

FILED

SEP 29 1997

ASSIGNMENT CONTRACT FOR CONDITIONAL SALE OF REAL ESTATE  
SANDWICH  
AUDITOR LAKE COUNTY

That I, Shamsher Singh, of 6890 East 85th Court, Merrillville, Indiana, 46410, hereinafter referred to as Assignor, for consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration paid by Manjit S. Kehal, of 570 LAKE PARK DR. VALPARAISO, IN hereinafter referred to as Assignee, does hereby sell, assign, and transfer to Assignee, Manjit S. Kehal, his heirs, executors, administrators, and assigns, all of Assignor's rights, title, and interest in and to the Agreement for Sale of Real Property dated June 22, 1994, by and between Frank N. Tatone and Antoinette Tatone, as Sellers, such agreement, and Shamsher Singh and Manjit S. Kehal, as Buyers in said agreement. The agreement is for the purchase by Buyer from Sellers of the following-described real estate, including any improvements located thereon, to-wit:

That part of Section 17, Township 36 North, Range 7 West of the 2nd P.M., in Lake County, Indiana, described as follows: Beginning at a point on the Northerly line of Central Avenue, in the Town of Lake Station, Lake County, Indiana, which point is 2656.5 feet Westerly of the East line of said Section 17, as measured along the said Northerly line of Central Avenue; thence Northerly along a line making a Northeast angle of 90 degrees with the said Northerly line of Central Avenue a distance of 100 feet; thence Westerly and parallel with the Northerly line of Central Avenue a distance of 132 feet; thence Southerly a distance of 100 feet to the Northerly line of Central Avenue; thence Easterly along the Northerly line of Central Avenue a distance of 132 feet to the point of beginning, containing 0.303 acres more or less.

and more commonly known as 2700 Central Avenue, Lake Station, Indiana.

The purchase price included in such agreement for said property is in the total amount of One Hundred Twenty-Five Thousand Dollars (\$125,000.00).

Assignee guarantees the payment when due of all sums payable under the contract, including reasonable attorney's fees incurred in enforcing any rights against the Sellers, or their assigns under such contract, holding Assignor harmless therefrom.

Assignee, his successors and assigns, may, without notice to Assignor, extend the time for payment under the contract, waive the performance of such terms and conditions as Assignee may see fit, and make any reasonable settlement under such contract.

This assignment is complete and irrevocable and relieves Assignor from any rights or obligations he may be entitled to or

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STATE OF INDIANA  
LAKE COUNTY  
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WALTER V. CRIDER  
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MARK ROJOE 3437 AIRPORT ROAD PORTAGE 44368 ←

have under the Agreement for Sale of Real Property dated June 22, 1994.

This assignment shall be governed by, construed, and enforced in accordance with the laws of the State of Indiana.

In Witness whereof, the Assignor has executed this assignment at Portage, IN, on the 3 day of September, 1997.

Shamsher Singh  
SHAMSHER SINGH

Karanjit Kaur

**Acceptance**

I, Manjit S. Kehal, Assignee named in the above assignment, hereby accepts the above assignment and all rights and obligations under the Agreement for Sale of Real Property, dated June 22, 1994.

Manjit S. Kehal  
MANJIT S. KEHAL

Dated: September 3, 1997