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FOR IMMEDIATE RELEASE

TERRA CLOSSES MEZZANINE LOAN ON LAND SITE IN MIDTOWN AREA OF ATLANTA, GEORGIA

NEW YORK, NY - Terra Capital Partners is pleased to announce the closing of a \$5.5 million mezzanine loan on a four-acre parcel of vacant land located mid-block on 14th Street between Peachtree Street and West Peachtree Street, in the heart of the Midtown neighborhood of Atlanta.

The Property abuts two of the premier office towers in Atlanta: Symphony Tower (otherwise known as 1180 Peachtree) and One Atlantic Center. When completed, the project will consist of close to 1.8 million square feet of fully integrated space. The \$650 million development, to be called Symphony Center and expected to break ground in 2015, eventually will be comprised of three towers ranging from 38 to 60 stories in height that contain a total of 1,300 residential units, approximately 92,380 square feet of retail and restaurant space and a 340-room hotel.

“Our borrower, a highly experienced New York-based developer with whom Terra has collaborated previously, is acquiring this site at a very attractive basis,” noted Dan Cooperman, Chief Originations Officer of Terra Capital Partners. “The low basis, coupled with the strong appeal of the Midtown Atlanta location and the ability of the borrower to sub-divide the site into three parcels that should attract strong investor interest if offered for sale, made this a very compelling opportunity.”

Terra is a New York based non-bank lender that specializes in mezzanine and preferred equity investments in high quality commercial real estate. Terra fills the gap between the first mortgage and the borrower’s equity by funding up to 85% of the value of the underlying property. Our firm lends on multifamily, hotel, office, retail and industrial properties throughout the United States. Since 2002, we have made 300 investments nationwide in approximately 41 million square feet of property valued at over \$5 billion.

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