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[22130001]

NATIONAL INCOME REALTY TRUST said it will resume dividend payments with a 12-cent-a-share dividend to be paid Nov. 6 to shares of record Oct. 25 .

[22130002]

The mortgage and equity real estate investment trust last paid a dividend on Aug. 1 , 1988 , when holders received 75 cents a share .

[22130003]

Despite continuing troubles with problem properties and nonperforming loans , the Dallas trust said it has rebuilt reserves , abandoned properties with little potential and experienced improved operating results from joint ventures .