

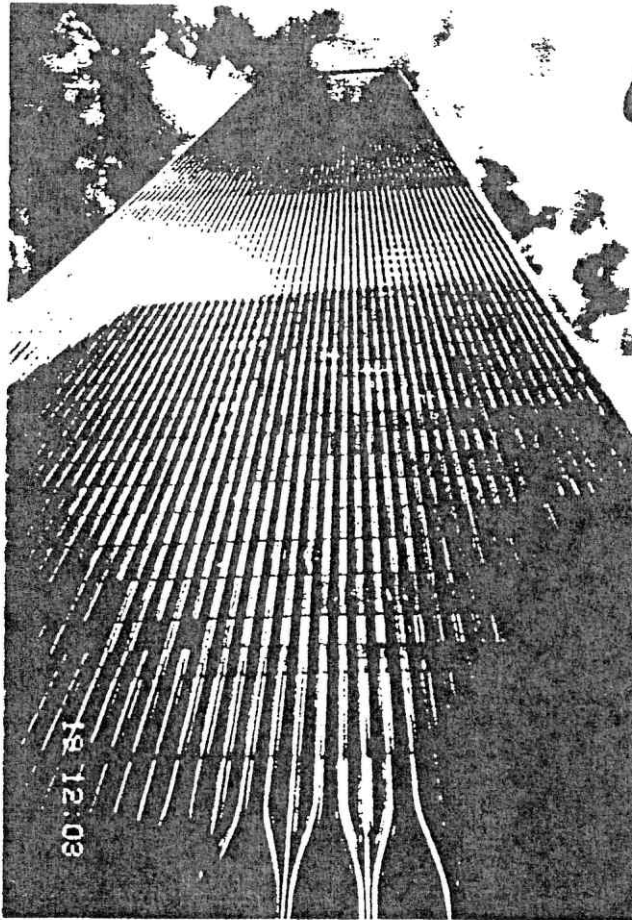
SECTION V - EXISTING PROPERTY DESCRIPTIONS & CONDITIONS

A. Overall Project

<i>Building Type</i>	Commercial Office Building
<i>Built-Circa</i>	1971
<i>Certificate of Occupancy</i>	A Certificate of Occupancy has not been issued by the City of New York because property owned by the Port Authority is not subject to the Building Code of the City of New York. We have observed "Permits to Use or Occupy" issued by the Port Authority for specific work, notably the October 10, 1997, Permit issued following completion of repairs following the 1993 bombing, but the Port Authority did not routinely issue the equivalent of a Base Building Occupancy Certificate until January 1997. In addition, in December 1995, the Port Authority (PA) started an optional "Self Certification" program for alteration work by tenants. The PA has issued "Consent to Occupy" for specific work under this program.
<i>Story Height</i>	12' 0" typical office story 14' 0" at sky lobbies 14' at 43rd and 16' at 67th floors 28' (2-story) at mechanical equipment rooms (MER)
<i>Number of Stories</i>	110 stories plus 6-subgrade levels
<i>Building Height</i>	The overall building height from lobby level to the roof level is reported at 1,368'.
<i>Total Sq. Ft. (Bldg. Area)</i>	42,900 gsf (gross sq. ft.) footprint calculated 4,761,416 gsf (1968 REBNY) 4,468,634 gsf (as remeasured by REBNY 1987 Guideline 4,358,604 rsf May 31, 2000 (Rent Roll Sq. Ft.)

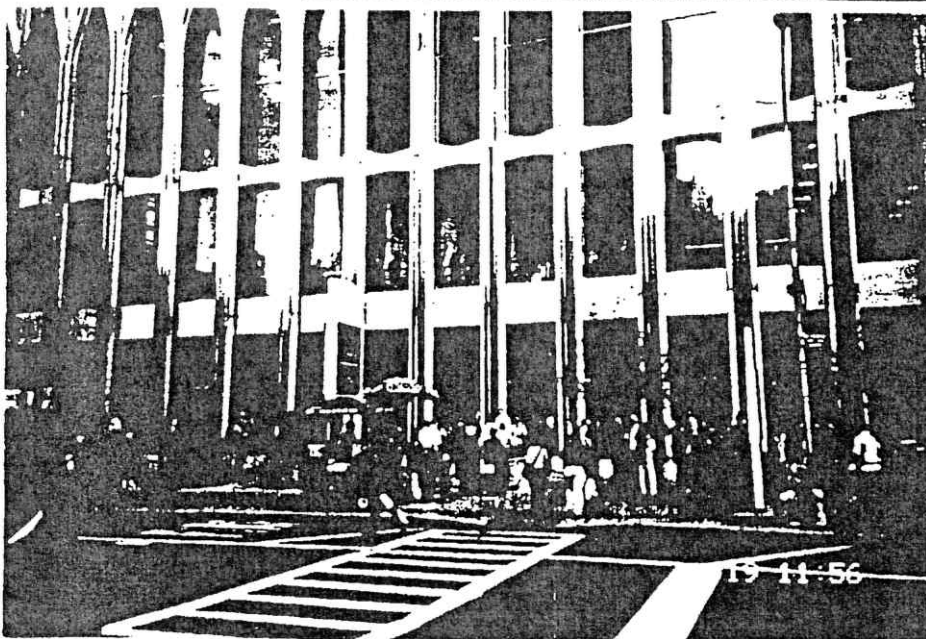
ATTACHMENT 1

Photographs



Photograph 1

Liberty Street
elevation



Photograph 2

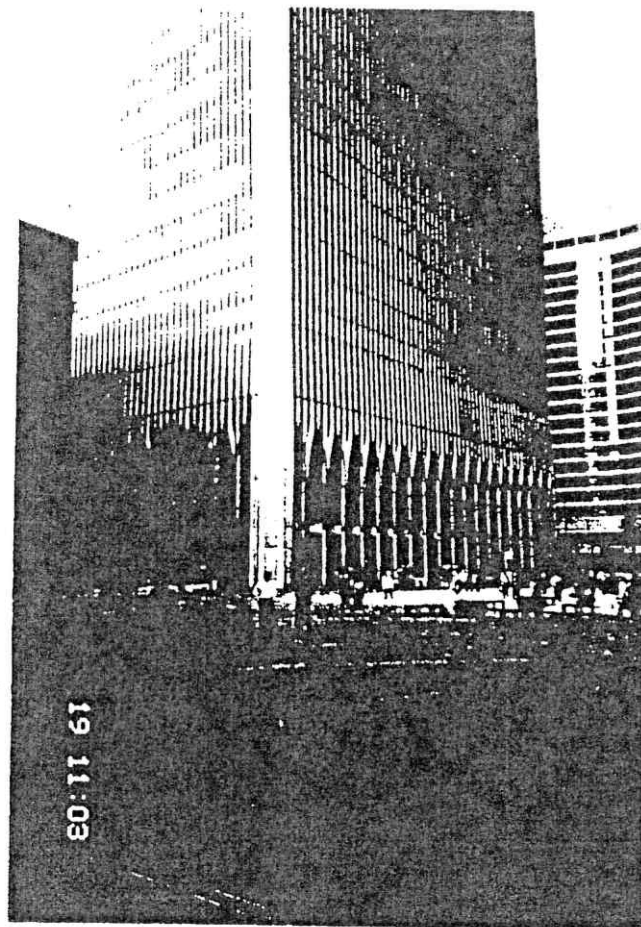
Liberty Street
entrance to Lobby

Two World Trade Center

World Trade Center
New York, New York

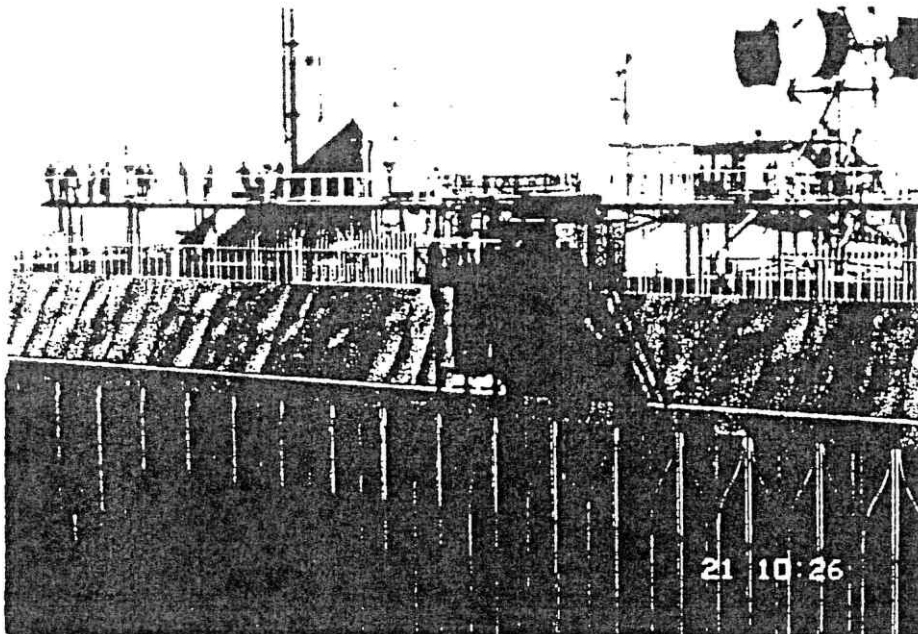
Photograph 3

Plaza elevation,
Marriott hotel in
background



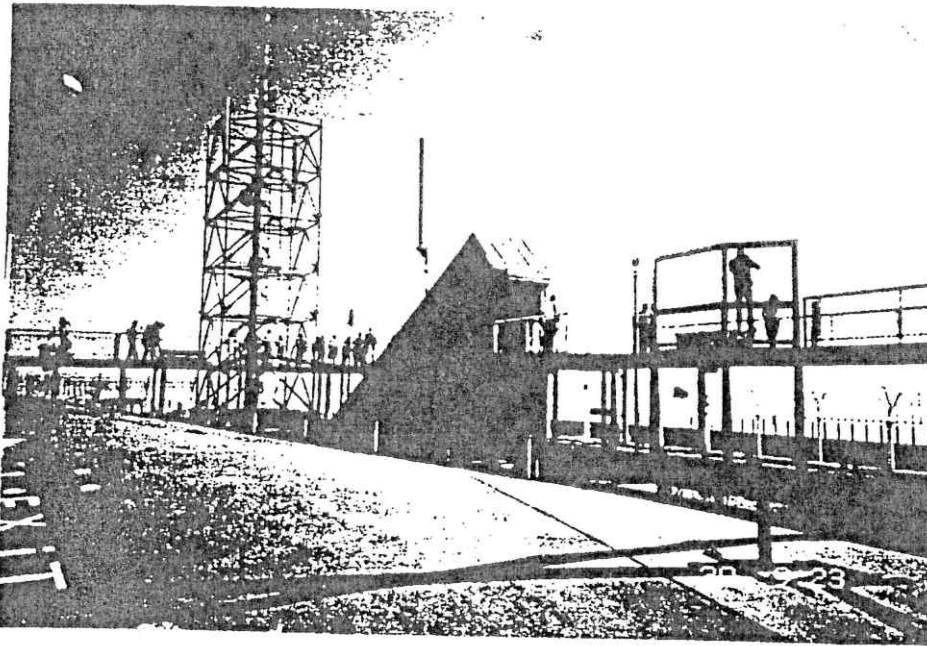
Photograph 4

Rooftop observation
deck, window
washing rig



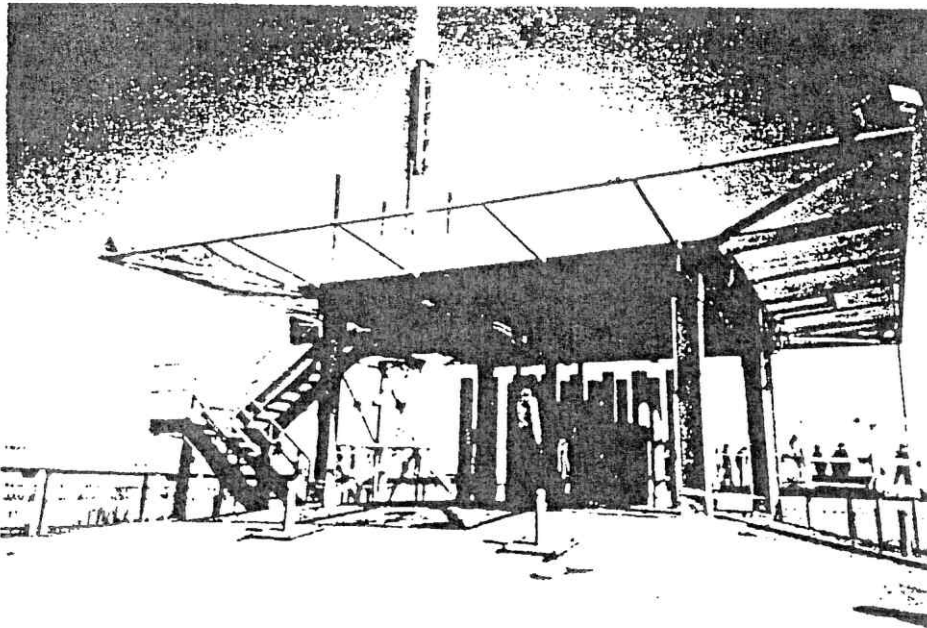
Taken September 20 - October 19, 2000

20-251E-2



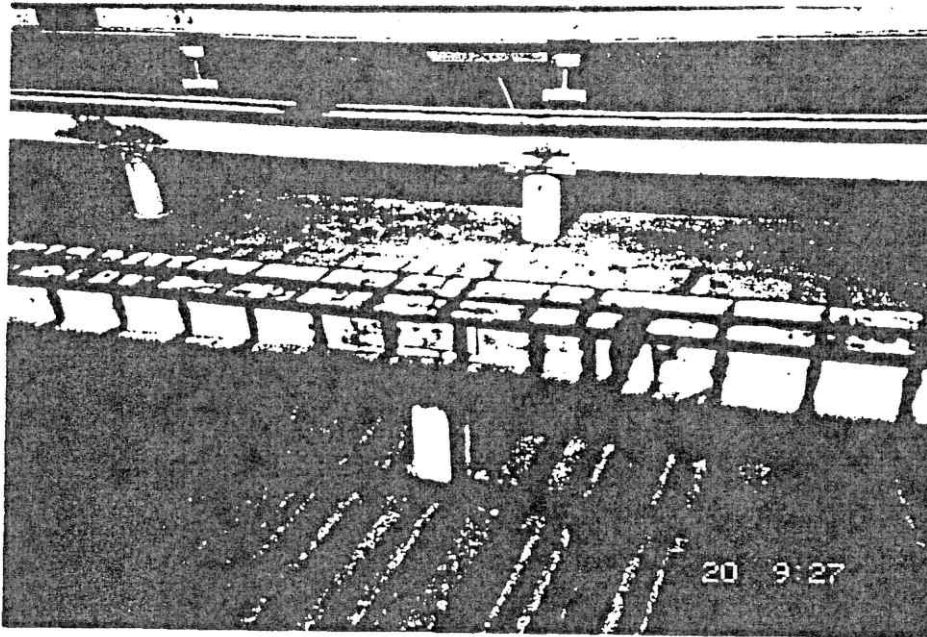
Photograph 5

Entrance to rooftop
observation deck;
note concrete
covered roof



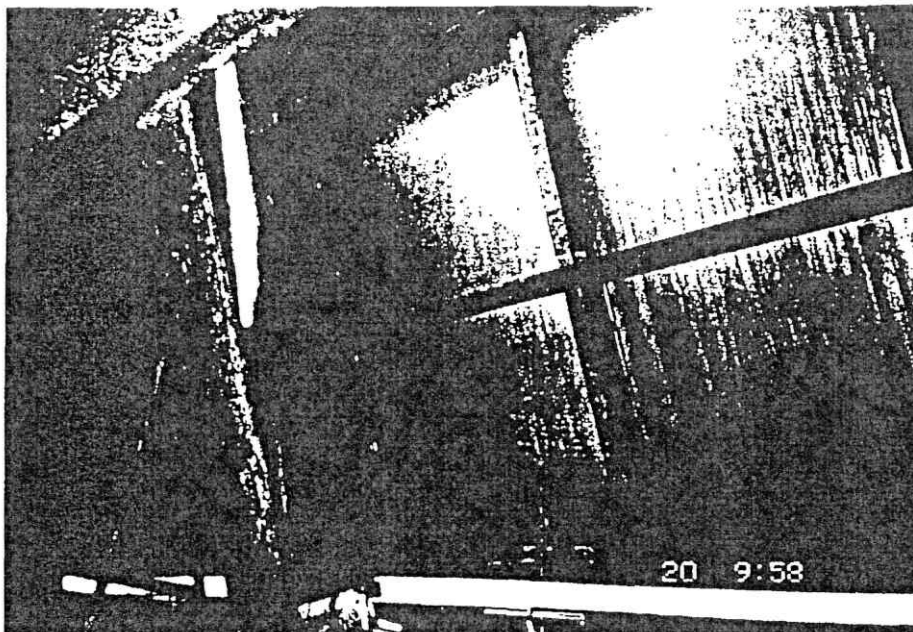
Photograph 6

Helicopter pad



Photograph 7

Rusted window
washing rig rails



Photograph 8

Rusting purlins for
exposed facade at
110-story and at
roof

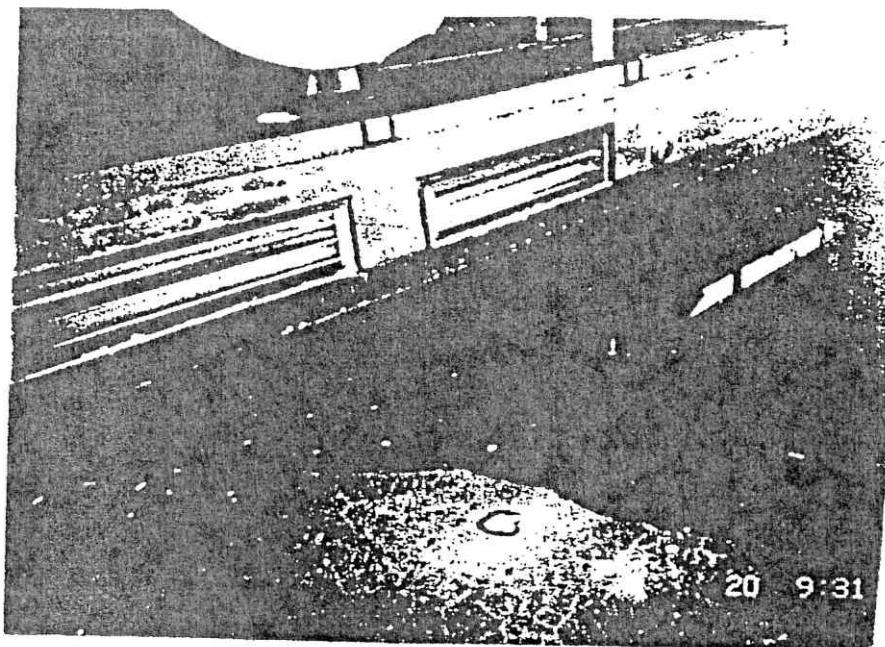
M_&H

Two World Trade Center

World Trade Center
New York, New York

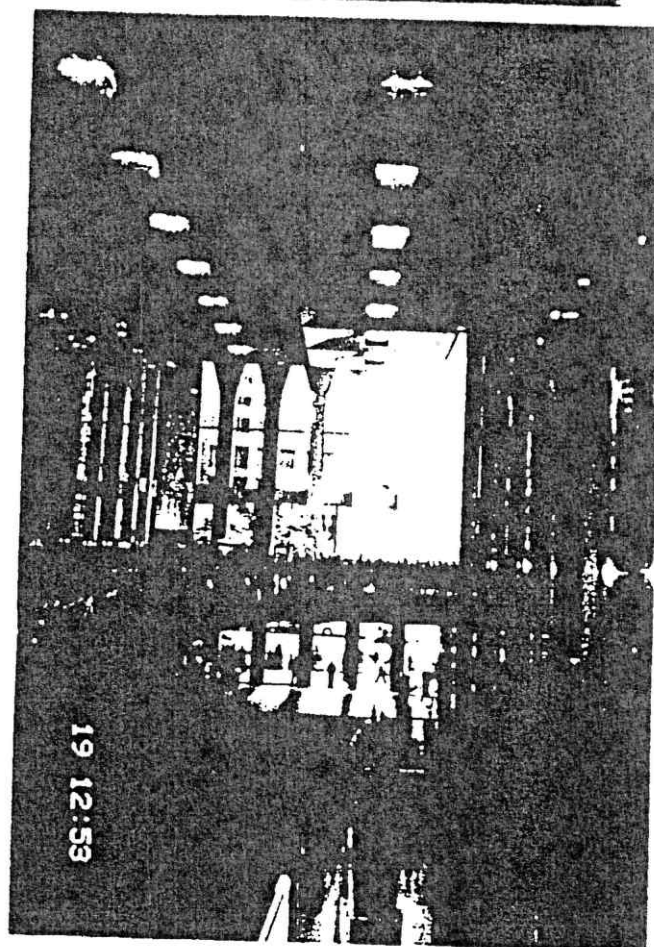
Photograph 9

Puddles at main roof
indicate poor
drainage



Photograph 10

Lobby and
mezzanine



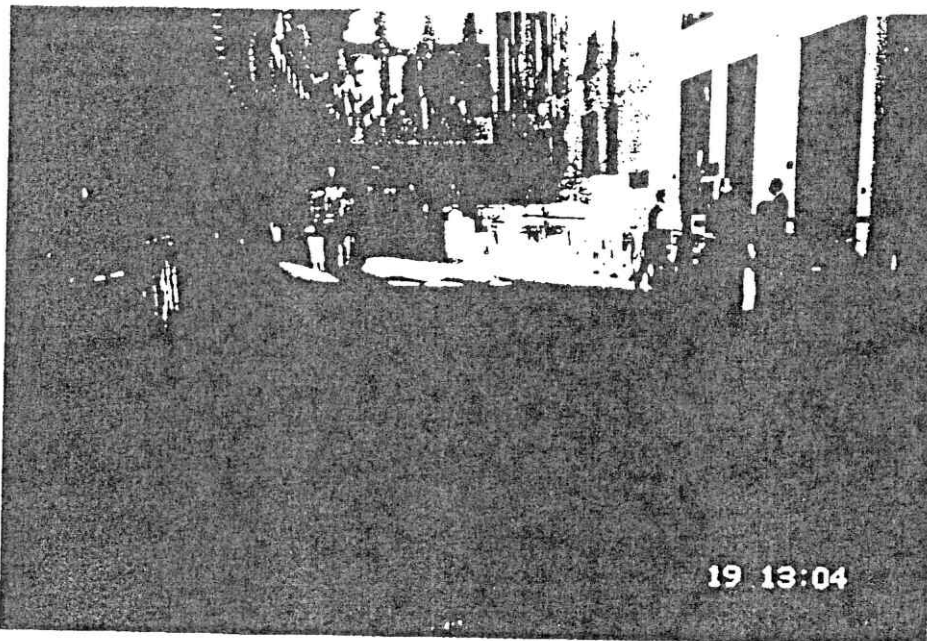
Taken September 20 – October 19, 2000

20-251E-2

M_&H

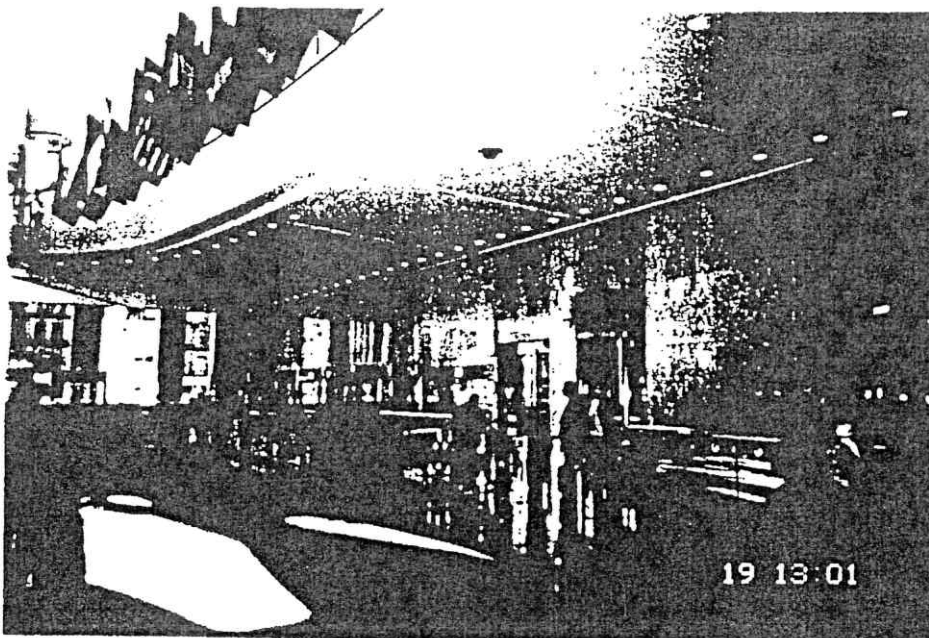
Two World Trade Center

World Trade Center
New York, New York



Photograph 11

Lobby - visitors desk
on left, security gates
to elevators on right

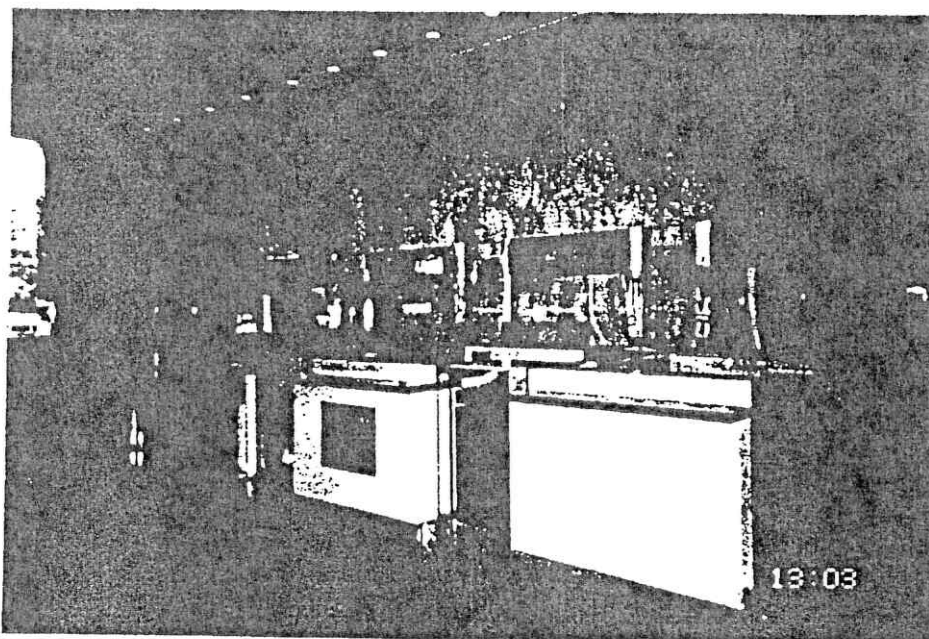


Photograph 12

Lobby, secured
entrance to elevators
to garage on right

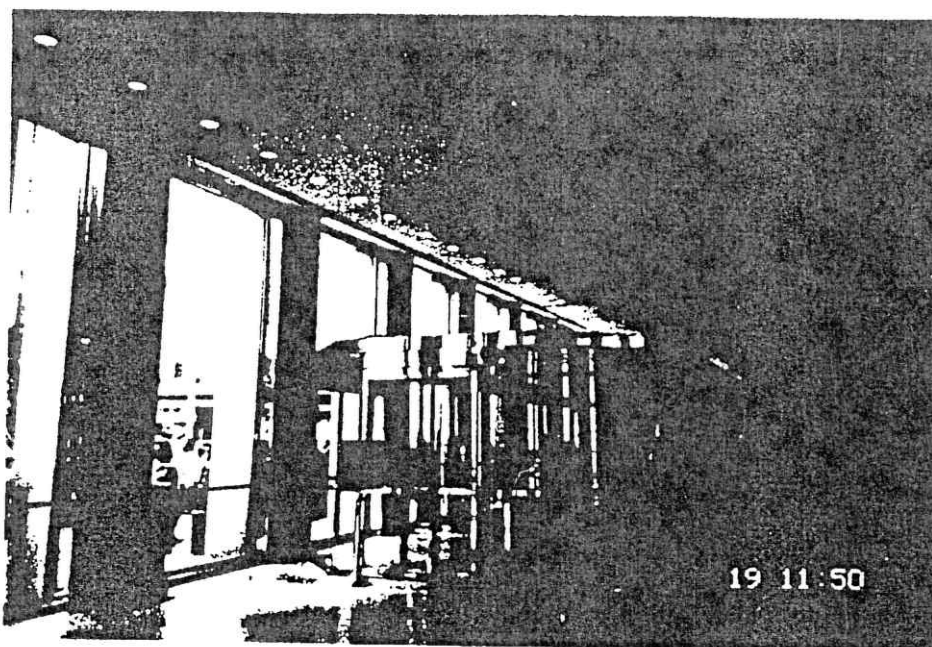
Taken September 20 - October 19, 2000

20-251E-2



Photograph 13

Vacated desks in
lobby



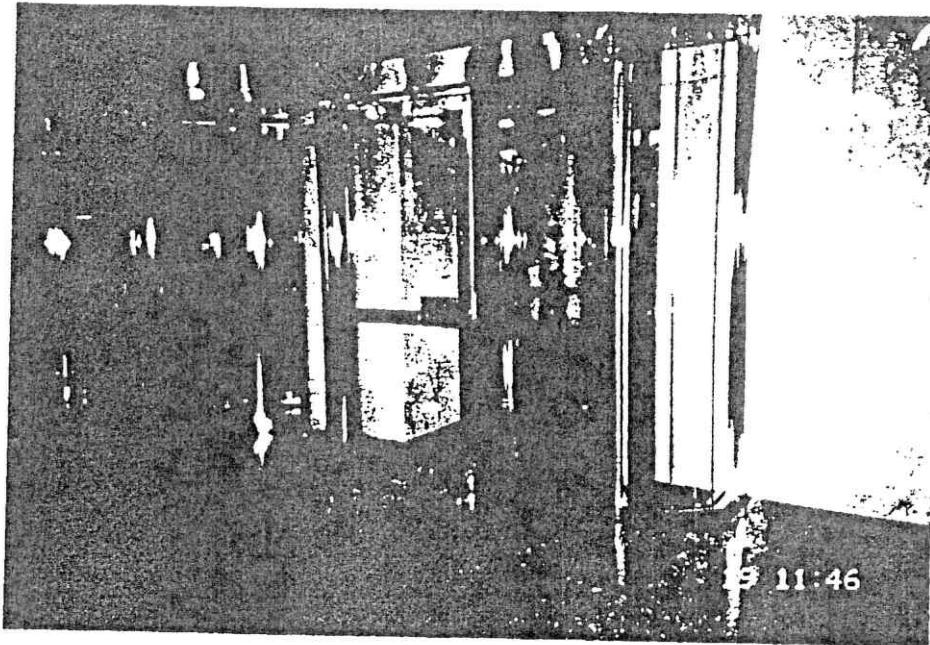
Photograph 14

Lobby and vestibule
entrance from
Liberty Street

M_&H

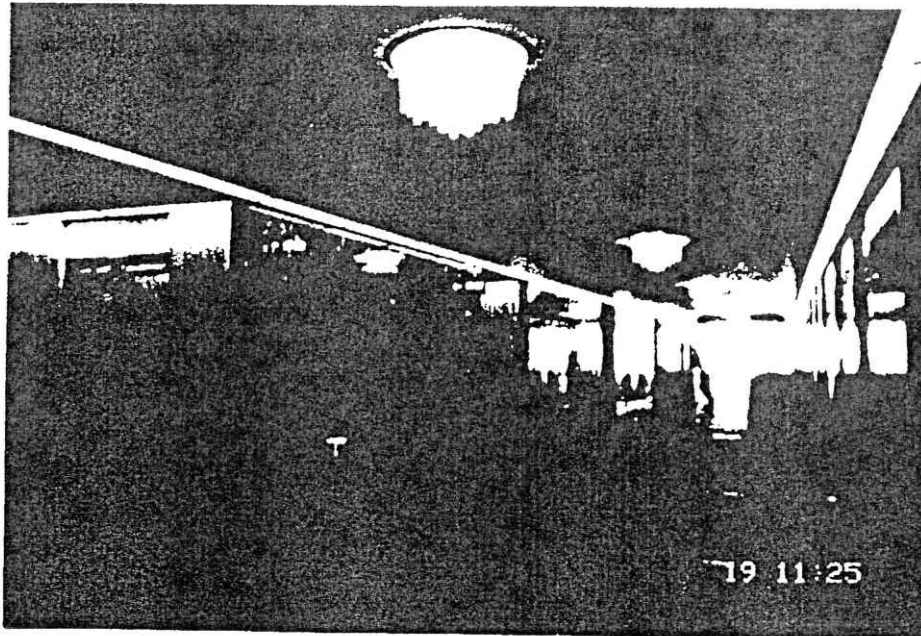
Two World Trade Center

World Trade Center
New York, New York



Photograph 15

ADA accessible
entrance from mall



Photograph 16

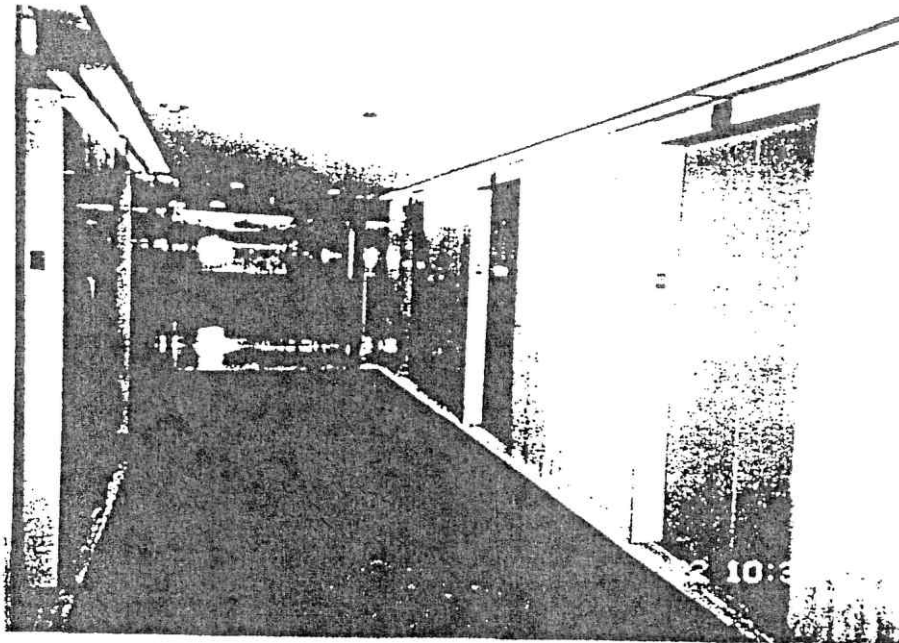
Typical sky lobby

Taken September 20 - October 19, 2000

20-251E-2

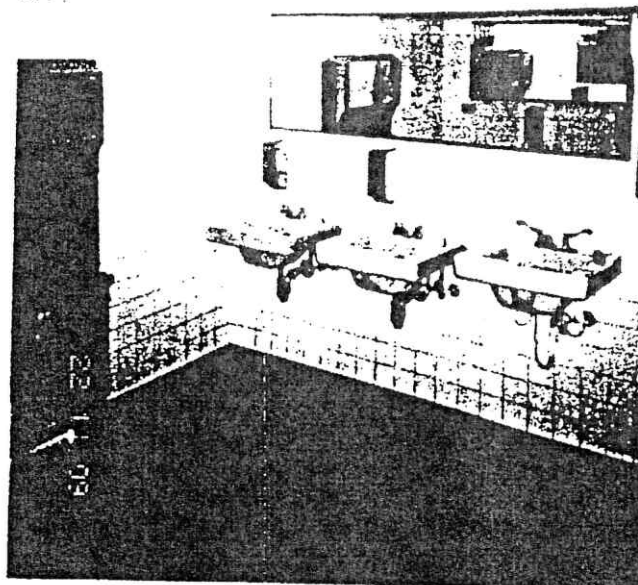
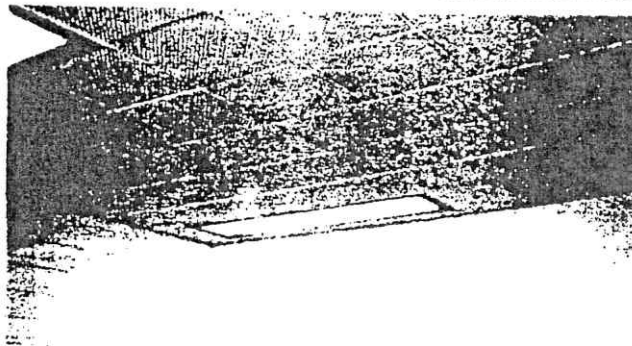
Photograph 17

Typical multi-tenant
elevator vestibule



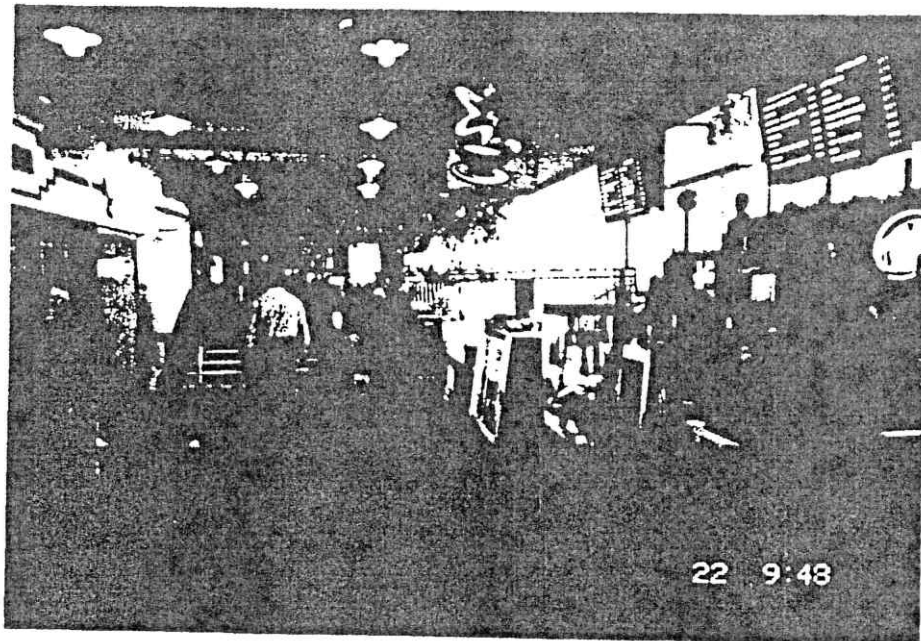
Photograph 18

Typical toilet room
with original finishes



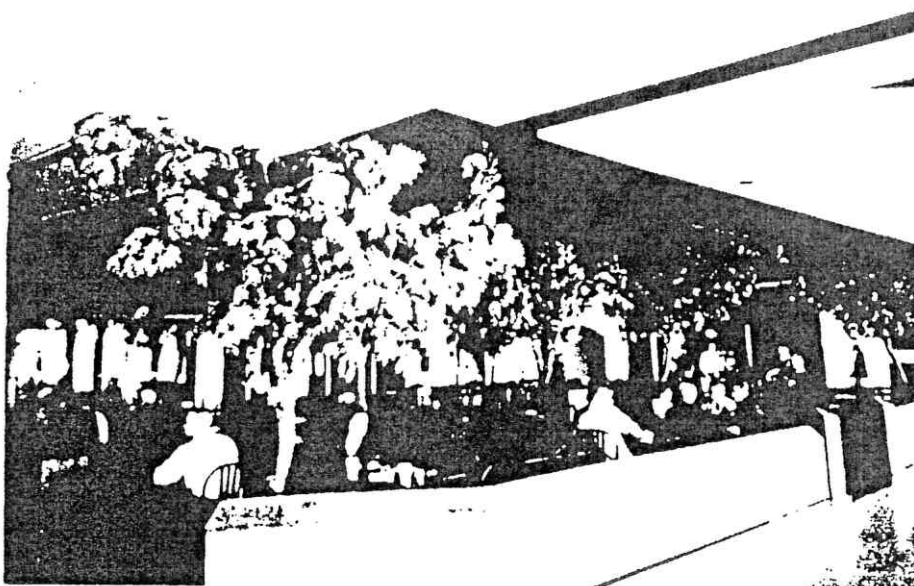
Photograph 19

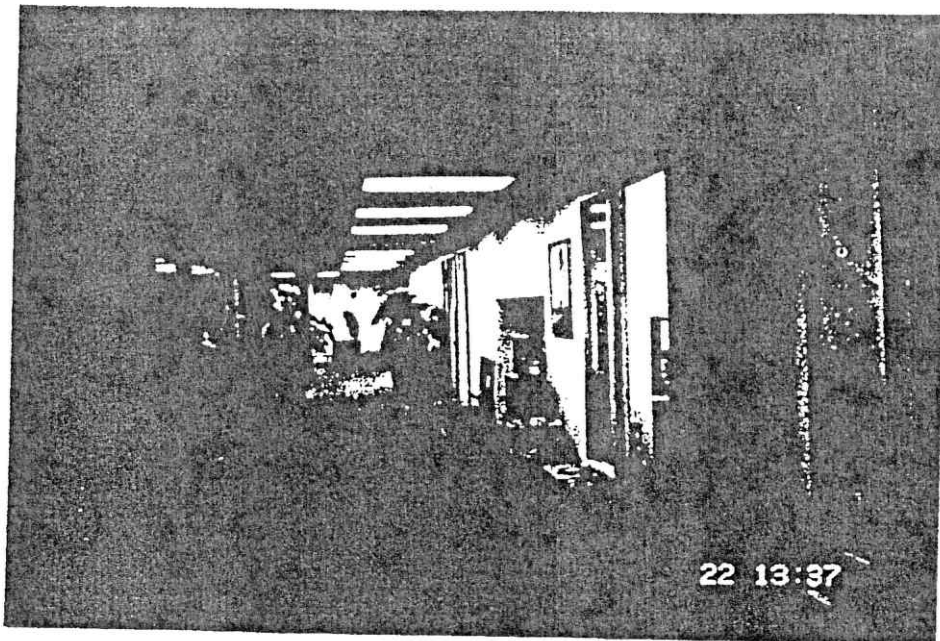
Observation deck
cafeteria



Photograph 20

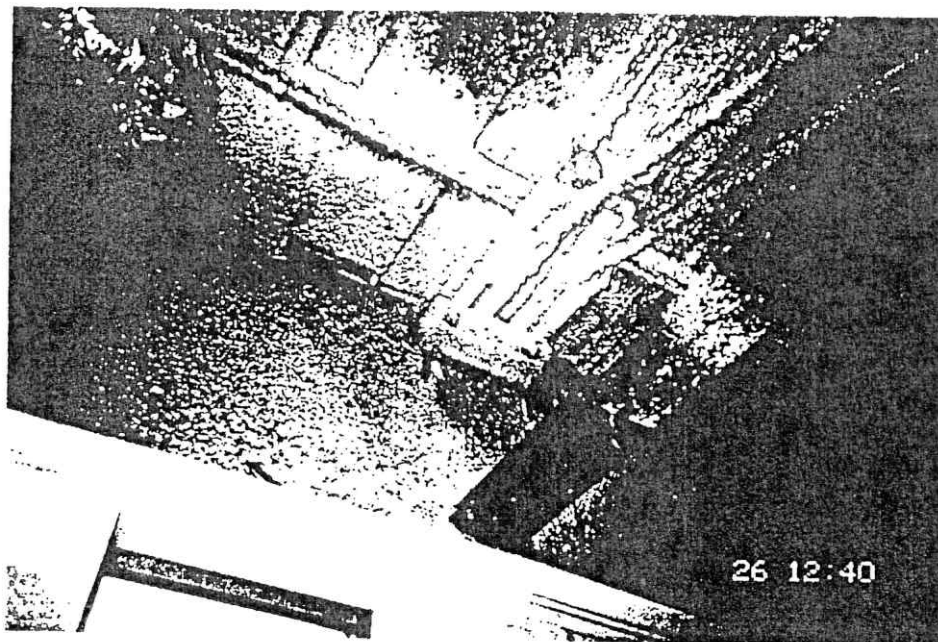
Observation deck
eating area





Photograph 21

Typical floor office
interior

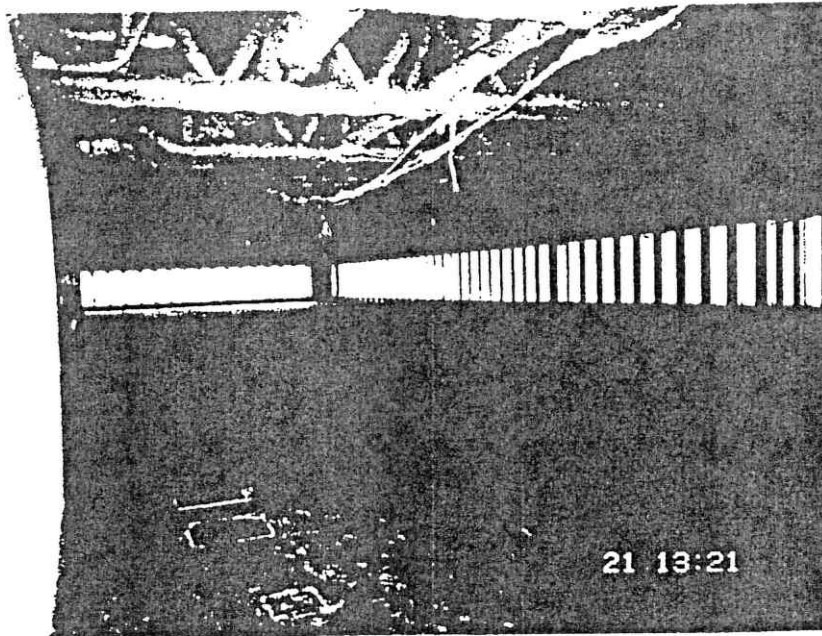


Photograph 22

Viscoelastic damper
at each floor joist

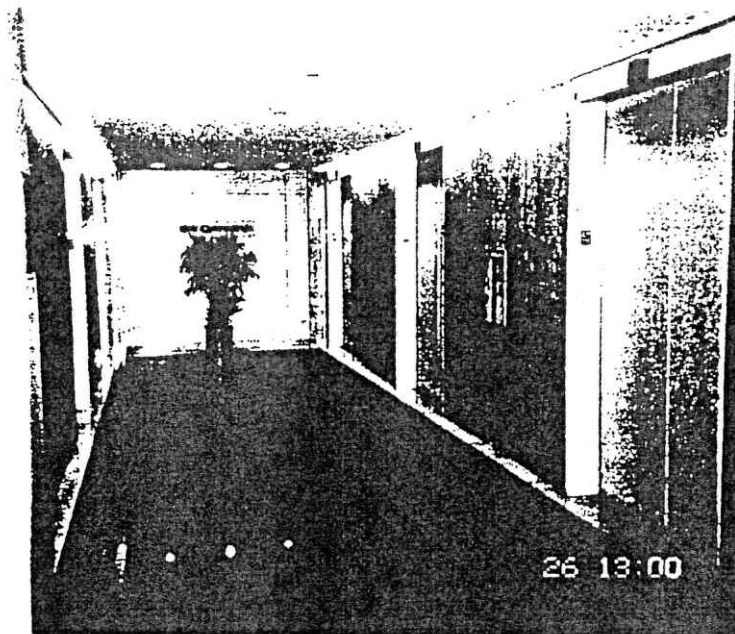
Photograph 23

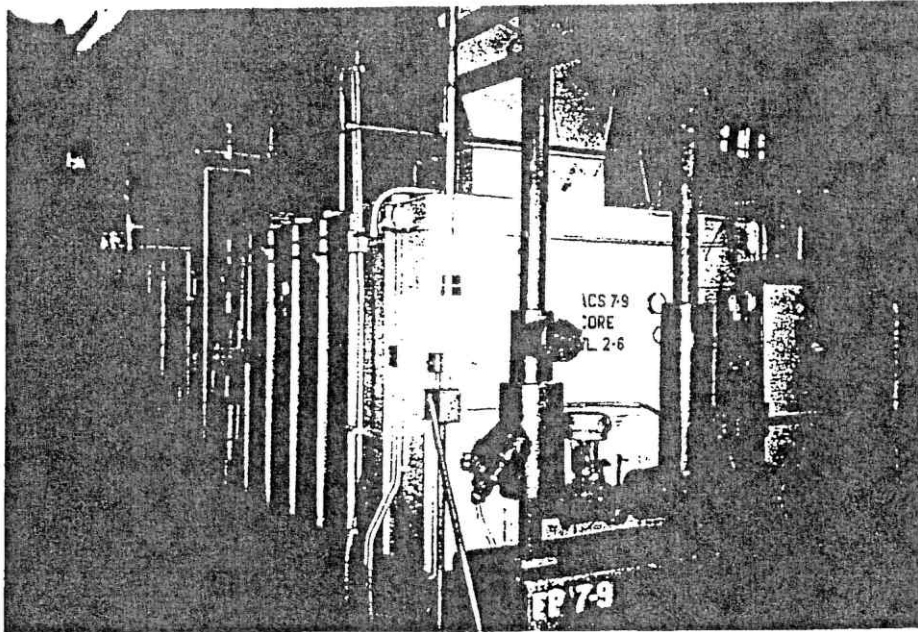
Typical floor
framing system after
fireproofing
respraying



Photograph 24

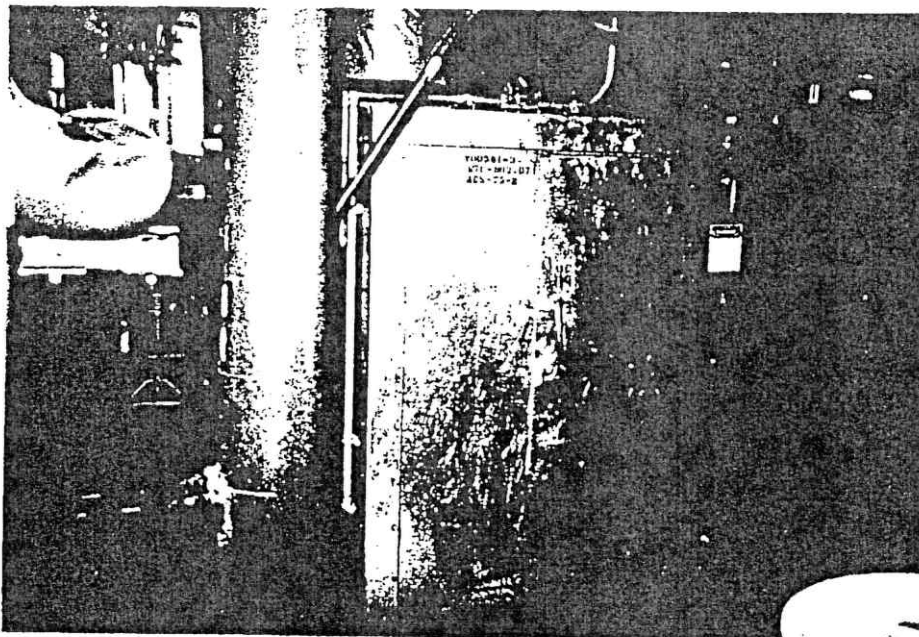
Upgraded elevator
lobby, by tenant





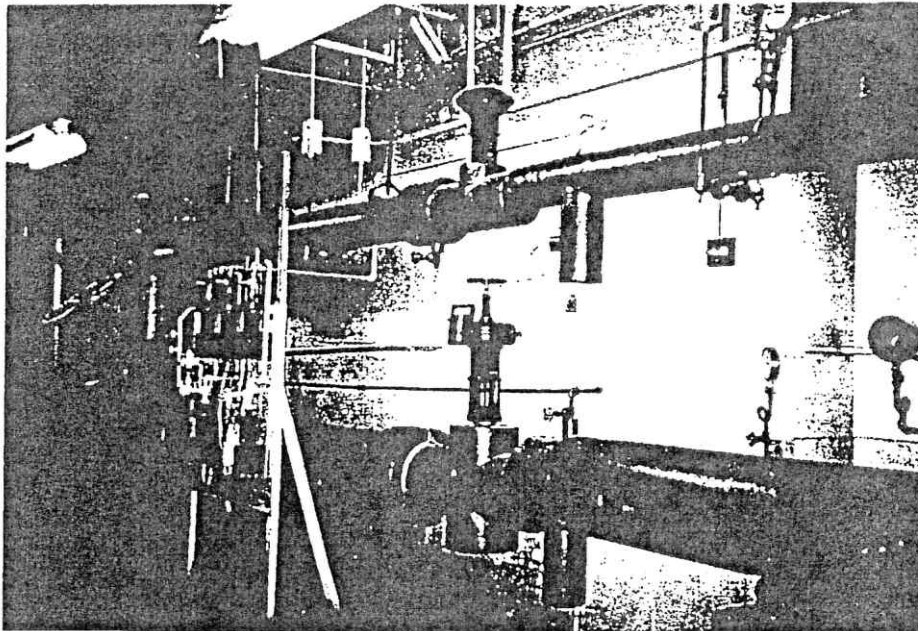
Photograph M1

Typical 7th floor
mechanical room air
handler and
abandoned freeze
protection pump
system



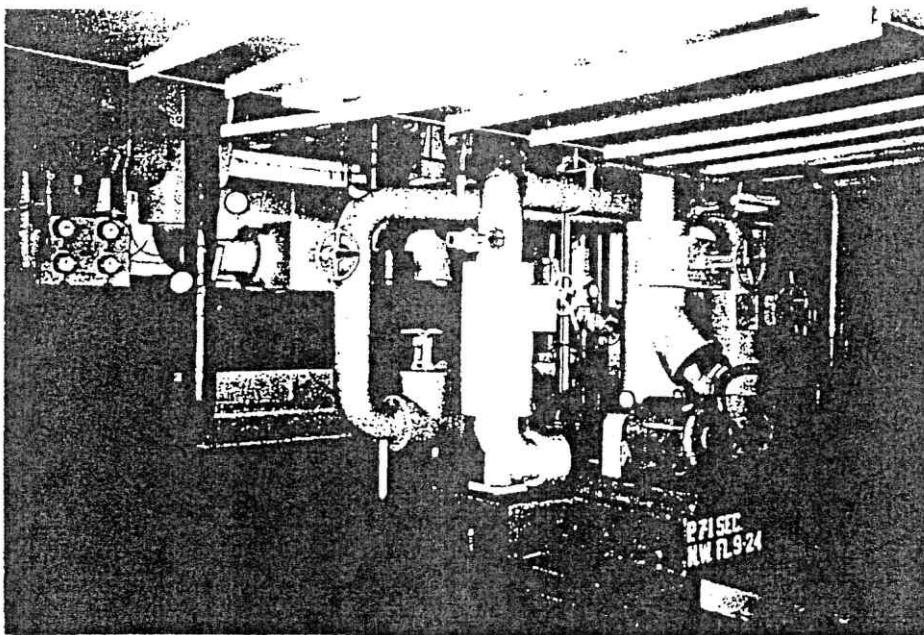
Photograph M2

New air handling
unit for the
electrical
substation on the
74th floor



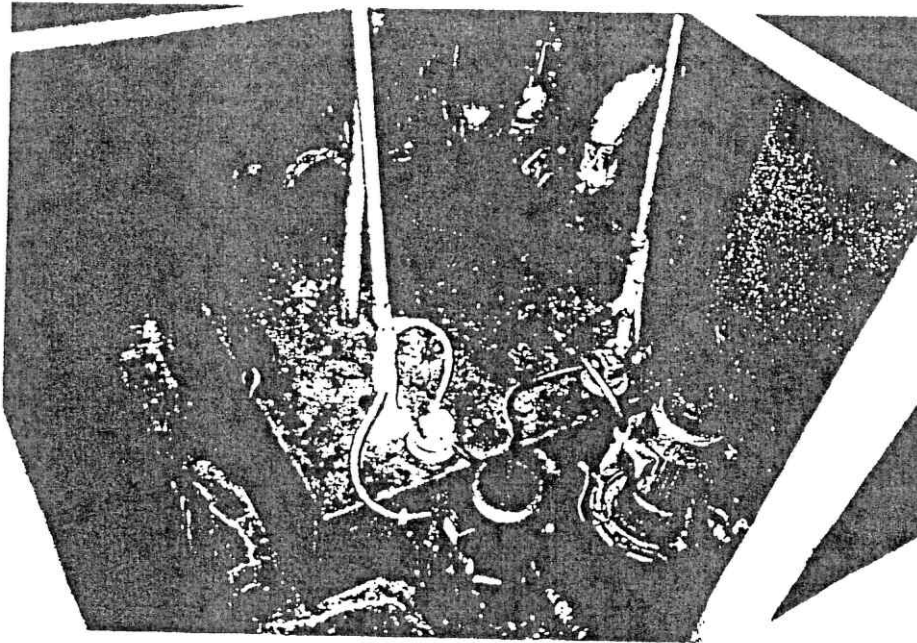
Photograph M3

Steam pressure
reducing station



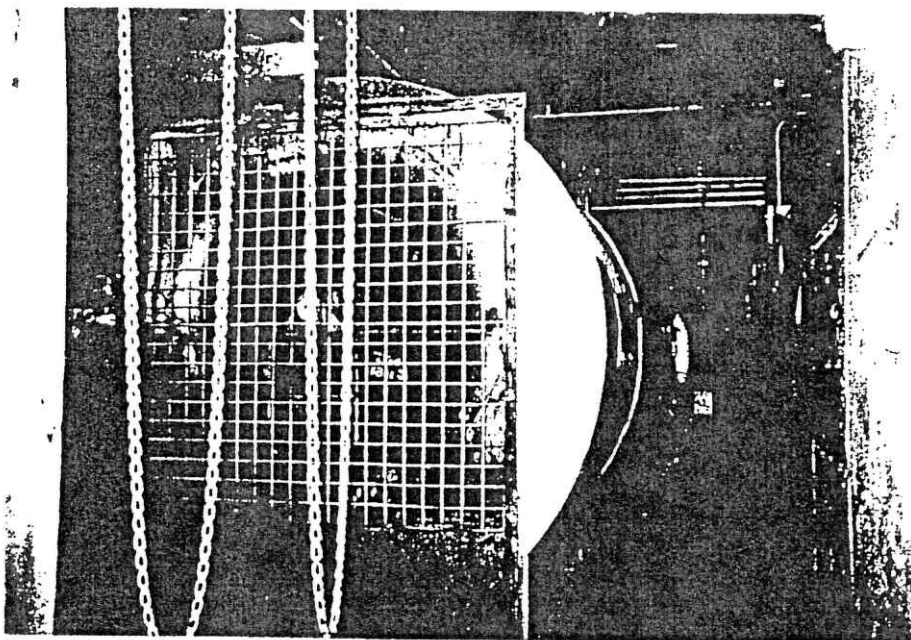
Photograph M4

Steam and
chilled water
heat exchangers
and secondary
heating/chilled
water pumps



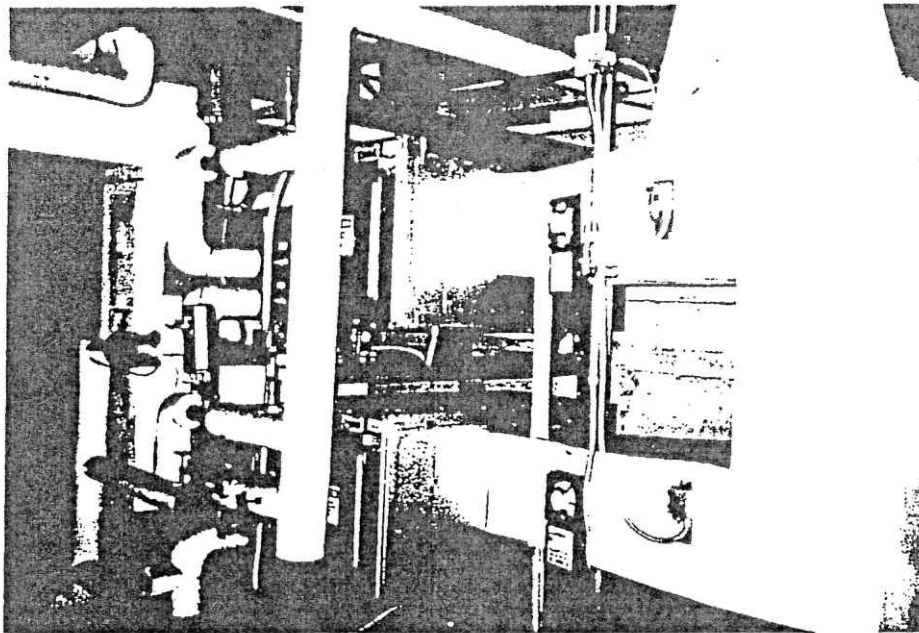
Photograph M5

Steam
condensate
return pumps
and receiver in
the B-6 Level
mechanical room



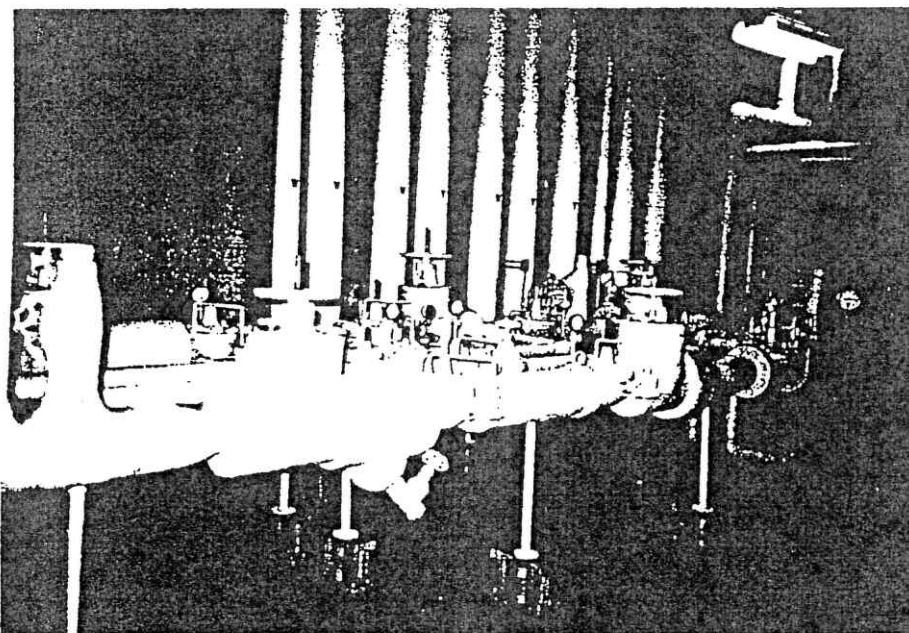
Photograph M6

7th floor
mechanical room
air handler
return air fan



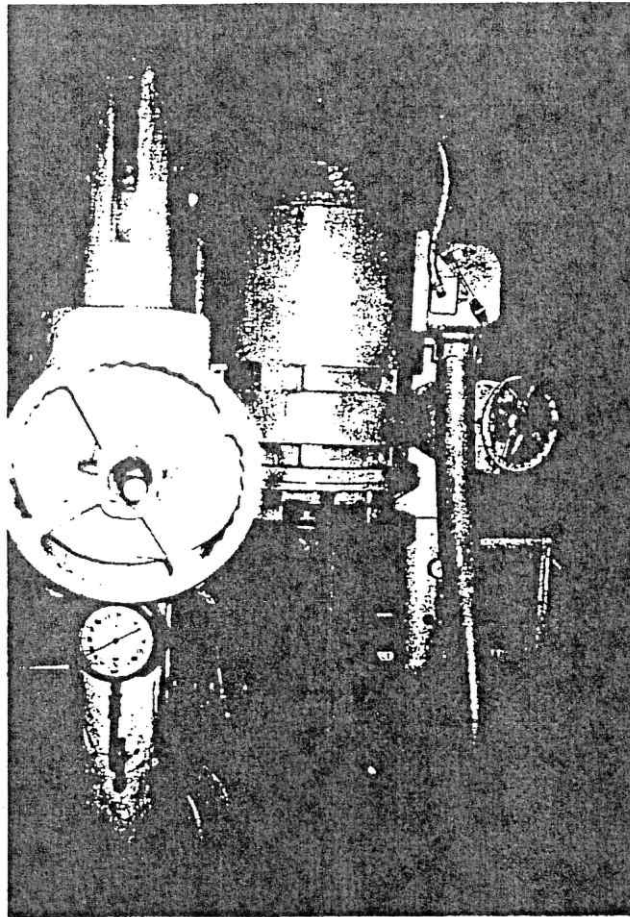
Photograph M7

New H&V units,
with steam coils,
located in the B-6
Level mechanical
room



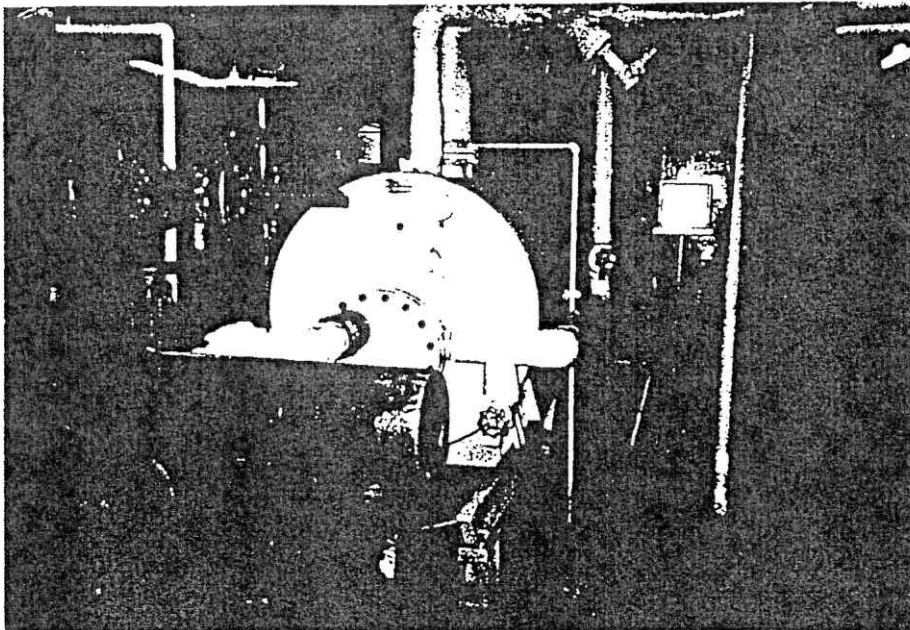
Photograph M8

Domestic water
pressure
reducing station



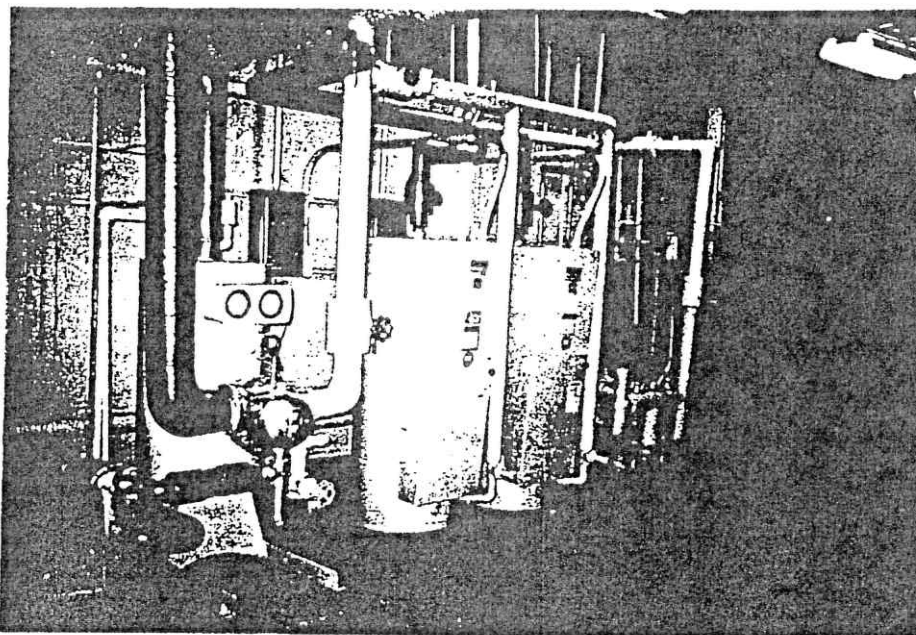
Photograph M9

Domestic water
booster pump



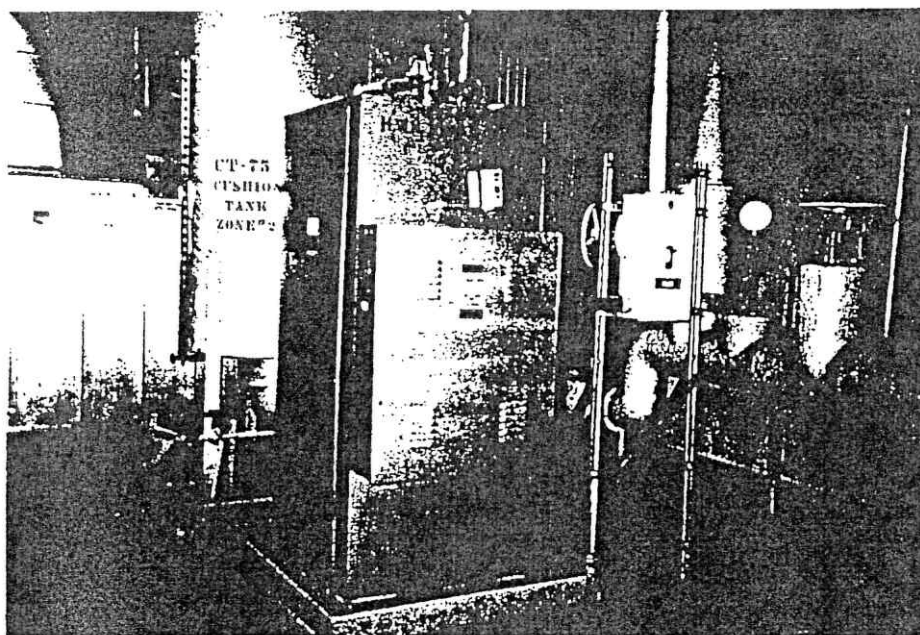
Photograph M10

Domestic water
preheat tank



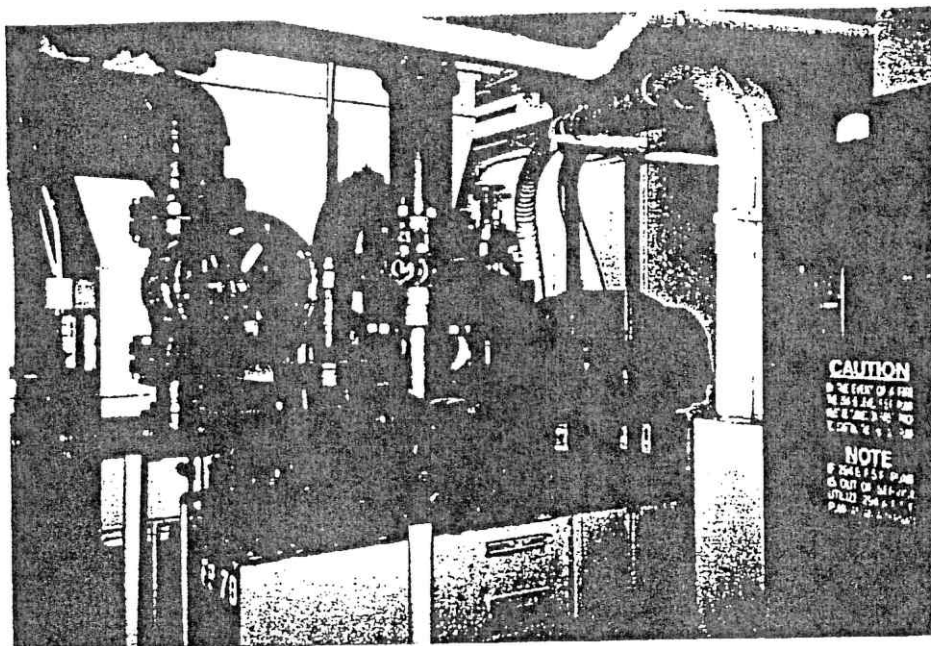
Photograph M11

Steam and
electric domestic
water heaters
and circulating
pumps



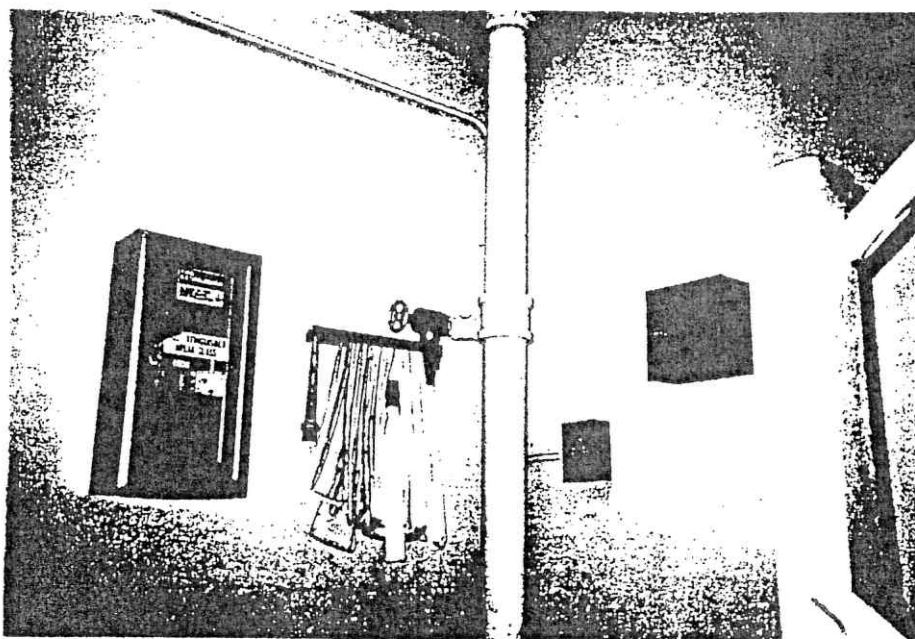
Photograph 12

Large electric
water heater



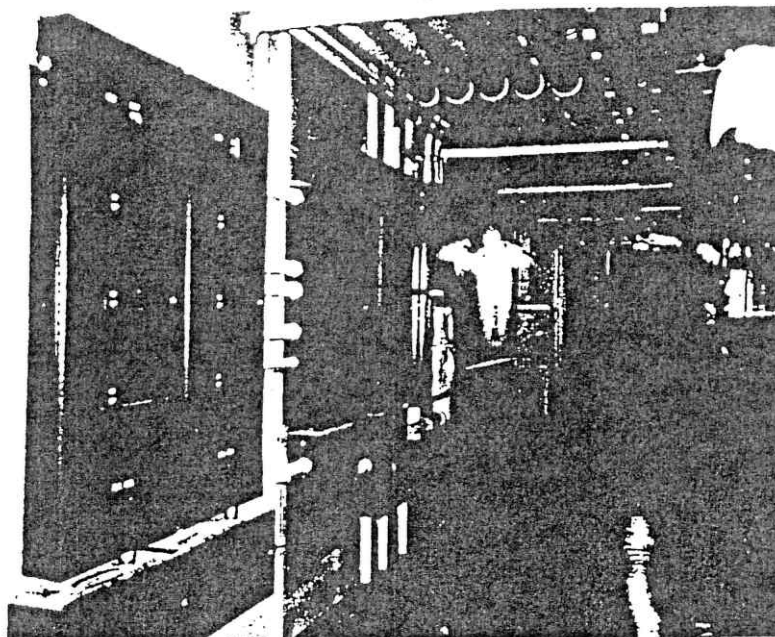
Photograph M13

Electric fire
pump located in
the 7th floor
mechanical room



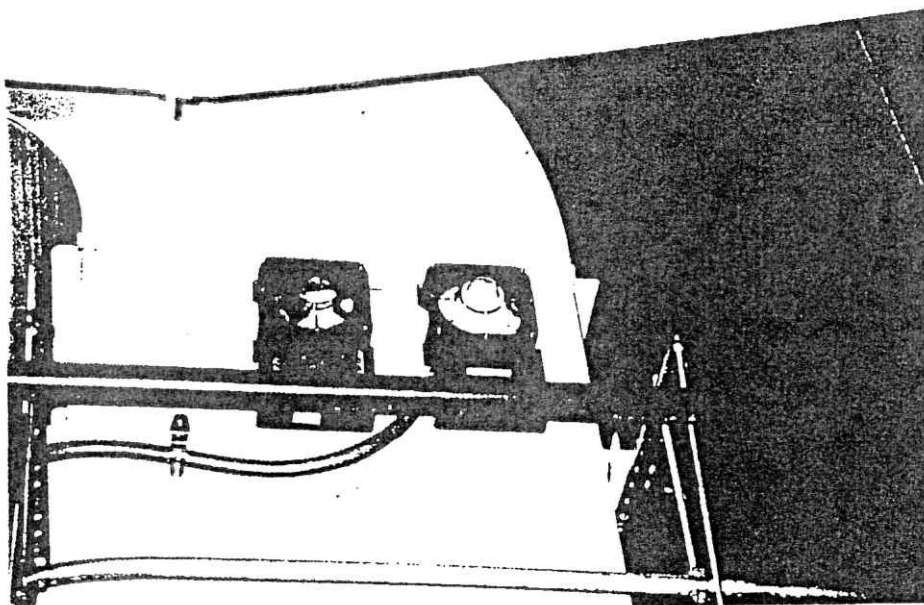
Photograph M14

Standpipe riser
with a fire hose
rack and fire
extinguisher
cabinet located
in the stairs



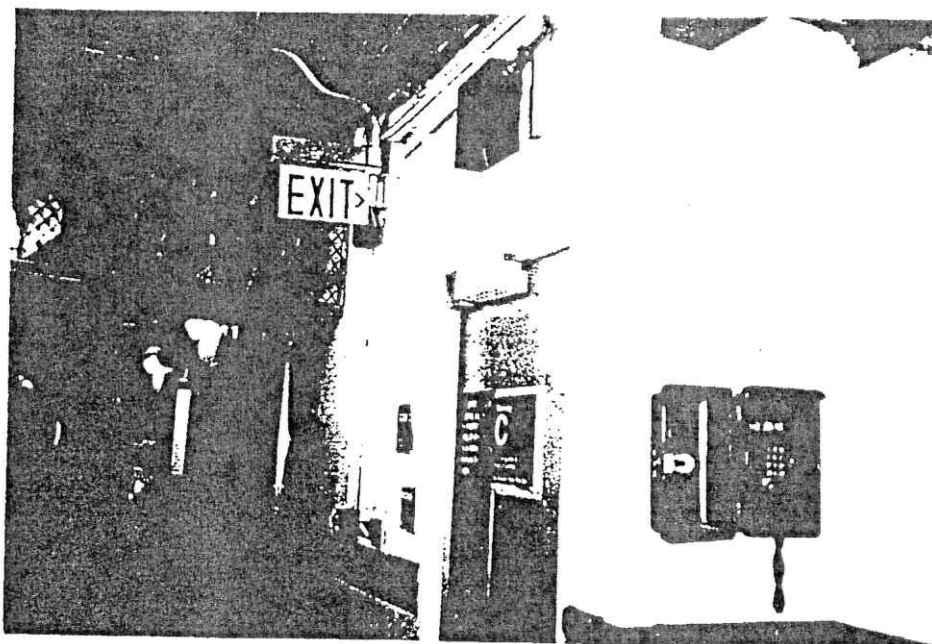
Photograph M15

Fire alarm
panels for the
new system being
installed



Photograph M16

Duct smoke
detectors for a
typical air
handler



Photograph M17

Exit sign, manual
pull station, and
alarm