

**POYDRAS PROPERTIES, LLC**  
**1250 Poydras Street – Suite 2460**  
**New Orleans, LA 70113**

January 30, 2007

Randolph H. Goodman, SPPA  
Goodman-Gable.-Gould/Adjusters Associates  
6 Reservoir Circle  
Suite 202  
Baltimore, MD 21208

Re: Hurricane Katrina Claim – Poydras Properties, LLC

Dear Randy:

Apologies for being so tardy in providing you with a letter that recognizes the exemplary work you did on our behalf in respect to our claim against Lloyds and RSUI resulting from damages incurred during Hurricane Katrina. Your performance was stellar and the results you helped us achieve was instrumental in our ability to return to financial health after suffering what could have been devastating losses.

The all encompassing response you coordinated within hours of being telephonically introduced to us by Rich Levin and your willingness to immediately meet in Little Rock, en route to inspecting the properties with the emergency response team in tow, was indicative of your professionalism and left us with a sense of confidence despite the terrible circumstances we faced. You calmly guided us through the initial response, corralled the insurance adjusters to approve our immediate response and simultaneously laid the groundwork for the entire claim and our ability to move ahead (almost unhindered) with our immediate and long term objectives.

Throughout the entire claim, regardless of the irrational responses we received from your insurer counterparts, you kept us in advantageous positions thereby enabling the flow of necessary funds and facilitating our ability to return the buildings into service, without losing tenants under the typical 180 day cancellation clauses. Given the chaos in the market, the difficulty getting materials and the challenges in sourcing competent professionals to handle the myriad issues involved with emergency and long term repairs your involvement in and guidance of the claim process was invaluable.

Not only was the claim complicated by the Katrina wrought city issues, it also involved two separate though inter-twined buildings and was exacerbated by the disjointed nature of dealing with two adjusters representing separate clients with divergent interests. Each adjuster, in his own right, presented problematic issues and would have created serious claims issues had you not been honchoing our claim. Your record keeping, file documentation, claim presentation and overall grasp of the entire process (in all phases) was the key to hemming in the adjusters and driving home the ultimate settlement figures accepted by the insurers.

I am confident that without your involvement from the outset, the ultimate success of our claim would have been severely damaged. Your ability to immediately grasp the nuances of our situation, work

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the nitpicking issues without losing sight of the goal, bridge the gap between volatile entrepreneurial owners and corporate institutions (while keeping both parties at the table), quietly lay the foundations of our future settlement through meticulous written documentation and then, when needed, present the entire claim rational in irrefutably eloquent clarity certainly won the battle for us. On more than one occasion Peter Strauss, an accomplished wordsmith, commented that the letters you wrote on our behalf were better than any even he could have written. John assures me that, coming from him, statements to that effect represent the highest praise possible and the utmost esteem for your professionalism and ability to turn a phrase and should be accepted as such.

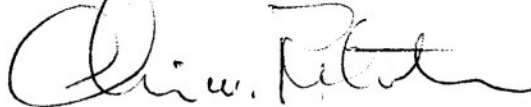
Although we do not wish to have any future need for your professional services, we all have your contact information close at hand, just in case. It was a pleasure working with you, despite the circumstances. The results of your exceptional work exceeded our hopes for the final claim outcome and for that we are immensely grateful.

Thank you again for helping us through such a challenging new experience. Rest assured that we will be pleased to recommend you and your firm to anyone faced with working through a major property claim.

To a wonderful 2007, may it be storm free for us and profitable for you in other regions.

Very truly yours,

POYDRAS PROPERTIES, LLC

A handwritten signature in cursive script, appearing to read "Chris W. Robertson".

Christopher W. Robertson  
Managing Member

Cc: Peter Strauss  
John Moss