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MORRIS W. CARTER
RECORDER
TAX KEY NO.:

MAIL TAX BILLS TO:
P.O. Box 1016
Homewood, Illinois 60430

WARRANTY DEED

THIS INDENTURE WITNESSETH that OKECHI N. NWABARA and IJEOMA C. NWABARA, husband and wife, of Lake County in the State of Indiana, convey and warrant to BAKA PROPERTIES LLP, an Indiana limited liability partnership, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, the following Real Estate in Lake County in the State of Indiana, to wit:

Lots 31 to 42, both inclusive, except the West 17 feet of said lots conveyed for public use as a street, Block 1, South Broadway Addition to Gary, as shown in Plat Book 7, page 8, in Lake County, Indiana,

commonly known as 3525 - 3565 Broadway, Gary, Indiana,

together with Lots 5 and 6, Block 1, in South Broadway Land Company's Third South Broadway Addition to Gary, as per plat thereof recorded in Plat Book 8, page 3, in the Office of the Recorder of Lake County, Indiana,

commonly known as 3716 Broadway, Gary, Indiana.

SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

1. Real estate taxes for 1998 payable 1999, and all real estate taxes thereafter.
2. Covenants, Restrictions and Easements of record.
3. Applicable building codes and zoning ordinances.

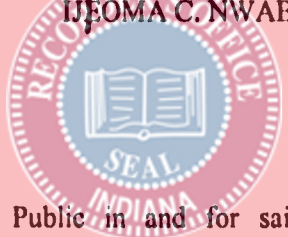
DATED this 30th day of June, 1999.

Okechi N. Nwabara
OKECHI N. NWABARA

Ijeoma C. Nwabara
IJEOMA C. NWABARA

STATE OF Indiana
COUNTY OF Lake

SS:



Before me, the undersigned, a Notary Public in and for said County and State, this 30 day of June, 1999, personally appeared Okechi N. Nwabara and Ijeoma C. Nwabara, husband and wife, and acknowledged the execution of the foregoing deed. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Veronica Nicholas

, Notary Public

My Commission Expires: 6/3/2008
County of Residence: Lake

This instrument was prepared by: Kopko Genetos & Retson LLP
Philip C. Spahn
8585 Broadway, Suite 480
Merrillville, Indiana 46410
(219) 755-0400

COULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

AUG 20 1999

PETER BENJAMIN
LAKE COUNTY AUDITOR

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