
S-Mart Real Estate, Inc.

5824 Plum Creek Blvd., Carmel, IN 46033

PH: 317-694-6500

T&W Corporation
Attn: Steve Shehorn
7333 W. Washington St.
Suite A
Indianapolis, IN 46231

Re: Our Project at 1701 E. 116th St., Carmel, IN 46033

I first dealt with T&W in 1991 when I developed my first Convenience Store in Noblesville, Indiana. Being new to the retail industry I needed lots of help and T&W came through and helped design the building and built it correctly and provided a quality building that has withstood the test of time. It is still standing today and still looks great. In fact I think it looks better after 34 years than some of the Convenience stores built in the last five years built by contractors.

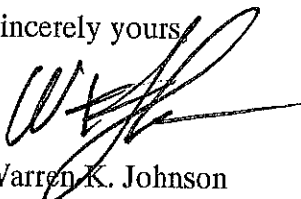
Over the years T&W continued to provide quality work on several of my future stores.

I then retired from retail and sold that business but ended up with a very small parcel of real estate in Carmel that I wanted to develop into a commercial rental building under Carmel's stringent building requirements. I had absolutely no experience in a development like this, so I turned to T&W for help. That decision changed my life as T&W rose the occasion and helped me along the way. Starting with the design, the site work preparation, numerous steel structure and architectural issues along the way. T&W's team guided me through all these issues and made numerous suggestions saved me money. The result was a quality building that looks great and one that I am very proud to say "that building is mine".

As with any organization, the people I dealt with were not the owners but rather were the Director of Commercial Project Development Doug Beamer, the Project Manager Joe Davee and Site Superintendent Tony Voelz. I simply can't explain how important these people were and how much they cared about my little project.

Anyway, I would tell anyone who is thinking about building a quality building that will last for years to come to make T&W Corp your number one choice.

Sincerely yours,



Warren K. Johnson
President