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S****Parker House Services, Inc.**

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Eastchester, NY 10709
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October 27, 2001

Milford Management
155 West 68th Street
New York, NY 10023

Attn: Robert Gross

Re: Results of Air Testing @ 380 Rector Place, NYC

In accordance with protocols recently established and in full compliance with the NYC Asbestos Rules and Regulations, Title#15, Chapter#1, ambient air monitoring was conducted at the subject locations. The final results of said testing for Friday October 26, 2001 were as follows:

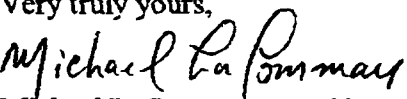
LOCATION	SAMPLE#	TotalAsbestos StructuresDetected	Type of Asbestos
380 Rector Place Inside Lobby	1026-006	0.0	NSD
380 Rector Place Outside Lobby	1026-007	0.0	NSD

(N.B. NSD = No Structures Detected)

All samples were analyzed by Transmission Electron Microscopy,
Scilab ELAP#11480, NVLAP#200546-0.

All samples pass final clearance levels. No further action is necessary.

Very truly yours,


Michael LaCommare-President

10/28/01 SUN 08:15 [TX/RX NO 5232]

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