

FLORY REAL ESTATE, INC.

ESTABLISHED 1925

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August 19, 2004

Mr. John Proctor
President
Southern Cross Contracting Inc.
2023 Constitution Blvd.
Sarasota, Florida 34231

Dear John:

Words can hardly express our gratitude for the excellent work you and your fine group at Southern Cross have done with our Key West project.

The project certainly had many challenges, with the change of use from residential to commercial, and your company always came up with the right solutions. We are still in the process of moving in, along with the other businesses which have chosen Key West for their business address, and it's all a lot of fun. As you know, we have the island music on every day here in Margaritaville.

Hopefully, we can do more business in the future, and in the meantime, we are your best cheerleaders when asked about Key West.

Best regards,

Rogers Moore