



December 26, 2007

Marisol Giraldo
Field Marketing Executive
Caribbean & Latin America Region
Marriott International
2500 Weston Road, Suite 300
Weston, FL, 33331

Dear Marisol:

International Hospitality Associates, Inc. DBA "La Concha, A Renaissance® Resort" has unlimited and perpetual rights to use the below referenced images created by Mr. Cris Molina on behalf of The Photographers Gallery during the November 2006 photo shoot.

1. La Concha Lobby and Pool
2. La Concha Infinity Pool
3. La Concha Reception Desk
4. La Concha Lobby Bar
5. La Concha Pool Lounge

Via this letter, as an authorized representative of International Hospitality Associates, Inc. I authorize Marriot International to utilize the above referenced images for promotional purposes. Such purposes include but are not limited to advertising (printed and electronic) promotions, etc. Such permission will expire along with our Franchisee agreement. Marriott International, as a courtesy to "La Concha, A Renaissance® Resort", may, at its own discretion, provide photo credit to the hotel in editorial uses.

Sincerely yours,

Luis A. Mendez
Director of Sales & Marketing

C: Mr. Jose Suarez, VP & Managing Director, "La Concha, a Renaissance Hotel"
Mr. Peter Hopgood, VP of Sales & Marketing, International Hospitality Enterprises, Inc.
Mr. Paul Paul Davis, Director of Field Marketing, Marriott International