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June 5, 2002

Via Certified Mail, R.R.R.

Mr. R. Radhakrishnan, P.E.
NYC Department of Environmental Protection
59-17 Junction Boulevard
Flushing, New York 11373-5108

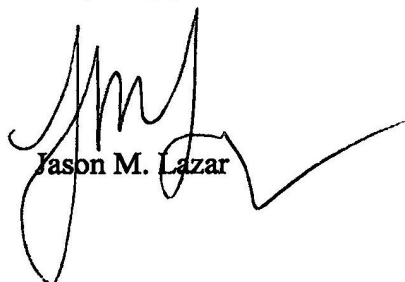
Re: License Agreements for 196 Broadway & 47 Broadway, New York, NY

Dear Mr. Radhakrishnan:

Enclosed please find executed license agreements by my clients, 47 Realopp Corp. and T.L.S. NYC Real Estate, LLC for the above-referenced buildings in connection with the Department of Environmental Protection's downtown building cleaning program. Please have a copy of the fully executed license agreements returned to me as soon as possible. I will arrange to have a representative of my client contact your offices within the coming days to arrange for the work schedules.

If you have any questions, please contact me directly.

Very truly yours,


Jason M. Lazar

Enc.