



November 22, 2005

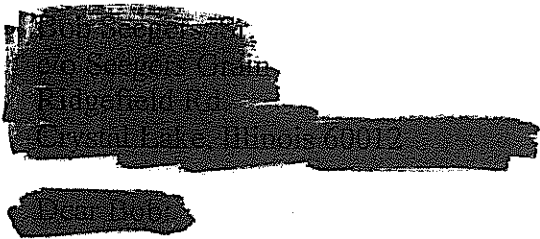


Exhibit I enclosed is a depiction of the original 28+ industrial zoned vacant land located on the west side of Country Club Road (just north of unincorporated Ridgefield). As I mentioned to you, Lot 2 is under contract; however Lot 1, which is 16.94 acres, is available.

On such Exhibit, Lot I is separated into three areas (not necessarily drawn to scale). The pricing for these three areas, or for all of Lot 1, is as follows:

"A" -- Western 6.00 acres	\$2.85 per sq ft	\$745,000
"B" -- Middle 5.94 acres	3.25 per sq ft	840,000
"C" -- Eastern 5.00 acres	3.74 per sq ft	815,000
Entire 16.94 acres	3.05 per sq ft	2,250,000

The seller will be responsible for the construction costs to widen Country Club Road to accommodate the two separate entrances for Lots 1 and 2. Any additional cost to permit truck weights higher than currently allowed on Country Club Road will be the responsibility of the buyer.

The buyer is responsible for the construction of its own detention area, and the construction of any interior roadway (in accordance with the seller's approved plan). There is no municipal water or sewer service available, i.e. the buyer will be responsible for its own well and septic system.

If there are any questions, please do not hesitate to call me at 815-814-6500.

Sincerely,

Mike Deacon