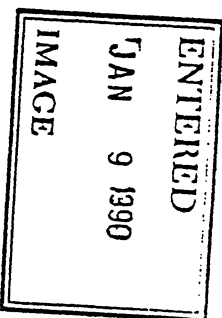


Hamilton County Municipal Court

HAMILTON COUNTY, OHIO



Keithy Cullman

- 05 -

No. 2E-541

M2W II Property

Motion to dismiss the landlord's motion to terminate rent escrow is granted because land lord failed to file a complaint pursuant to ORC 5321.05.

Thomas J. Ambrose

Attorney at Law

Ma Muller, Trust

APPROVED AND FILED FOR JOURNALIZATION

Date JAN 9 1990

[Signature]