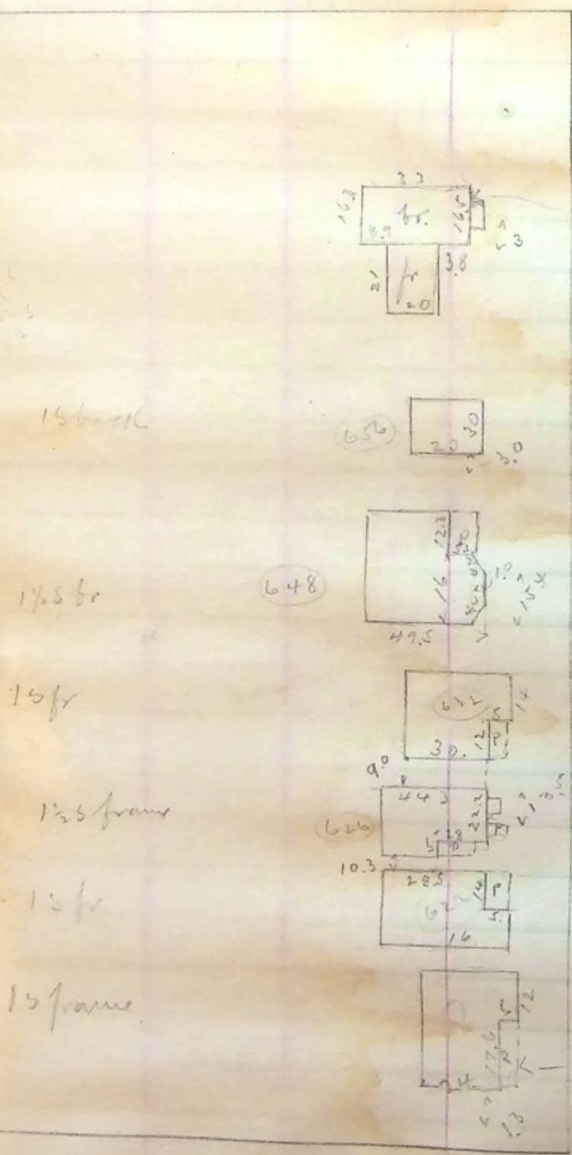
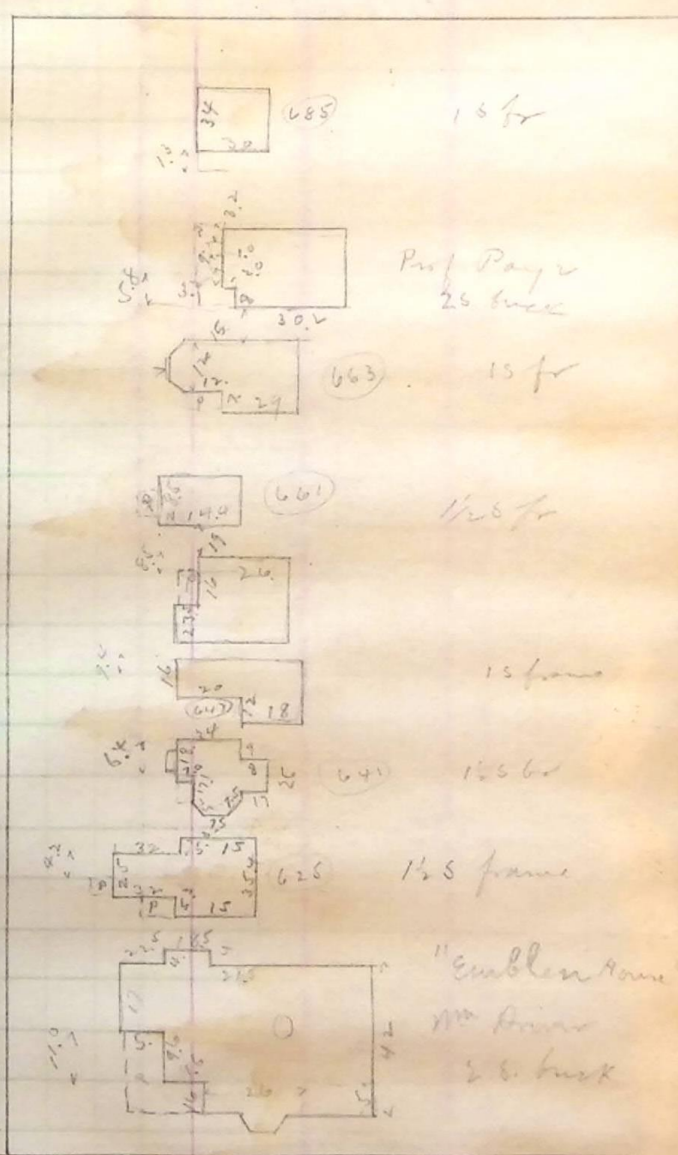


MADISON

AVENUE



80.5	122+10	122+10	84.4
		121+10	74
87			72
	120		
81	19+55	150	71.0
			79.
		119+55	79
		5	
		119	79.3
79	118+80		
		118+80	87.5
94.4		116+40	81
		116+40	



JEFFERSON

AVENUE