

3684 Vista de la Bahia  
San Diego, CA 92117

September 15, 1997

Quality Research Group  
P. O. Box 9082  
Mission Viejo, CA 92690-9981

TO WHOM IT MAY CONCERN:

On July 14th at 8:00 a.m. I closed escrow on the property listed above. On the same day at 5:30 p.m. I opened an escrow on my condo at 3060 Sixth Avenue in San Diego. I was represented by Michael Kenyon, a broker with Century 21 Carole Realty, on both transactions.

I regard Mr. Kenyon as an unusual young man of integrity, highly ethical, courteous and completely professional in his dealings with me. He went out of his way to take care of all the details involved with buying and selling these properties. Because he knew the condo building and the area well, Michael arranged to be there to assist other salesmen showing my condo, if questions arose. A sales woman from another realty told me what a good broker I had and that she enjoyed working with him.

He steered me through the mountains of paper work, helped me locate movers, advised me well on negotiating listing price and purchase price. I have already recommended him highly to other neighbors who are considering the sale of their homes or condos. If the Century 21 system is giving out awards, Michael Kenyon certainly deserves consideration. They are lucky to have him.

Very truly yours,

Pollyanna Keating