

**I.S. Family Holdings, LLC**  
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September 29, 2016

To Whom it May Concern:

I would like to provide my highest recommendation for Robin Gunning and her staff at Management Solutions in San Diego for their expertise in property management.

Robin and team currently manage all of our multi-family properties in the San Diego area. From the purchase process through property stabilization and maintenance, Management Solutions consistently demonstrates professionalism and competence in all aspects of property management.

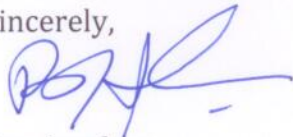
Robin and team clearly have significant experience in property management. They consistently demonstrate knowledge of the various markets, maintain and turn vacancies quickly, cost effectively and with high quality and reliable vendors, and are extremely responsive to the issues that arise (many times after hours) with multi-family management. Robin is not only very organized. She is also a creative and proficient problem solver.

The Management Solutions team efficiently and appropriately address all tenant issues – from advertising the vacant unit to the application and tenant selection all the way through responsibly addressing maintenance requests. Like most owners, we have run into a variety of unique and unexpected issues – all of which Robin and team have handled quickly and proficiently.

My experience with Management Solutions' rehab and maintenance services has been outstanding. Robin and team are always responsive and their services/vendors are reasonably priced. The vendors exhibit professionalism to the tenants which is a sometimes an overlooked component of responsible management. Robin and team have managed substantial, top to bottom rehabilitation on many of our units. All work has come in within budget and in less time than anticipated.

Another important component of ownership for us is to be proactive – particularly with regard to issues that could expose us to liability. Robin and team are always thinking ahead; always keeping our best interests in mind.

Sincerely,



Ron Insalaco  
Managing Member – I.S. Family Holdings, LLC