

Special Report: Expiring Section 8 Contracts in Florida (Continued)

PROJECT: FHA #: 135th Street Apartments, 2860 NW 135th St, Opa Locka, FL 33054, 305-681-0711

Metro Area (MSA): Miami, FL

Owner Info: 135th Street Apartment, LLC, 2860 NW 135th St, Opa Locka, FL 33054 305-688-7960 Fax:

County Name: Miami-Dade

Mgmt Info: B. H. Rice, Inc., 17300 NW 87th Ave., Hialeah, FL 33015 305-558-6556 Fax:

Ownership Type: Profit Motivated

Section of Act Interest Rate Unpaid Balance In M2M M2M Option PAE Completed M2M? Ineligible? Below Market

S8 Contract # Expiration Date Contract Status Rent Category Program Assisted Apts Total Apt # Effic. # 1 BR # 2 BR # 3 BR # 4 BR # 5+ BR
 FL29M000040 9/30/2004 Active 79.7% LMSA 64 65 0 22 32 10 0 0

PROJECT: FHA #: Garias Apartments, 2301 Atlantic Ave, Opa Locka, FL 33054, 954-680-3705 **Metro Area (MSA):** Miami, FL

Owner Info: GARIAS APARTMENTS, INC., P.O. Box 821515, South Florida, FL 33082 954-680-3705 Fax: 954-680-4765 **County Name:** Miami-Dade

Mgmt Info: GARIAS APARTMENTS, INC., P.O. Box 821515, South Florida, FL 33082 954-680-3705 Fax: 954-680-4765 **Ownership Type:** Profit Motivated

Section of Act Interest Rate Unpaid Balance In M2M M2M Option PAE Completed M2M? Ineligible? Below Market

S8 Contract # Expiration Date Contract Status Rent Category Program Assisted Apts Total Apt # Effic. # 1 BR # 2 BR # 3 BR # 4 BR # 5+ BR
 FL290046015 9/20/2004 Active 79.5% Sec 8 SR 24 24 0 0 0 24 0 0 0

PROJECT: FHA #: The Gardens Apartments, 13180 Port Said Rd, Opa Locka, FL 33054, 305-681-9192 **Metro Area (MSA):** Miami, FL

Owner Info: CREATIVE CHOICE HOMES II, LTD, 4243-D NORTHLAKE BLVD., Palm Beach Gardens, FL 33410 561-627-7988 Fax: 561-627-3218 **County Name:** Miami-Dade

Mgmt Info: Innovative Management Services, LLC, 4243 Northlake Blvd Ste C, Palm Beach Gardens, FL 33410 561-694-1050 Fax: **Ownership Type:** Limited Dividend

Section of Act Interest Rate Unpaid Balance In M2M M2M Option PAE Completed M2M? Ineligible? Below Market

S8 Contract # Expiration Date Contract Status Rent Category Program Assisted Apts Total Apt # Effic. # 1 BR # 2 BR # 3 BR # 4 BR # 5+ BR
 FL29E000012 9/30/2008 Active 86.7% PD/8 MR 328 328 0 55 210 56 7 0

PROJECT: FHA #:06644081 Stock Island Apartments, 5501 3rd Ave, Key West, FL 33040, 305-294-6366 **Metro Area (MSA):**

Owner Info: Stock Island LP, P.O. Box 1089, Greenville, SC 29602 864-236-1471 Fax: 864-239-1495 **County Name:** Monroe

Mgmt Info: NHPMAN Management, LLC, P.O. Box 1089, Greenville, SC 29602 864-239-1428 Fax: 864-239-5802 **Ownership Type:** Limited Dividend

Section of Act Interest Rate Unpaid Balance In M2M M2M Option PAE Completed M2M? Ineligible? Below Market

S8 Contract # Expiration Date Contract Status Rent Category Program Assisted Apts Total Apt # Effic. # 1 BR # 2 BR # 3 BR # 4 BR # 5+ BR
 FL14L000010 4/30/2004 Active 7.00 \$1,105,932 No 92.5% Preservation 121 130 0 7 84 30 0 0

PROJECT: FHA #: Pine Tree Apartments, 2255 N Kings Rd, Hilliard, FL 32046, 904-845-3873 **Metro Area (MSA):** Jacksonville, FL

Owner Info: Pine Tree Apartments, Ltd., P.O. Box 13526, Macon, GA 31208 912-742-7956 Fax: 912-742-9368 **County Name:** Nassau

Mgmt Info: Stuckey Management Services, Inc., P.O. Box 13526, Macon, GA 31208 912-742-7956 Fax: 912-742-9368 **Ownership Type:** Profit Motivated

Section of Act Interest Rate Unpaid Balance In M2M M2M Option PAE Completed M2M? Ineligible? Below Market

S8 Contract # Expiration Date Contract Status Rent Category Program Assisted Apts Total Apt # Effic. # 1 BR # 2 BR # 3 BR # 4 BR # 5+ BR
 FL29R000017 2/3/2006 Active 89.6% 51/8 NC 44 44 0 12 26 6 0 0