

FOR IMMEDIATE RELEASE

COHEN FINANCIAL ARRANGES \$10.5 MILLION DEBT FINANCING FOR FIVE-STAR RECREATIONAL VEHICLE RESORT DEVELOPMENT

Miami (January xx, 2008) – Cohen Financial, a national real estate capital services firm, today announced that it has arranged a \$10.5 million debt financing for the acquisition and development of The Silver Palms RV Village, a five-star resort community located off of U.S. Highway 441 in Okeechobee, Florida. Adjacent to the development is the only Publix Super Market, the premier Florida grocer, in Okeechobee County.

Silver Palms is a five-star, fully amenitized community development. More than half of the RV sites are located on the lakefront or wetland preserve. The resort will feature an Olympic size pool, tennis courts and a luxurious club house, featuring gaming card and crafts rooms.

Kevin M. O’Grady and Daniel R. Sheehan, both Managing Directors of Cohen Financial’s Miami Office, represented the buyer, a local Martin County based real estate developer who has experience developing, owning and operating similar resort communities throughout the Central Florida markets. The lender is a regional bank. The \$10.5 million dollar acquisition, development and construction financing is a 3-year term loan priced at competitive rates. The financing closed on December 27, 2007.

“Silver Palms is a unique community because our client intends to sell the lots to buyers who plan on living in the community for all or part of the year,” said Sheehan. “It is generally difficult to secure financing for recreational vehicle resorts, however, we were able to structure outstanding deal terms. The combination of our client’s experience with developing this type of niche property, and the lender’s interest in a quality project that offered a nice complement to their other investments were leading factors.”

Today in the U.S., there is a growing demand for high-end RV developments due to limited supply and the fact that many baby boomers are seeking property in high-end RV communities that appeal to their seasonal travel schedules. Supply continues to shrink as many of these parks have been converted into brick and mortar residential and retail developments.

About Cohen Financial

Cohen Financial is a national real estate capital services firm offering debt and equity placement, investment brokerage, loan administration and advisory services. The company is recognized as one of the nation’s largest originators of commercial real estate financing. Cohen Financial serves clients throughout the U.S. from offices in 11 major markets.

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