

September 20, 2006

Dr. James R. Veitenheimer
Superintendent
Keller Independent School District
350 Keller Parkway
Keller, TX 76248

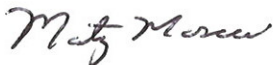
RE: A proposed 214-unit Senior apartment development to be known as Park View at Fossil Creek

Dear Dr. Veitenheimer,

This letter represents our formal written request for an exemption from property taxes for the above referenced property pursuant to Section 11.1825 of the Texas Property Tax Code. We are requesting that the property be exempt from 75% of the property taxes due to the Keller Independent School District. This exemption will remain in effect as long as the property remains 100% restricted for seniors age 55 and over and meets the guidelines under 11.1825 of the Texas Property Tax Code.

Accompanying this request is material about the proposed development, and the merits of approving the exemption. We look forward to hearing from you regarding our request.

Sincerely,



Marty Mascari
Executive Director
Housing Services, Inc.