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STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD

2004 083395

2004 SEP 28 AM 10:19

MORRIS W. CARTER
RECORDER

QUITCLAIM DEED

Be It Remembered, that DES Capital, L.L.C., a Delaware limited liability company, (Grantor), releases and quitclaims to DES Properties, L.L.C., a Delaware limited liability company, (Grantee), for the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, the following described real estate in Lake County, Indiana:

Key No. 25-45-0317-0010

Lot 10 in Block 2 in Lincoln Park Addition, in the City of Gary, as per plat thereof, recorded in Plat Book 6, Page 17, in the Office of the Recorder of Lake County, Indiana.

Commonly known as: 1437 W. 25th Avenue, Gary, Indiana.

The undersigned person, who has executed this deed in the name of DES Capital, L.L.C., represents and certifies that he is the Executive Vice-President of Coast Asset Management, L.P., a manager of DES Capital, L.L.C., that as such he has full power and authority to execute and deliver this deed; that DES Capital, L.L.C. is not dissolved and is a going concern.

The Grantor hereby certifies that there is no Indiana gross income tax due at this time as a result of this conveyance.

In WITNESS WHEREOF, the Grantor has executed this deed, this 22nd day of July, 2004.

DES Capital, L.L.C.

By: Coast Asset Management, L.P.

By: Christopher D. Petitt
Christopher D. Petitt, as Executive Vice-President

DULY ENTERED FOR TAXATION SUBJECT TO
FINAL ACCEPTANCE FOR TRANSFER

SEP 28 2004

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

HOLD FOR THE TALON GROUP

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