UNITED STATES BANKRUPTCY COURT
SOUTHERN DISTRICT OF NEW YORK
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In re:

In Proceedings for
Reorganization

RANDALL'S ISLAND FAMILY GOLF
CENTERS, INC., et.al.

Debtor.

CASE NOS. 00 B 41065
through 00 B 41196 (SMB)

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AFFIDAVIT OF DISINTEREST

STATE OF NEW YORK
COUNTY OF NASSAU SS:

Harold Bordwin being duly sworn, deposes and says:

1) Your deponent is President of Keen Realty Consultants Inc., 60 Cutter Mill Road, Great Neck, New York, 11021 ("Keen").

2) Debtor seeks to continue the retention of Keen as its special real estate consultant to provide real estate disposition and negotiation services as described in the accompanying Retention Agreement.

3) Neither I nor Keen nor any member of Keen, insofar as I have been able to ascertain, has any connection with the Debtor in this Chapter 11 case, its creditors, any other party in interest herein, their respective attorneys and accountants or other advisors, the United States Trustee, or any person employed in the office of the United States Trustee, except as set forth in this Affidavit, as follows: Keen represented the Debtor pre-petition pursuant to a Retention Agreement dated February 9, 2000, as revised, and thereafter pursuant to an Order of the Bankruptcy Court dated May 4, 2000. As of the filing of Debtor's bankruptcy proceeding, Keen was not owed any outstanding fees and disbursements for pre-petition services rendered or expenses incurred on behalf of the Debtor and since the filing, Debtor has not paid Keen any fees for services rendered on the Debtor's behalf.

4) Keen may have represented in the past and may represent in the future, in matters unrelated to this Chapter 11 case, entities that are parties-in-interest in the Debtor's bankruptcy proceeding. As part of its practice, Keen also appears in cases, proceedings and transactions involving many different

attorneys, accountants and advisors, some of which may represent claimants and parties-in-interest in this Chapter 11 case. Keen does not represent any such entity in connection with this Chapter 11 case or have any relationship with any such entity, attorneys or accountants that would be adverse to the Debtor or its estate.

5) Neither I nor Keen has agreed to share or will agree to share any portion of the compensation to be received from the Debtor with any other person, other than the members and regular employees and consultants of Keen. In accordance with the terms of our Retention Agreement, Debtor has agreed to directly compensate other brokers.

6) To the best of my knowledge, information and belief, Keen is a disinterested person, as that term is defined in Section 101 and used in Section 327 of the Bankruptcy Code. Neither I, Keen nor any member thereof, insofar as I have been able to ascertain, holds or represents any interest adverse to the Debtor or its estate. To the extent Keen discovers during the period of its employment, any facts bearing on the matters described herein Keen will supplement the information contained in this Affidavit.

Harold Bordwin
President

Sworn to before me
this 31st day of May, 2000

Lisa Rossi
Notary Public

LISA ROSSI
Notary Public, State of New York
No. 4932132
Qualified in Nassau County
Commission Expires June 20, 2002

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