

## Brooks Insurance Services, Inc.

GARRY M. BROOKS  
President

June 22, 1995

Mr. William V. Greenspan, Partner  
The Greenspan Company  
400 Oyster Point, Suite 519  
South San Francisco, CA 94080

Dear Bill:

At the outset, I extend my personal and professional congratulations for the fine work done by The Greenspan Company on behalf of City Freeholds (USA), Inc.; culminating in final claim settlement.

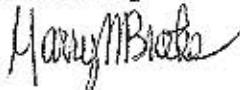
My client, City Freeholds (USA), Inc., is extremely pleased with the professional job and ultimate resolution of their center's complex catastrophic Earthquake loss of January 17, 1994.

Your expertise, high level of communication, and genuine drive to foster positive results, extended not only to City Freeholds, but to Insurance representatives, and to my office as well. In short, The Greenspan Company's performance over the past year and a half has been exemplary. I not only value our business association, but also the respected personal relationship which has been established.

Please feel free to call upon my agency at any time for a recommendation and/or any other dialogue concerning The Greenspan Company's capabilities.

It has been a pleasure to have worked along side you during this difficult period. I wish you every success in the future.

Sincerely



Garry M. Brooks  
President

01-CFBG.



# CITY FREEHOLDS (U.S.A.), INC.

14006 RIVERSIDE DRIVE, SUITE NO. 17 FASHION SQUARE  
SHERMAN DAKS, CALIFORNIA 91423  
TELEPHONE (818) 501-1447 FAX (818) 783-5955

Bill Greenspan  
The Greenspan Co.  
3600 Wilshire Blvd.  
Los Angeles, CA 90010

August 5, 1994

Dear Bill,

Please accept this Video Record of the Fashion Square and "Earthquake 94".

It is only one of the stories that could be told.

The tape is a small token of my appreciation for your help and the pleasure of your company over the last months. You have made my task so much easier.

Regards,

Alan Lynn

LAW OFFICES OF  
**PAUL, HASTINGS, JANOFSKY & WALKER**

A PARTNERSHIP INCLUDING PROFESSIONAL CORPORATIONS

TWENTY-THIRD FLOOR

555 SOUTH FLOWER STREET

LOS ANGELES, CALIFORNIA 90071-2371

TELEPHONE (213) 683-6000

TWX 910-321-4065

FACSIMILE (213) 627-0705

August 24, 1995

ATLANTA OFFICE

SUITE 2400  
600 PEACHTREE STREET, N.E.  
ATLANTA, GEORGIA 30308-2222  
TELEPHONE (404) 815-2400

CONNECTICUT OFFICE

1055 WASHINGTON BOULEVARD  
STAMFORD, CONNECTICUT 06901-2217  
TELEPHONE (203) 961-7400

NEW YORK OFFICE

399 PARK AVENUE  
NEW YORK, NEW YORK 10022-4697  
TELEPHONE (212) 318-6000

WASHINGTON, D.C. OFFICE

1299 PENNSYLVANIA AVENUE, N.W.  
WASHINGTON, D.C. 20004-2400  
TELEPHONE (202) 508-9500

COUNSEL

LEE G. PAUL  
ROBERT P. HASTINGS  
LEONARD S. JANOFSKY  
CHARLES M. WALKER

ORANGE COUNTY OFFICE

695 TOWN CENTER DRIVE  
COSTA MESA, CALIFORNIA 92626-1924  
TELEPHONE (714) 868-6200

WEST LOS ANGELES OFFICE

1299 OCEAN AVENUE  
SANTA MONICA, CALIFORNIA 90401-1078  
TELEPHONE (310) 319-3300

TOKYO OFFICE

ARK MORI BUILDING, 30TH FLOOR  
P.O. BOX 577  
12-32, AKASAKA 1-CHOME  
MINATO-KU, TOKYO 107  
TELEPHONE (03) 3586-4711

WRITER'S DIRECT DIAL NUMBER

(213) 683-6209

OUR FILE NO.

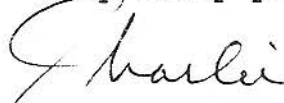
Mr. Brian Pickering  
City Freeholds (U.S.A.), Inc.  
14006 Riverside Drive  
Suite 17 Fashion Square  
Sherman Oaks, California 91423

Dear Brian:

Here is an original of the Release and Settlement Agreement between City Freeholds and its insurers in connection with the earthquake damage claim. I have kept a copy for my files.

Should you have any questions about this document, please call.

Very truly yours,



Charles V. Thornton  
for PAUL, HASTINGS, JANOFSKY & WALKER

CVT:sm

cc: David Z. Burger  
William Greenspan

Mr. Brian Pickering  
August 24, 1995  
Page 2

bcc: William Greenspan

P.S.:

Bill,

This seems to be the last piece in the claim against the earthquake carriers. You did a terrific job -- thanks very much!

LAW OFFICES OF  
**PAUL, HASTINGS, JANOFSKY & WALKER**

A PARTNERSHIP INCLUDING PROFESSIONAL CORPORATIONS

TWENTY-THIRD FLOOR  
555 SOUTH FLOWER STREET  
LOS ANGELES, CALIFORNIA 90071  
TELEPHONE (213) 683-6000  
TWX: 910-321-4065  
TELECOPIER: (213) 627-0705

October 23, 1995

ATLANTA OFFICE  
GEORGIA-PACIFIC CENTER  
133 PEACHTREE STREET, N. E.  
ATLANTA, GEORGIA 30303  
TELEPHONE (404) 588-9900

CONNECTICUT OFFICE  
ONE CANTERBURY GREEN  
STAMFORD, CONNECTICUT 06901  
TELEPHONE (203) 357-0100

NEW YORK OFFICE  
9 WEST 57TH STREET  
NEW YORK, NEW YORK 10019  
TELEPHONE (212) 632-6100

WASHINGTON, D.C. OFFICE  
1050 CONNECTICUT AVENUE, N. W.  
WASHINGTON, D.C. 20036  
TELEPHONE (202) 223-9000

COUNSEL  
LEE G. PAUL  
ROBERT R. HASTINGS  
LEONARD S. JANOFSKY  
CHARLES M. WALKER  
  
ORANGE COUNTY OFFICE  
695 TOWN CENTER DRIVE  
COSTA MESA, CALIFORNIA 92626  
TELEPHONE (714) 641-1100  
  
WEST LOS ANGELES OFFICE  
1299 OCEAN AVENUE  
SANTA MONICA, CALIFORNIA 90401  
TELEPHONE (213) 451-1200  
  
TOKYO OFFICE  
TORANOMON OHTORI BUILDING  
4-3, TORANOMON 1-CHOME  
MINATO-KU, TOKYO 105  
TELEPHONE (03) 507-0730

WRITER'S DIRECT DIAL NUMBER

(213) 683-6209

OUR FILE NO:

01309.63787

Mr. William V. Greenspan, SPPA  
Partner  
The Greenspan Company  
400 Oyster Point, Suite 519  
South San Francisco, California 94080

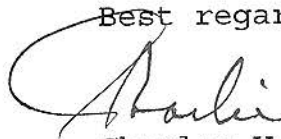
Dear Bill:

While the Northridge earthquake is a faint memory, the work that you and your company did in assisting City Freeholds is not. As you know, the damage suffered was extensive and recovery from the insurers was made quite complicated on account of the numerous parties, their different insurance policies and their varying coverages.

You helped bring structure and sensibility to what would otherwise have been a chaotic situation. I appreciate the professionalism with which you approached representing City Freeholds, and I am amazed at the amount of detailed work you went through to construct a credible claim. City Freeholds is surely grateful. Personally, I appreciate the leadership role that you played in negotiating so many important aspects of the claim.

I hope we get the chance to work again.

Best regards,



Charles V. Thornton  
for PAUL, HASTINGS, JANOFSKY & WALKER

CVT:mg