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IN WITNESS WHEREOF, the parties hereto have duly executed this Agreement as of the day and year first above written.

Witnesses:

Marcella S. Dkin

Witnesses:

BURGER KING CORPORATION

Vice Presiden

Attest: Secretary Assistant

BURGER KING LIMITED PARTNERSHIP I By Its General Partner:

SHEARSON/BK REALTY, INC.

(CONTINUED ON NEXT PAGE)