



**Kaplan Management Co., Inc.**

520 Post Oak Boulevard, Suite 370  
Houston, Texas 77027

September 12, 2013

**Sent via US Post, Certified Mail/Return Receipt Requested**

Mike Richardson  
2021 Westcreek Lane, Apartment [REDACTED]  
Houston, Texas 77027

Re: Landlord's Demand for Possession Due to Demolition [REDACTED]  
Westcreek at River Oaks, 2021 Westcreek Lane, Apartment [REDACTED],  
Houston, Texas 77027 effective 12:00 a.m., December 1, 2013

Dear Mike Richardson:

This letter serves as legal notice of the termination of your tenancy at the above referenced address and at the above stated time and date. Your tenancy is being terminated as soon as legally possible because the owners of Westcreek at River Oaks intend to immediately demolish the unit and building in which you reside once the building is vacated. You are legally required to vacate the premises on or before November 30, 2013.

It has been a pleasure to host your tenancy at Westcreek at River Oaks, but the community is being redeveloped which demands that your building be vacated. The following information may be of assistance to you in this transition:

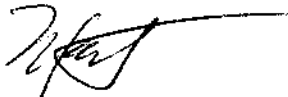
- You will receive a full refund of your security deposit at the time of move-out if you vacate the premises as directed in this notice. You are required to remove all perishable items from your apartment.
- You may surrender possession of your apartment at any time prior to the termination date without penalty and will only be charged the prorated amount of your rent and fees.
- Possession of your apartment may be relinquished by returning your keys to the staff at the Business Office.

- You will receive priority leasing and priority rental rates at any available apartment home located in any other available building at Westcreek at River Oaks.
- The office staff has a list of communities in the submarket with comparable rental rates, amenities, and directions.

We apologize for whatever inconvenience this notice may impose upon you, but thank you for the opportunity to host you as a resident of Westcreek at River Oaks. We are saddened by the changes taking place at our community, but excited about the redevelopment in the Galleria area of Houston.

If we may be of any assistance to you, please do not hesitate to contact us. Please direct all inquiries to Cathy Labrum at 713-622-1001.

Sincerely,



MATTHEW D. SUMMERS  
President  
Kaplan Management Co., Inc.

Cc: City of Houston, Health and Human Services Department (HDHHS)  
8000 North Stadium Drive, Houston, TX 77054

Houston Building Inspector, Multi-family Habitability, 1002  
Washington, 4<sup>th</sup> Floor, Houston, Texas 77007.