

STATE OF New York)
COUNTY OF New York)

VOL 1696 PAGE 70

Before me, the undersigned Notary Public, personally appeared David D. Wannerman who, being duly sworn, deposed and said that he saw Twin Court Realty Limited Partnership by Radice Apartments ~~No. 2~~ Corp. ~~No. 3~~ its General Partner, acting by and through its Vice Presidents, Mark Silverman and Charles Bernstein, sign and seal and deliver the foregoing All-Inclusive Purchase Money Mortgage and that he, together with Gary R. Nelson witnessed the execution thereof.

Philip Zeyts
Notary Public for

My commission expires:

3/30/86

PHILIP ZEHNGEBOT
Notary Public, State of New York
No. 31-9793025
Qualified in New York County
Commission Expires March 30, 1986

STATE OF New York)
COUNTY OF New York)

Before me, the undersigned Notary Public, personally appeared Gary R. Nelson who, being duly sworn, deposed and said that he saw Twin Court Realty Limited Partnership by Radice Apartments ~~No. 2~~ Corp. ~~No. 3~~ its General Partner, acting by and through its Vice Presidents, Mark Silverman and Charles Bernstein, sign and seal and deliver the foregoing All-Inclusive Purchase Money Mortgage and that he, together with David D. Wannerman witnessed the execution thereof.

Gary R. Nelson
Philip Zeyts
Notary Public for

My commission expires:

3/30/86

PHILIP ZEHNGEBOT
Notary Public, State of New York
No. 31-9793025
Qualified in New York County
Commission Expires March 30, 1986

0070

74328-W-21