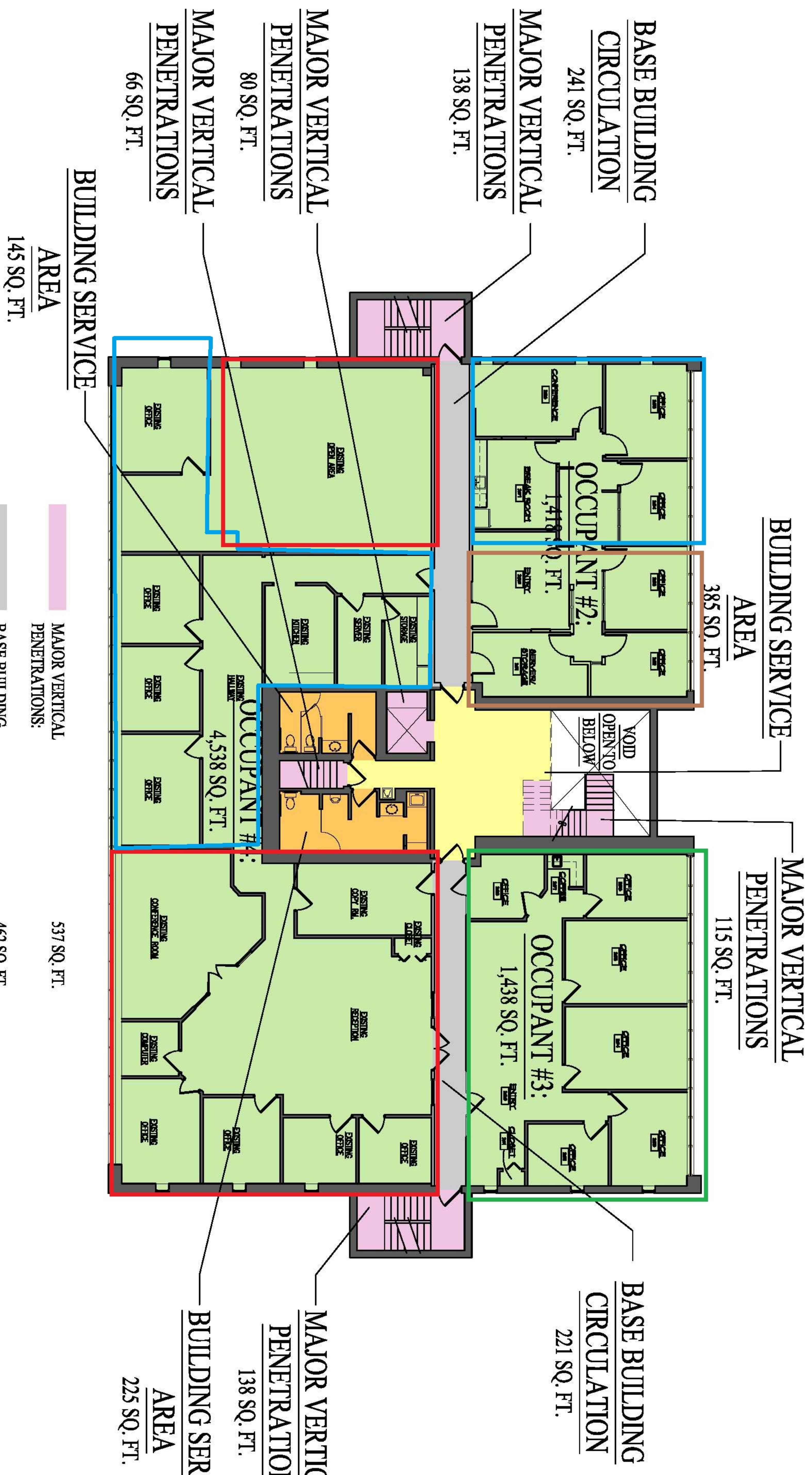


KFF Asset Management

TE ventures LLC

Morgenstern Insurance

DGA builders conf. room



MAJOR VERTICAL PENETRATIONS:	537 SQ. FT.
BASE BUILDING CIRCULATION:	462 SQ. FT.
OCCUPANT AREA:	7,394 SQ. FT.
BUILDING SERVICE AREA:	385 SQ. FT.
FLOOR SERVICE AREA:	370 SQ. FT.
INTERIOR GROSS AREA (IGA):	9,148 SQ. FT.