

UNITED STATES BANKRUPTCY COURT
DISTRICT OF MASSACHUSETTS
(Eastern Division)

In re:

SW BOSTON HOTEL VENTURE, LLC, *et al.*,¹

Debtors.

Chapter 11

Case No. 10-14535-JNF

(Jointly Administered)

NOTICE OF (1) CONFIRMATION OF DEBTORS' PLAN OF REORGANIZATION; (2) WAIVER OF CONDITIONS PRECEDENT TO EFFECTIVE DATE; (3) EFFECTIVE DATE, AND (4) DEADLINES FOR FILING ADMINISTRATIVE EXPENSE CLAIMS, PROFESSIONAL FEE CLAIMS AND CONTRACT/ LEASE REJECTION CLAIMS

PLEASE TAKE NOTICE THAT:

1. **Confirmation of Plan.** By order dated November 16, 2011 (the "Confirmation Order") [docket no. 869], the United States Bankruptcy Court for the District of Massachusetts (the "Court") confirmed the *Modified First Amended Joint Plan of Reorganization of SW Hotel Venture, LLC, Auto Sales & Service, Inc., General Trading Company, Frank Sawyer Corporation, 100 Stuart Street, LLC, 30-32 Oliver Street Corporation, General Land Corporation and 131 Arlington Street Trust* (the "Plan") [docket no. 722]. Capitalized terms not otherwise defined in this notice shall have the meanings ascribed to them in the Plan. The Plan and the Confirmation Order are available (a) for inspection at the Office of the Clerk, United States Bankruptcy Court for the District of Massachusetts (Eastern Division) (the "Clerk of the Court"), John W. McCormack Post Office and Court House, 5 Post Office Square, Boston, MA 02109-3945; or (b) by written request to the Debtors' counsel, Murphy & King, Professional Corporation, One Beacon Street, 21st Floor, Boston, Massachusetts, Attn: D. Ethan Jeffery, Esq., Email: dej@murphyking.com.

2. **Waiver of Conditions Precedent to Effective Date.** Pursuant to Section 10.2 of the Plan, the Debtors waive the conditions precedent to the occurrence of the Effective Date contained in Section 10.1(b) of the Plan and, to the extent applicable, Section 10.1(c) of the Plan.

3. **Effective Date; Distribution.** The Effective Date of the Plan is **Thursday, December 1, 2011**. Distributions to the holders of Allowed Claims will be made on or as soon as practicable after the Effective Date. If you have a question regarding your claim, contact counsel for the Debtors at the address listed above.

4. **Administrative Expense Claim Bar Date.** In accordance with Paragraph 28 of the Confirmation Order, all applications for the reimbursement of expenses incurred before the Effective Date and all other requests or claims for payment of Administrative Expense Claims incurred before the

¹ The other Debtors in the jointly administered cases are Auto Sales & Service, Inc. (Case No. 10-14528-JNF), General Trading Company (Case No. 10-14532-JNF), Frank Sawyer Corporation (Case No. 10-14533-JNF), 100 Stuart Street, LLC (Case No. 10-14534-JNF), 30-32 Oliver Street Corporation (Case No. 10-16173-JNF), General Land Corporation (Case No. 10-16174-JNF), and 131 Arlington Street Trust (Case No. 10-16177-JNF).

Effective Date, other than the Professional Fee Claims, must be filed with the Bankruptcy Court on or before the thirty-fifth (35th) day after the Effective Date, which is **Thursday, January 5, 2011** (the "**Administrative Expense Claim Bar Date**"). Any request for the allowance of an Administrative Expense Claim must be made by application filed with the Clerk of the Court either electronically or at the address listed in paragraph 1 of this Notice and must be served upon the undersigned counsel to the Debtors. Any request for payment of an Administrative Expense Claim that is subject to the Administrative Expense Claim Bar Date and is not filed on or before the Administrative Expense Claim Bar Date shall be forever barred and the Debtors, the Reorganized Debtors, the Debtors' bankruptcy estates shall be discharged of any liability for such Claim.

5. **Professional Fee Claims Bar Date.** In accordance with Paragraph 27 of the Confirmation Order and unless otherwise ordered by the Court, all applications for final compensation and reimbursement of Professional Fee Claims incurred before the Effective Date must be filed with the Bankruptcy Court on or before **Thursday, January 5, 2011** (the "**Professional Fee Claim Bar Date**"). Applications for final compensation and reimbursement of Professional Fee Claims must be filed with the Clerk of the Court either electronically or at the address listed in paragraph 1 of this notice and must be served upon the undersigned counsel to the Debtor. Any request for payment of a Professional Fee Claim that is subject to the Professional Fee Claim Bar Date and is not filed on or before the Professional Fee Claim Bar Date shall be forever barred and the Debtors, the Reorganized Debtors, the Debtors' bankruptcy estates shall be discharged of any liability for such Claim.

6. **Contract/Lease Rejection Claims Bar Date.** Pursuant to Section 8.3 of the Plan, all Claims arising from the rejection of executory contracts or unexpired leases must be filed with the Bankruptcy Court on or before **Friday, December 16, 2011**. Claims arising from the rejection of executory contracts or unexpired leases must be made in writing, must be filed with the Clerk of the Court either electronically or at the address listed in paragraph 1 of this notice, and must be served upon the undersigned counsel to the Debtor. Any Claims arising from the rejection of executory contracts or unexpired leases that are not filed and served on or before December 16, 2011, shall be forever barred and the Debtors, the Reorganized Debtors, the Debtors' bankruptcy estates shall be discharged of any liability for such Claim.

SW BOSTON HOTEL VENTURE LLC, *et al.*,
By their counsel,

/s/ D. Ethan Jeffery
Harold B. Murphy (BBO #362610)
D. Ethan Jeffery (BBO #631941)
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Date: December 1, 2011
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