

Skippers Initial Bid Form

_____ (Date)

Skippers Restaurant Sales Project
c/o GVA Kidder Mathews, Kurt Sorensen
601 Union Street, Suite 4720
Seattle, WA 98101

RE: Skippers Disposition

This Initial Bid contains the basic terms and conditions pursuant to which bidder,
_____ (Bidder), offers to purchase certain Leasehold from
Skippers

Property: Skippers ID Number: _____

Address: _____

If this bid is for a group of properties please list the additional properties on a separate sheet attached to this form and indicate the aggregate purchase price below. Please submit individual bids for each property if you wish to acquire the properties separately.

Purchase Price: _____

Skippers Purchase and Sale Form:

Except for any proposed modifications as stated below, by submitting this Bidder specifically agrees to all of the terms and conditions contained in the CBA Business Opportunity Purchase and Sale Agreement form which is posted on the website, and if its Bid is accepted Bidder represents that it will enter into that Purchase and Sale agreement in the form proposed. Exceptions are as follows: (please write in "None" if there are no exceptions, otherwise please write in any proposed exceptions. If this space is left blank Bidder is proposing no exceptions.)

Due Diligence Materials:

Buy submitting this Bid, Bidder specifically acknowledges that Skippers has made available to Bidder, though the website and other means, property documentation for review and copying by Bidder, including environmental and other property reports and Skippers has allowed Bidder and/or its designees to inspect the property.

Brokerage Representations:

Bidder is/is not (choose one) represented by a licensed real estate agent. If Bidder is represented, _____ of _____ is Bidders Designated Agent.

Financial Capability:

Bidder hereby represents that it has the financial capability to perform on the transaction outlined herein.

Confidentiality: Bidder understands that during the bid evaluation process all bids will be held by Skippers or Skipper's agent, and shall be confidential. Bidder further understands that after a bid has been formally accepted by Skippers all bids pertaining to that property will become part of the bankruptcy proceedings.

Bid Procedure: Bidder understands that this Bid is being presented as a competitive bid and that all bids for Skippers properties must be received in a sealed envelope by Kurt Sorensen no later than Friday, June 1, 2007 at 5:00 PM PST. By submitting this Bid, Bidder specifically acknowledges is has read and understands the conditions of this bid procedures as described on the website. Bidder acknowledges that the website may be updated from time to time and that it is the Bidder's responsibility to monitor the website for periodic updates.

Law of Real Estate Agency: Bidder acknowledges the receipt of the Law of Real Estate Agency pamphlet that is available for download or has been delivered to Bidder.

Authority: Bidder and the individual executing this document below have all necessary authority to enter into this transaction and to execute this document on behalf of Bidder.

This letter is not binding upon Bidder or Skippers. This letter is, however, an expression of Bidder's intent to pursue the purchase of the above referenced property on the terms descried herein and the conditions of the bid procedure described on the website.

This proposal shall be valid until **5:00 PM, Friday, June 15, 2007.**

Bidder:

By: _____

Its: _____

Name: _____

Address: _____

Phone: _____

Fax: _____

Email: _____

Submit Bid to:

Skippers Project
Kurt Sorensen
GVA Kidder Mathews
601 Union Street, Suite 4720
Seattle, WA 98101