

January 26, 1993

To whom it may concern:

I am a tenant in the 848 Brickell Building and I thought it appropriate to write a letter of commendation regarding Richard Langhorne, the Chapter 11 Trustee and The Langhorne Company.

Our company moved into the property in June of 1992, however, we looked at the property in its earlier state.

Rarely have I encountered a "hands-on" manager of Mr. Langhorne's capability and experience. He and a first class staff, through creativeness and many long hours, totally committed themselves to bringing an empty, deteriorating building to its present level of occupancy and renovation while maintaining rapport with existing tenants and establishing trust with new tenants (such as myself). Mr. Langhorne and his staff have accomplished that which is amazing in this type of market environment.

Mr. Langhorne is a true professional; you can be proud of the job he and his staff have done in its representing the estate.

Sincerely,

**Leonard E. Friedman
President**