

**ICC Docket 06-0458**

**Keystone Exhibit 8.4**

**CONFIDENTIAL VERSION**

This exhibit provides additional information concerning those tracts of lands for which the owners either refuse to meet with Keystone (marked as “E” on Exhibit 8.3) or whose actions indicate an unwillingness to engage in good faith negotiations with Keystone to reach an easement agreement on reasonable terms (marked as “F” on Exhibit 8.3).

**E) Owners who refuse to meet with Keystone to negotiate easement**

Tract Number: ML IL MD 5014  
Tract Type: DIR  
Tract Short Legal Description: PT SW4 01-T-04-N-R-9-W  
Party Name: TRI VISION PARTNERSHIP  
Party Address: 8606 BERTELS ROAD  
DORSEY, IL 62021  
Tract Party Type: OWNER

Discussion: Owners were contacted on November 16, 2006 and indicated that they will not discuss any proposal or meet with an agent.

Tract Number: ML IL MD 5025  
Tract Type: ADJ  
Tract Short Legal Description: PT SE4 05-T-04-N-R-8-W  
Party Name: BRANT C WEIDNER  
Party Address: 1111 COLFAX STREET  
EVANSTON, IL 60201  
Tract Party Type: ET AL

Discussion: Owners were contacted on November 16, 2006 and indicated that they will not meet with the agent and that they are completely against a pipeline crossing their land.

**F) Owners whose actions indicate unwillingness to engage in good faith negotiations with Keystone to reach an easement agreement on reasonable terms**

Tract Number: ML IL FY 5177  
Tract Type : DIR  
Tract Short Legal Description: PT SW4 07-T-04-N-R-1-W  
Party Name: LARRY F. SKINNER  
Party Address: R.R. 1, BOX 93  
KEYESPORT, IL 62262  
Tract Party Type: OWNER

Discussion: Owner was contacted on November 16, 2006, and an appointment was scheduled for November 17, 2006. The appointment was rescheduled to December 19, 2006, at which point the owner indicated that he wanted \$25,000.00 per acre for the easement rights. This is approximately ten times the estimate of fair market value for Fayette County developed by the independent real estate appraisal firm retained by Keystone.

Tract Number: ML IL FY 5182  
Tract Type: DIR  
Tract Short Legal Description: PT SE4 10-T-04-N-R-1-W  
Party Name: JOHN THOMAS HOUSTON and  
THELMA KAY HOUSTON  
Party Address: RR 2 BOX 112  
PATOKA, IL 62875  
Tract Party Type: JOINT TENANT

Discussion: On November 15, 2006, the landowners were advised of upcoming contact for easement negotiations. Land agent was informed that Gib Houston is their son who also lives with them. It was agreed that land agent would call back to set an appointment with all of them.

The land agent met with the landowners and their son Gib Houston (owner of PT NE4 14-T-4-N-R-1-W) on November 27, 2006. Questions regarding whether or not Keystone was going to put a valve site on the property arose, and they were told that it was not projected at the present time. Compensation was discussed. Gib Houston began questioning if Keystone was going to purchase something that was not for sale and that the offer was nowhere near the amount of compensation they required. Gib Houston stated that oil companies are posting record profits and that they would like \$50 million and that 225% was not enough for crop damages. He also stated he would talk amongst the landowners in the community and that he felt that no one would be willing to allow the easement for the money offered. He also stated he wanted \$100.00 per

hour during construction over their property as part of the easement. The agent thanked them for their time and told them they would be contacted again so that they would have time to consider the offer.

Tract Number: ML IL FY 5182  
Tract Type : ADJ  
Tract Short Legal Description: PT E2 10-T-04-N-R-1-W  
Party Name: LORA E TORRENCE  
Party Address: RR1 BOX 44  
PATOKA, IL 62875  
Tract Party Type: OWNER

Discussion: Landowner was advised on November 15, 2006 of upcoming contact for easement negotiations. Land agent met with landowner on November 27, 2006, at which point the landowner indicated a desire to receive \$50 million for an easement.

Tract Number: ML IL FY 5183.02  
Tract Type: DIR  
Tract Short Legal Description: PT NE4 14-T-4-N-R-1-W  
Party Name: GIB HOUSTON  
Party Address: RR 2 BOX 112  
PATOKA, IL 62875  
Tract Party Type: OWNER

Discussion: On November 15, 2006, landowner was advised of upcoming contact for easement negotiations.

Land agent met with landowner along with his parents, John Thomas Houston and Thelma Kay Houston (owners of PT SE4 10-T-04-N-R-1-W) on November 27, 2006. Questions regarding whether or not Keystone was going to put a valve site on the property arose, and they were told that it was not projected at the present time. Compensation was discussed. Gib Houston began questioning if Keystone was going to purchase something that was not for sale and that the offer was nowhere near the amount of compensation they required. Gib Houston stated that oil companies are posting record profits and that they would like \$50 million and that 225% was not enough for damages. He also stated he would talk amongst the landowners in the community and that he felt that no one would be willing to allow the easement for the money offered. He also stated he wanted \$100.00 per hour during construction over their property as part of the easement. The agent thanked them for their time and told them they would be contacted again so that they would have time to consider the offer.