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MORRIS W. CARTER
RECORDER

Chicago Title Insurance Company

After Recording, return to:
Chicago Title Insurance Company
Attention: Marilyn McCombs
14607 San Pedro Avenue, Suite 175
San Antonio, TX 78232

WARRANTY DEED

THIS INDENTURE WITNESSETH, That **STANLEY PARKER and SANDRA PARKER**, husband and wife and citizens and residents of the State of Indiana (hereinafter "Grantors"), **CONVEY AND WARRANT to PILOT CORPORATION**, a Tennessee corporation with an address of 5508 Lonas Road, Knoxville, Tennessee 37909 (hereinafter "Grantee"), for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

Lot 21, Oak Lawn Second Addition, as shown in Plat Book 23, Page 76, in Lake County, Indiana.

Together with all tenements, hereditaments and appurtenances thereto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, TO HAVE AND TO HOLD the said premises in fee simple to the said Grantee, its successors and assigns forever. And said Grantors, for themselves and their successors and assigns, do hereby covenant with said Grantee, its successors and assigns, that Grantors are lawfully seized in fee simple of the premises above conveyed; that Grantors have full power, authority and right to convey the same; that said premises are free from all encumbrances except 1999 taxes and encumbrances of record; and that Grantors will forever warrant and defend the same premises and the title thereto against the claims of all persons whomsoever.

Grantors agree that for a period of five (5) years commencing on March 26, 1999, neither they nor their successors or assigns will use or allow anyone or any entity to use, whether by lease, purchase, development or otherwise, property owned by Grantors within five (5) miles of the above described premises for the purposes of engaging in an enterprise directly competitive with Grantee. "Engaging in an enterprise directly competitive with Grantee" shall be construed to mean enterprises selling large volumes of petroleum products such as truck stops or travel centers, and shall also be construed to mean enterprises such as regular gas service stations, convenience stores, or other small retailers of petroleum products.

THE PREPARER OF THIS WARRANTY DEED HAS PREPARED SAME FROM INFORMATION PROVIDED TO THE PREPARER AND MAKES NO REPRESENTATIONS REGARDING THE STATUS OF TITLE.

In Witness Whereof, Grantors have caused this Warranty Deed to be executed as of the date set forth below.

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

APR 06 1999

000263

PETER BENJAMIN
LAKE COUNTY AUDITOR

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ct
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STANLEY PARKER, an
Indiana citizen and resident

Stanley Parker

SANDRA PARKER, an
Indiana citizen and resident

Sandra Parker

STATE OF INDIANA

COUNTY OF Lake

Before me, the undersigned a Notary Public in and for said County and State, personally appeared **Stanley Parker**, with whom I am personally acquainted (or proved to me upon the basis of satisfactory evidence), and who acknowledged himself to be the within named bargainor, and that he executed the foregoing instrument for the purposes therein contained.

SUBSCRIBED AND SWORN to before me this 18th day of March, 1999.

My commission expires: _____

Notary Public

STATE OF INDIANA

COUNTY OF Lake

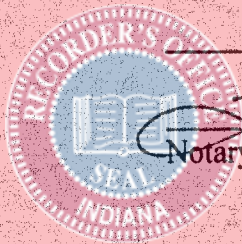
Document is NOT OFFICIAL!
This Document is the property of the Lake County Recorder!

Before me, the undersigned a Notary Public in and for said County and State, personally appeared **Sandra Parker**, with whom I am personally acquainted (or proved to me upon the basis of satisfactory evidence), and who acknowledged herself to be the within named bargainor, and that she executed the foregoing instrument for the purposes therein contained.

SUBSCRIBED AND SWORN to before me this 18th day of March, 1999.

*Stanley Parker and

My commission expires:
~~TANYA J. PARKER~~
NOTARY PUBLIC STATE OF INDIANA
LAKE COUNTY
MY COMMISSION EXP. MARCH 21, 2008



Tanya J. Parker
Notary Public

THIS INSTRUMENT PREPARED BY: James M. Cornelius, Jr., Attorney at Law, HODGES, DOUGHTY & CARSON, P.O. Box 869, Knoxville, Tennessee 37901, Telephone: (423) 546-9611.

Send tax statements to: Pilot Corporation, 5508 Lonas Road, Knoxville, Tennessee 37909.