HENRICHS LAW FIRM, P.C.
835 Wilshire Boulevard, Suite 300
Los Angeles, California 90017

JOHN HENRICHS
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Telephone (213) 239-0500
Facsimile (213) 239-0329

November 13, 2003

Boeing Realty Corporation
Attn: Mario Stavale
15480 Laguna Canyon Road
Suite 200
Irvine, CA 92618-2114

Re: Agreement for Purchase of Real Property between Boeing and Yousefian
Parcel 7 of Tract No. 52172-02, 19481 Harbor Gateway, Torrance, CA

Dear Mr. Stavale:

Please find enclosed the Release Agreement with the original signatures on it. Please forward the settlement check to us. Thank you for you attention to this matter.

Very truly yours,

John Henrichs

JDH:mmi

RELEASE AGREEMENT

This RELEASE AGREEMENT ("Agreement") is made, as of the last signature date listed below, by and between Saeed Yousefian ("Yousefian"), whose principal address is 19481 Harbor Gateway, Torrance, CA and Boeing Realty Corporation ("Boeing"), whose principal address is 15480 Laguna Canyon Road, Suite 200, Irvine, CA 92618-2114.

RECITALS

WHEREAS, a dispute has arisen between Yousefian and Boeing as to Parcel 7 of Tract No. 52172-02, 19481 Harbor Gateway, Torrance, California ("Property"), with regards to a water line which the Department of Water and Power determined was too small to support the government required water pressure and the ensuing loss of landscaping and costs associated with the delay in completing the building (hereinafter the "Dispute").

WHEREAS, Yousefian and Boeing herein desire to settle fully and finally those differences arising from the alleged Dispute.

CONSIDERATION

As consideration for this Agreement, Boeing will pay Yousefian and Yousefian will accept from Boeing Twenty Five Thousand dollars and Zero cents ($25,000.00). The payment will be by Boeing Company or cashier's check, payable to "Saeed Yousefian" and will represent a full and final settlement for any claims, actions, liabilities or amounts due and owing to Yousefian, known and unknown, now or hereafter existing or discovered arising out of the Dispute. The funds are due within seven (7) days from the date Yousefian signs the Agreement.

GENERAL PROVISIONS

By execution hereof, each person executing this Agreement, represent and warrant that they are of legal age and have the authority to enter into this Agreement for or on behalf of himself, herself, the corporate or other entity for whom he or she is signing, whether by a need of approval of a board of directors, partners, either general or limited, officers, directors. Furthermore, Yousefian hereby represents and warrants that he has no knowledge of any other claims or potential claims against Boeing connected with the Dispute.

Yousefian expressly and voluntarily waives and relinquishes all rights and benefits afforded by California Civil Code Section 1542 with respect to the Dispute, and does so understanding and acknowledging the significance and consequences of the waiver of Section 1542. Yousefian and Boeing further agree and acknowledge such specific waiver is an essential and material term of this Agreement and the settlement, which lead to it and that without such waiver, the settlement would not have been entered into.

California Civil Code Section 1542 provides as follows:

> "A general release does not extend to claims which the creditor does not know or suspect to exist in his favor at the time of executing the release, which if known by him must have materially affected his settlement with the debtor."

This Agreement embodies the entire Agreement and understanding of the parties hereto in respect to the subject matter contained herein, and supersedes all prior and contemporaneous oral and written agreements and discussions.

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed as of the last signature date listed below.

SAEED YOUSEFIAN

Dated: 11/10, 2003

BOEING REALTY CORPORATION

Dated: _____, 2003

By: Stephen J. Barker
Title: President

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Shipment Details

Ship To:	John Henrichs Henrichs Law Firm, P.C. 835 Wilshire Boulevard, Suite 300 Los Angeles, CA 90017 US (213) 239-0500
From:	BOEING REALTY CORPORATION 15480 Laguna Canyon Road Suite 200 Irvine,CA 92618 US 949-790-1900
Tracking Number:	792518061659
Your reference	becwar/witte:business
Ship date:	Nov 24 2003
Service type:	Priority Overnight

Package type:	FedEx Envelope
Pickup/Drop Off	will use scheduled pickup
Total Weight:	1 LBS
Dimensions:	0 X 0 X 0
Declared Value:	0 USD
Shipper Account Number:	090031724
Bill Shipment To:	90031724
Courtesy Rate Quote*:	*7.99
Discounted variable %	0.00
Special Services	

Print Return t

Please Note

- *The courtesy rate shown here may be different than the actual charges for your shipment. Differences may occur based on actual weight, dimensions, and other factors. Consult the applicable FedEx Service Guide or the FedEx Rate Sheets for details on how shipping charges are calculated.

FedEx will not be responsible for any claim in excess of $100 per package, whether the result of loss, damage, delay, non-delivery, misdelivery, or misinformation, unless you declare a higher value, pay an additional charge, document your actual loss and file a timely claim. Limitations found in the current FedEx Service Guide apply. Your right to recover from FedEx for any loss, including intrinsic value of the package, loss of sales, income interest, profit, attorney's fees, costs, and other forms of damage whether direct, incidental, consequential, or special is limited to the greater of $100 or the authorized declared value. Recovery cannot exceed actual documented loss. Maximum for items of extraordinary value is $500, e.g., jewelry, precious metals, negotiable instruments and other items listed in our Service Guide. Written claims must be filed within strict time limits; Consult the applicable FedEx Service Guide for details.

DATE	11/07/2003	CHECK NUMBER	014077

INVOICE NUMBER	INVOICE DATE	VOUCHER NUMBER	VOUCHER DUE DATE	GROSS AMOUNT	DISCOUNT	NET AMOUNT
RELEASE AGREEMEN	11/06/2003	Vchr: VCH00036558	12/06/2003	$ 25,000.00		$ 25,000.00

PRINT BATCH NUMBER	VENDOR CODE	PAY TO NAME	GROSS TOTAL	DISCOUNT TOTAL	NET TOTAL
170	YOU03	YOUSEFIAN, SAEED			$ 25,000.00

A TRUE WATERMARK IS VISIBLE IN THIS PAPER. HOLD UP TO A LIGHT SOURCE TO VIEW. THIS DOCUMENT HAS A COLORED BACKGROUND ON WHITE SECURITY PAPER.

BOEING

Boeing Realty Corporation
15480 Laguna Canyon Road, Suite 200
Irvine, CA 92618

Wachovia Bank, N.A.
Winston Salem, N.C.

66-908/531

DATE	11/07/2003	CHECK NUMBER	014077

PAY Twenty five thousand and 00/100 Dollars Only**********

TO THE ORDER OF
SAEED YOUSEFIAN
19481 HARBOR GATEWAY
TORRANCE, CA 90501

AMOUNT $ 25,000.00

TWO SIGNATURES REQUIRED OVER $25,000

Security features included. Details on back.

⑈014077⑈ ⑆053109084⑆ 6263 093795⑈

Nichols, Kimberlie K

From: Nichols, Kimberlie K
Sent: Thursday, November 20, 2003 10:31 AM
To: 'jhenrichs@henrichslaw.com'
Cc: Witte, Jennifer; Stavale, Salvatore M
Subject: RE: Release Agreement - 19481 Harbor Gateway, Torrance, CA (Yousefian & BRC)

W-9.pdf (176 KB)

Mr. Henrichs,

Mr. Yousefian told Jennifer, our project accountant, on Monday, November 17, 2003 that the person in his office that filled out the W-9 form is out on medical leave and is expected back on Monday, November 24, 2003. Mr. Yousefian was going to try to get someone else in his office to fill out the form again and send it to us. We still have not received the W-9.

I have attached a copy of the W-9 form that needs to be sent back to us before we can send out the $25,000.00 check to Mr. Yousefian.

Do we need to send the W-9 form again to Mr. Yousefian or can we wait until Monday. How would you like to handle this since the funds were due 7 days from the date Yousefian signed the Agreement?

Thank you.

Kim Nichols
kimberlie.k.nichols@boeing.com
Boeing Realty Corporation
15480 Laguna Canyon Road, Suite 200
Irvine, California 92618
949-790-1911 Telephone
949-790-1906 Fax
www.boeing.com/realty

-----Original Message-----
From: John Henrichs [mailto:jhenrichs@henrichslaw.com]
Sent: Monday, November 17, 2003 11:34 AM
To: Nichols, Kimberlie K
Subject: RE: Release Agreement - 19481 Harbor Gateway, Torrance, CA (Yousefian & BRC)

No. We never got it. We only got the Release Agreement, which we sent to Mario.

John Henrichs, Esq.
Henrichs Law Firm, P.C.
835 Wilshire Blvd., Suite 300
Los Angeles, CA 90017

Phone: (213) 239-0505
Fax: (213) 239-0329
Cell: (213) 500-2856

-----Original Message-----
From: Nichols, Kimberlie K [mailto:kimberlie.k.nichols@BOEING.COM]
Sent: Monday, November 17, 2003 11:35 AM
To: jhenrichs@henrichslaw.com

Cc: Witte, Jennifer
Subject: RE: Release Agreement - 19481 Harbor Gateway, Torrance, CA (Yousefian & BRC)

Jennifer in our accounting department spoke with Mr. Yousefian today. He told her that the W-9 was faxed last week. We did not receive it. Did you by any chance receive it in your office?

Thanks.

Kim

-----Original Message-----
From: John Henrichs [mailto:jhenrichs@henrichslaw.com]
Sent: Friday, November 14, 2003 9:48 AM
To: Nichols, Kimberlie K
Subject: RE: Release Agreement - 19481 Harbor Gateway, Torrance, CA (Yousefian & BRC)

I instructed my client to complete it and return it to you. Please confirm when you receive it. I also sent Mario an original copy of the Release Agreement yesterday.

John Henrichs, Esq.
Henrichs Law Firm, P.C.
835 Wilshire Blvd., Suite 300
Los Angeles, CA 90017

Phone: (213) 239-0505
Fax: (213) 239-0329
Cell: (213) 500-2856

-----Original Message-----
From: Nichols, Kimberlie K [mailto:kimberlie.k.nichols@boeing.com]
Sent: Tuesday, November 11, 2003 4:21 PM
To: jhenrichs@henrichslaw.com
Subject: Release Agreement - 19481 Harbor Gateway, Torrance, CA (Yousefian & BRC)

Mr. Henrichs:

We faxed a W-9 form to Saeed Yousefian. He needs to fill out this form and return to our Accounting Department before we can send him the $25,000 check.

Would you please have Mr. Yousefian fill out the W-9 form and return to our Accounting Department (Fax: 949-790-1907) as soon as possible.

If you have any questions, please call me.

Thank you.

Kim Nichols
kimberlie.k.nichols@boeing.com
Boeing Realty Corporation
15480 Laguna Canyon Road, Suite 200
Irvine, California 92618
949-790-1911 Telephone
949-790-1906 Fax
www.boeing.com/realty

VCH000 36558

156 F33

CHECK REQUEST

BOEING REALTY CORPORATION

Payee: Saeed Yousefian

Amount: $ 25,000.00

Address: 19481 Harbor Gateway, Torrance, CA 90501

Phone: 310-618-8288 Fax 310-618-8177

Cost Relating to: BRC Admin

Project Name/ Number: Harbor Gateway Center, Parcel 7 of Tr. 52172-02

Service Provider/ Number: 19481 Harbor Gateway, Torrance

Descripton: Release Agreement between Yousefian and BRC re: Water line which the DWP determined was too small to support the government required water pressure and the ensuing loss of landscap and costs associated with the delay in completing the building.

This payment will represent full and final settlement for any claims, actions, liabilities or amounts due and owing to Yousefian, known or unknown, now or hereafter existing or discovered arising out of the Dispute.

Requested By: Mario Stavale 11/4/03

Management:

Special Instructions: Please return the check to Kim Nichols for processing. Thank you.

SJB. Note: per telecon with Mario - this agreement was reviewed and approved by Gary Ruffaty, legal.

Account Distribution:

S: Forms / Check Request.xls
2002 CKRequest (3)

YM03-000
156 F33

Y2003

Form **W-9**
(Rev. January 2002)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

Give form to the requester. Do not send to the IRS.

Print or type
See Specific Instructions on page 2.

Name: SAEED YOUSEFIAN

Business name, if different from above:

Check appropriate box: [X] Individual/Sole proprietor [ ] Corporation [ ] Partnership [ ] Other ▶ [ ] Exempt from backup withholding

Address (number, street, and apt. or suite no.):

Requester's name and address (optional):

City, state, and ZIP code: 19481 HARBORGATE WAY TORRANCE CA 90501

List account number(s) here (optional):

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. For individuals, this is your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the Part I instructions on page 2. For other entities, it is your employer identification number (EIN). If you do not have a number, see How to get a TIN on page 2.

Social security number: 5 7 0 8 9 2 8 7 1

or

Employer identification number: | | | | | | | | | |

Note: If the account is in more than one name, see the chart on page 2 for guidelines on whose number to enter.

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me), and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding, and
3. I am a U.S. person (including a U.S. resident alien).

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the Certification, but you must provide your correct TIN. (See the instructions on page 2.)

Sign Here — Signature of U.S. person ▶ ✓ Date ▶ 11/24/03

Purpose of Form

A person who is required to file an information return with the IRS must get your correct taxpayer identification number (TIN) to report, for example, income paid to you, real estate transactions, mortgage interest you paid, acquisition or abandonment of secured property, cancellation of debt, or contributions you made to an IRA.

Use Form W-9 only if you are a U.S. person (including a resident alien), to give your correct TIN to the person requesting it (the requester) and, when applicable, to:

1. Certify the TIN you are giving is correct (or you are waiting for a number to be issued),
2. Certify you are not subject to backup withholding, or
3. Claim exemption from backup withholding if you are a U.S. exempt payee.

If you are a foreign person, use the appropriate Form W-8. See Pub. 515, Withholding of Tax on Nonresident Aliens and Foreign Entities.

Note: *If a requester gives you a form other than Form W-9 to request your TIN, you must use the requester's form if it is substantially similar to this Form W-9.*

What is backup withholding? Persons making certain payments to you must under certain conditions withhold and pay to the IRS 30% of such payments (for December 31, 2001 (29% after December 31, 2003). This is called "backup withholding." Payments that may be subject to backup withholding include interest, dividends, broker and barter exchange transactions, rents, royalties, nonemployee pay, and certain payments from fishing boat operators. Real estate transactions are not subject to backup withholding.

You will not be subject to backup withholding on payments you receive if you give the requester your correct TIN, make the proper certifications, and report all your taxable interest and dividends on your tax return.

Payments you receive will be subject to backup withholding if:

1. You do not furnish your TIN to the requester, or
2. You do not certify your TIN when required (see the Part II instructions on page 2 for details), or
3. The IRS tells the requester that you furnished an incorrect TIN, or
4. The IRS tells you that you are subject to backup withholding because you did not report all your interest and dividends on your tax return (for reportable interest and dividends only), or
5. You do not certify to the requester that you are not subject to backup withholding under 4 above (for reportable interest and dividend accounts opened after 1983 only).

Certain payees and payments are exempt from backup withholding. See the instructions on page 2 and the separate Instructions for the Requester of Form W-9.

Penalties

Failure to furnish TIN. If you fail to furnish your correct TIN to a requester, you are subject to a penalty of $50 for each such failure unless your failure is due to reasonable cause and not to willful neglect.

Civil penalty for false information with respect to withholding. If you make a false statement with no reasonable basis that results in no backup withholding, you are subject to a $500 penalty.

Criminal penalty for falsifying information. Willfully falsifying certifications or affirmations may subject you to criminal penalties including fines and/or imprisonment.

Misuse of TINs. If the requester discloses or uses TINs in violation of Federal law, the requester may be subject to civil and criminal penalties.

19481 Harborgate Way
Torrance, California 90501
Tel: (310) 618-8288 Fax: (310) 618-8177

Facsimile transmittal

To: BOEING REALTY CORP. Fax # 949-790-1907

Attn: NICHOLS, KIMBERLIE Date: 11/24/03

From: SHAR Pages: -2-

Urgent ☐ For Review ☐ Please Comment ☐ Please Reply ☐ Please Recycle ☐

FORM W-9 FOR MR. YOUSEFIAN

Regards,

SHAR

INFINITI MEDIA, INC.