

FINAL RELEASE

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**BOCA RATON FAIRFIELD INN & SUITES by MARRIOTT
ANNOUNCES LAUNCH OF NEW WEBSITE**

BOCA RATON, FL — February 22, 2006 — The Fairfield Inn & Suites by Marriott in Boca Raton, Florida announced today that it has launched its new official hotel website. The hotel is located in Boca Raton, which is in famed Palm Beach County in South Florida. The Boca Raton Fairfield Inn & Suites by Marriott participates in the coveted Marriott Rewards program where guests earn points for complimentary stays at any Marriott branded property.

The website address is <http://www.fairfieldinnsuitesbocaraton.com> and is live on the world-wide-web.

Unlike other travel sites the new website offers guests booking rooms the promise of the lowest rate on the Internet and the ability to earn Marriott Rewards points. There are no pre-payment conditions and guests book directly into the hotel's central reservation network.

“The website was developed to accommodate the needs of business and leisure travelers coming to Boca Raton by letting everyone know that we have a great hotel convenient to the I-95 corridor,” remarked Director of Sales, Lisa Roberts.

Featured on the website are digital photos, all the amenities and services that the Marriott flagged select service hotel offers as well as information on the beaches, shopping, attractions, and restaurants of Boca Raton.

Ms. Roberts stated, “The new site is a convenient way for us to reach our guests with a personalized service message. We are excited to launch this site in conjunction with the Marriott booking engine to offer the best rate guarantee and Marriott Reward points. There are so many websites out there that having our own site gives us the flexibility to reach our clients with our own targeted message.”

About the Boca Raton Fairfield Inn & Suites by Marriott

In addition to the well-appointed 119 guest rooms and suites, the Boca Raton Fairfield Inn & Suites by Marriott provides complimentary breakfast each morning complete with waffles, fresh fruit, juice and coffee, along with FREE high-speed Internet in the breakfast area and guest rooms. The combination of several business amenities such as

two-line phones in every room along with the leisure activities of a fitness center, and tropically landscaped pool provide the perfect atmosphere to relax after a day's work.

Recently the hotel renovated the bedding. On your next visit to Boca Raton sleep in our new luxurious bedding that will rival the coziness of your own bed. Experience our thicker, comfier mattresses and plush, upgraded sheets. And additional pillows fluffier than the sheep you won't be counting. Experience the new bedding collection today.

The Boca Raton Fairfield Inn & Suites by Marriott is located at 3400 Airport Rd., Boca Raton, FL 33431 and is on the Atlantic (East) side of the I-95 corridor. Nearby beaches include Boca Raton, Delray, and Deerfield Beach. Conveniently located just off I-95, the hotel is near several restaurants and entertainment venues in Boca Raton. Boca Raton is situated halfway between Ft. Lauderdale and West Palm Beach.

About Vista Host

The Boca Raton Fairfield Inn & Suites by Marriott is managed by Vista Host - a Houston based hotel management company serving owners of Hampton Inn, Hampton Inn & Suites, Holiday Inn Express, Fairfield Inn & Suites by Marriott, Residence Inn by Marriott, Hawthorn Suites, Homewood Suites, Comfort Suites, and AmeriSuites. Founded in 1977 by Michael V. Harrell, Vista Host operates 28 hotels throughout the United States. Vista Host also operates the Fairfield Inn & Suites in Jupiter, as well as the Hampton Inn Ft. Lauderdale Airport. To learn more about Vista Host and their other managed select service properties, visit www.vistahost.com.

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