

MAIL TAX BILLS TO:

KEY NO.: 13-643-1
UNIT NO.: 20
LAKE COUNTY
FILED FOR RECORD

9261 N. 950 W.
DeMotte, Indiana 46312

2005 003105

2005 JAN 16 AM 9:11

CM 420047874

CORPORATE WARRANTY DEED

THIS INDENTURE WITNESSETH that

OAKSIDE PLACE DEVELOPMENT CORP., an Indiana corporation ("Grantor"), of Lake County, State of Indiana,

CONVEYS AND WARRANTS to

THUNDERBOLT INVESTMENTS, L.L.C., an Indiana limited liability company, of Jasper County, in the State of Indiana,

for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, the following described real estate in Lake County, in the State of Indiana:

Lot 1, Resubdivision of Oakside Place, an addition to the Town of Schererville, as per plat thereof, recorded in Plat Book 81, Page 24, in the Office of the Recorder of Lake County, Indiana.

EXCEPTING therefrom that part deeded to the State of Indiana by Warranty Deed dated May 13, 2002, and recorded June 27, 2002, as Document No. 2002 058286.

SUBJECT, NEVERTHELESS, TO THE FOLLOWING:

1. Real estate taxes for 2003 payable in 2004 and all taxes thereafter.
2. Covenants, easements and restrictions of record.
3. Applicable building codes and zoning ordinances.
4. Rights-of-way of existing streets and highways.

ADDRESS OF REAL ESTATE: 2129-2171 U.S. Highway 41, Schererville, Indiana 46375.

Grantor warrants that it is an electing small business corporation under the provisions of Subchapter "S" of the Internal Revenue Code, and by reason of such election, there is no Indiana gross income tax due on this conveyance.

The undersigned persons executing this deed on behalf of Grantor represent and certify that they are the duly elected officers of Grantor and have been fully empowered, by proper resolution of the Board of Directors and shareholders of Grantor, to execute and deliver this deed; that Grantor has full corporate capacity to convey the real estate described herein; and that all necessary corporate requirements for the making of such conveyance have been satisfied.

Chicago Title Insurance Company

ENTERED FOR TAXATION SUBJECT TO ACCEPTANCE FOR TRANSFER

JAN 14 2005

STEPHEN R. STIGLICH
LAKE COUNTY AUDITOR

17-
ZP
CT

000671

