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FIRST AMERICAN CORPORATION
An Illinois Corporation

DIRECTORS' CONSENT TO ACTION
WITHOUT A MEETING OF BOARD OF DIRECTORS

The undersigned, being all the directors of FIRST AMERICAN SERVICE CORPORATION, an Illinois corporation (the "Corporation"), do hereby consent to the adoption of and do hereby adopt the following resolutions without a meeting pursuant to Section 8.45 of the Illinois Business Corporation Act, namely:

WHEREAS, that certain Real Estate Sale Contract, dated as of August 15, 1986, between the Corporation and Dr. Suresh Shingala and that certain Real Estate Sale Contract, dated February 18, 1987, which contract substituted for the earlier-referenced contract have been terminated;

WHEREAS, the Board of Directors of the Corporation deem it to be in the best interest of the Corporation to sell the property located at 5140 Lincoln Avenue, Chicago, Illinois (the "Property");

NOW THEREFORE BE IT RESOLVED that the Corporation convey the Property, which Property is also legally described in Exhibit A attached hereto, to CarCare Enterprises, Inc., an Illinois corporation, or its nominee;

BE IT FURTHER RESOLVED that the Corporation enter into that certain Real Estate Sale Contract and Rider thereto between the Corporation and CarCare Enterprises, Inc., dated as of June 2, 1987; and

BE IT FURTHER RESOLVED that the officers of the Corporation be and each of them hereby

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Property of Cook County Clerk's Office

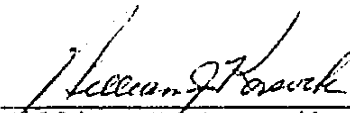
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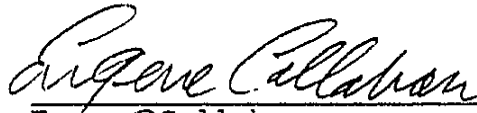
is authorized to execute and deliver any and all such consents, certificates, deeds, assignments or any documents that may be necessary or proper to carry out the purposes of the foregoing resolutions.

This Consent may be executed in counterparts and shall be filed in the minute book of the Corporation.

Dated: October 8, 1977



William J. Korsvik



Eugene Callahan



Robert Wilson

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EXHIBIT A

LEGAL DESCRIPTION

LOTS 20, 21, 22 AND 23 IN BLOCK 3 IN FRED W. BRUMMEL AND COMPANY'S LINCOLN BRYN MAWR WESTERN SUBDIVISION BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 12, AND THAT PART EASTERLY OF LINCOLN AVENUE OF THE WEST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SAID SECTION 12 (EXCEPTING THEREFROM THAT PART THEREOF LYING SOUTH OF LINE 200.0 FEET NORTH OF THE NORTH LINE OF BERWYN AVENUE) ALL IN TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT STREETS AND ALLEYS) ACCORDING TO THE PLAT OF SAID SUBDIVISION FILED FOR RECORD IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, ON THE 12TH OF APRIL, 1923, AS DOCUMENT NUMBER 7879542 AS CORRECTED BY CERTIFICATE FILED FOR RECORD IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, ON APRIL 30, 1923, AS DOCUMENT NUMBER 7905451.

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CERTIFIED RESOLUTIONS OF THE
BOARD OF DIRECTORS OF
JIFFY LUBE INTERNATIONAL OF MARYLAND, INC.

October 22, 1987

I, Kevin O'Neill, Assistant Secretary of JIFFY LUBE INTERNATIONAL OF MARYLAND, INC., a Maryland Corporation (the "Company"), do hereby certify that on August 26, 1987, the following resolutions were adopted by the Board of Directors of the Company, and that the said corporate actions were not altered, revoked or modified, and remained in full force and effect as of *October 22*, 1987:

RESOLVED: That the Company may contract for, acquire, purchase, hold mortgage, pledge, lease, sublease, assign, sell, and convey any real property located in the United States (collectively, the "Authorized Acts") and that the Authorized Acts, are hereby ratified and approved; and

FURTHER RESOLVED: That the execution and delivery of any documents in connection with the Authorized Acts including without limitation, contracts, leases, subleases, assignments, deeds, mortgages, deeds of trusts and releases, by the President or any Vice-President of the Company are hereby ratified and approved and such officers are authorized and directed to take any and all such further actions as shall be necessary or appropriate in connection with the Authorized Acts of the Company described above.


Kevin O'Neill, Assistant
Secretary

Certified

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WARRANTY DEED

Statutory (ILLINOIS)

(Corporation to Corporation)

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3662008

(The Above Space For Recorder's Use Only)

THE GRANTOR First American Service Corporation

a corporation created and existing under and by virtue of the laws of the State of Illinois
and duly authorized to transact business in the State of Illinois, for and in consideration
of Ten Dollars (\$10.00) DOLLARS.

in hand paid, and pursuant to authority given by the Board of Directors of said corporation
CONVEYS and WARRANTS to Jiffy Lube International of Maryland, Inc.

a corporation organized and existing under and by virtue of the laws of the State of Maryland
having its principal office at the following address 7008 Security Boulevard, Suite 300,
Baltimore, Maryland 21207, the following described Real Estate situated in the County of
Cook and State of Illinois, to wit:

Legal Description attached as Exhibit 'A'.

Subject to: ~~covenants, conditions and restrictions of record;~~
~~private, public and utility easements and roads and highways, if~~
~~any;~~ general taxes for the year 1986 and subsequent years
including taxes which may accrue by reason of new or additional
improvements during the year 1987.

Permanent Index Number: 13-12-216-037

*All
5140 North Lexington
Chicago, Ill*

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name
to be signed to these presents by its as of 9th day of October, 1987.
Secretary, (this)

First American Service Corporation

IMPRESS
CORPORATE SEAL
HERE

BY Frank J. Kross (NAME OF CORPORATOR) PRESIDENT

ATTEST: John Pelesh SECRETARY

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public, in and for the
County and State aforesaid, DO HEREBY CERTIFY, that Frank J. Kross
personally known to me to be the President of the First American Service
Corporation, an Illinois

corporation, and John Pelesh personally known to me to be
the Secretary of said corporation, and personally known to
me to be the same persons whose names are subscribed to the foregoing instru-
ment, appeared before me this day in person and severally acknowledged that as
such President and Secretary, they signed
and delivered the said instrument as President and
Secretary of said corporation, and caused the corporate seal of said corporation
to be affixed thereto, pursuant to authority, given by the Board of Directors
of said corporation as their free and voluntary act, and as the free and voluntary
act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 9th day of October, 1987.

Commission expires June 6, 1990

Mary E. Bruski
NOTARY PUBLIC

This instrument was prepared by Kevin D. Kline, Hopkins & Sutter, Three First
National Plaza, Suite 4200, Chicago, Illinois 60602 (NAME AND ADDRESS)

MAIL TO: LYNN SMITH (Name)
7008 SECURITY BOULEVARD (Address)
BALTIMORE MARYLAND (City, State and Zip)
21207

OR RECORDER'S OFFICE BOX NO. _____

ADDRESS OF PROPERTY:
North East Corner of Lincoln
and Balmoral
Chicago, Illinois
THE ABOVE ADDRESS IS FOR STATISTICAL PURPOSES
ONLY AND IS NOT A PART OF THIS DEED.
SEND SUBSEQUENT TAX BILLS TO:

(Name)

(Address)

CITY OF CHICAGO
REAL ESTATE TRANSACTION TAX
DEPT. OF REVENUE
OCT-1987
900.00
STATE OF ILLINOIS
REAL ESTATE TRANSFER TAX
900.00
3662008
Cook County
RECORDING NUMBER

Reduction attached to...

UNOFFICIAL COPY

WARRANTY DEED
Corporation to Corporation

TO

1417438
DUPLICATE

3662008

3662009

RECORDED
INDEXED
OCT 28 AM 10 29

Age of 56
Address 566

Husband _____

Wife _____

Submitted by [Signature]

Address 566

Deliver New Copy to _____

Record _____

Sign _____

INTERCOUNTY TITLE CO. OF ILLINOIS
120 WEST MADISON
CHICAGO, ILLINOIS 60602
BOX 97
S115674

GEORGE E. COLE®
LEGAL FORMS

Lots 20, 21, 22 and 23 in Block 3 in Fred W. Brummel and Company's Lincoln Bryn Mawr Western Subdivision being a subdivision of the Northeast 1/4 of the Northeast 1/4 of the Northeast 1/4 of Section 12, and that part Easterly of Lincoln Avenue of the West 1/2 of the East 1/2 of the Northeast 1/4 of said Section 12 (excepting therefrom that part thereof lying South of line 200.0 feet North of the North line of Berwyn Avenue) all in Township 40 North, Range 13, East of the Third Principal Meridian (except streets and alleys) according to the plat of said subdivision filed for record in the Recorder's office of Cook County, Illinois, on the 12th of April, 1923, as document number 7879542 as corrected by certificate filed for record in the Recorder's office of Cook County, Illinois, on April 30, 1923, as document number 7905451.

3662008