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Chicago Title Insurance Company

MAIL TAX BILLS TO 8737 WILSHIRE BLVD BEVERLY HILLS, CA 90211
CORPORATE WARRANTY DEED
THIS INDENTURE WITNESSETH

That Earl Scheib Realty Corp., A California Corporation
of Los Angeles County, and State of California

CONVEY & WARRANT

To Earl Scheib of Indiana, Inc.
of Lake County, in the State of Indiana

for the sum of Ten (\$ 10.00) Dollars,

and other good and valuable consideration, the receipt of which is hereby acknowledged, the following described Real Estate, in Lake County, in the State of Indiana, to-wit:

Lots 11, 12, 13 and 14, Block 1, Sheffield, in the City of Hammond, Indiana, as shown in Plat Book 14, page 6, in the Office of the Recorder of Lake County, Indiana.

1450 - 1456 Indianapolis Blvd., Hammond, Indiana 46320

No Indiana Gross income tax due.

This deed is exempt from the Auditor's sales disclosure for

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate action for the making of such conveyance has been taken and done.

IN WITNESS WHEREOF, Grantor has caused this deed to be executed this 4th

day of December, 1996

(SEAL) ATTEST:

By _____ Signature

Earl Scheib Realty Corp.
(Name of Corporation)

By David F. Sunkin Signature

Printed Name, and Office

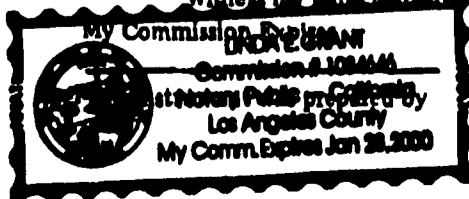
Printed Name, and Office
California
STATE OF INDIANA }
COUNTY OF Los Angeles } SS:

Before me, a Notary Public in and for said County and State, personally appeared David F. Sunkin

and _____, the
and _____, respectively of
Earl Scheib Realty Corp., who acknowledged
execution of the foregoing Deed for and on behalf of said Grantor, and who, having been duly sworn stated that the
representations therein contained are true.

Witness my hand and Notarial Seal this 4 day of December, 1996

Signature Linda E. Grant
Printed LINDA E. GRANT, Notary Public
David I. Sunkin, attorney at law.



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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

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