

JAMES S. GOLD
788 PARK AVENUE
NEW YORK, N. Y. 10021

September 6, 1996

Ms. Bonnie Brooks
Ms. Ilene Tessler
Wimbish-Riteway Realtors
3905 Alton Road
Miami Beach, FL 33140

Dear Bonnie and Ilene:

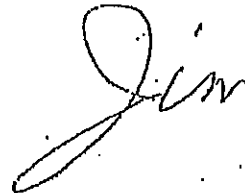
Although I tried as hard as I could to sound like the ultimate "satisfied customer", the enclosed evaluations forms cannot come close to indicating how truly delighted my brother and I are with the service provided by Wimbish-Riteway and by the two of you.

Never in my wildest, or perhaps most horrific, dreams could I have imagined that in selling the house I would also ask you to (i) mop floors, (ii) hire a gardener, (iii) sell the car, (iv) sell the furniture, and (v) shop regularly at Smart & Final.

You have developed a loyal following in my brother and myself and we hope that you will accept the enclosed as a small token of our appreciation.

With warmest regards,

Sincerely,



Enc.