

FOR SETTLEMENT PURPOSES ONLY – WITHOUT PREJUDICE

Set forth below is a list of the library cabinetry woodwork items that must be properly completed:

1. The decorative brass handles on the hardware holding the upper bookcases closed are systematically coming off. The small screw pins holding the handles to the rods are not only backing out, but also shearing off. These handles require a solution and correction using custom pieces so that they will not continue to come off. In the alternative an additional \$50,000 payment for the handles would be acceptable and they will become Mr. Epsteins issue;
2. The concealed hardware inside the swinging bookcases at the entry doors is falling off. The screws are too short for proper attachment to the wood. The keys that operate the locks are breaking and the escutcheons at the keyholes are missing. These keyhole openings on the doors need completion.
3. The hinges on the swinging bookcase doors are misaligned and require corrective action.
4. The connecting hardware at the sliding panels at the picture window is loose or broken. The sliding window shutters on all windows are misaligned and rattle; all of the sliding shutters need repair.
5. The wood filler pieces at the perforated frames around the sliding panels at windows require open joints to be filled so daylight does not shine through.
6. Open joints in the woodwork, especially at the cornice allow the cove lighting to shine through and must be filled.
7. Numerous carved pieces of wood at the cornice top edge are broken off and require repair and replacement.
8. Several cabinet doors require adjustment to fit evenly and square within their frames. All of the base cabinets need to be properly aligned.
9. The perforated panels at the tilt top desk panels are consistently unfinished on the right side. The perforations on the left side are shaped like flower petals, while the perforations on the right are simply drilled. The perforated panels are to match on each side.
10. The exterior sides (the side facing out and viewable from the exterior when looking into the windows) of the sliding panels are completely unfinished and look like mere plywood. They are incomplete and need to be completed. All of the sliding shutters are incomplete both inside and outside and need to be completed.
11. Many of the columns have cracked and need to be filled.

12. The woodwork around all of the windows is rough and needs to be sanded.

The foregoing items relate to the completion of the woodwork only. After the woodwork is properly completed, Mr. Molyneux and Mr. Epstein are to meet Mr. Fancelli on the Island to choose a color and finish, so that the cabinets can be restained and waxed/varnished.