

Roger M. Belanich
Business Property Development

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March 4, 1999

Jon Julnes
TILCO Vanguard
20628 Broadway Avenue
Snohomish, WA 98296

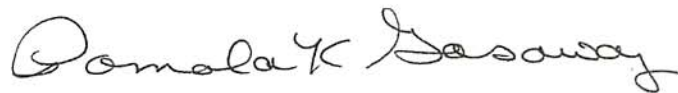
RE: Truncated Domes

Dear Mr. Julnes:

As you might recall in the spring of 1995, TILCO Vanguard installed their 'new at the time' Truncated Domes on the entrance ramps to Rite Aid located in our Canyon Park Shopping Center in Bothell, Washington. In the past four years we have had virtually zero maintenance to these ramps: no additional painting, no additional replacement. Plus, they look as new today as the day they were installed.

You have an excellent product that stands up to the elements of time, weather and traffic. It is well worth the expense to have a maintenance free product that also conforms to the ADA guidelines.

Sincerely,



Pamala K. Gasaway, RPA
Property Manager

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