



June 1, 2008

Shamrock Realty Advisors, Inc. and **TMC- The Mahr Company** announce a collaborative strategic alliance to serve as an intermediary conduit and resource for accessing Equity and Capital Markets for Commercial Real Estate Owners, Investors and Developers.

Shamrock Realty Advisors, Inc., was founded by Richard T. Coley, Sr., in 1989 as a mortgage banking /real estate company, to provide commercial mortgage and real estate related services throughout Florida and the Southeastern United States. Mr. Coley, among many other accomplishments has over 25 years as a real estate professional and an extensive track record of success in real estate Investment/finance and Merchant Banking. In various capacities Mr. Coley has experience in real estate and finance-related consulting, senior debt, mezzanine debt, leveraged lease financings, sale/leasebacks, unsecured lines of credit, and equity ownership and operation of various types of commercial real estate in locations across the United States.

Mr. Coley began his career in 1977 after having graduated cum laude from Harvard University. Mr. Coley came to Bank America in 1982 through 1987 in Tampa Florida from Buffalo Savings Bank in New York where he was employed in the Commercial Mortgage Department since 1977. After a successful tenure there he served as Vice President and Regional Manager for Meridian Mortgage Corporation where he managed the production of permanent loans, construction loans and joint ventures for fee income.

Shamrock Realty Advisors, Inc has represented many developers and investors on an exclusive basis for their acquisition and financing needs since 1989. Mr. Coley has significant experience with conventional real estate financing as well as financing through tax exempt bonds and Section 42-C tax credit properties that include over \$ 1 Billion dollars of transactions.

Mr. Coley is a licensed real estate broker as well and is President and CEO of Shamrock Development Company headquartered in Tampa Florida, with offices in Charlotte, North Carolina, which from 1995 has acquired and developed multifamily projects as a principal in a variety of partnerships including a diverse portfolio throughout the Southeastern United States