

8<sup>th</sup> July, 2009

Gavin McPherson  
Oasis Property Buyers  
Suite 12 & Suite 13, Level One 287 Military Rd  
Cremorne, NSW 2090

43 Moruben Road, Mosman, NSW 2088

Dear Gavin:

I am writing this letter to thank you and your team for all your efforts in securing the property above.

I didn't even think about purchasing a property in lower north shore suburbs 2 months ago, because they are either too expensive or too small/old/shabby to be looked at. However, within 2 weeks' time, you've located, inspected, negotiated and secured a property in one of the best streets in Mosman.

This property has:

- 2 bedrooms
- 23 sqm lock up garage (almost as big as a studio!)
- Just above 300 meters away from Balmoral beach
- 5-10 minutes' walk to shops, bus stop while not on the main road, which offers quietness and privacy
- A glimpse view of beautifully azure Balmoral water from balcony

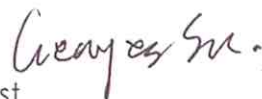
Above all, you have achieved these with my very limited budget. Mate, you make this happen!

The above result is not the only thing I appreciate. In fact, the extremely efficient work from Natalie and Paul is the key to securing the contract after you negotiate down the price. Within exact 2 days, Natalie and Paul has created contract, completed strata report inspection and got my home loan approved. Thank you very much, Natalie and Paul!

Throughout the whole buying process, your patience and ongoing valuable advice is another proof to your quality customer service. Initially, I wanted a property in Ashfield. You totally respected my choice and spent 3 weeks locating a good property in the area and took me there for inspection. When I told you my doubts, you patiently explained pros and cons of buying a property here and buying a property in other suburbs and again let me make decision. When I asked you to focus on lower north shore, you happily updated our initial contract and started the process all over again.

In the end, I just want to tell you, choosing you as my buyer's agent is my best investment decision I've made this year.

Kind Regards,  
George Su  
Business Analyst

A handwritten signature in black ink that reads 'George Su'.