

April 20, 2004

3255 Yarrow Court  
Wheat Ridge, CO 80033

Jon Sommer  
JSO Realty, Inc.  
10660 E. Bethany Dr.  
Aurora, CO 80014

Dear John:

Well, now that the closings are over with, and "the dust is beginning to settle", I want to take this opportunity to express my appreciation for your effort on my behalf.

As a newcomer to the "1031" process, I was a bit nervous about getting it all done in the required time frame. Your professionalism was most helpful.

Your assistance (and persistence) in following through on both the sale and purchase transactions made the whole process truly less painful.

As Donna and I have discussed with you, we anticipate additional transactions in the future, and look forward to working with you again on those.

Thanks again for your assistance.

Sincerely,

A handwritten signature in blue ink, appearing to read "H. C. Blum, Jr.", written in a cursive style.

Henry C. Blum, Jr.