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RECORDED

WARRANTY DEED

CM 620074411

THIS INDENTURE WITNESSETH, that **ST. CATHERINE HOSPITAL, INC.**, an Indiana not-for-profit corporation ("Grantor") CONVEYS AND WARRANTS TO **FCL GRIFFITH, LLC**, an Illinois limited liability company ("Grantee") in consideration of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the real estate described on Exhibit A attached hereto and by reference made a part hereof, located in Lake County, in the State of Indiana, Unit 15, Tax Key Nos. 26-340-1 and 26-6-128 ("Real Estate"), subject, however, to all easements, covenants, conditions, and restrictions of record, all applicable building codes and zoning ordinances, and 2007 real estate taxes payable in 2008 and thereafter affecting the Real Estate.

Dated this 15th day of January, 2008.

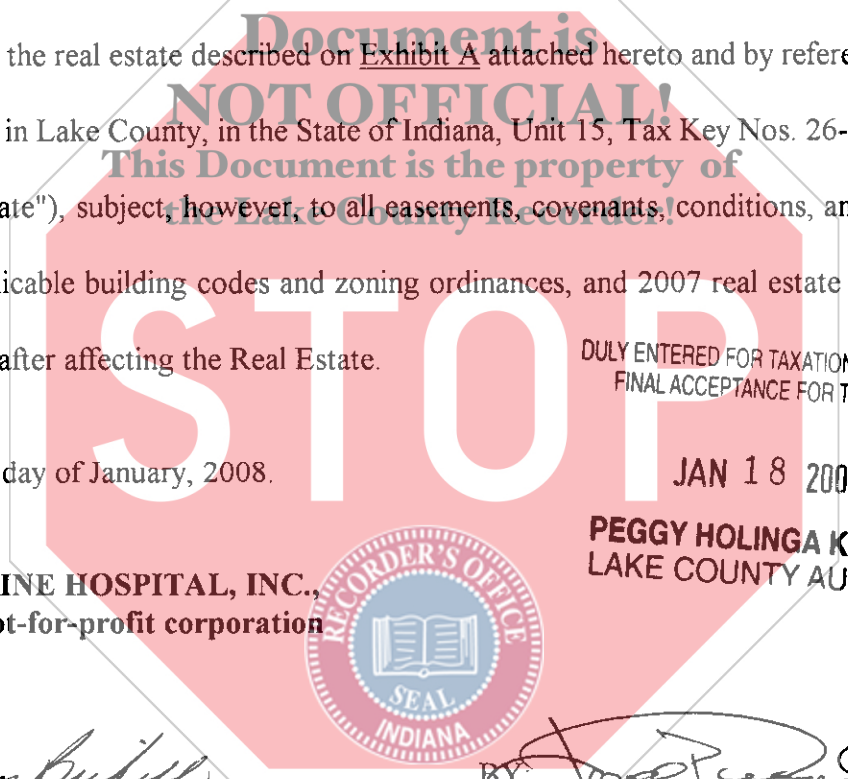
ST. CATHERINE HOSPITAL, INC.,
An Indiana not-for-profit corporation

BY: *JoAnn Birdzell*
JoAnn Birdzell
Hospital Administrator

BY: *Joseph Winterhaler*
Joseph Winterhaler
Chief Financial Officer

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CHICAGO TITLE INSURANCE COMPANY

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STATE OF INDIANA)
) SS:
COUNTY OF LAKE)

Before me, the undersigned, a Notary Public in and for said County and State, this 15th day of January, 2008, personally appeared: JoAnn Birdzell, Hospital Administrator, and Joseph Winterhaler, Chief Financial Officer, who acknowledged the execution of the foregoing Warranty Deed pursuant to authority granted by the Grantor as the Hospital Administrator and Chief Financial Officer of St. Catherine Hospital, Inc., an Indiana not-for-profit corporation. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

My commission expires:

3/12/2008

Signature Donna Nabelaka Donna Lampuskas

Resident of LAKE County

Printed: DONNA NABEL AKA DONNA LAMPUSKAS
Notary Public

This Instrument Prepared by Cheryl A. Zic, Singleton, Crist, Austgen & Sears, LLP, 9245 Calumet Avenue, Suite 200, Munster, IN 46321

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Cheryl Zic

Return recorded deed to:

Mail Tax Statements to:

FCL Griffith, LLC
Attn: Robert Stovall
1325 North Sandburg Terrace
Chicago, IL 60610

EXHIBIT A

Parcel 1:

Lot 1 in Dalkamp's Addition to the Town of Griffith, as per plat thereof, recorded in Plat Book 44 page 8, in the Office of the Recorder of Lake County, Indiana, EXCEPTING THEREFROM THAT PART OF THE ABOVE LAND DEEDED TO THE TOWN OF GRIFFITH FOR RIDGE ROAD IN DEED RECORDED MAY 29, 2003 AS DOCUMENT NO. 2003 054360

Parcel 2:

That part of the East One-Third of the Northwest Quarter of the Northwest Quarter of Section 26, Township 36 North, Range 9 West of the Second Principal Meridian, lying South of the Southerly line of Ridge Road and West of the West line of Broad Street excepting therefrom the South 602.60 feet thereof and more particularly described as follows: Commencing at a point on the Southerly 40 foot line of Ridge Road, which point lies 150 feet West of the East line of the said Northwest Quarter of the Northwest Quarter; thence North 81 degrees 18 minutes 30 seconds West along the said Southerly 40 foot line, a distance of 296.08 feet to the West line of the East One-Third of the Northwest Quarter of the Northwest Quarter; thence Southerly on Last said line a distance of 445.56 feet to a point 602.60 feet Northerly of the South line of the said Northwest Quarter of the Northwest Quarter; thence Easterly parallel to the last said line a distance of 395 feet to the West 47 foot line of Broad Street; thence North parallel to and 47 feet West of the East line of the said Northwest Quarter of the Northwest Quarter, a distance of 341.90 feet to a curve; thence Northwesterly on said curve concave to the Southwest having a radius of 90.00 feet and a central angle of 50 degrees 07 minutes 46 seconds a distance of 78.74 feet to the 52 foot right of way line of Ridge Road; thence North 81 degrees 18 minutes 30 seconds West a distance of 33.60 feet; thence North 25 degrees 58 minutes 20 seconds West a distance of 14.59 feet to the 40 foot Right of Way line of Ridge Road and the Point of Beginning, in the Town of Griffith, Lake County, Indiana, Except the following described land:

Being a Parcel of land lying in the Northwest Quarter of the Northwest Quarter of Section 26, Township 36 North, Range 9 West of the Second Principal Meridian, being more particularly described as follows: Commencing at the Intersection of the West line of the East One-Third of the Northwest Quarter of the Northwest Quarter of said Section 26 and the South line of the Northwest Quarter of the Northwest Quarter of Section 26; thence North 0 degrees 04 minutes 55 seconds West along the West line of the East One-Third of the Northwest Quarter of the Northwest Quarter of said Section 26, a distance of 812.0 feet to the point of Beginning; thence continuing North 0 degrees 04 minutes 55 seconds West a distance of 236.16 feet; thence South 81 degrees 18 minutes 30 seconds East, along the South Right of Way line of Ridge Road, a distance of 151.77 feet; thence South 0 degrees 04 minutes 55 seconds East parallel to the aforesaid West line, a distance of 213.84 feet; thence North 89 degrees 45 minutes 42 seconds West, parallel to the aforesaid South line, a distance of 150.0 feet to the Point of beginning, all in the Town of Griffith, Lake County, Indiana now known as Lot 1, Dalkamp's Addition to the Town of Griffith, as shown in Plat Book 44, page 8 in Lake County, Indiana.

ALSO EXCEPTING THEREFROM THAT PART OF THE ABOVE LAND DEEDED TO THE TOWN OF GRIFFITH FOR RIDGE ROAD IN DEED RECORDED MAY 29, 2003 AS DOCUMENT NO. 2003 054360

Tax Parcel Nos: 15-26-0340-0001
15-26-0006-0128