover all or any part of such payment from the Trustee, the Owner or the Vendor for any reason whatsoever. Nothing in this § 1 shall constitute a waiver by Lessee of any rights to sue for damages or specific performance for breach of any obligations undertaken by the Trustee under this Agreement or by the Trustee or any other party to any of the other documents referred to herein but subject in all respects to the provisions of § 27 hereof.

§ 2. DELIVERY AND ACCEPTANCE OF UNITS

The Trustee hereby appoints the Lessee its agent for inspection and acceptance of the Units pursuant to the CSA. Each delivery of a Unit to the Trustee under the CSA shall be deemed to be a delivery hereunder to the Lessee at the point or points within the United States of America at which such Unit is so delivered to the Trustee. Upon such delivery, the Lessee will cause an employee or agent of the Lessee to inspect the same, and if such Unit is found to be acceptable, to accept delivery of such Unit on behalf of the Trustee under the CSA and on behalf of itself hereunder and execute and deliver to the Trustee a certificate of acceptance (the "Certificate of Acceptance") in accordance with the provisions of Article 3 of the CSA, stating that such Unit has been inspected and accepted on behalf of the Lessee and the Trustee on the date of such Certificate of Acceptance and is marked in accordance with § 5.1 hereof, whereupon such Unit shall be deemed to have been delivered to and accepted by the Lessee and shall be subject thereafter to all the terms and conditions of this Lease.

§ 3. RENTALS

3.1. Amount and Date of Payment. The Lessee agrees to pay to the Trustee, as rental for each Unit subject to this Lease, one interim rental payment on April 1, 1981, and 32 consecutive semiannual payments payable, in arrears, on April 1 and October 1 in each year, commencing October 1, 1981, to and including April 1, 1997. The interim rental payment for each Unit shall be in an amount equal to the sums of (x) the product of (i) the Purchase

Price (as defined in Paragraph 4.1 of the CSA) of such Unit less (ii) the portion of the CSA Indebtedness (as defined in Paragraph 4.3(b) of the CSA) attributable to such Unit multiplied by 0.03493151% for each day (computed on an actual elapsed day, 365-day year, basis) from and including the Closing Date for such Unit to and including March 31, 1981, and (y) the amount payable to the Interim Investor on April 1, 1981, pursuant to Paragraph 4.4 of the CSA. The 32 semiannual rental payments for each Unit shall be in an amount equal to 4.8282% of the Purchase Price of such Unit. In no event shall the foregoing rentals be less than the principal and interest payment due on each such date pursuant to Article 4 of the CSA.

In the event of (i) an amendment to the Internal Revenue Code, as amended to the Documents Closing Date (as defined in the first paragraph of Paragraph 8 of the Participation Agreement), or the Income Tax Regulations promulgated thereunder, as of such Date, or a change in the interpretation thereof as a result of a decision of a court or a change in Revenue Procedure 77-10, 1977-1 Cum. Bull. 548, which amendment or change shall occur (A) during the period beginning on the Documents Closing Date and ending on April 1, 1981 (for purposes of this paragraph, regulations proposed to be prescribed by the Commissioner of Internal Revenue with the approval of the Secretary of the Treasury, or his delegate, shall be treated as an amendment of the Income Tax Regulations, provided that such proposed regulations are adopted in substantially the form proposed), or (ii) a delivery of the Units at times and in numbers of Units other than 61 Units on each of October 9, October 27, November 17, December 9, and December 30, 1980, the effect of which event would be to increase or decrease by more than 25 basis points the pretax yield which the Owner expects to realize as the result of the transactions contemplated by the Participation Agreement and this Lease from the pretax yield which the Owner expected to realize as the result of the transactions contemplated by the Participation Agreement and this Lease had such event not occurred, (x) in the case of any such decrease in the pretax yield of the Owner, the semiannual rental payments occurring thereafter for each Unit and the percentages with respect to Termination Value and Casualty Value shall be adjusted in such manner as shall be required in order that, after giving effect to such event, the Owner's rate of return on, and rate of recovery of, investment shall be maintained and (y) in the case of any such increase in the pretax yield of the Owner, the Owner shall make a supplemental payment to the Lessee on each semiannual rental payment date occurring thereafter for each Unit in such amount, and the percentages with respect to Termination Value and Casualty Value shall be adjusted in such manner, as shall be required in order that, after

giving effect to such event, the Owner's rate of return on, and rate of recovery of, investment shall be maintained. Upon the occurrence of an event requiring an adjustment or supplemental payments pursuant to this paragraph, the Owner shall promptly make the necessary computations and furnish to the Trustee and the Lessee a certificate of the Owner setting forth, in reasonable detail, the revised semiannual rental payments or supplemental payments, as the case may be, and percentages with respect to Termination Value and Casualty Value. Any certificate furnished by the Owner to the Trustee and the Lessee pursuant to this paragraph shall be binding and final unless the Lessee shall notify the Owner and the Trustee within 30 days after the receipt of such certificate that it disagrees with such certificate. In the event that the Owner and the Lessee are unable to resolve any disagreement within 30 days after the receipt of the Lessee's notice to the Owner, the matter shall be referred to independent public accountants (which shall not be the Lessee's or the Guarantor's principal auditor) selected by the Lessee and approved by the Owner (such approval not to be unreasonably withheld) who shall verify the Owner's computations and, within 30 days of the date on which the matter was referred to it, furnish to the Owner, the Trustee and the Lessee a certificate setting forth, in reasonable detail, the revised semiannual rental payments or supplemental payments, as the case may be, and percentages with respect to Termination Value and Casualty Value. The revised semiannual rental payments or supplemental payments, as the case may be, and percentages with respect to Termination Value and Casualty Value as so verified or as adjusted by such accountants shall be binding and final on the Owner, the Trustee and the Lessee. The expense of any verification by the Lessee of the Owner's computations under this paragraph shall be at the expense of the Lessee. Notwithstanding the foregoing, (x) each semiannual rental payment shall not be less than the amount required to pay all amounts when due and payable on or with respect to the CSA Indebtedness on the date on which such semiannual rental payment is due and payable and to satisfy the profit and positive cash flow requirements set forth in Section 4(b) of Revenue Procedure 75-21, 1975-1 Cum. Bull. 715, as said requirements may be amended or modified as of the date on which any adjustment is to be made under this paragraph, and (y) the Termination Value or Casualty Value payable on any date shall not be less than the amount required to pay the principal of, and accrued and unpaid interest and all other amounts due and payable on or with respect to, the CSA Indebtedness on the date of the payment of Termination Value or Casualty Value.

3.2. Payments on Nonbusiness Days. If the interim rental payment date or any of the semiannual rental

payment dates referred to in § 3.1 is not a business day, the rental payment otherwise payable on such date shall be payable on the next business day. The term "business day" as used herein means a calendar day, excluding Saturdays, Sundays and any other day on which banking institutions in New York, New York, Houston, Texas or Hartford, Connecticut, or the principal place of business of the Owner are authorized or obligated to remain closed.

3.3. Instructions To Pay Vendors and Trustee. Upon execution and delivery of the Lease Assignment and until the Vendor shall have advised the Lessee in writing that all sums due from the Trustee under the CSA have been fully satisfied and discharged, the Trustee irrevocably instructs the Lessee (a) first, to remit to the Vendor on each rental payment date hereunder a sufficient portion of the then due rental payment to satisfy the obligations of the Trustee then payable under the CSA, and (b) second, so long as no event of default under the CSA shall have occurred and be continuing, to pay to the Trustee, on such rental payment date, the balance, if any, of such rental payment. If the Lease Assignment is not executed and delivered, or if the Lessee shall have been advised by the Vendor in writing that all sums due from the Trustee under the CSA have been fully discharged and satisfied, then all payments provided for in this Lease shall be made to the Trustee.

3.4. Payment in Immediately Available Funds. The Lessee agrees to make each payment provided for herein as contemplated by § 3.1 in funds which are immediately available at or prior to 11:00 a.m. in the city where such payment is to be made in the manner specified in Paragraph 15 of the Participation Agreement.

§ 4. TERM OF LEASE

4.1. Beginning and Termination; Survival. The term of this Lease as to each Unit shall begin on the date of delivery of such Unit under the CSA and, subject to the provisions of §§ 7, 13 and 16 hereof, shall terminate on the date on which the final payment of rent in respect thereof is due pursuant to § 3.1 hereof. The obligations of the Lessee hereunder (including, but not limited to, the obligations under §§ 6, 7, 10, 11, 12 and 17 hereof) shall survive the expiration or other termination of the term of this Lease.

4.2. Rights and Obligations of Lessee Subject to CSA. Notwithstanding anything to the contrary contained herein, all rights and obligations of the Lessee under this Lease and in and to the Units are subject to the rights of the Vendor under the CSA and if an event of default should occur under the CSA, the Vendor may terminate this Lease (or rescind its termination) in accordance with the terms of the CSA without affecting the indemnities which by the provisions of this Lease survive the termination of its term, all as provided herein; provided, however, that so long as (i) no Event of Default exists hereunder, (ii) the Lessee and the Guarantor are complying with the provisions of the Consent and (iii) the Vendor is entitled to apply the Payments (as defined in the Lease Assignment) in accordance with the Lease Assignment, this Lease may not be terminated and the Lessee shall be entitled to the rights of possession, use and assignment provided under § 15 hereof.

§ 5. IDENTIFICATION MARKS

5.1. Identifying Numbers; Legend; Changes. The Lessee will cause each Unit to be kept numbered with the identification number set forth in Appendix A hereto, or in the case of any Unit not there listed such identification number as shall be set forth in any amendment or supplement hereto extending this Lease to cover such Unit, and will keep and maintain, plainly, distinctly, permanently and conspicuously marked on each side of each Unit, in letters not less than one inch in height, the words "OWNED BY A BANK OR TRUST COMPANY AS TRUSTEE AND SUBJECT TO A SECURITY AGREEMENT FILED WITH THE INTERSTATE COMMERCE COMMISSION", or other appropriate words designated by the Trustee, with appropriate changes thereof and additions thereto as from time to time may be required by law in order to protect the Trustee's title to, and the Vendor's security interest in, such Unit and the rights of the Trustee under this Lease and the rights of the Vendor under the CSA. The Lessee will not place any such Unit in operation or exercise any control or dominion over the same until such words shall have been so marked on both sides thereof and will replace promptly any such words which may be removed, defaced or destroyed. The Lessee will not change the identification number of any Unit unless and until (i) a statement of new number or numbers to be substituted therefor shall have been filed with the Vendor and

the Trustee and filed, recorded and deposited by the Lessee in all public offices where this Lease and the CSA shall have been filed, recorded and deposited and (ii) the Lessee shall have furnished the Vendor and the Trustee an opinion of counsel to the effect that such statement has been so filed, recorded and deposited, such filing, recordation and deposit will protect the Vendor's and the Trustee's interests in such Units and no filing, recording, deposit or giving of notice with or to any other Federal, state or local government or agency thereof is necessary to protect the interests of the Vendor and the Trustee in such Units.

5.2. Insignia of Lessee. The Units may be lettered with the names or initials or other insignia customarily used by the Lessee or its affiliates, but the Lessee will not allow the name of any other person, association or corporation to be placed on any Unit as a designation that might be interpreted as a claim of ownership.

§ 6. GENERAL TAX INDEMNIFICATION

Whether or not any of the transactions contemplated hereby are consummated, the Lessee assumes responsibility for and agrees to pay, and agrees to protect, save, keep harmless and indemnify on an after-tax basis the Trustee (in both its individual and fiduciary capacities), the Owner, the Vendor, the Investors and their respective successors and assigns (the "Indemnified Persons") against, all taxes, levies, imposts, duties, assessments, fees, withholdings and other governmental charges of any nature whatsoever, including, without limitation, penalties, fines and interest (all such taxes, levies, imposts, duties, assessments, fees, withholdings, governmental charges, penalties, fines and interest being hereinafter called "Taxes"), imposed on, incurred by or asserted against any Indemnified Person or any Unit in whole or in part on account of, or with respect to, this Lease or the CSA or any document referred to herein or therein or any of the transactions contemplated hereby or thereby or the manufacture, purchase, acceptance or rejection of the Units or any portion thereof or the ownership, delivery, nondelivery, leasing, re-leasing, subleasing, possession, use, transfer of title, operation, maintenance, repair, condition, sale, return, or other disposition of the Units or any portion thereof or any indebtedness with respect thereto or the rentals, receipts, earnings or gains arising therefrom;

excluding, however, (i) Taxes of the United States or any state or political subdivision thereof imposed on or measured solely by the net income or excess profits or items of tax preference of the Indemnified Person (not including the Trustee in its fiduciary capacity), other than (1) Taxes arising out of or imposed in respect of the receipt of indemnification payments pursuant to this Lease, (2) any such Taxes which are in direct substitution for Taxes which the Lessee would otherwise be obligated to pay or reimburse as herein provided, and (3) the aggregate of all state or local Taxes measured by net income based on such receipts which are in excess of the amount of any such Taxes based on such receipts which would be payable to the state and locality in which the Indemnified Person has its principal place of business without apportionment to any other state; (ii) Taxes imposed on or measured by any fees or compensation received by the Trustee for its services in acting as trustee under the Trust Agreement; (iii) Taxes which are imposed on or measured solely by the net income of the Indemnified Person if and to the extent that such Taxes are in substitution for or reduce the Taxes payable by any other person which the Lessee has not agreed to pay or indemnify against pursuant to this § 6; (iv) Taxes imposed with respect to any period commencing after the date on which this Lease shall terminate and the Units shall be redelivered to the Trustee in accordance with the terms of this Lease and not relating to events or matters prior to such time; and (v) Taxes imposed as a direct result of a voluntary transfer or other voluntary disposition by the Trustee or the Owner (other than any transfer pursuant to § 7.3 or any transfer to the Lessee pursuant to § 16.2) or any transfer or disposition by the Trustee or the Owner resulting from bankruptcy or other proceedings for the relief of debtors in which the Trustee or the Owner is the debtor, whether voluntary or involuntary, of any interest in any Unit or interest in rentals under this Lease unless, at the time of any such transfer or disposition, an Event of Default shall have occurred and be continuing. The Lessee shall pay all Taxes for which it assumes liability hereunder when such Taxes are due and will indemnify each Indemnified Person to the extent required by this § 6 within 30 days after receipt of a written request by such Indemnified Person for indemnification specifying the amount to be paid, the basis on which such amount was determined and the nature of the Taxes in question; provided, however, that if any Taxes are being contested in accordance with the sixth paragraph of this § 6, any payment shall be made at the time therein provided.

In the event that the Trustee shall become obligated to make any payment to the Builder or the Vendor or otherwise pursuant to any corresponding provision of the CSA not covered by the foregoing paragraph of this § 6, the Lessee shall pay such additional amounts (which shall also be deemed Taxes hereunder) to the Trustee as will enable the Trustee to fulfill completely its obligations pursuant to said provision. The Lessee covenants, for the benefit of the Builder, that the Lessee will indemnify and hold the Builder harmless from any sales taxes, including interest and penalties, which might be imposed in respect to the sale of the Units under the CSA.

In the event any returns, statements or reports with respect to Taxes are required to be made, the Lessee will make such returns, statements and reports in such manner as to show the interest of the Trustee and the Vendor in such Units, send a copy of such returns, statements or reports to the Trustee and the Vendor, and after notice to the Trustee and the Vendor (which may be in the form of a statement sent with copies that the same will be filed, barring objection, within a specified period of time) file such returns, statements or reports; provided, however, that the Trustee shall, with respect to any state or political subdivision thereof of the United States of America, file such returns, statements, and reports relating to sales or use taxes, and taxes, fees, and charges on or measured by the Trustee's earnings or gross receipts arising from the Units, or the value added by the Trustee thereto, as the Lessee or the Trustee shall determine are required to be filed, and as shall be prepared by the Lessee, and shall remit the amount thereof upon payment by the Lessee to the Trustee (such payment to be made promptly upon demand by the Trustee therefor) of such taxes, fees and charges except as provided above. To the extent that the Trustee has information necessary to the preparation of such returns, statements and reports, it will furnish such information to the Lessee.

To the extent that the Lessee may be prohibited by law from performing in its own name the duties required by this § 6, the Trustee hereby authorizes the Lessee to act in the name of the Trustee and on its behalf; provided, however, that the Lessee shall indemnify and hold the Trustee (in both its individual and fiduciary capacities) harmless from and against any and all claims, costs, expenses, damages, losses and liabilities incurred in connection therewith as a result of, or incident to, any action by the Lessee pursuant to this authorization.

The Lessee shall, whenever reasonably requested by the Trustee, submit to the Trustee copies of returns, statements, reports, billings and remittances, or furnish other evidence satisfactory to the Trustee of the Lessee's performance of its duties under this § 6. The Lessee shall also furnish promptly upon request such data as is necessary to permit compliance with the requirements of taxing jurisdictions.

If any taxing authority shall assert in writing liability for any Taxes or propose an increase in the liability of any Indemnified Person for any such Taxes (such assertion or such proposed increase being hereinafter called a "Claim"), indemnification for which would be required under this § 6, the Indemnified Person will promptly notify the Lessee of such Claim in writing. If the Lessee delivers to such Indemnified Person written notice of its desire to contest such Claim within 30 days after receipt of notice from such Indemnified Person, such Claim will be contested in accordance with this paragraph, except to the extent such Claim represents amounts payable to the Builder or the Vendor under Article 6 of the CSA. The Trustee will permit the Lessee to contest such claims under Article 6 of the CSA in accordance with the rights of the Trustee thereunder. The Indemnified Person shall have the exclusive right to conduct the contest unless such is waived in writing, in which event the contest and all preparations therefor shall be the sole responsibility of the Lessee and, in either case, shall be conducted entirely at its expense. Such Indemnified Person will cooperate with any reasonable request made by the Lessee in connection therewith; provided, however, that such Indemnified Person may in its sole discretion determine in what court or other forum such contest will be conducted and whether such contest will proceed by payment of the Taxes in contemplation of a suit for refund, and such Indemnified Person shall not be required to take any action pursuant to this paragraph unless and until the Lessee shall have agreed to indemnify such Indemnified Person in a manner satisfactory to such Indemnified Person for any liability or loss which such Indemnified Person may incur as a result of contesting the validity of any Claim and shall have agreed to pay such Indemnified Person on demand all costs and expenses which such Indemnified Person may incur in connection with contesting such Claim (including fees and disbursements of counsel). If in any such contest the decision is made to pay the Taxes and sue for a refund,

the Lessee will advance to such Indemnified Person on an interest-free basis sufficient funds to pay the Taxes which are to be contested. Upon receipt by any Indemnified Person of a refund of any Taxes paid by the Lessee pursuant to this paragraph, the amount of such refund and any interest paid to such Indemnified Person with respect thereto (attributable to the period during which the Lessee shall have advanced funds as aforesaid) shall be paid to the Lessee forthwith upon receipt by such Indemnified Person so long as an Event of Default shall not be continuing.

The Lessee covenants and agrees to pay all amounts due under this § 6 free of any Taxes and to indemnify each Indemnified Person against any Taxes imposed by reason of any payment made by the Lessee so that the Indemnified Person to whom or for whose benefit the payment is made shall receive an amount which, net of any Taxes or other charges required to be paid by such Indemnified Person in respect thereof, shall be equal to the amount of payment otherwise required hereunder.

In the event that the Lessee becomes liable for the payment or reimbursement of any Taxes pursuant to this § 6, such liability shall continue, notwithstanding the expiration of this Lease, until all such Taxes are paid or reimbursed by the Lessee.

§ 7. PAYMENT FOR CASUALTY OCCURRENCES; INSURANCE; ECONOMIC OBSOLESCENCE

7.1. Definitions of Casualty Occurrence; Payments. In the event that any Unit of equipment shall be or become worn out, lost, stolen, destroyed, or, in the opinion of the Lessee, irreparably damaged, from any cause whatsoever during the term of this Lease or any renewal term hereof or until such Unit is returned pursuant to § 14 or 17 hereof, or the Purchase Price of any Unit shall have been refunded by the Builder pursuant to the terms of its patent indemnity therefor or any Unit shall be taken or requisitioned by condemnation or otherwise by the United States Government for a stated period which shall exceed the then remaining term of this Lease or by any other governmental entity resulting in loss of possession by the Lessee for a period of one year during the term of this Lease or during any renewal term hereof (a "Casualty Occurrence"), the Lessee shall promptly and fully notify

the Trustee and the Vendor with respect thereto. On the semiannual rental payment date next succeeding a Casualty Occurrence (each such date being hereinafter called a "Casualty Payment Date"), the Lessee shall pay to the Trustee a sum equal to the Casualty Value (as defined in § 7.5 hereof) of any such Unit as of such Casualty Payment Date, plus the semiannual rental in respect of such Unit accrued as of such rental payment date; provided, however, that in the event of a Casualty Occurrence during the period any Unit is being returned pursuant to § 14 or 17 hereof, the Lessee shall make such payment to the Trustee on a date 30 days after such Casualty Occurrence. Upon the making of such payment by the Lessee in respect of any Unit, the rental for such Unit shall cease to accrue, the term of this Lease as to such Unit shall terminate and (except in the case of the loss, theft, complete destruction or return to the Builder of such Unit) the Trustee shall be entitled to recover possession of such Unit.

In addition to the occurrences constituting a Casualty Occurrence under the preceding paragraph, if any Unit shall have been taken or requisitioned by the United States Government or any other governmental entity and such taking or requisition shall not theretofore constitute a Casualty Occurrence as aforesaid, such taking or requisition shall be deemed a Casualty Occurrence if the same shall be continuing at the end of the term of this Lease, in which event the Lessee shall promptly and fully notify the Trustee with respect thereto and pay the Trustee, as the Casualty Value therefor, an amount equal to 20% of the Purchase Price of such Unit. Following such payment, the Lessee shall be entitled to receive condemnation payments in respect of such Unit up to an amount equal to such Casualty Value and any balance of such payments shall be the property of the Trustee. In the event such Unit shall be returned by the governmental entity prior to the time the Lessee shall have been reimbursed by such application of condemnation payments in an amount equal to such Casualty Value, then the Lessee shall dispose of such Unit as agent for the Trustee, and shall retain the proceeds of such disposition to the extent that the aggregate of the amounts so retained and the condemnation payments theretofore received by the Lessee shall equal such Casualty Value, and the balance of such proceeds shall be promptly paid to the Trustee. In the event such Unit shall be returned by the governmental entity following the time the Lessee shall have been reimbursed by such application of condemnation payments in an amount equal to such Casualty

Value, such Unit shall be returned by the Lessee to the Trustee in the manner provided in § 17 hereof.

7.2. Requisition. In the event of any requisition for use by the United States Government or by any other governmental entity of any Unit which does not constitute a Casualty Occurrence, all of the Lessee's obligations (including the obligation to pay rent therefor) under this Lease with respect to such Unit shall continue to the same extent as if such requisition had not occurred. All payments received by the Trustee or the Lessee from the United States Government or from such other governmental entity for the use of such Unit during such requisition shall be paid over to, or retained by, the Lessee provided no Event of Default (or other event which after notice or lapse of time or both would become an Event of Default) shall have occurred and be continuing.

7.3. Lessee Agent for Disposal. The Trustee hereby appoints the Lessee its agent to dispose of any Unit suffering a Casualty Occurrence, or any component of any such Unit, before and after expiration of the Lease, at the best price the Lessee can reasonably obtain on an "as is, where is" basis. Upon effecting any such dispostion, the Lessee shall promptly deliver to the Trustee a certificate stating the sale price obtained for such Unit or component thereof. Provided that the Lessee has previously paid the Casualty Value to the Trustee, the Lessee shall be entitled to the proceeds of such sale to the extent they do not exceed the Casualty Value of such Unit, and shall pay any excess to the Trustee. The Lessee shall be entitled to credit against the Casualty Value payable in respect of any Unit returned to the Builder pursuant to the patent indemnity provisions of the CSA an amount equal to any payment made by the Builder to the Trustee in respect thereof under the CSA.

7.4. Payments After Expiration of Lease. If the date upon which the making of the payment by the Lessee in § 7.1 hereof in respect of any Unit is required as aforesaid shall be after the term of this Lease or the renewal term hereof in respect of such Unit has expired, no rental for such Unit shall accrue after the end of such term.

7.5. Amount of Casualty Value. The Casualty Value of each Unit as of the Casualty Payment Date on which payment is to be made as aforesaid shall be an amount equal

to that percentage of the Purchase Price of such Unit as is set forth in Appendix B hereto opposite the rental payment date next succeeding the actual date of such Casualty Occurrence, or if there is no such rental payment date, the last rental payment date; but in no event shall such amount be less than the Casualty Value (as defined in Paragraph 7.3 of the CSA) as of such rental payment date.

7.6. No Release. Except as hereinabove in this § 7 provided, the Lessee shall not be released from its obligations hereunder in the event of, and shall bear the risk of, any Casualty Occurrence to any Unit from and after delivery and acceptance thereof by the Lessee hereunder.

7.7. Insurance To Be Maintained. (1) The Lessee will at all times prior to the return of the Units to the Trustee (including, without limitation, during any storage period provided for in this Lease), at its own expense, cause to be carried and maintained (A) public liability insurance with respect to third party personal injury and property damage, and (B) property insurance in respect of the Units at the time subject hereto in amounts at least equal at all times to the aggregate Casualty Value of such Units as computed on the next succeeding semiannual rental payment date; provided, however, that the Lessee may, in the case of property insurance, self-insure such Units to the extent that such self-insurance is (x) consistent with prudent industry practice and, in any event, (y) in an amount (considered in relation to the then current value thereof) no greater than the amount of self-insurance maintained with respect to other similar equipment, if any, then owned or leased by the Lessee (considered in relation to the then current value of such similar equipment). All such public liability insurance and, except as otherwise provided in the foregoing sentence, all such property insurance in respect of the Units shall be carried in such amounts, for such risks, with such deductibles and with such insurance companies as shall be (I) reasonably satisfactory to the Trustee and the Vendor and, in any event, (II) consistent with prudent industry practice and at least comparable in amounts to the insurance coverage carried by, and against risks customarily insured against by the Lessee in respect of equipment owned or leased by the Lessee similar in nature to the Units. It is hereby agreed that the Lessee's current insurance coverage is satisfactory to the Trustee and the Vendor on the date hereof. The proceeds of any such property insurance as is

required hereunder shall be payable to the Vendor, the Trustee, the Owner and, so long as there is no Event of Default hereunder, the Lessee, as their respective interests may appear, so long as the indebtedness, if any, evidenced by the CSA shall not have been paid in full, and thereafter to the Trustee, the Owner and, so long as there is no Event of Default hereunder, the Lessee, as their respective interests may appear. Any policies of insurance required to be carried in accordance with this paragraph shall (i) require at least 30 days' prior notice in writing by the insurance carrier to the Trustee, the Owner and the Vendor as a prerequisite to the effectiveness, as against such parties, of any cancelation thereof or material change in coverage, (ii) name the Trustee, the Owner and the Vendor as additional named insureds as their respective interests may appear, (iii) waive any right to claim any premiums or commissions against the Owner, the Trustee and the Vendor and (iv) as to the Trustee, the Owner and the Vendor, be primary insurance. In the event such policies shall contain breach of warranty provisions, such policies shall provide that in respect of the interests of the Trustee, the Owner and the Vendor in such policies, the insurance shall not require contributions from other policies held by the Trustee, the Owner or the Vendor, shall not be invalidated by any action or inaction of the Lessee or any other person (other than the Trustee and the Vendor, respectively) and shall insure the Trustee, the Owner and the Vendor regardless of any breach or violation of any warranty, declaration or condition contained in such policies by the Lessee or by any other person (other than the Trustee and the Vendor, respectively). Prior to the first date of delivery of any Unit pursuant to the CSA, and thereafter not less than 15 days prior to the expiration dates of the expiring policies carried pursuant to this § 7, the Lessee shall deliver to the Owner certificates issued by the insurer(s) for the insurance required to be maintained pursuant to this § 7 (such certificates or a letter from the Lessee's independent insurance broker to state that no representations or warranties have been made by the Lessee or the Guarantor with respect to such insurance); provided, however, that if the delivery of any certificate is delayed, the Lessee shall deliver an executed binder or letter from the Lessee's independent insurance broker with respect thereto and shall deliver such certificate upon receipt thereof.

(2) In the event that the Lessee shall fail to maintain insurance as herein provided, the Owner or the Trustee may at its option provide such insurance (giving the Lessee prompt written notice thereof) and, in such event, the Lessee shall, upon demand from time to time, reimburse the Owner or the Trustee, as the case may be, for the cost thereof together with interest on the amount

of the cost to the Owner or the Trustee of such insurance which the Lessee shall have failed to maintain, at the rate per annum specified in § 19 hereof.

7.8. Insurance Proceeds and Condemnation Payments. If the Trustee shall receive (directly or from the Vendor) any insurance proceeds or condemnation payments in respect of such Units suffering a Casualty Occurrence or involved in a Termination (as defined in § 7.9 hereof), the Trustee shall pay such proceeds or condemnation payments to the Lessee up to an amount equal to the Casualty Value or the Termination Value (as defined in § 7.9 hereof), as the case may be, with respect to any Unit theretofore paid by the Lessee and any balance of such proceeds or condemnation payments shall remain the property of the Trustee; provided, however, that no Event of Default shall have occurred and be continuing and the Lessee shall have made payment of the Casualty Value or the Termination Value, as the case may be, thereof, and accrued rentals in respect of such Units, to the Trustee. All insurance proceeds received by the Trustee (directly or from the Vendor) in respect of any Unit not suffering a Casualty Occurrence shall promptly be paid to the Lessee upon proof satisfactory to the Trustee that any damage to such Unit in respect of which such proceeds were paid has been fully repaired so long as an Event of Default shall not be continuing.

7.9. Economic Obsolescence. In the event that, during the term of this Lease the Lessee shall, in the reasonable judgment of its Board of Directors (such judgment to be evidenced by a resolution of the Board of Directors of the Lessee, and to be certified by an officer of the Lessee and delivered to the Trustee), determine that all Units then subject to this Lease have become economically obsolete or surplus to continued use in the Lessee's business, the Lessee shall have the right, at its option and on at least 180 days' prior written notice to the Trustee and the Vendor, to terminate (a "Termination") this Lease (subject to the survival of the obligations described in § 4.1 hereof) as of any succeeding rental payment date specified in such notice (the termination date specified in such notice being hereinafter called the "Termination Date"); provided, however, that (i) the Termination Date shall not be earlier than April 1, 1988, (ii) no Event of Default or other event which after the lapse of time or notice or both would become an Event of Default shall have occurred and be continuing, (iii) on the Termination Date the Units shall be in the same condition as if being redelivered pursuant to § 14.1 hereof and

(iv) on the Termination Date the Lessee shall have complied with all of its obligations contained in this § 7.9 and the Trustee shall have paid to the Vendor a sum sufficient to prepay the CSA Indebtedness in accordance with Paragraph 7.2 of the CSA.

Unless the Trustee elects to retain such Units as provided in the last paragraph of this § 7.9, during the period from the 90th day after the giving of such notice until the fifth business day preceding the Termination Date, the Lessee shall use its best efforts to obtain bids for the purchase of the Units, and the Lessee shall at least five business days prior to such Termination Date certify to the Trustee the amount of each such bid and the name and address of the party (which shall not be a corporation or individual affiliated with the Lessee or any party from whom the Lessee or any such affiliate intends thereafter to purchase or lease the Units) submitting such bid. On the Termination Date the Trustee shall sell the Units for cash to the bidder who shall have submitted the highest bid prior to the Termination Date; provided that if such highest bid shall be less than the Termination Value, the Lessee may at its discretion direct that all such bids shall be rejected, in which case the Trustee shall reject such bids and no sale of the Units shall be completed on such Termination Date. The total sale price realized shall be retained by the Trustee.

On such Termination Date, (a) the Lessee shall pay to the Trustee (i) the excess, if any, of the Termination Value computed as of such date over the total sale price of the Units after the deduction of all expenses incurred by the Trustee in connection with such sale and (ii) the rental payment due on such Termination Date and (b) the Trustee shall pay to the Vendor a sum sufficient to prepay the CSA Indebtedness in accordance with Paragraph 7.2 of the CSA. The Termination Value as of the Termination Date on which payment is to be made shall be that percentage of the aggregate Purchase Price of the Units as is set forth in Appendix C hereto opposite such date; but in no event shall such amount be less than the Termination Value (as defined in Paragraph 7.4 of the CSA) as of such date.

If the Lessee shall have directed that all bids be rejected as provided for in the second paragraph of this § 7.9 or no sale shall occur on the date scheduled therefor as provided, this Lease shall continue in full

force and effect without change; provided, however, that the Lessee, on behalf of the Trustee, may attempt to sell the Units at some later date upon 180 days' prior written notice to the Trustee and following the procedure set forth above. Upon termination of the Lease, the Lessee shall return the Units to the Trustee pursuant to § 17 hereof.

In the event of any such sale and the receipt by the Trustee of the amounts above described and the receipt by the Vendor from the Trustee of a sum sufficient to prepay the CSA Indebtedness with respect to such Units in accordance with Paragraph 7.2 of the CSA, the obligation of the Lessee to pay rent pursuant to § 3 hereof in respect of such Units on each rental payment date shall continue to and including the Termination Date but shall then terminate. The Trustee and the Owner shall have the right but shall be under no duty to solicit bids, to inquire into the efforts of the Lessee to obtain bids or otherwise to take any action or incur any cost or expense in connection with any sale pursuant to this § 7.9 other than to transfer or to cause to be transferred all of the Trustee's right, title and interest in and to such Units to the purchaser named in the highest bid. Any sale pursuant to this § 7.9 shall be free and clear of all of the Lessee's rights to, and the Vendor's rights in, such Units, but otherwise shall be made without warranties other than against the Trustee's acts.

If the Lessee shall exercise its option to terminate this Lease under this § 7.9, the Trustee may, notwithstanding such election by the Lessee, by written notice to the Lessee given not more than 90 days after the termination notice is given to the Trustee and the Vendor, elect to retain the Units, in which case the Trustee shall pay the Vendor a sum sufficient to prepay the CSA Indebtedness in accordance with Paragraph 7.2 of the CSA and the Lessee shall not be obligated to pay the Termination Value thereof to the Trustee; provided, however, that the Trustee may not make such election unless it can demonstrate, to the reasonable satisfaction of the Vendor within said 90-day notice period, that it has made firm arrangements with a creditworthy entity to cause such CSA Indebtedness to be prepaid in accordance with Paragraph 7.2 of the CSA on the Termination Date; and provided further, however, that this Lease shall not terminate unless the CSA Indebtedness in respect thereof is prepaid on the Termination Date pursuant to Article 7 of the CSA. In the event the Trustee shall so elect to retain such Units and shall have prepaid such CSA

Indebtedness pursuant to Article 7 of the CSA, the Lessee shall assemble and deliver such Units to the Trustee in accordance with the provisions of § 17 hereof.

§ 8. REPORTS AND INSPECTIONS

On or before April 30 in each year, commencing with the calendar year 1981, the Lessee will furnish to the Owner and the Vendor an accurate statement (a) setting forth as of the preceding December 31, the total number, description and identification numbers of all Units then leased hereunder and covered by the CSA, the total number, description and identification numbers of all Units that have suffered a Casualty Occurrence during the preceding calendar year or are then undergoing repairs (other than running repairs) or then withdrawn from use pending repairs (other than running repairs) and setting forth such other information regarding the condition and state of repair of the Units as the Trustee or the Vendor may reasonably request, (b) stating that, in the case of all Units repainted or repaired during the period covered by such statement, the numbers and markings required by § 5.1 hereof and by the CSA have been preserved or replaced, (c) setting forth as of the preceding December 31, the total number, description and identification numbers of all Units then leased hereunder and covered by the CSA which are subleased to another user or users and the name and address of such sublessee or sublessees and (d) further stating that the Lessee is in compliance under the Lease and has performed or has caused to be performed the required maintenance of the Units and that there has occurred during such period no Event of Default and no event which with the lapse of time or notice or both would constitute an Event of Default. In the event that the Lessee has, at any time during the period covered by such statement, been self-insuring the Units to any extent, such statement shall state the extent of such self-insurance and shall certify that the requirements of Section 7.7 with respect to self-insurance have at all such times been met. The Trustee, the Vendor and the Owner shall each have the right by its agents to inspect the Units and the Lessee's records with respect thereto at such reasonable times as the Trustee, the Vendor or the Owner may request during the continuance of this Lease.

§ 9. DISCLAIMER OF WARRANTIES

NEITHER THE TRUSTEE NOR THE OWNER MAKES, HAS

MADE OR SHALL BE DEEMED TO MAKE OR HAVE MADE ANY WARRANTY OR REPRESENTATION, EITHER EXPRESS OR IMPLIED, AS TO THE DESIGN, COMPLIANCE WITH SPECIFICATIONS, OPERATION OR CONDITION OF, OR AS TO THE QUALITY OF THE MATERIAL, EQUIPMENT OR WORKMANSHIP IN, THE UNITS DELIVERED TO THE LESSEE HEREUNDER, AND NEITHER THE TRUSTEE NOR THE OWNER MAKES ANY WARRANTY OF MERCHANTABILITY OR FITNESS OF THE UNITS FOR ANY PARTICULAR PURPOSE NOR AS TO TITLE TO THE UNITS, NOR ANY OTHER REPRESENTATION OR WARRANTY, EXPRESS OR IMPLIED, WITH RESPECT TO ANY UNIT, EITHER UPON DELIVERY THEREOF TO THE LESSEE OR OTHERWISE, it being agreed that all such risks, as between the Trustee and the Lessee, are to be borne by the Lessee except that the Trustee warrants that it has received such title as was conveyed to the Trustee by the Builder and that such title has not been encumbered except as otherwise contemplated by the Documents (as defined in the sixth paragraph of Paragraph 2 of the Participation Agreement); but the Trustee hereby irrevocably appoints and constitutes the Lessee its agent and attorney-in-fact during the term of this Lease to assert and enforce from time to time, in the name of and for the account of the Trustee and/or the Lessee, as their interests may appear, at the Lessee's sole cost and expense, whatever claims and rights the Trustee may have against the Builder under the provisions of Items 3 and 4 of Annex A of the CSA and against the manufacturer, supplier and/or installer of any accessions, additions, replacements and/or alterations to any of the Units; provided, however, that if at any time an Event of Default shall have occurred and be continuing, the Trustee may assert and enforce, at the Lessee's sole cost and expense, such claims and rights. The Trustee and the Owner shall have no responsibility or liability to the Lessee or any other person with respect to any of the following: (i) any liability, loss or damage caused or alleged to be caused directly or indirectly by any Units or by any inadequacy thereof or deficiency or defect therein or by any other circumstances in connection therewith, including strict liability in tort; (ii) the use, operation or performance of any Units or any risks relating thereto; (iii) any interruption of service, loss of business or anticipated profits or consequential damages; or (iv) the delivery, operation, servicing, maintenance, repair, improvement or replacement of any Units. The Lessee's delivery of a Certificate of Acceptance shall be conclusive evidence as between the Lessee and the Trustee that the Units described therein are in all the foregoing respects satisfactory to the Lessee, and the Lessee will not assert any claim of any nature whatsoever against the Trustee, the Owner or the Vendor based on any of the foregoing matters.

§ 10. LAWS AND RULES

10.1. Compliance. The Lessee agrees, for the benefit of the Trustee and the Vendor, to comply in all material respects (including, without limitation, with respect to the use, maintenance and operation of each Unit) with all laws of the jurisdictions in which its operations involving the Units may extend, with the interchange rules of the Association of American Railroads and with all lawful rules of the United States Department of Transportation, the Interstate Commerce Commission and any other legislative, executive, administrative or judicial body exercising any power or jurisdiction over the Units, to the extent that such laws and rules affect the title, operation or use of the Units (all such laws and rules to such extent hereinafter called "Applicable Laws"), and in the event that such Applicable Laws require any alteration, replacement or addition of or to any part on any Unit, the Lessee will conform therewith at its own expense; provided, however, that the Lessee may at its own expense, in good faith, contest the validity or application of any such Applicable Laws in any reasonable manner which does not, in the opinion of the Trustee or the Vendor, adversely affect the property or rights of the Trustee or the Vendor under this Lease or under the CSA.

10.2. Reports by Trustee. The Lessee agrees to prepare and deliver to the Trustee and the Vendor within a reasonable time prior to the required date of filing (or, to the extent permissible, file on behalf of the Trustee and the Vendor) any and all reports (other than income tax returns) to be filed by the Trustee with any Federal, state or other regulatory authority by reason of the ownership by the Trustee of the Units or the security interest of the Vendor therein or the leasing thereof to the Lessee. To the extent the Trustee has knowledge of, or receives any written notice with respect to the requirements of any such report, the Trustee will promptly notify the Lessee thereof.

§ 11. MAINTENANCE

11.1. Units in Good Operating Order. The Lessee agrees that, at its own cost and expense, it will maintain and keep each Unit (including any parts installed on or replacements made to any Unit and considered an accession thereto as hereinbelow provided) which is subject to this Lease in good operating order, repair and condition, ordinary wear and tear excepted, in accordance with the interchange rules of the American Association of Railroads and in the same condition as as other similar equipment, if any, owned or leased by the Lessee.

11.2. Additions and Accessions. (1) The Lessee, at its own cost and expense, may from time to time make such other additions, modifications and improvements to the Units during the term of this Lease as are readily removable without causing material damage to the Units (and do not adversely and materially affect the value or utility of the Units). The additions, modifications and improvements made by the Lessee under the preceding sentence shall be owned by the Lessee, except to the extent such additions, modifications or improvements are described in § 11.2(3) hereof.

(2) The Lessee, at its own cost and expense, may from time to time make such other additions, modifications and improvements to the Units as are in accordance with the requirements set forth in Rev. Proc. 79-48, 1979-39 I.R.B. 27, and which, in addition, do not in the opinion of the Owner and the Vendor (i) materially alter the structure or weight of such Units, (ii) materially change the maintenance requirements with respect to such Units, (iii) adversely affect the resale value of such Units or (iv) materially change the use or purpose of such Units.

(3) Any and all parts installed on and additions and replacements made to any Unit (i) which are not readily removable without causing material damage to such Unit, (ii) the cost of which is included in the Purchase Price of such Unit, (iii) in the course of ordinary maintenance of the Units, (iv) which are required for the operation or use of such Unit by the interchange rules of the Association of American Railroads or by the regulations of the Interstate Commerce Commission, the Department of Transportation or any other applicable regulatory body or (v) pursuant to § 11.2(2) hereof, shall constitute accessions to such Unit and full ownership thereof free from any lien, charge, security interest or encumbrance (except for those created by the CSA) shall immediately be vested in the Trustee and the Vendor as their respective interests may appear in the Unit itself.

§ 12. INDEMNIFICATION

12.1. Indemnified Persons; Indemnified Matters. The Lessee shall pay, and shall protect, indemnify and hold the Trustee (in both its individual and fiduciary capacities) the Owner, the Vendor and any assignee thereof, the Investors and their respective successors, assigns, agents

and servants (the "Indemnified Persons"), harmless from and against any and all causes of action, suits, penalties, claims, demands or judgments of any nature whatsoever which may be imposed on, incurred by or asserted against any Indemnified Person (including any or all liabilities, obligations, damages, costs, disbursements and expenses (including without limitation attorneys' fees and expenses of any Indemnified Person) relating thereto) in any way relating to or arising, or alleged to arise out of this Lease, the CSA or the Units (except any such causes of action, suits, penalties, claims, demands or judgments resulting from any acts done by such Indemnified Person in violation of the covenants, terms or provisions of the Lease or the CSA), including without limitation those in any way relating to or arising or alleged to arise out of (i) the manufacture, construction, purchase, acceptance, rejection, ownership, delivery, nondelivery, lease, possession, use, operation, condition, sale, return or other disposition of any Unit or portion thereof; (ii) any latent and other defects whether or not discoverable by any Indemnified Person or the Lessee; (iii) any claim for patent, trademark or copyright infringement; (iv) any claims based on strict liability in tort; (v) any injury to or the death of any person or any damage to or loss of property on or near the Units or in any manner growing out of or concerned with, or alleged to grow out of or be connected with, the ownership, use, replacement, adaptation or maintenance of the Units or of any other equipment in connection with the Units (whether owned or under the control of the Trustee, the Lessee or any other person) or resulting or alleged to result from the condition of any thereof except that to the extent any such injury, death, damage or loss arises from the gross negligence or wilful misconduct of the Indemnified Person, the Lessee shall not be liable to such Indemnified Person hereunder; (vi) any violation, or alleged violation, of any provision of this Lease or of any agreement, law, rule, regulation, ordinance or restriction, affecting or applicable to the Units or the leasing, ownership, use, replacement, adaptation or maintenance thereof, except that to the extent any such violation arises from the gross negligence or wilful misconduct of an Indemnified Person, the Lessee shall not be liable to such Indemnified Person hereunder; or (vii) any claim arising out of any of the Trustee's obligations under the Lease Assignment or the Vendor's retention of a security interest under the CSA or the Lease Assignment or the Participation Agreement except to the extent such claim arises from the gross negligence or wilful misconduct of the Trustee (all of which matters hereinabove set forth in this Article 12

being hereinafter called the "Indemnified Matters"). The Lessee shall be obligated under this § 12.1, irrespective of whether any Indemnified Person shall also be indemnified with respect to the same matter under any other agreement by any other person, and the Indemnified Person seeking to enforce the indemnification may proceed directly against the Lessee under this § 12.1 without first resorting to any such other rights of indemnification. In case any action, suit or proceeding is brought against any Indemnified Person in connection with any Indemnified Matter, the Lessee may, at the Lessee's expense, resist and defend such action, suit or proceeding, or cause the same to be resisted or defended by counsel selected by the Lessee and approved by such Indemnified Person (which approval shall not unreasonably be withheld) and, in the event of any failure by the Lessee to do so, the Lessee shall pay all costs and expenses (including, without limitation, attorneys' fees and expenses) incurred by such Indemnified Person in connection with such action, suit or proceeding; provided that the Lessee shall not be liable for any settlement of any such action, suit or proceeding effected without its consent. In the event the Lessee is required to make any indemnification payment under this § 12, the Lessee shall pay such Indemnified Person an amount which, after deduction of all taxes required to be paid by such Indemnified Person in respect of the receipt thereof (after giving credit for any savings in respect of any such taxes by reason of deductions, credits or allowances in respect of the payment of the expense indemnified against, and of any other such taxes as determined in the sole discretion of the Indemnified Person), shall be equal to the amount of such payment. The Lessee and the Trustee each agrees to give each other promptly upon obtaining knowledge (knowledge on the part of the Trustee being actual knowledge of an officer or employee in its Corporate Trust Department) thereof written notice of any claim or liability hereby indemnified against, but the giving of such notice shall not be a condition to the Lessee's obligations under this § 12.1 except to the extent the Lessee has been disadvantaged as a result of any failure to give such notice. Upon the payment in full of any indemnities as contained in this § 12 by the Lessee, and provided that no Event of Default (or other event which with lapse of time or notice or both would constitute an Event of Default) shall have occurred and be continuing, the Lessee shall be subrogated to any right of such Indemnified Person (except against another Indemnified Person) in respect of the Indemnified Matter against which indemnity has been given. Any payments received by such Indemnified Person from any person (except the Lessee) as a result of any matter with respect to which such Indemnified Person has been indemnified by the Lessee pursuant to this § 12.1 shall be paid over to the Lessee to

the extent necessary to reimburse the Lessee for indemnification payments previously made in respect of such matters. Nothing in this § 12.1 shall constitute a guarantee by the Lessee of the CSA Indebtedness of the Trustee under the CSA or a guarantee of the residual value of any Unit.

12.2. Indemnification of Builder. The Lessee further agrees to indemnify, protect and hold harmless the Builder as a third-party beneficiary hereof from and against any and all liability, claims, costs, charges and expenses, including royalty payments and counsel fees, in any manner imposed upon or accruing against the Builder because of the use in or about the construction or operation of any of the Units of any article or material specified by the Lessee and not manufactured by the Builder or of any design, system, process, formula or combination specified by the Lessee and not developed or purported to be developed by the Builder which infringes or is claimed to infringe on any patent or other right. The Lessee will give notice to the Builder of any claim known to the Lessee from which liability may be charged against the Builder hereunder.

12.3. Survival. The indemnities contained in this § 12 shall survive the expiration or termination of this Lease with respect to all events, facts, conditions or other circumstances occurring or existing prior to such expiration or termination and are expressly made for the benefit of, and shall be enforceable by, any Indemnified Person. None of the indemnities in this § 12 shall be deemed to create any rights of subrogation in any insurer or third party against the Lessee or the Trustee therefor, from or under any Indemnified Person, whether because of any claim paid or defense provided for the benefit thereof or otherwise.

§ 13. DEFAULT

13.1. Events of Default; Remedies. If, during the continuance of this Lease or any extension or renewal hereof, one or more of the following events (each such event being herein sometimes called an "Event of Default") shall occur:

(A) default shall be made in payment of any amount provided for in §§ 3, 7 or 16 hereof, and such default shall continue for 10 days;

(B) the Lessee shall make or permit any unauthorized assignment or transfer of this Lease, or any interest herein, or of the right to possession of the Units, or any thereof and the Lessee shall, for more than 30 days after demand in writing by the Trustee and the Vendor, fail to secure a reassignment or retransfer to the Trustee and the Vendor of such Lease, interest or right;

(C) the Lessee shall fail to maintain insurance at the time in force required to be maintained pursuant to § 7.7(1)(A), unless the Lessee shall be diligently, to the reasonable satisfaction of the Trustee and the Vendor, attempting to reinstate or otherwise obtain such insurance;

(D) the Lessee shall, for more than 30 days after the Trustee shall have demanded in writing performance thereof, fail or refuse to comply with any other covenant, agreement, term or provision of this Lease, the Participation Agreement, the Consent or, after the CSA Indebtedness shall have been discharged and satisfied in full, the Indemnity Agreement, on its part to be kept and performed or to make provision satisfactory to the Trustee and the Vendor for such compliance, unless the Lessee shall be diligently, to the reasonable satisfaction of the Trustee and the Vendor, attempting to comply with any such covenant, agreement, term or provision;

(E) any representation or warranty made by the Lessee herein or by the Lessee or the Guarantor in the Participation Agreement or in any certificate or statement furnished to the Trustee, the Vendor or the Owner pursuant to or in connection with any such agreements proves incorrect or untrue in any material respect as of the date of issuance or making thereof; provided, however, that if any such incorrectness is susceptible of remedy, it shall not constitute an Event of Default if the Lessee or the Guarantor shall be diligently, to the reasonable satisfaction of the Trustee and the Vendor, attempting to remedy such incorrectness;

(F) any proceeding shall be commenced by or against the Lessee or the Guarantor for any relief which includes, or might result in, any modification of the obligations of the Lessee or the Guarantor under this Lease, the Participation Agreement or the Consent or of the Guarantor under the Guarantee under any bankruptcy or insolvency laws, or laws relating to the relief of debtors, readjustments of indebtedness, reorganizations, arrangements, compositions or extensions (other than a law which does not permit any readjustments of such obligations), and, unless such

proceeding shall have been dismissed, nullified, stayed or otherwise rendered ineffective (but then only so long as such stay shall continue in force or such ineffectiveness shall continue), all the obligations of the Lessee or the Guarantor under this Lease, under the Participation Agreement or under the Consent or of the Guarantor under the Guarantee, as the case may be, shall not be and shall not continue to be duly assumed in writing, pursuant to a court order or decree, by a trustee or trustees or receiver or receivers appointed (whether or not subject to ratification) for the Lessee or the Guarantor or for the property of the Lessee or the Guarantor in connection with any such proceeding in such manner that such obligations shall have the same status as expenses of administration and obligations incurred by such a trustee or trustees or receiver or receivers, within 60 days after such proceeding shall have been commenced;

then, in any such case, the Trustee, at its option, may:

(a) proceed by appropriate court action or actions either at law or in equity, to enforce performance by the Lessee of the applicable covenants of this Lease or to recover damages for the breach thereof; or

(b) by notice in writing to the Lessee terminate this Lease whereupon all rights of the Lessee to the use of such Units shall absolutely cease and terminate as though this Lease had never been made, but the Lessee shall remain liable as herein provided; and thereupon the Trustee may by its agents enter upon the premises of the Lessee or other premises, insofar as the Lessee may be lawfully authorized to so permit, where any of such Units may be located, without judicial process if this can be done without breach of the peace and in accordance with due process of law, and take possession of all or any of such Units and thenceforth hold, possess, sell, operate, lease to others and enjoy the same free from any right of the Lessee, or its successors or assigns, to use the Units for any purposes whatever; but the Trustee shall, nevertheless, have a right to recover from the Lessee any and all amounts which under the terms of this Lease may be then due or which may have accrued to the

date of such termination (computing the rental for any number of days less than a full rental period by multiplying the rental for such full rental period by a fraction of which the numerator is such number of days from and including the date the rental period begins to and including the termination date and the denominator is the total number of days in such full rental period) in respect of such Units and also to recover forthwith from the Lessee as liquidated damages for loss of a bargain and not as a penalty whichever of the following amounts the Owner in its sole discretion, shall specify: (i) a sum, with respect to each Unit, which represents (x) the excess of the present value, at the time of such termination, of the entire unpaid balance of all rentals for such Unit which would otherwise have accrued hereunder from the date of such termination to the end of the term of this Lease as to such Unit, such present value to be computed on the basis of a 12.75% per annum discount with respect to the rentals which were originally due to and including October 1, 1994, and a 5.77% per annum discount with respect to the remaining rentals, in each case compounded semiannually from the respective dates upon which such rentals would have been payable hereunder had this Lease not been terminated over (A) the then present value of the rental which the Trustee reasonably estimates to be obtainable for such Unit during such period, such present value to be computed on the basis of a 12.75% per annum discount with respect to the rentals which were originally due to and including October 1, 1994, and a 5.77% per annum discount with respect to the remaining rentals, in each case compounded semiannually from the respective dates upon which such rentals would have been payable hereunder had this Lease not been terminated or, (B) if such Unit is sold, the net proceeds of the sale plus (y) any damages and expenses, including reasonable attorneys' fees, in addition thereto which the Trustee shall have sustained by reason of the breach of any covenant, representation or warranty of this Lease other than for the payment of rental or (ii) an amount, with respect to each Unit, equal to the excess, if any, of the Casualty Value of such Unit as of the semiannual rental payment date on or next preceding the date of termination over the amount the Trustee reasonably estimates to be the sales value of such Unit at such time; provided, however, that in the event the Trustee shall have sold any Unit, the Trustee, in lieu of collecting any amounts payable by the Lessee pursuant to the preceding clause (ii) with

respect to such Unit, may, if it shall so elect, demand that the Lessee pay the Trustee and the Lessee shall pay to the Trustee on the date of such sale, as liquidated damages for loss of a bargain and not as a penalty, an amount equal to the excess, if any, of the Casualty Value for such Unit as of the semiannual rental payment date on or next preceding the date of termination over the net proceeds of such sale.

13.2. Remedies Not Exclusive; Waiver. The remedies in this Lease provided in favor of the Trustee shall not be deemed exclusive, but shall be cumulative and may be exercised concurrently or consecutively, and shall be in addition to all other remedies in its favor existing at law or in equity. The Lessee hereby waives any mandatory requirements of law, now or hereafter in effect, which might limit or modify the remedies herein provided, to the extent that such waiver is not, at the time in question, prohibited by law. The Lessee hereby waives any and all existing or future claims to any offset against the rental payments due hereunder, and agrees to make such payments regardless of any offset or claim which may be asserted by the Lessee or on its behalf.

13.3. Failure To Exercise Rights Is Not Waiver. The failure of the Trustee to exercise the rights granted it hereunder upon the occurrence of any of the contingencies set forth herein shall not constitute a waiver of any such right upon the continuation or recurrence of any such contingencies or similar contingencies.

13.4. Notice of Event of Default. The Lessee agrees to furnish the Trustee, the Owner and the Vendor, promptly upon any responsible officer becoming aware of any condition which constituted or constitutes an Event of Default under this Lease or which, after notice or lapse of time, or both, would constitute such an Event of Default, written notice specifying such condition and the nature and status thereof. For the purposes of this § 13.4, a "responsible officer" shall mean, with respect to the subject matter of any covenant, agreement or obligation of the Lessee in this Lease contained, any corporate officer of the Lessee who, in the normal performance of his operational responsibilities, would have knowledge of such matter and the requirements of this Lease with respect thereto.

§ 14. RETURN OF UNITS UPON DEFAULT

14.1. Return of Units. If this Lease shall terminate in respect of any of the Units pursuant to § 13 hereof or pursuant to Article 16 of the CSA, the Lessee shall forthwith deliver possession of such Units to the Trustee. Each Unit so delivered shall (i) be in the same operating order, repair and condition as when originally delivered to the Lessee, reasonable wear and tear in the service of hauling Western coal excepted, (ii) meet the standards then in effect under the interchange rules of the Association of American Railroads (the Lessee having certified that to the best knowledge of the certifying officer of the Lessee the Units do not have any basic structural weakness or damage which would cause an unsafe operating condition) and/or the applicable rules of any governmental agency or other organization with jurisdiction and (iii) have attached or affixed thereto any special device considered an accession thereto as provided in § 11 hereof and have removed therefrom at the Lessee's expense any such device not so considered an accession. For the purpose of delivering possession of any Unit or Units as above required, the Lessee shall at its own cost, expense and risk:

(a) forthwith and in the usual manner (including, but not by way of limitation, giving prompt telegraphic and written notice to the Association of American Railroads and all railroads to which any Unit or Units have been interchanged or which may have possession thereof to return the Unit or Units) place such Units upon such storage tracks as the Trustee reasonably may designate;

(b) cause such Units to be stored on such tracks at the risk of the Lessee without charge for insurance, rent or storage until all such Units have been sold, leased or otherwise disposed of by the Trustee; and

(c) cause the same to be transported to any reasonable place as directed by the Trustee.

The assembling, delivery, storage, insurance and transporting of the Units as hereinbefore provided shall be at the expense and risk of the Lessee and are of the essence of this Lease, and upon application to any court of equity having jurisdiction in the premises the Trustee shall be entitled to a decree against the Lessee requiring specific performance of the covenants of the Lessee so to assemble,

deliver, store and transport the Units. During any storage period, the Lessee will, at its own cost and expense, maintain and keep the Units in good order and repair and will permit the Trustee or any person designated by it, including the authorized representative or representatives of any prospective purchaser of any such Unit, to inspect the same. All amounts earned in respect of the Units after the date of termination of this Lease shall belong to the Trustee and, if received by the Lessee, shall be promptly turned over to the Trustee. If any Unit is not assembled, delivered and stored, as hereinabove provided, within 60 days after such termination, the Lessee shall in addition, pay to the Trustee for each day thereafter an amount equal to the amount, if any, by which (x) the Purchase Price of such Unit multiplied by 0.026456% exceeds (y) the actual earnings received by the Trustee on such Unit for each such day.

14.2. Trustee Appointed Agent of Lessee. Without in any way limiting the obligation of the Lessee under the foregoing provisions of this § 14, the Lessee hereby irrevocably appoints the Trustee as the agent and attorney of the Lessee, with full power and authority, at any time while the Lessee is obligated to deliver possession of any Unit to the Trustee, to demand and take possession of such Unit in the name and on behalf of the Lessee from whosoever shall be in possession of such Unit at the time.

§ 15. ASSIGNMENT, POSSESSION AND USE

15.1. Assignment; Consent. This Lease shall be assignable in whole or in part by the Trustee upon prior written consent of the Lessee, which consent shall not be unreasonably withheld. The Lessee hereby consents to the assignment of this Lease pursuant to the Lease Assignment.

15.2. Lessee's Rights To Use the Units, To Permit Use Thereof by Others and To Sublease the Units. (1) So long as (i) no Event of Default exists hereunder, (ii) the Lessee and the Guarantor are complying with the provisions of the Consent and (iii) the Vendor is entitled to apply the Payments (as defined in the Lease Assignment) in accordance with the Lease Assignment, the Lessee shall be entitled to the possession and use of the Units in accordance with the terms of this Lease and the CSA. Without the prior written consent of the Trustee and the Vendor, the Lessee shall not assign or transfer its lease-

hold interest under this Lease in the Units or any of them except as provided in paragraph (2) below of of this § 15.2; and the Lessee shall not, without the prior written consent (not to be unreasonably withheld) of the Trustee and the Vendor, part with the possession or control of, or suffer or allow to pass out of its possession or control, any of the Units, except to the extent permitted by the provisions of paragraph (2) of this § 15.2. The Lessee, at its own expense, will promptly pay or discharge any and all sums claimed by any party which, if unpaid, might become a lien, charge, security interest or other encumbrance (other than an encumbrance created by the Trustee or the Vendor or resulting from claims against the Trustee or the Vendor not related to the transactions contemplated by the Participation Agreement or any encumbrance on the leasehold estate of the Lessee which is subject and subordinate to the interests of the Trustee and the Vendor) upon or with respect to any Unit, including any accession thereto, or the interest of the Trustee, the Vendor or the Lessee therein, and will promptly discharge any such lien, claim, security interest or other encumbrance which arises.

(2) So long as (i) no Event of Default exists hereunder, (ii) the Lessee and the Guarantor are complying with the provisions of the Consent and (iii) the Vendor is entitled to apply the Payments (as defined in the Lease Assignment) in accordance with the Lease Assignment, the Lessee shall be entitled to the possession and use of the Units by it or any affiliate upon lines of railroad owned or operated by it or any such affiliate or upon lines of railroad over which the Lessee or any such affiliate has trackage or other operating rights or over which railroad equipment of the Lessee or any such affiliate is regularly operated and shall be entitled to permit the use of the Units upon connecting and other carriers in the usual interchange of traffic or pursuant to run-through agreements and to assign its rights to any or all of the Units or to sublease any or all of the Units, but only upon and subject to all the terms and conditions of this Lease and the CSA; provided, however, that the Lessee shall not assign, sublease, use or permit the assignment, sublease or use of any Unit outside the United States of America except to the extent that such assignment, sublease or use is de minimis, nor shall the Lessee assign or sublease to, or permit the sublease or use of the Units by, any person in whose hands such Units would not qualify as "section 38 property" within the meaning of Section 48 of the Internal Revenue Code of 1954, as amended. Subject to Section 14.1 hereof, the Lessee may receive and retain compensation for the use of any of the Units from rail-

roads or other entities so using such Units. Any sublease permitted by this paragraph may provide that the sublessee, so long as it shall not be in default under such sublease, shall be entitled to the possession of the Units included in such sublease and the use thereof; provided, however, that every such sublease shall be expressly subordinate to all the provisions of this Lease, including, without limitation, the rights and remedies of the Vendor under the CSA and the Trustee under this Lease in respect of the Units covered by such sublease; that the Lessee remain fully liable under this Lease in respect of the Units covered by such sublease; and that the Guarantor shall remain fully liable under the Guarantee with respect of the Units covered by such sublease.

15.3. Transfers by Lessee Through Merger, Acquisition or Consolidation. Nothing in this § 15 shall be deemed to restrict the right of the Lessee to assign or transfer its leasehold interest under this Lease in the Units or possession of the Units to any corporation incorporated under the laws of any state of the United States of America or the District of Columbia (which shall have duly assumed the obligations of the Lessee hereunder) into or with which the Lessee shall have become merged or consolidated or which shall have acquired the property of the Lessee as an entirety or substantially as an entirety, provided that such assignee or transferee will not, upon the effectiveness of such merger, consolidation or acquisition, be in default under any provision of this Lease.

§ 16. RENEWAL OPTIONS AND DUTY TO FIRST OFFER

16.1 Renewal. Provided that this Lease has not been earlier terminated and the Lessee is not in default hereunder, the Lessee may by written notice delivered to the Owner not less than 270 days prior to the end of the original term of this Lease in respect of the Units still subject to this Lease, elect to extend such original term in respect of all but not less than all the Units then covered by this Lease for a period (such period being hereinafter called the First Renewal Term) as determined below commencing on the scheduled expiration of such original term, at a rate equal to 50% of the semiannual rental payable pursuant to § 3.1 hereof with respect to the Units then covered by this Lease, payable, in arrears, in semiannual payments on the month and day (such dates being hereinafter called the Renewal Payment Dates) such rentals

were payable for the Units in each year of the original term of this Lease. Provided that this Lease has not been earlier terminated and the Lessee is not in default hereunder, the Lessee may also by written notice delivered to the Owner (i) not less than 180 days prior to the end of the First Renewal Term or, (ii) if there is no First Renewal Term, not more than 10 days after such determination, as provided below, in respect of the Units still subject to this Lease, elect to extend such First Renewal Term or the original term of this Lease in respect of all but not less than all the Units then covered by this Lease for a period equal to the then estimated remaining useful life of the Units (such period being hereinafter called the Additional Renewal Term and the First Renewal Term and the Additional Renewal Term being hereinafter collectively referred to as the Renewal Terms) as determined below commencing on the scheduled expiration of such First Renewal Term or such original term, at a rate equal to the then Fair Market Rental (as hereinafter defined) with respect to the Units then covered by this Lease, payable, in arrears, in semiannual payments on the Renewal Payment Dates.

The Owner and the Lessee shall determine by mutual agreement or, failing such agreement, by arbitration in the manner provided in § 16.3 hereof, the period of the Additional Renewal Term, Fair Market Value and Fair Market Rental. The First Renewal Term shall be determined by an independent qualified appraiser mutually selected and agreed to by the Owner and the Lessee or, failing to so agree, by arbitration in the manner provided in § 16.3 hereof, as the longest period commencing on the scheduled expiration of the original term of this Lease and ending on a Renewal Payment Date at which date the estimated remaining useful life of the Units then covered by this Lease will be at least 20% of the total estimated useful life of such Units from the beginning of the original term of this Lease (such total estimated useful life being equal to the period during which the Units were and are expected to be economically useable by one or more users with normal repairs, overhauls and maintenance, for the purpose for which they were intended at the inception of this Lease, without limitation by the term of this Lease). There shall be no First Renewal Term if the period as determined by the preceding sentence is less than one year. If the First Renewal Term exceeds three years, it shall be divided into optional periods of three years each plus a final optional period equal to the remaining First Renewal Term. The Lessee may terminate the First Renewal Term, without

penalty, at the expiration of each such optional period upon 180 days prior written notice to the Trustee.

16.2. Duty to First Offer. If upon the termination of this Lease (other than its termination as provided in §§ 7, 13 and 16.1 hereof) or upon expiration of the last Renewal Term, the Trustee, acting on behalf of the Owner, decides to sell any one or more Units, the Trustee shall, prior to the expiration of such term, give notice to the Lessee of its intention to sell such Units ("Notice of Sale"). The Lessee shall have the right, exercisable as hereinafter provided, to purchase for cash all (but not less than all) of the Units which the Trustee proposes to sell, at a price equal to the then Fair Market Value of such Units. If the Lessee desires to purchase such Units, the Lessee shall indicate its intent to negotiate the purchase of such Units by giving notice thereof to the Trustee within 30 days following Lessee's receipt of the Notice of Sale, whereupon the Lessee and the Trustee shall proceed with diligence and in good faith to determine by mutual agreement the Fair Market Value of such Units. If Lessee and Trustee are unable to agree upon the Fair Market Value of such Units within 50 days following Lessee's receipt of the Notice of Sale, then Lessee may, at its sole option, by notice to the Trustee within said 50-day period, require determination of the Fair Market Value of such Units by arbitration in the manner set forth in § 16.3 hereof, whereupon the Lessee and the Trustee shall each be obligated to effect the sale of such Units to the Lessee at such Fair Market Value.

Upon determination of the Fair Market Value of such Units (whether by mutual agreement or arbitration), the sale of such Units to the Lessee shall be effected at a time mutually agreeable to Lessee and the Trustee on or before the later of (i) 15 days following such date of determination of the Fair Market Value, or (ii) upon expiration of such term or renewal term of this Lease, as the case may be. In the event Lessee shall (a) fail to give notice of its intent to negotiate purchase of such Units within the 30-day period specified above, or (b) fail to give notice of its election to determine the Fair Market Value by arbitration within the specified 50-day period in the event Lessee and Trustee are unable to agree upon the Fair Market Value, then Lessee shall have no obligation to purchase such Units and, except as hereinafter provided, the Trustee shall have no obligation to sell such Units.

If Lessee shall not purchase such Units as provided above, Lessee may, at any time within 50 days follow-

ing Lessee's receipt of the Notice of Sale, give the Trustee notice of an offer for which, and a period of time (which shall not be greater than 180 days) during which, Lessee is willing to purchase such Units and the Trustee may accept such offer at any time during such term by notice to the Lessee. During the period of such offer, the Trustee shall not disclose the amount and terms of such offer to any third party and the Trustee shall not sell such Units to any third party for an amount less than the amount and upon terms less favorable than the terms so offered by the Lessee. Following the expiration of the Lessee's rights of purchase as herein set forth, the Trustee may sell such Units as it may see fit.

16.3. Determinations. (1) The Fair Market Rental of any Unit or Units shall be determined on the basis of, and shall be equal in amount to, the rental which would obtain in an arm's-length transaction between an informed and willing lessee (other than a lessee currently in possession) and an informed and willing lessor under no compulsion to lease and, in such determination, costs of removal from the location of current use or storage shall not be a deduction from such rental.

(2) The Fair Market Value of any Unit or Units shall be determined on the basis of, and shall be equal in amount to, the purchase price which would obtain in an arm's-length transaction between an informed and willing purchaser and an informed and willing seller under no compulsion to sell and, in such determination, cost of removal from the location of current use or storage shall not be a deduction from such purchase price.

(3) If the Owner and the Lessee are unable to agree, within a period of 50 days, upon a selection of an independent appraiser for a determination of the period of the First Renewal Term or a determination of the period of the Additional Renewal Term, Fair Market Value or Fair Market Rental, such determination shall be made in accordance with the applicable definition by the following procedure: If either party to such determination shall have given written notice to the other requesting determination by this appraisal procedure, the parties shall consult for the purpose of appointing a qualified independent appraiser by mutual agreement. If no such appraiser is so appointed within 20 days after such notice is given, each party shall appoint an independent appraiser within 25 days after such notice is given, and the two appraisers so appointed shall within 35 days after such notice is given

appoint a third independent appraiser. If no such third appraiser is appointed within 35 days after such notice is given, either party may request the American Arbitration Association to make such appointment, and both parties shall be bound by any appointment so made. Any appraiser or appraisers appointed pursuant to the foregoing procedure shall be instructed to make his or their determination within 90 days after his or their appointment. If the parties shall have appointed a single appraiser or if either party shall have failed to appoint an appraiser, the determination of the single appraiser appointed shall be final. If three appraisers shall be appointed, the determination of the appraiser which differs most from the other two appraisers shall be excluded, the remaining two determinations shall be averaged and such average shall be final and binding upon the parties hereto. The appraisal proceedings shall be conducted in accordance with the Commercial Arbitration Rules of the American Arbitration Association as in effect on the date hereof, except as modified hereby. This appraisal procedure shall be the exclusive means of making such determinations and shall be in lieu of any judicial or other procedure for the determination thereof, and each party hereto hereby consents and agrees not to assert any judicial or other procedures. The expenses of the appraisal procedure shall be borne by the Lessee and the Owner in equal shares.

§ 17. RETURN OF UNITS UPON EXPIRATION OF TERM OR TERMINATION

As soon as practicable on or after the expiration of the original term of this Lease or any of the Renewal Terms with respect to any Unit or on or after a Termination of this Lease with respect to any Unit pursuant to §§ 7.9 and 16.1 hereof, and in any event not later than 90 days thereafter, the Lessee will, at its own cost and expense, deliver possession of such Unit to the Trustee at such location or locations on any of the current Burlington Northern Inc. routes or The Atchison, Topeka and Santa Fe Railway Company routes within the continental United States of America and within 1,000 miles of Houston, Texas, as the Trustee may designate, or, in the absence of such designation, as the Lessee may select, or at the request of the Trustee, permit the Trustee to store such Unit on such storage tracks as the Lessee may select for a period not exceeding three months (or, in the case of a Termination, six months) and transport the same upon disposition of such Unit, at any time within such three-month or six-month period, to any such location or locations, or to any

connecting carrier for shipment, all as directed by the Trustee, the movement and storage of such Units to be at the expense and risk of the Lessee; provided, however, that the Units shall be returned to the Trustee, upon such expiration or Termination, in not more than three groups of Units (the number of such groups and the number of Units in each such group to be designated by the Trustee). During any such storage period the Lessee will permit the Trustee or any person designated by it, including the authorized representative or representatives of any prospective purchaser of such Unit or Units, to inspect the same; provided, however, that the Lessee shall not be liable, except in the case of negligence or intentional tortious act of the Lessee or of its employees or agents, for any injury to, or the death of, any person exercising, either on behalf of the Trustee or any prospective purchaser, the rights of inspection granted under this sentence. Each Unit returned to the Trustee pursuant to this § 17 shall (i) be in the same operating order, repair and condition as when originally delivered to the Lessee, reasonable wear and tear in the service of hauling Western coal excepted, (ii) meet the standards then in effect under the interchange rules of the Association of American Railroads (the Lessee having certified that to the best knowledge of the certifying officer of the Lessee the Units do not have any basic structural weakness or damage which would cause an unsafe operating condition) and/or the applicable rules of any governmental agency or other organization with jurisdiction and (iii) have attached or affixed thereto any special device considered an accession thereto as provided in § 11 hereof and have removed therefrom any such device not so considered an accession. During any such storage period the Lessee shall maintain the Units in such manner as owners or lessees of similar units of railroad equipment normally maintain such units owned or leased by them in similar storage circumstances. The assembling, delivery, storage and transporting of the Units as hereinbefore provided are of the essence of this Lease, and upon application to any court of equity having jurisdiction in the premises, the Trustee shall be entitled to a decree against the Lessee requiring specific performance of the covenants of the Lessee so to assemble, deliver, store and transport the Units. All amounts earned in respect of the Units after the date of expiration of this Lease shall belong to the Trustee and, if received by the Lessee, shall be promptly turned over to the Trustee. If any Unit is not assembled, delivered and stored, as hereinabove provided, within 60 days after such expiration, the Lessee shall in addition, pay to the Trustee for each day thereafter an

amount equal to the amount, if any, by which (x) the Purchase Price of such Unit multiplied by 0.026456% exceeds (y) the actual earnings received by the Trustee on such Unit for each such day.

§ 18. RECORDING

The Lessee, at its own expense, will cause this Lease, the CSA, the CSA Assignment and the Lease Assignment to be filed with the Interstate Commerce Commission pursuant to 49 U.S.C. § 11303. The Lessee will undertake the filing, registering, deposit and recording required of the Trustee under the CSA. The Lessee in addition will from time to time do and perform any other act and will execute, acknowledge, deliver, file, register, record (and will refile, reregister, deposit and redeposit or rerecord whenever required) any and all further instruments required by law or reasonably requested by the Trustee or the Vendor for the purpose of proper protection, to their satisfaction, of the Vendor's and the Trustee's respective interests in the Units, or for the purpose of carrying out the intention of this Lease, the CSA, the CSA Assignment and the Lease Assignment; and the Lessee will promptly furnish to the Vendor and the Trustee evidence of all such filing, registering, depositing or recording, and an opinion or opinions of counsel satisfactory to the Vendor and the Trustee confirming that such filing, registering, depositing or recording has been validly effected. This Lease, the CSA, the CSA Assignment and the Lease Assignment shall be filed with the Interstate Commerce Commission pursuant to 49 U.S.C. § 11303 prior to the delivery and acceptance hereunder of any Unit.

§ 19. INTEREST ON OVERDUE RENTALS

Anything to the contrary herein contained notwithstanding, any nonpayment of rentals and other obligations due hereunder shall result in the obligation on the part of the Lessee promptly to pay, to the extent legally enforceable, an amount equal to interest at 13.75% per annum of the overdue rentals and other obligations for the period of time during which they are overdue or such lesser amount as may be legally enforceable.

§ 20. TRUSTEE'S RIGHT TO PERFORM FOR THE LESSEE

If the Lessee fails to perform or comply with any of its agreements contained herein, the Trustee may upon

notice to the Lessee perform or comply with such agreement, and the amount of the reasonable cost and expenses of the Trustee incurred in connection with such performance or compliance, together with interest on such amount at 13.75% per annum shall be payable by the Lessee upon demand except as otherwise provided in this Lease. No such performance or compliance by the Trustee shall be deemed a waiver of the rights and remedies of the Trustee or any assignee of the Trustee against the Lessee hereunder.

§ 21. NOTICES

Any notice required or permitted to be given by either party hereto to the other shall be mailed, registered or certified mail, postage prepaid, return receipt requested, shall be effective on the date of receipt as shown on the return receipt, and shall be addressed as follows:

(a) if to the Trustee, at One Constitution Plaza, Hartford, Connecticut 06115, Attention of Corporate Trust Department, with copies to Wells Fargo Equipment Leasing Corporation, 425 California Street, San Francisco, California 94104, Attention of Contract Administration; and

(b) if to the Lessee, at 611 Walker Street, Houston, Texas 77002, (P. O. Box 539, 77001) Attention of Treasurer;

or addressed to either party at such other address as such party shall hereafter furnish to the other party in writing.

§ 22. SEVERABILITY

Any provision of this Lease which is prohibited or unenforceable in any jurisdiction, shall be, as to such jurisdiction, ineffective to the extent of such prohibition or unenforceability without invalidating the remaining provisions hereof, and any such prohibition or unenforceability in any jurisdiction shall not invalidate or render unenforceable such provision in any other jurisdiction.

§ 23. EFFECT AND MODIFICATION OF LEASE

Except for the Participation Agreement, this

Lease exclusively and completely states the rights of the Trustee and the Lessee with respect to the leasing of the Units and supersedes all other agreements, oral or written, with respect thereto. No variation or modification of this Lease and no waiver of any of its provisions or conditions shall be valid unless in writing and signed ~~by duly~~ authorized signatories for the Trustee and the Lessee.

§ 24. THIRD-PARTY BENEFICIARIES

Nothing in this Lease shall be deemed to create any right in any person not a party hereto (other than the Owner, the Vendor, the Builder and the permitted successors and assigns of any such person or party) and this instrument shall not be construed in any respect to be a contract in whole or in part for the benefit of a third party except as aforesaid.

§ 25. EXECUTION

This Lease may be executed in several counterparts, such counterparts together constituting but one and the same instrument, but the counterpart delivered to the Vendor pursuant to the Lease Assignment shall be deemed to be the original and all other counterparts shall be deemed duplicates thereof. Although for convenience this Lease is dated as of the date first set forth above, the actual date or dates of execution hereof by the parties hereto is or are, respectively, the date or dates stated in the acknowledgments hereto annexed.

§ 26. LAW GOVERNING

The terms of this Lease and all rights and obligations hereunder shall be governed by the laws of the State of Texas; provided, however, that the parties shall be entitled to all rights conferred by 49 U.S.C. § 11303.

§ 27. IMMUNITIES; NO RECOURSE

(1) No recourse shall be had in respect of any obligation due under this Lease, or referred to herein, against any incorporator, stockholder, director or officer, as such, past, present or future, of the parties hereto or of the Owner, whether by virtue of any constitutional provision, statute or rule of law, or by enforcement of any

assessment or penalty or otherwise, all such liability, whether at common law, in equity, by any constitutional provision, statute or otherwise, of such incorporators, stockholders, directors or officers, as such, being forever released as a condition of and as consideration for the execution of this Lease.

(2) It is expressly understood and agreed by and between the parties hereto, anything herein to the contrary notwithstanding, that each and all of the representations, warranties and agreements herein made on the part of the financial institution acting as Trustee hereunder are each and every one of them made and intended not as personal representations, warranties and agreements by said financial institution, including its successors and assigns, or for the purpose or with the intention of binding said financial institution personally, but are made and intended for the purpose of binding only the Trust Estate as such term is used in the Trust Agreement, and this Lease is executed and delivered by the Trustee solely in the exercise of the powers expressly conferred upon the Trustee as trustee under the Trust Agreement; and, except for gross negligence or wilful misconduct, that no personal liability or personal responsibility is assumed by or shall at any time be asserted or enforceable against the Trustee or the Owner on account of any representation, warranty or agreement herein of the Trustee, either expressed or implied, all such personal liability, if any, being expressly waived and released by the Lessee and by all persons claiming by, through or under the Lessee; provided, however, that it is expressly understood that the Lessee is not hereby waiving its right to proceed in a separate action against the Owner on account of any breach of any representation, warranty or agreement herein of the Owner.

§ 28. AGREEMENTS FOR BENEFIT OF OWNER'S AND TRUSTEE'S ASSIGNS

All rights of the Trustee hereunder (including, but not limited to, its rights under §§ 6, 7, 12, 13, 14 and 17 and the right to receive the rentals payable under this Lease) shall inure to the benefit of the Owner and any of the Owner's assigns under the Trust Agreement and the Trustee's assigns (including the Vendor). Upon the effectiveness of any such assignment, such successor Owner or successor Trustee, as the case may be, shall give notice thereof to the Lessee.

§ 29. TERM TRUSTEE

Whenever the term Trustee is used in this Lease it shall apply and refer to the Trustee and any assignee of the Trustee (including, so long as any CSA Indebtedness under the CSA or interest thereon shall remain unpaid or any other obligation thereunder be continuing, the Vendor).

IN WITNESS WHEREOF, the parties hereto have executed or caused this instrument to be executed as of the date first above written.

UTILITY FUELS, INC.,

by _____
Vice President

[Corporate Seal]

Attest:

_____
Secretary

THE CONNECTICUT BANK AND TRUST COMPANY, not in its individual capacity, but solely as Trustee,

by _____
Authorized Officer

[Seal]

Attest:

_____
Authorized Officer

STATE OF TEXAS,)
) ss.:
COUNTY OF HARRIS,)

On this 10th day of October 1980, before me personally appeared F. K. Smith , to me personally known, who, being by me duly sworn, says that he is a Vice President of UTILITY FUELS, INC., that one of the seals affixed to the foregoing instrument is the corporate seal of said Corporation, that said instrument was signed and sealed on behalf of said Corporation by authority of its Board of Directors, and he acknowledged that the execution of the foregoing instrument was the free act and deed of said Corporation.

Monica Jo Hurley
Notary Public

[Notarial Seal]

My Commission expires
April 3, 1984

STATE OF CONNECTICUT,)
) ss.:
COUNTY OF HARTFORD,)

On this 10th day of October 1980, before me personally appeared DONALD E. SMITH , to me personally known, who, being by me duly sworn, says that he is an Authorized Officer of THE CONNECTICUT BANK AND TRUST COMPANY, that one of the seals affixed to the foregoing instrument is the corporate seal of said Corporation, that said instrument was signed and sealed on behalf of said Corporation by authority of its Board of Directors, and he acknowledged that the execution of the foregoing instrument was the free act and deed of said Corporation.

Barbara S. Kacich
Notary Public

[Notarial Seal]

My Commission expires

BARBARA S. KACICH
NOTARY PUBLIC
MY COMMISSION EXPIRES MARCH 31, 1982

APPENDIX A TO LEASE

Type	AAR Mechanical Designation	Builder's Specifications	Builder's Plant	Quantity†	Lessee's Identification Numbers (Each Set of Which Is Inclusive)†	Estimated Unit Price*	Estimated Total Price†*	Estimated Time and Place of Delivery
105-ton 4240 cu. ft. gondola coal car	GTS	Per Purchase Order UFI-00108 dated August 3, 1979	St. Louis, Missouri	610	13001-13110 14001-14110 15001-15110 16001-16170 17001-17110	$42,260	$25,778,600	Oct.-Dec., 1980, F.O.B. Builder's plant with shipment to Jacobs Junction, Wyoming, or Spring Creek Mine, Montana.

† This Appendix A sets forth the description of the units of Equipment which are scheduled for delivery both under this Lease of Railroad Equipment (A) (the "Lease-(A)") and under a Lease of Railroad Equipment dated as of October 1, 1980, between the Lessee and another lessor, U B Leasing, Inc. (the "Lease-(B)"), under which deliveries cannot be accepted after December 31, 1980. It is expected that some of these units of Equipment will be delivered in time for acceptance under Lease-(B) and that an equal number of these units will be delivered in time for acceptance hereunder. After delivery of all the units of Equipment covered by both Leases, this Appendix A will be appropriately amended to describe only those units of Equipment covered by this Lease-(A).

* Includes prepaid freight to Jacobs Junction, Wyoming, or Spring Creek Mine, Montana, as the case may be.

APPENDIX B TO LEASE

Casualty Values

Casualty Payment Dates	Percentage of Purchase Price*
April 1, 1981 and before	104.3943%
October 1, 1981	105.1163
April 1, 1982	105.2976
October 1, 1982	105.7004
April 1, 1983	105.9225
October 1, 1983	105.9050
April 1, 1984	98.8694
October 1, 1984	98.1335
April 1, 1985	97.4171
October 1, 1985	96.4886
April 1, 1986	88.5562
October 1, 1986	87.2134
April 1, 1987	85.6615
October 1, 1987	83.9352
April 1, 1988	75.0212
October 1, 1988	72.9857
April 1, 1989	70.7867
October 1, 1989	68.4486
April 1, 1990	65.9642
October 1, 1990	63.3665
April 1, 1991	60.6421
October 1, 1991	57.5832
April 1, 1992	54.6702
October 1, 1992	51.7048
April 1, 1993	48.6602
October 1, 1993	45.5867
April 1, 1994	42.4502
October 1, 1994	39.2979
April 1, 1995	35.7714
October 1, 1995	32.3717
April 1, 1996	28.8153
October 1, 1996	25.1829
April 1, 1997	20.0000

* As defined in Paragraph 4.1 of the CSA.

APPENDIX C TO LEASE

Termination Values

Termination Dates	Percentage of Purchase Price*
April 1, 1981 and before	104.3943%
October 1, 1981	105.1163
April 1, 1982	105.2976
October 1, 1982	105.7004
April 1, 1983	105.9225
October 1, 1983	105.9050
April 1, 1984	98.8694
October 1, 1984	98.1335
April 1, 1985	97.4171
October 1, 1985	96.4886
April 1, 1986	88.5562
October 1, 1986	87.2134
April 1, 1987	85.6615
October 1, 1987	83.9352
April 1, 1988	75.0212
October 1, 1988	72.9857
April 1, 1989	70.7867
October 1, 1989	68.4486
April 1, 1990	65.9642
October 1, 1990	63.3665
April 1, 1991	60.6421
October 1, 1991	57.5832
April 1, 1992	54.6702
October 1, 1992	51.7048
April 1, 1993	48.6602
October 1, 1993	45.5867
April 1, 1994	42.4502
October 1, 1994	39.2979
April 1, 1995	35.7714
October 1, 1995	32.3717
April 1, 1996	28.8153
October 1, 1996	25.1829
April 1, 1997	20.0000

* As defined in Paragraph 4.1 of the CSA.