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June 8, 2011

Samuel Ofsevit
Phillips Nizer, LLP
666 Fifth Avenue
New York, New York 10103
Hand Delivery

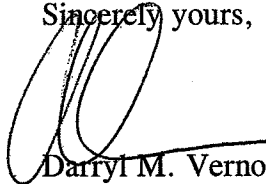
RE: Intervest National Bank with 160 Madison Avenue
Owners Corp.

Dear Sam:

Pursuant to Donna DiCeglie's instructions, enclosed are four copies of the Mortgage Modification Agreement. Please return two counter-executed copies to us.

As per our conversation with Orly Sonnekler, we are advised that Intervest is in receipt of our client's payment of \$10,000.00.

Sincerely yours,



Darryl M. Vernon

(dvernon@vernonginsburg.com)

DMV:LL

enclosures as stated

cc: 160 Madison Avenue Owners Corp.