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LIMITED WARRANTY DEED

THIS INDENTURE WITNESSETH that The Bank of New York, as Trustee under the Pooling and Servicing Agreement dated as of August 31, 1996, Series 1996-C ("GRANTOR") a corporation organized under and by virtue of the laws of the State of <u>Delaware</u> and authorized to do business in the State of Indiana, GRANTS AND CONVEYS TO: EDDIE GOVAIN, 828 OHIO STREET, GARY, IN 46403, for the sum of ONE DOLLAR (\$1.00) and other good and valuable considerations, the receipt whereof is hereby acknowledged, the following and authorized to do business in the State of described real estate in Lake County, Indiana, to-wit:

The South 25 feet of Lot 5 and the North 15 feet of Lot 6, Block 1, Resubdivision of Gary Land Company's Thirteenth Subdivision, as shown in Plat Book 19, page 10, Lake County, Indiana

Tax ID Number 25-44-0327-0005

UNTERBERG & ASSOCIATES, P.C.

Commonly known as: 828 Ohio Street Gary, IN 46403

8050 Cleveland Place

Subject to the taxes for the year 19 99 due and payable in x32000 and thereafter; Subject to special assessments, if any, now due or to become due; and Subject to any and all covenants and restrictions now of record.

It is expressly the description of the covenants and restrictions are subject to any and all covenants and restrictions now of record.

It is expressly understood and agreed that the warranty herein contained is a limited warranty.

The Grantor herein warrants the title to the hereinbefore described reaDULY ENTERED FOR TAXATION SUBJECT TO The Grantor herein warrants the title to the Hereins claiming lawfully FINAL ACCEPTANCE FOR TRANSFER by, through or under the Grantor.

Grantor, by and through the undersigned officers, certifies under oath that no Indiana Gross Income Tax is due or payable in respect to the transfer made by this Deed.

JUN 2 7 2000

IN WITNESS WHEREOF, the said The Bank of New York, as Trustee under the PETER BENJAMIN Pooling and Servicing Agreement dated as of August 31, 1996, Series 1996-C LAKE COUNTY AUDITOR has caused these presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused these presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused these presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused these presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused these presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused these presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused these presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused the presents to be signed by its Designated Signer and Atax Non-parate fraktone has caused the signed by its Designated Signer and Atax Non-parate fraktone has caused the signed by its Designated Signer and Atax Non-parate fraktone has caused by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Atax Non-parate fraktone has a signed by its Designated Signer and Sign

The Bank of New York, as Trustee under the Pooling and Servicing Ragreement IS THE DILECT

dated as of August 31, 1996, Series 1996-C

RESULT OF A FORECLOSURE OR EXPRESS THREAT OF FORECLOSURE

AND EXEMPT FROM PUBLIC LAND

1750, 2021

John Dunnery Designated Signer

Printed Name and Office

**ESEPORATE** XXXX

0**21**01

Robert B. Case. Supervising Attorney Printed Name and Office

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STATE OF	7 _OKLAHOMA	) ) S!
COUNTY (	OF TULSA	)

Before me, a Notary Public in and for said County and State, personally and Robert B. Case appeared John Dunnery

Supervising Attorney and Servising Agreement dated as of New York, as Trustee under the Pooling and Servising Agreement dated as of August 31, 1996, Series 1996-C 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 2000.

(SEAL)

Printed Name

Public

My Commission Expires: 12-22-03
County of Residence: TOUSE

Instrument Prepared by and Mail to:

Unterberg & Associates, P.C. 8050 Cleveland Place Merrillville, Indiana 46410 (219) 736-5579 97-01587

Tax Statements To:

Eddie Govain 828 Ohio Street Gary, IN 46403

Servicer: The Money Store Servicer Loan # 92201466