



OPTIMA ASSET MANAGEMENT SERVICES, INC.

June 12, 2006

Between John R. Saunders and Optima Asset Management Services, we own and operate more than 4.5 million square feet of property in Southern California. More than three hundred transactions are consummated each year.

Heather Sharp continues each year to be, not only one of our favorite exclusive agents, but far and away one of the most productive.

Sunrise Square, located in Palm Springs California, was a neglected and under developed center when we purchased the property. Within six months of closing escrow Heather Sharp not only secured new national credit tenants but was instrumental in the development process. Due to Heather's exceptional ability as a leasing agent and complete dedication to her assignment Sunrise Square is now, not only extremely profitable, but a trophy center.

Sincerely,

Douglas Morehead, President

Optima Asset Management Services, Inc.

Via email

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