

MUTUAL INSTRUCTIONS TO RELEASE FUNDS FROM ESCROW

The parties to a Purchase And Sale Agreement, dated _____ ,
 (the "Agreement") hereby authorize, agree and instruct Escrow Agent, _____
 _____ , to release all funds held in escrow pursuant to the Agreement,
 including accrued interest, if any, to _____
 _____ .

 BUYER Date SELLER Date

 BUYER Date SELLER Date

#513/10.31.99/141005