

Crow Finance and Realty, LLC provided debt and equity financing for:

255 TERRELL LP
Terrell, Texas
Closed April 2007



Property Information	
Property Type	Commercial Land Acquisition
Land Acres	255.00
Net Saleable SF	11,137,420

Loan Information	
Debt	\$17,000,000
Term (months)	36
Recourse	None
LTC	57%

Investor Information	
Equity	\$8,000,000
Investor IRR	41.2%
Deal IRR	52.0%
Multiple (\$1 grows to:)	\$2.88
Time to Multiple (months)	48