

OPTION BINDER AGREEMENT

Property Address: 3521 Massachusetts - Gary, IN,

Buyer: Scott Steffek ←

Seller: Rose Svetcoff - Power of Attorney

Date: November 21, 2004

2004 099772

For the consideration of \$ 20.00 paid by Buyer, Seller grants Buyer the exclusive option to purchase the above property under the following terms:

Sales Price: \$5500.00 Terms: Cash at close

Closing Date on or about: December 3, 2004

Fixtures/Furniture/Personal Items Excluded:

Seller to pay up to \$250.00 in closing costs.

LEGAL DESCRIPTION: SOUTH BROADWAY ADD. L43 B42

the Lake County Recorder!

All monies held by the seller shall be credited to the Buyer at closing.

If for any reason this agreement is not reduced to a "formal" contract (i.e., one customarily used in the area in which the property sits) within 30 (30) days of this agreement, Buyer may terminate this agreement and the escrow money shall be refunded immediately with no further recourse or obligations between the parties.

[Signature]
BUYER



[Signature]
SELLER

BUYER

SELLER

5841 W. 36th Ave.
Gary, IN 46408 ←

10-7-04
CASH

2004 NOV 24 PM 3:30
MORRIS & CENTER
RECORDER
OFFICE OF RECORDER
LAKE COUNTY
FILED FOR RECORD