

FOR IMMEDIATE RELEASE

COHEN FINANCIAL SECURES \$12 MILLION IN ACQUISITION AND REDEVELOPMENT BRIDGE FINANCING FOR TRINITY PROPERTY GROUP AND ALEX BROWN REALTY

San Francisco, CA (January 14, 2008) – Cohen Financial, a national real estate capital services firm, announced that Robert Kincheloe, Managing Director and David Smith, Vice President in the San Francisco office, has secured \$12,000,000 in debt financing for the acquisition of Collins Road Square in Cedar Rapids, Iowa. The acquisition is a joint venture between Trinity Property Group, LLC a private real estate investment firm located in San Francisco, California, and Alex Brown Realty located in Baltimore, Maryland.

Collins Road Square is located at 1400 Twixt Town Road, across the street from the region's largest retail center, Lindale Mall, in eastern Iowa's dominant retail hub. The 168,563 square-foot retail center was built in the mid-1980's and is 68 percent occupied.

The non-recourse, interest only loan has a 3-year term with extension options and funded Leasing, Tenant Improvement, and Capital Expenditure Reserves. At 75% loan-to-cost (LTC), it was priced at 3.00% over the 30-Day LIBOR rate. The loan was funded on balance sheet by a national bridge lender and closed in the fourth quarter of 2007.

"Both Trinity Property Group and Alex Brown Realty are seasoned real estate companies with a history of successfully repositioning underperforming assets. We are confident that Collins Road will be equally successful" said Kincheloe. "We have worked with Trinity on several projects and were pleased to have secured excellent bridge financing for them during an extremely tumultuous time in the market." added Smith.

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. For more information, visit the company's Web site at www.cohenfinancial.com.

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