

**Building Owners and Managers Institute
International**

*the Board of Trustees of
Building Owners and Managers Institute
has conferred upon*

Michael Lauhoff

the designations

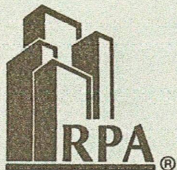
Real Property Administrator

and

Facilities Management Administrator

*and has granted this Diploma with all the honors
rights and privileges appertaining thereto*

December 2005



Dennis A. Adams
Chairman of the Board of Trustees

Sherry A. Hewitt
President