

BICO ASSOCIATES, A TENNESSEE )  
LIMITED PARTNERSHIP, )  
GRANTOR )

TO )

WARRANTY DEED

INDEPENDENT STEEL CASTINGS )  
CO., INC., GRANTEE )

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, BICO ASSOCIATES, a Tennessee limited partnership, by and through its general partners, do hereby sell, convey and warrant unto Independent Steel Castings Co., Inc., a Michigan corporation, the land lying and being situated in DeSoto County, Mississippi, described as follows, to wit:

Lot 10, Phase I, Section "B", Holiday Industrial Park, situated in Section 23, Township 1 South, Range 6 West, as per plat recorded in Plat Book 15, Pages 9-14, Chancery Clerk's Office, DeSoto County, Mississippi and being more particularly described COMMENCING at the Southeast corner of Section 23, Township 1 South, Range 6 West; thence northward 4,123.65 feet along the east line of Section 23, being also the centerline of Bethel Road (106 foot right of way) to the intersection of the projected north line of Marina Drive (80 foot right of way) thence North 89° 46' 50" West 1,999.85 feet along the north line of Marina Drive to the southeast corner of Lot 10, said point being the point of beginning; thence North 89° 46' 50" west 300.00 feet along the north line of Marina Drive to the southwest corner of said Lot 10; thence north 660.00 feet; thence S89° 46' 50" E 300.00 feet; thence South 660.00 feet to the point of beginning and containing 4.55 acres. The warranty in this Deed is subject to utility easements

10 foot wide along the south line and 15 foot wide along the east line of said lot and also 25 foot wide drainage and utility easement along the north line all as per the said plat of the subdivision and further subject to the restrictive covenants for said subdivision as shown on the plat and as per amendment of same which is shown on said plat.

Taxes for the year 1982 are to be prorated and possession is to take place upon delivery of this Deed.

WITNESS THE SIGNATURES of the general partners of the Grantor this the 20<sup>TH</sup> day of September, 1982.

BICO ASSOCIATES

BY: [Signature]  
Jack A. Belz, General Partner

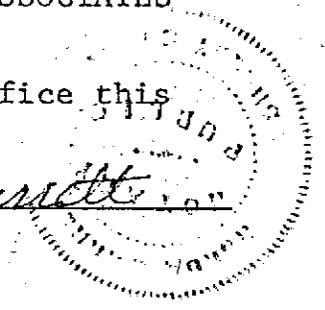
BY: [Signature]  
Martin S. Belz, General Partner

STATE OF Tennessee  
COUNTY OF Shelby

This day personally appeared before me, the undersigned authority in and for said county and state, the within named Jack A. Belz, and Martin S. Belz, General Partners of the above named BICO ASSOCIATES, A Tennessee limited partnership, and who acknowledged that they signed the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and as General Partners of the above named BICO ASSOCIATES and being first duly authorized so to do.

GIVEN UNDER MY HAND and Official Seal of office this the 20 day of Sept., 1982.

[Signature]  
Notary Public



My Commission Expires:  
4-22-86

Grantor's Address:  
5118 Park Avenue  
Memphis, Tenn. 38117

Grantee's Address:  
P.O. Box 310  
New Buffalo, Michigan  
49117

STATE OF MISSISSIPPI, DESOTO COUNTY  
I certify that the within instrument was filed for record at 10 o'clock 55 minutes A.M. 22 day of Sept. 1982, and that the same has been recorded in Book 161 Page 479 records of WARRANTY DEEDS of said County.  
Witness my hand and seal this the 23 day of Sept. 1982.  
Fee 3.50 pd.  
[Signature] Clerk