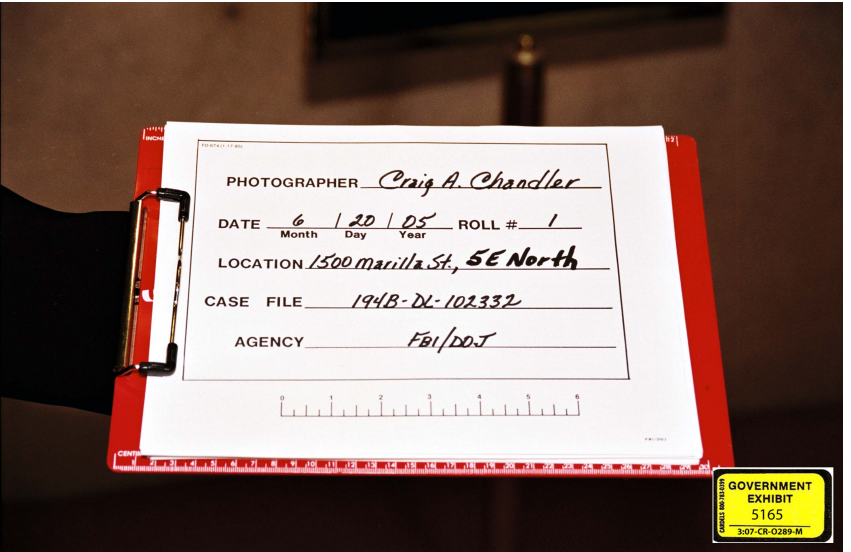

PHOTOGRAPHER Craig A. Chandler
DATE 6 / 20 / 05 ROLL # 1
Month Day Year
LOCATION 1500 Marilla St., SE North
CASE FILE 194B-DL-102332
AGENCY FBI/DOJ
GOVERNMENT EXHIBIT
5165
3:07-CR-0289-M

5 e
north

I like the "for sale" piece. What are the taxes to be paid? Are downtown goes, we would get property appreciation

Negotiating Points

1. Continental Building Guarantee….percentage support
2. Tax Credits…try again or don't ask for 8M…wouldn't have gotten that much from them
3. Cap on purchase of lease and split anything above 3.5M
4. Revenue sharing / profit participation – 12% v. 9%
5. Commit to Atmos
6. Cure 1st in event of default

Mitch –
– 29-28 ~~[illegible]~~ profit Dr it part of equity.
– Good numbers
– question about lease of retail space on Continental
– 6% – 85 mil (1st lien) – cash flow → 3 mil ~~[illegible]~~ (9.8% rev. 8% retail)
7% – 85 mil (1st lien) – cash flow but very thin!
– cash flow – thin but OK
– tax abatement – 70% City
30% County

Jerry
no profit participation in cash flow ~~except~~
no sharing of developer fee

What is his 1st name?

For the Homeless ? Ratner
Rob or Mat

These guys have experience in urban environments. We can handle the homeless issue!

Benefits -

- tax revenue for sale
- additional ~~retail~~ retail
- development completed earlier

Should never have sold 12 yrs. - We should not talk about

(indicates of obligations for rowing)

bond 58 mil
until we are comfortable w/ new concept.
no harm
though

214 568 3376

Issues

- development pack & an additional open space with costs attached
- Atmos building not in playing for essential future

annually can deduct same return (50 years)

$6000 per year
&
emmend domain

$ 8 mil. appraised?

We pay over 3,500,000

but we must cap the upper end!

Profit participation V. costs of emmend domain for ground lease

Share asking for Free Equity for contractual bldg. meeting to City, compt. re. due bldg.

Option of $5 million for special allocation out of TIF bonded of $5 million ($63 mil. V. 68 mil)

Fax #
202-496-6666

David J Levey
Ex V.P Forest City
216-416-3213

Mitchell Ravansky
214 670 3816 City Hall
214 363 1585 Business

Mary Sukin, Chgr
214-363-4858(c) / 214-670-5306(c)

Jerry Kittingsworth
214-670-4028 Cell 214-957-0215

Hammond Perot, Asst. Director, Eco. Dev.
214-670-1685 main 214-670-1696 direct

John E Bromberg
(214) 969-4923

Dave Cook, City of Dallas CFO
214 670 3659

Mark Gentis, Forest City
216-416-3513

JUSAN MEAD
SMEAD@JW.COM
214-953-5926

George Burchlow, Forest City
(216) 416-3526

Art Hardman - CAO Dallas
214-670-5940

Donald Hill PO Dallas
214 670-0772

EXIT

Office DEPOT

DALLAS

Don't mess with Texas
The Dallas Plan

EXIT
BUY DALLAS

CWD

A GROUP RECOGNIZES A TEAM WHEN EACH MEMBER IS WILLING TO GIVE HIS OR HIMSELF AND HIS CONTRIBUTIONS TO PRAISE THE SKILLS OF OTHERS.
Windows
CWD

Don't mess with Texas
DALLAS FARMERS MARKET
2005

MAYATAFUA

CWD
Community Waste Disposal, Ltd.
Acceptable Items
White and Colored Paper
Cardboard
Computer Paper (all types green bar)
Carbonless Form
Envelopes (with or without plastic windows)
Coated Paper
Fax Paper
Fine Paper
#1 and #2 Plastic Bottles
Empty Glass Beverage Containers (all colors)
Empty Aluminum Cans

Coca-Cola
C2

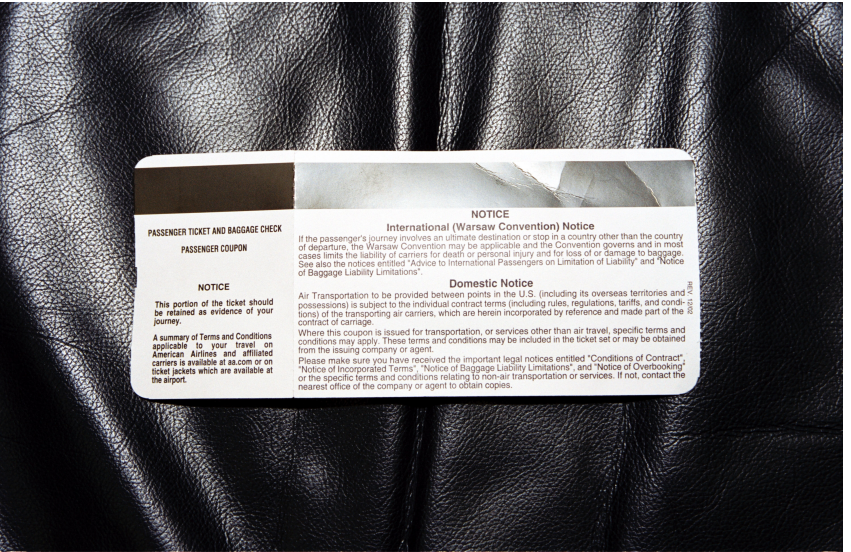
Office DEPOT
CLASP
100

A GROUP REQUIRES A TEAM WHEN EACH MEMBER DESIRES ENOUGH OF HIMSELF AND HIS CONTRIBUTION TO PRAISE THE SKILLS OF OTHERS.
Glenda Aguirre
Don't mess with Texas
The Dodge Plant

Don't mess with Texas

Glenda Aguirre

PASSENGER TICKET AND BAGGAGE CHECK
SUBJECT TO CONDITIONS OF CONTRACT
AmericanAirlines
01JUN05
US
46C /DFW
DALLAS FT WORTH
HILL/DONALD W
DALLAS FT WORTH
WASHINGTON REAGAN
AA 1544 L 01JUN639A
BOARDING PASS
GROUP 4
SEAT 21E
00107989852360
ELECTRONIC
1 001 1140579608 0
AmericanAirlines
BOARDING PASS
HILL/DONALD W
DALLAS FT WORTH
WASHINGTON REAGAN
AMERICAN AIRLINES
AA 1544 L 01JUN639A
C30
609A
21E
NO
GROUP
4
EXIT
46C /DFW



PASSENGER TICKET AND BAGGAGE CHECK

PASSENGER COUPON

NOTICE

This portion of the ticket should be retained as evidence of your journey.

A summary of Terms and Conditions applicable to your travel on American Airlines and affiliated carriers is available at aa.com or on ticket jackets which are available at the airport.

NOTICE

International (Warsaw Convention) Notice

If the passenger's journey involves an ultimate destination or stop in a country other than the country of departure, the Warsaw Convention may be applicable and the Convention governs and in most cases limits the liability of carriers for death or personal injury and for loss of or damage to baggage. See also the notices entitled "Advice to International Passengers on Limitation of Liability" and "Notice of Baggage Liability Limitations".

Domestic Notice

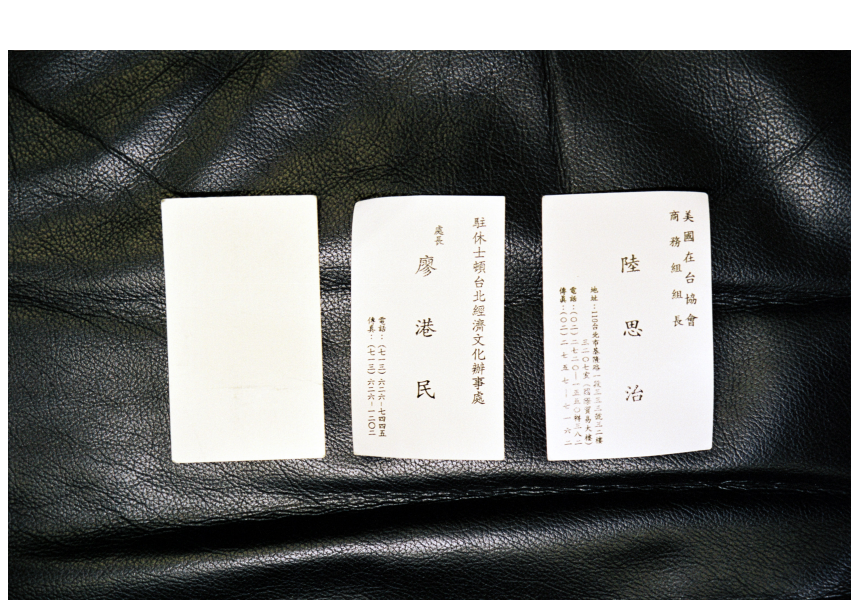
Air Transportation to be provided between points in the U.S. (including its overseas territories and possessions) is subject to the individual contract terms (including rules, regulations, tariffs, and conditions) of the transporting air carriers, which are herein incorporated by reference and made part of the contract of carriage.

Where this coupon is issued for transportation, or services other than air travel, specific terms and conditions may apply. These terms and conditions may be included in the ticket set or may be obtained from the issuing company or agent.

Please make sure you have received the important legal notices entitled "Conditions of Contract", "Notice of Incorporated Terms", "Notice of Baggage Liability Limitations", and "Notice of Overbooking" or the specific terms and conditions relating to non-air transportation or services. If not, contact the nearest office of the company or agent to obtain copies.

REV 12/20

Jeff West
President
SOUTH SIDE QUARTER DEVELOPMENT CORP.
The Creative District in the Heart of Dallas
1409 South Lamar, Suite 411
Dallas, Texas 75215
www.southsidequarter.org
(214) 426-0771
Fax (214) 426-6217
jeff@southsidequarter.org
Taipei Economic and Cultural Office in Houston
Kenneth K. M. Liao
Director-General
11 Greenway Plaza, Suite 2006
Houston, Texas 77046
U.S.A.
Tel: (713) 626-7445
Fax: (713) 626-1202
Email: Kenneth_Liao@sbcglobal.net
AIT
American Institute in Taiwan
Commercial Section
Gregory Loose
Chief of Section
International Trade Building Suite 3207
333 Keelung Road, Section 1,
Taipei 110, Taiwan
E-mail: greg.loose@mail.doc.gov
Tel:886-2-2720-1550 Ext.382
Fax:886-2-2757-7162
www.buyusa.gov/taiwan/en
www.buyusa.gov/asianow



美國在台協會
商務組組長

陸思治

地址：110台北市基隆路一段三三三號三二樓
三二〇七室（國際貿易大樓）
電話：（〇二）二七二〇—一五五〇轉三八二
傳真：（〇二）二七五七—七一六二

駐休士頓台北經濟文化辦事處

處長

廖港民

電話：（七一三）六二六—七四四五
傳真：（七一三）六二六—一二〇二

The Paradies Shops
Washington National Airport
Washington, DC

EBONY 0804995600
2.99 H

SUBTOTAL	$2.99
TAX	$0.15
TOTAL	$3.14
CASH	$3.20
CHANGE	$0.06

ITEMS 1 D. SEAMAN
06/01/2005 05:21PM 0738 03 7170 5376

Ask us about our Read and Return Program
The Paradies Shops
Washington National Airport
www.theparadiesshops.com