

CORPORATE CHARTER APPROVAL SHEET

EXPEDITED SERVICE

** KEEP WITH DOCUMENT **

DOCUMENT CODE TC1 BUSINESS CODE _____

¹⁶~~18~~ - 13 - 0363 5753

Close _____ Stock _____ Nonstock _____

P.A. _____ Religious _____

Merging (Transferor) _____

Surviving (Transferee) _____



ID # 00000883 ACK # 1000362001274671
PAGES: 0004
CYPRESS REALTY INVESTMENTS, LLC

02/18/2011 AT 10:30 A MO # 0003764236

New Name _____

FEES REMITTED

Base Fee: 20
Org. & Cap. Fee: _____
Expedite Fee: _____
Penalty: _____
State Recordation Tax: 82450
State Transfer Tax: 42000
Certified Copies _____
Copy Fee: _____
Certificates _____
Certificate of Status Fee: _____
Personal Property Filings: _____
Mail Processing Fee: _____
Other: 84000
Mo TT
TOTAL FEES: 208470

- _____ Change of Name
- _____ Change of Principal Office
- _____ Change of Resident Agent
- _____ Change of Resident Agent Address
- _____ Resignation of Resident Agent
- _____ Designation of Resident Agent and Resident Agent's Address
- _____ Change of Business Code
- _____ Adoption of Assumed Name
- _____ Other Change(s)

Credit Card _____ Check Cash _____

1 Documents on 4 Checks

Approved By: JA.01

Keyed By: _____

COMMENT(S): _____

Code _____

Attention: _____

Mail: Name and Address _____

Fidelity Title
1 N Charles St #400
Beth, MD 21022

Stamp Work Order and Customer Number HERE

CUST ID: 0002547856
WORK ORDER: 0003764236
DATE: 02-18-2011 10:30 AM
AMT. PAID: \$208,470.00

Office Use Only

REPORT OF TRANSFER OF CONTROLLING INTEREST

(Please read the instructions below before completing this form)

1. Type of filing: Regular Permissive

2. Date of final transfer: February 15, 2011

3. Name of Real Property Entity whose interest is being transferred: Cypress Realty Investments, LLC

4. Mailing address for Real Property Entity: c/o PRCMVAL Acquisition, LLC, 625 N. Flagler Drive, Suite 675
West Palm Beach, FL 33401

5. Type of Real Property Entity: Corp LLC LP GP or Joint Venture
 Unincorporated REIT Other-specify _____

6. State of formation: Maryland

7. Total consideration for the controlling interest being transferred: \$ 8,400,000.00

8. List below the value attributable to each of the following assets:

a) Maryland Real Property	\$	<u>8,400,000.00</u>
b) Non-Maryland Real Property	\$	<u>0.00</u>
c) Cash	\$	<u>0.00</u>
d) Securities	\$	<u>0.00</u>
e) Maryland Tangible Personal Property*	\$	<u>0.00</u>

*Provide SDAT personal property account # for each return:

f) Non-Maryland Tangible Personal Property	\$	<u>0.00</u>
g) Other: Attach description and method of valuation	\$	<u>0.00</u>

9. Gross value of Real Property Entity assets: \$ 8,400,000.00

10. Real property in Maryland directly or beneficially owned by the Real Property Entity:

Parcel 1:

Montgomery 13-03635753 8021 Georgia Avenue, Silver Spring, MD
 County Name SDAT Account No. Address or brief description

Description of building/improvements: Existing buildings slated for demolition and redevelopment

Title holder if different from Item 3 above: _____

Consideration attributable to the parcel: \$ 8,400,000.00

Parcel 2:*

Montgomery 13-00990944 ROW formerly part of 8021 Georgia Avenue
 County Name SDAT Account No. Address or brief description

Description of building/improvements: None

Title holder if different from Item 3 above: _____

Consideration attributable to the parcel: \$ 0.00

*If more than two parcels, attach a separate sheet and indicate total number of parcels: _____

11. Specify and explain any exemptions authorized by law being claimed with this filing:

(Attach a separate sheet if more space is required). NONE

12. Transfer and Recordation taxes paid with this filing:

Item 7 amount: \$ 8,400,000	x	8,400,000	= \$	8,400,000	x	blended	= \$	62,450
		Item 8a amount		Total amount		Co. Rate		Co. Recordation
				\$ 8,400,000	x	0.5%	= \$	42,000
Item 9 amount: \$ 8,400,000				Total amount		St. Rate		State Transfer
				\$ 8,400,000	x	1%	= \$	84,000
				Total amount		Co. Rate		Co. Transfer

Total Taxes \$ 208,470

Add the \$20 filing fee to the amount of the total taxes and make the check payable to the State Department of Assessments & Taxation.

13. I hereby declare under the penalties of perjury, pursuant to § 1-201 of the Maryland Tax-Property Code Annotated, that this filing (including any accompanying forms and attachments) has been examined by me and the information contain herein, to the best of my knowledge and belief, is true, correct and complete, that I am authorized to make this filing on behalf of the Real Property Entity, that I have accurately reported the percentage of controlling interest being transferred, that I have fully reported the consideration attributable to Maryland Real Property, and that I have answered truthfully each item of information requested on the form.

Dennis Raines ^{SVP}
 Signature of authorized filer
 Dennis Raines, SVP

2/15/11
 Date

14.) Contact information for this filing:

Patrick M. Shelley

410-659-4413

Name

Telephone

7 St. Paul Street, Suite 1000

Baltimore

MD 21202-1671

Address

City

State

Zip code

CUST ID: 0002547656
WORK ORDER: 0003764236
DATE: 02-18-2011 10:30 AM
AMT. PAID: \$208,470.00