

LUCA, DEBLASIO & CO., INC.

CERTIFIED PUBLIC ACCOUNTANTS

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October 4, 2007

To Whom It May Concern:

Please accept this letter as the highest recommendation for the consideration of hiring Darren A. Nolette for employment. As a practicing CPA for over 15 years, I understand the educational, professional and personal qualities that one must possess to be successful in business. Darren exemplified these qualities during his employment with Weld Management Co., Inc of Boston, MA, a current audit client of our firm for the past twelve years.

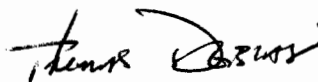
Our firm's interaction with Darren during the audit process of Weld Management Co., Inc. (WMC) was extremely close and concentrated during the winter months, and involved financial reporting for over a dozen properties for the past three years. As an auditor, I can candidly tell you that Mr. Nolette made significant advancements and accomplishments with the internal financial reporting at Weld Management. During his tenure at WMC, Mr. Nolette implemented controls and systems to assure management with accurate and timely financial reporting. Mr. Nolette is extremely capable of working independently, and in concert with others. He is technically proficient with all Microsoft Office products, conversant with multiple accounting platforms, extremely knowledgeable in real estate accounting and HUD reporting and compliance matters, and financial statement generation and preparation.

It has been a pleasure working with Darren over the years. As a CPA, his accomplishments while at WMC, assured our firm that we could rely on the data we were given to audit, and that the potential for any material misstatements in the data were minimized.

In summary, I would highly recommend Darren A. Nolette. He has all of the suitable skills and experience any employer would seek to oversee accounting and reporting functions for any business enterprise.

If you should have any questions, or require any additional information, please do not hesitate to contact me.

Very truly yours,



Thomas E. DeBlasio, CPA, CVA



Weld Management Co., Inc.

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November 5, 2007

To Whom It May Concern:

Darren Nolette has been in my employ as Chief Financial Officer since August 18, 2004; Darren is one the most competent financial people that I have worked with over the last 30 years.

Weld Management is a small property management company that recently decided to out source the function in order to focus on its core competencies.

Darren ran the books for up to 16 entities and brought our financial reporting to a new level of competence. He is smart and hard working, he administered and integrated accounting systems and made them effective tools for management.

He was responsible for all bookkeeping, lender and agency liaison, all banking relationships and reported to me on a daily basis. Our books were never in better condition since he joined Weld Management.

Darren is easy to work with, worked well with other office staff and the staff in the field. He is cheerful, arrives at the office on time and is often willing to stay late to accomplish special projects.

He accepts responsibility and enjoys participating in decision making regarding properties. He thinks ahead and is always anxious to add new ideas to the process. On his own, he employed a real estate tax consultant who saved our properties a cumulative \$100,000 per year, a welcome decision by Darren which improved overall cash flow.

I recommend Darren to any new or prospective employer as a consummate professional in the financial reporting business. He has the capacity to grow as a professional given the right circumstances.

Very truly yours,

E. Denis Walsh

EDW:ASG

May 31, 2001

Letter of Recommendation for Darren Anthony Nolette

Dear Sir or Madam:

It is a pleasure to recommend Darren to you. I have worked with Darren from November of 1999 through the present and when Darren asked me to write a letter of recommendation, I agreed without hesitation.

Darren began working at Leggat McCall Properties LLC in November 1999, immediately assimilating into the year-end audit. With very little direction or guidance in an unfamiliar situation, Darren learned and mastered a challenging portfolio while staying up to speed in a very fast paced environment, quickly becoming an asset to the company. He has demonstrated strong ability, initiative, work ethic, and leadership while standing out as a team player. Let me assure you that he is a fast learner and completes his work in a very accurate and timely manner.

Darren is an outstanding talent. He is efficient, dedicated, reliable, and very easy to get along with. He has demonstrated great attention to detail, effectively prioritizing a multitude of tasks. I am confident he will thrive in any challenge he takes on. Once again, I highly recommend Darren to you. He will be a fine addition to your organization.

Sincerely,



Edward Bernazzani
Vice President / Controller