

MEMORANDUM OF
COLLATERAL ASSIGNMENT OF INTEREST
IN REAL ESTATE LEASE

THIS MEMORANDUM OF COLLATERAL ASSIGNMENT OF INTEREST IN REAL ESTATE LEASE, made and entered into to evidence the execution of a certain Security Agreement and Collateral Assignment dated August 16, 1989.

WITNESSETH:

For value received, Lake County Trust Company, not personally, but solely as Trustee in the exercise of the power and authority conferred upon and vested in it as such trustee, and under the express direction of the beneficiaries of a certain trust agreement dated July 20, 1988, and known as Trust Agreement No. 3841 with offices at 2200 North Main Street, Crown Point, Indiana, (hereinafter "ASSIGNOR") did assign as collateral all of ASSIGNOR'S right, title and interest and further did grant and transfer a security interest to Gainer Bank, National Association with offices at 115 South Court Street, Crown Point, Indiana (hereinafter "ASSIGNEE") in the leases of real estate as described below as security for a certain indebtedness by ASSIGNOR, Hamstra Builders, Inc., Wilbert A. Hamstra and Peggy A. Hamstra to ASSIGNEE in the principal sum of \$1,700,000.00 plus interest as evidenced by a certain note dated August 16, 1989.

This assignment and security interest was also given to secure any and all other indebtedness or obligations of ASSIGNOR to ASSIGNEE whether now existing or hereafter created and any future advances, and whether said debt is primary or secondary, joint or several, fixed or contingent, of a different class or secured by other collateral, and any renewals, extensions or substitutions thereof.

The lease which is the collateral, and in which the security interest was granted, is that certain Shopping Center Lease, as amended, between Strack and Van Til Schererville Super Market, Inc., as lessee, and ASSIGNOR, as lessor, for the lease of the following described real estate located in Lake County, Indiana, to-wit:

See Exhibit "A" attached hereto and incorporated herein by reference

By accepting this collateral assignment, ASSIGNEE did not assume in any way the duties and obligations of the ASSIGNOR under said leases; and the collateral assignment did not release or discharge ASSIGNOR from any obligations to fulfill the terms and conditions thereof.

Dated: August 16, 1989.

ASSIGNOR:

Lake County Trust Company,
as Trustee under a Trust
Agreement dated July 20, 1988
and known as Trust No. 3841,
not personally

By: SEE SIGNATURE PAGE ATTACHED

Its: _____

ATTEST: _____

Its: _____

CHICAGO TITLE INSURANCE COMPANY
INDIANA DIVISION



STATE OF INDIANA, S.S. NO.
LAKE COUNTY
FILED FOR RECORD

REC'D
AUG 27 10 04 AM '89

14.00
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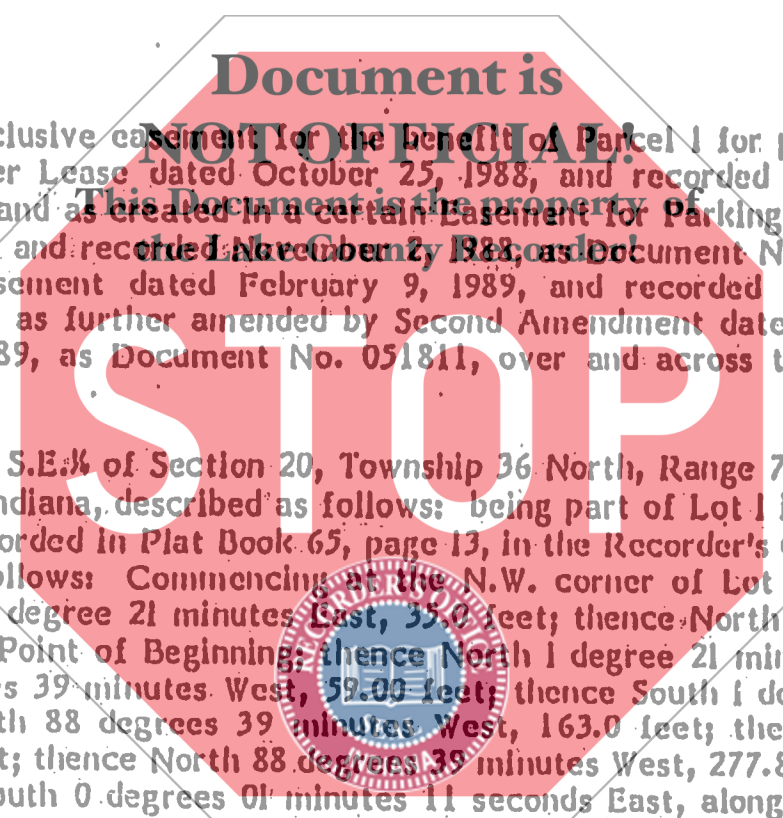
PARCEL 1:

A parcel of land in the S.E.¼ of Section 20, Township 36 North, Range 7 West of the 2nd P.M., in the City of Hobart, Indiana, being part of Lot 1 in North Ridge Center, as per plat thereof, recorded in Plat Book 65, page 13, in the Recorder's Office of Lake County, Indiana, described as follows: Commencing at the N.W. corner of Lot 4 in said North Ridge Center; thence North 1 degree 21 minutes East, 543.00 feet; thence North 88 degrees 39 minutes West, 95.00 feet to the Point of Beginning; thence continuing North 88 degrees 39 minutes West, 29.00 feet; thence South 1 degree 21 minutes West, 11.00 feet; thence North 88 degrees 39 minutes West, 163.00 feet; thence North 1 degree 21 minutes East, 11.00 feet; thence North 88 degrees 39 minutes West, 128.00 feet; thence North 1 degree 21 minutes East, 79.00 feet; thence North 88 degree 39 minutes West, 70.50 feet; thence North 1 degree 21 minutes East, 140.00 feet; thence North 88 degrees 39 minutes West, 10.00 feet; thence North 1 degree 21 minutes East, 55.00 feet; thence South 88 degrees 39 minutes East, 200.00 feet; thence South 1 degree 21 minutes West, 42.00 feet; thence South 88 degrees 39 minutes East, 135.00 feet; thence South 1 degree 21 minutes West, 13.0 feet; thence South 88 degrees 39 minutes East, 130.50 feet; thence South 1 degree 21 minutes West, 40.00 feet; thence North 88 degrees 39 minutes West, 65.00 feet; thence South 1 degree 21 minutes West, 179.00 feet to the Point of Beginning.

PARCEL 2:

Together with a nonexclusive easement for the benefit of Parcel 1 for parking as created in a certain Shopping Center Lease dated October 25, 1988, and recorded November 2, 1988, as Document No. 005423, and as created in a certain Easement for Parking and Ingress and Egress dated October 25, 1988, and recorded November 2, 1988, as Document No. 005424, as amended by Amendment to Easement dated February 9, 1989, and recorded February 28, 1989, as Document No. 024864, as further amended by Second Amendment dated August 10, 1989, and recorded August 10, 1989, as Document No. 051811, over and across the following described land:

A parcel of land in the S.E.¼ of Section 20, Township 36 North, Range 7 West of the 2nd P.M., in the City of Hobart, Indiana, described as follows: being part of Lot 1 in North Ridge Center, as per plat thereof, recorded in Plat Book 65, page 13, in the Recorder's Office of Lake County, Indiana, described as follows: Commencing at the N.W. corner of Lot 4 in said North Ridge Center; thence North 1 degree 21 minutes East, 35.0 feet; thence North 88 degrees 39 minutes West, 60.0 feet to the Point of Beginning; thence North 1 degree 21 minutes East, 508.0 feet; thence North 88 degrees 39 minutes West, 59.00 feet; thence South 1 degree 21 minutes West, 11.00 feet; thence North 88 degrees 39 minutes West, 163.0 feet; thence North 1 degree 21 minutes East, 11.00 feet; thence North 88 degrees 39 minutes West, 277.85 feet to the West line of said Lot 1; thence South 0 degrees 01 minutes 11 seconds East, along said West line, 508.14 feet; thence South 88 degrees 39 minutes East, 492.7 feet to the Point of Beginning, subject to the terms, provisions and conditions contained in said Instruments.



PARCEL 3:

Together with a nonexclusive easement for the benefit of Parcel 1 for ingress and egress as created in an Easement for Parking and Ingress and Egress dated October 25, 1988, and recorded November 2, 1988, as Document No. 005424, as amended by Amendment to Lease dated February 9, 1989, and recorded February 28, 1989, as Document No. 024863, as further amended by Second Amendment dated August 10, 1989, and recorded August 10, 1989, as Document No. 051810, over and across the following described land:

Three parcels of land in the S.E.¼ of Section 20, Township 36 North, Range 7 West of the 2nd P.M., in the City of Hobart, Indiana, being part of Lot 1 in North Ridge Center, as per plat thereof, recorded in Plat Book 65, page 13, in the Recorder's Office of Lake County, Indiana, described as follows:

Commencing at the N.W. corner of Lot 4 in said North Ridge Center; thence North 1 degree 21 minutes East, 543.00 feet; thence North 88 degrees 39 minutes West, 30.00 feet; thence North 1 degree 21 minutes East, 179.00 feet to the Point of Beginning; thence continuing North 1 degree 21 minutes East, 40.00 feet; thence North 88 degrees 39 minutes West, 130.5 feet; thence North 1 degree 21 minutes East, 13.00 feet; thence 88 degrees 39 minutes West, 135.0 feet; thence North 1 degree 21 minutes East, 44 feet; more or less, to the South line of a 30 foot access easement as shown on said Plat; thence Southeasterly and Easterly along said South line 274 feet, more or less, to a point on a line that bears North 1 degree 21 minutes East and passes through the Point of Beginning; thence continuing Easterly along said South line, 100.0 feet; thence South 1 degree 21 minutes West to a point on a line that bears South 88 degrees 39 minutes East and passes through the Point of Beginning; thence North 88 degrees 39 minutes West, 100 feet to the Point of Beginning.

Commencing at the N.W. corner of Lot 4 in said North Ridge Center; thence North 1 degree 21 minutes East, 543.00 feet; thence North 88 degrees 39 minutes West, 95.00 feet; thence North 1 degree 21 minutes East, 219.00 feet; thence North 88 degrees 39 minutes West, 390.05 feet; thence South 1 degree 21 minutes West, 10.00 feet to the Point of Beginning; thence North 1 degree 21 minutes East, 10.0 feet; thence North 88 degrees 39 minutes West, 10.00 feet; thence North 1 degree 21 minutes East, 55.00 feet; thence North 88 degrees 39 minutes W. 50 feet, more or less, to the East line of a 30 foot Access Easement as shown on said Plat; thence South 0 degrees 01 minute 11 seconds East, along said East line, 65 feet, more or less, to a point on a line that bears North 88 degrees 39 minutes West and passes through the Point of Beginning; thence South 88 degrees 39 minutes East, 60 feet, more or less, to the Point of Beginning.

Commencing at the N.W. corner of Lot 4 in said North Ridge Center; thence North 1 degree 21 minutes East, 35.0 feet to the Point of Beginning; thence North 1 degree 21 minutes East, 508.0 feet; thence North 88 degrees 39 minutes West, 60.0 feet; thence South 1 degree 21 minutes West, 508.0 feet; thence South 88 degrees 39 minutes East, 60.0 feet to the Point of Beginning, subject to the terms, provisions and conditions contained in said instruments.