

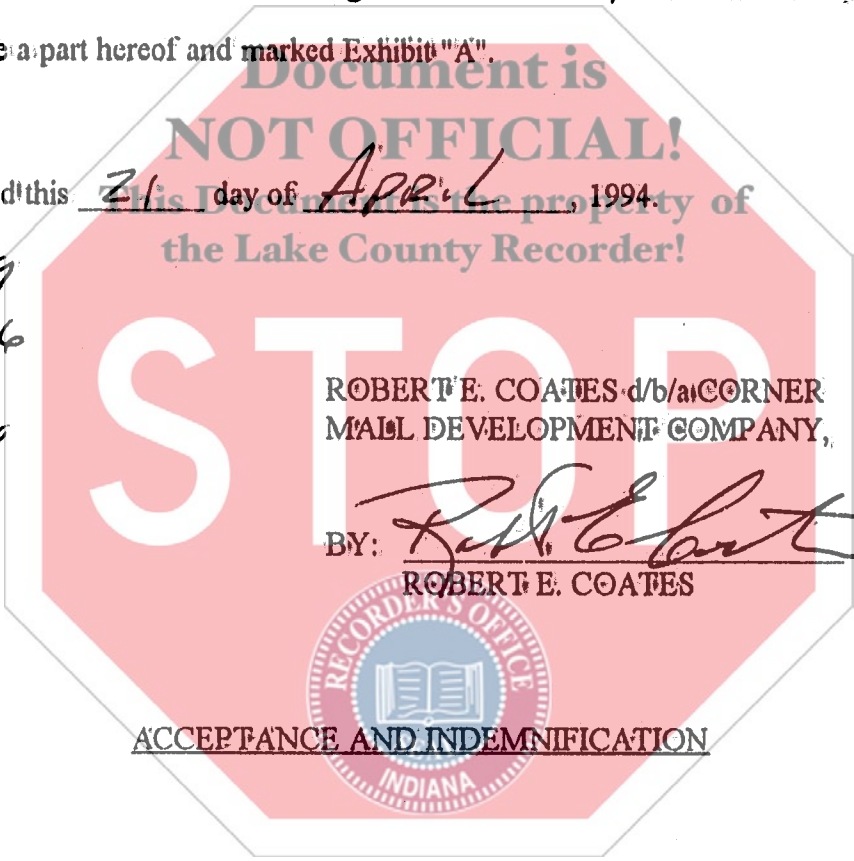
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ASSIGNMENT OF LEASES

The undersigned, Lessor as a result of Leases by Lessees in a commercial project know as Corner Mall, located at 3531 Central Avenue, Lake Station, Indiana 46405, does hereby sell, assign, set over and deliver to Jeffrey J. Oesterle-tee, all rights of Lessor in Leases entered into between the undersigned and the Lessees, a list of which is attached hereto, made a part hereof and marked Exhibit "A".

Dated this 21 day of April, 1994

Keys 19-5-9
19-5-26
20-87-3
20-87-8



ROBERT E. COATES d/b/a CORNER MALL DEVELOPMENT COMPANY,

BY: [Signature]
ROBERT E. COATES

ACCEPTANCE AND INDEMNIFICATION

Jeffrey J. Oesterle-tee, hereby accepts the Assignment hereinabove made and does accept all liability and responsibility of the Assignor under said Leases and agrees to indemnify and hold harmless the Assignor, Robert E. Coates, d/b/a Corner Mall Development Company and/or Robert E. Coates personally from any and all claims by the Lessees and will defend and indemnify the Assignor for any all damages incurred.

Chicago Title Insurance Company

94031996

94 APR 28 AM 10: 20

SAMUEL ORLICH
RECORDER

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

FILED

APR 26 1994

[Signature]
AUDITOR LAKE COUNTY

11:00 CK

1513-A

and attorney fees that may result from any claims made by the Lessees, their agents or assigns which arise after April 21, 1994 for accidents that occur after that date. *RLB*

Dated this 21st day of April, 1994.

Jeffrey J. Oesterle-TTEE
JEFFREY J. OESTERLE-TTEE

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the Lake County Recorder!**

STOP

This Instrument Prepared by: RONALD P. NELSON
205 East Jefferson Street
Valparaiso, Indiana 46383
(219) 462-3181

STATE OF INDIANA, COUNTY OF LAKE : CC

On this 21st day of April, 1994, before me the undersigned, a Notary Public in and for said County, personally appeared Robert E. Coates and Jeffrey J. Oesterle-TTEE and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official seal.
My Commission Expires: June 25, 1995
Resident of Lake County, Indiana

Star Lugar
Star Lugar

RENTER	RENT	LEASE EXPIRATION	SECURITY DEPOS
ENCOM UNIT 1 and 1A	\$1130.00	May 31, 1997	\$1200.00
PARTY LIQUORS UNIT 2	\$1000.00 plus 2% overage	October 30, 1994	\$ 835.00
LONG ELEVATOR UNIT 3	\$ 365.00	August 31, 1995	\$ 500.00
STEVE'S COLLECTABLES UNIT 4A	\$ 450.00	April 30, 1995	None
UNIT 4B	Empty		
NEW CREATIONS UNIT 4C	\$ 325.00	December 31, 1995	\$ 350.00
ALLSTATE UNIT 4D	\$ 410.00	December 31, 1997	\$ 425.00
VCR EXPRESS UNIT 4E	\$ 250.00	May 31, 1995	\$ None
PAUL PSOMADELIS UNIT 4 F&G	\$ 395.00	April 30, 1997	\$ 450.00
UNIT 5	Empty		
PAPA G'S UNIT 6	\$ 575.00	April 30, 1998	\$ 650.00

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