Memorandum

MIAMI-DADE COUNTY

Date: July 1, 2015

To: Honorable Chairman Jean Monestime
and Members, Board of County Commissioners

From: Carlos A. Gimenez
Mayor

Subject: Report on Outstanding Loans to Affordable Housing Developers – Directive 150413

At the April 21, 2015 meeting of the Miami-Dade Board of County Commissioners (Board), Commissioner Sally A. Heyman requested that Public Housing and Community Development (PHCD) Department provide a report on the amount of outstanding loans to affordable housing developers.

In accordance with Section 17-02 of the Miami-Dade County Code, any developer or other entity that has received a loan from Miami-Dade County for the provision of affordable housing and repays such loan in full before the date on which the loan is due in full, may upon approval of the Board, have the repaid funds loaned to it, or a related entity, for additional eligible affordable housing projects. Loan funds repaid are not eligible to be used as General Fund or to be transferred to the General Fund.

Attached is the list of outstanding developer loans sorted in chronological order by loan closing date. Additional information provided includes, but is not limited to, funding source and Commission district. Currently, the total balance of all outstanding developer loans is $379,875,893.18. The table below shows the outstanding amounts by funding source.

Funding Source	Outstanding Balance
Community Development Block Grant (CDBG)	$6,882,655.60
Home Investment Partnership Program (HOME)	$71,043,689.33
Neighborhood Stabilization Program (NSP)	$51,529,445.89
State Housing Initiatives Partnership (SHIP)	$26,583,636.40
Documentary Stamp Surtax	$223,836,465.96
Total	**$379,875,893.18**

In accordance with Administrative Order No. 3-29, loans delinquent in excess of $25,000 and greater than 180 days, have been reported to the Registry of Delinquent Contractors.

If additional information is required, please contact PHCD Director Michael Liu at 786-469-4106.

Pursuant to Ordinance 14-65, this memorandum will be placed on the next available Board of County Commissioners meeting agenda.

Attachments

c: Robert A. Cuevas, Jr., County Attorney
Russell Benford, Deputy Mayor, Office of the Mayor

Michael Liu, Director, Public Housing and Community Development
Jennifer Moon, Director, Office of Management and Budget
Charles Anderson, Commission Auditor
Eugene Love, Agenda Coordinator

MULTI-FAMILY LOAN PORTFOLIO

Loan#	Funding Source	Developer Name	Project Name	Property Address	Dist.#	Award Amount	Balance	Closing Date	Loan Status	Delinquent Amount	Interest Rate	Maturity Date
11980	Surtax	Tacolcy Economic Development Corp.	Edison Towers	5821 NW 7 Avenue, Miami 33127	3	$2,280,216.01	$2,280,216.01	02/18/1987	Current	$0.00	0.00%	03/01/2019
11982	Surtax	St. John Housing LLC	St. John Rehab	1301 NW 3 Avenue, Miami 33101	3	$63,989.00	$16,400.29	08/16/1988	Current	$0.00	3.00%	08/15/2018
11983	Surtax	Tacolcy Economic Development Corp.	Edison Gardens I	651 NW 58 Street, Miami 33127	3	$1,501,647.99	$1,501,647.99	11/29/1988	Current	$0.00	0.00%	11/28/2018
11987	Surtax	Tacolcy Economic Development Corp.	Edison Gardens II	651 NW 58 Street, Miami 33127	3	$2,049,700.00	$2,049,700.00	12/13/1989	Current	$0.00	0.00%	12/01/2028
11989	Surtax	Rio Towers Ltd.	Rio Towers	905 SW 1 Street, Miami 33130	5	$1,000,000.00	$355,357.96	12/27/1990	Current	$0.00	3.00%	12/26/2021
11999	Surtax	Tacolcy Economic Development Corp.	Edison Terraces II	675 NW 56 Street, Miami 33127	3	$1,759,679.54	$1,759,679.54	12/27/1990	Current	$0.00	0.00%	09/02/2023
11991	Surtax	St. John Housing LLC	St. John Apartments Rehab	220 NW 13 Street, Miami 33136	3	$997,500.00	$465,826.64	12/12/1991	Current	$0.00	3.00%	12/01/2022
11992	Surtax	Tacolcy Economic Development Corp.	Edison Terraces I	675 NW 56 Street, Miami 33127	3	$1,751,682.07	$1,751,682.07	12/20/1991	Current	$0.00	0.00%	12/31/2022
7601	HOME	Hallkeen Management	Park City	845 NW 155 Lane, Miami 33169	1	$859,100.00	$859,100.00	12/29/1993	Current	$0.00	6.00%	01/05/2026
8603	HOME	Homestead Housing Partner	The Landings	201-301 NE 11 Street, Homestead 33030	8	$2,283,800.00	$2,283,800.00	12/30/1993	Current	$0.00	2.25%	01/01/2016
7607	HOME	The Cornerstone Group	Villa Hermosa	11455 West Flager St., Miami 33134	12	$850,000.00	$775,000.00	11/10/1994	Current	$0.00	6.00%	11/10/2015
8894	HOME	The Cornerstone Group	Villa Hermosa	11455 West Flager St., Miami 33134	12	$1,500,000.00	$1,500,000.00	11/10/1994	Current	$0.00	0.00%	11/10/2015
15954	Surtax	Hallkeen Management	Park City Apartments	845 NW 155 Lane, Miami 33169	1	$500,000.00	$215,466.81	01/05/1995	Current	$0.00	3.00%	01/05/2026
7605	HOME	Barbella Gardens Inc.	Barbella Gardens	17050 NW 55 Avenue, Miami 33055	13	$350,000.00	$288,103.06	01/26/1995	Delinquent	$56,979.84	3.00%	02/28/2025
8890	HOME	Barbella Gardens Inc.	Barbella Gardens	17050 NW 55 Avenue, Miami 33055	13	$50,000.00	$24,607.94	01/26/1995	Delinquent	$6,037.40	3.00%	02/28/2025
8892	HOME	South Wind Apartments Ltd.	South Wind Apartments	149 East 3 Street, Hialeah 33010	6	$200,100.00	$172,281.21	03/02/1995	Current	$0.00	0.00%	03/01/2025
6530	CDBG	South Wind Apartments Ltd.	South Wind Apartments	149 East 3 Street, Hialeah 33010	6	$2,082,000.00	$1,740,227.70	03/02/1995	Current	$0.00	0.00%	03/01/2025
6624	CDBG	River Oaks Holdings Ltd.	River Oaks Apartments	501 NW 5 Avenue, Florida City 33034	8	$2,707,000.00	$2,707,000.00	03/16/1995	Current	$0.00	0.50%	03/01/2016
8896	HOME	Creative Choice HOMES VI	Caribbean Weswt Apartments	12140 SW 200 Street, Miami 33177	9	$861,000.00	$1,009,533.78	04/11/1995	Current	$0.00	3.00%	12/31/2015
8895	HOME	Naranja Affordable Housing	Naranja Villas Apartments	14015 SW 263 Lane, Naranja 33032	9	$880,000.00	$880,000.00	06/09/1995	Current	$0.00	3.00%	01/01/2018
6717	CDBG	Urban League of Greater Miami Inc.	Overtown Properties	1720-1760 NW 1 Place, Miami 33136	3	$416,317.26	$392,141.74	08/24/1995	Current	$0.00	0.00%	09/01/2042
6717	CDBG	Urban League of Greater Miami Inc.	Overtown Properties	1720-1760 NW 1 Place, Miami 33136	3	$218,113.96	$194,028.96	08/24/1995	Current	$0.00	0.00%	07/01/2017
8886	HOME	West Brickell Apartments, Ltd.	West Brickell Apartments	955 SW 2 Avenue, Miami 33130	5	$850,000.00	$850,000.00	01/17/1996	Current	$0.00	1.00%	01/01/2016
8885	HOME	Miami Supportive Housing	Christian Hospital	4700 NW 32 Avenue, Miami 33142	3	$1,000,000.00	$1,000,000.00	06/12/1996	Current	$0.00	1.00%	06/12/2016
8887	HOME	Parkview Estates Ltd.	Spinnaker Cove Apartments	18900 NW 57 Avenue, Miami 33015	1	$1,870,000.00	$93,500.00	07/19/1996	Current	$0.00	0.00%	12/31/2034
8879	HOME	Hardin Hammock Estates	Hardin Hammock Estates	22555 SW 107 Place, Miami 33156	9	$2,145,000.00	$2,145,000.00	08/09/1996	Current	$0.00	3.00%	01/01/2028
15961	Surtax	Hardin Hammock Estates	Hardin Hammock Estates	22555 SW 107 Place, Miami 33156	9	$750,000.00	$399,821.49	08/09/1996	Current	$0.00	3.00%	01/01/2028
6685	CDBG	Center Court Associates Ltd.	Center Court Apartments	14797 NE 18 Avenue, Miami 33181	2	$1,000,000.00	$1,000,000.00	09/16/1996	Current	$0.00	1.50%	12/01/2028

Loan#	Funding Source	Developer Name	Project Name	Property Address	Dist.#	Award Amount	Balance	Closing Date	Loan Status	Delinquent Amount	Interest Rate	Maturity Date
8882	HOME	Vizcaya Housing Ltd.	Vizcaya Villas Apartments	8005 NW 8 Street, Miami 33126	12	$2,035,000.00	$2,035,000.00	09/19/1996	Current	$0.00	3.00%	07/01/2049
36089	Surtax	Frank Cooper Real Estate	80th Street Duplexes	2401-2435 NW 80 Street, Miami 33147	2	$300,000.00	$269,455.47	11/03/1996	Delinquent	$57,943.61	1.00%	08/01/2036
7613	HOME	Naranja Affordable Housing	Naranja Villas Apartments	14015 SW 263 Lane, Naranja 33032	9	$341,500.00	$341,500.00	02/24/1997	Current	$0.00	3.00%	01/01/2018
20101	SHIP	Spinal Cord Living Assistance	Park Place Apartments	250 E 2 Avenue, Hialeah 33010	6	$800,000.00	$800,000.00	07/17/1997	Current	$0.00	1.00%	12/31/2027
15957	Surtax	Spinal Cord Living Assistance	Park Place Apartments	250 E. 2 Avenue, Hialeah 33010	6	$300,000.00	$161,326.86	07/17/1997	Current	$0.00	3.00%	01/01/2028
7611	HOME	Parkview Estates Ltd.	Spinnaker Cove Apartments	18900 NW 57 Avenue, Miami 33015	1	$2,100,000.00	$2,100,000.00	07/19/1997	Current	$0.00	0.50%	12/31/2034
7615	HOME	Community Mental Health	Douglas Gardens	1960 Park Avenue, Miami Beach 33139	5	$50,000.00	$50,000.00	08/05/1997	Current	$0.00	0.00%	08/05/2017
8880	HOME	Golden Associates Ltd.	Golden Lakes Apartments	1200 NW 155 Lane, Miami 33169	1	$510,000.00	$510,000.00	09/23/1997	Current	$0.00	1.00%	09/30/2037
8881	HOME	Urban League of Greater Miami	Sugar Hill Apartments	1411 NW 71 Street, Miami 33147	2	$900,000.00	$900,000.00	10/22/1997	Current	$0.00	0.00%	10/22/2027
15960	Surtax	1262 Cooperative	1262 Cooperative	1262 NW 5 Street, Miami 33125	5	$165,000.00	$86,967.74	11/17/1997	Current	$0.00	3.00%	11/01/2027
20112	SHIP	Better Way of Miami	Better Way West Apartments	800-820 NW 28 Street, Miami 33127	3	$195,875.69	$195,875.69	06/12/1998	Current	$0.00	0.00%	06/12/2018
20113	SHIP	The Carlisle Group	Villa Esperanza	18350 NW 62 Avenue, Miami 33015	13	$600,000.00	$534,847.17	09/18/1998	Current	$0.00	2.00%	02/01/2040
7616	HOME	Golfside Villas Preservation LLC	Golfside Villas	6850 NW 179 Street, Miami 33015	13	$600,000.00	$600,000.00	09/23/1998	Current	$0.00	1.00%	09/01/2028
15964	Surtax	The Cornerstone Group	Doral Terrace Associates	10825 NW 50 Street, Miami 33178	12	$400,000.00	$400,000.00	10/02/1998	Current	$0.00	3.00%	02/01/2040
23200	HOME	Florida Fair Housing	Biscayne Villas	5814 NE 4 Court, Miami 33137	3	$214,000.00	$189,000.00	05/07/1999	Current	$0.00	0.00%	05/01/2029
15973	Surtax	The Cornerstone Group	Doral Terrace Associates	10825 NW 50 Street, Miami 33178	12	$250,000.00	$250,000.00	05/25/1999	Current	$0.00	3.00%	02/01/2040
15968	Surtax	Golden Associates Ltd.	Hidden Cove Apartments	1020-1050 NW 155 Lane, Miami 33169	1	$400,000.00	$296,759.54	06/15/1999	Current	$0.00	3.00%	06/01/2030
15972	Surtax	The Carlisle Group	Jubilee Courtyards	119 Redland Road, Florida City 33034	9	$400,000.00	$400,000.00	06/30/1999	Current	$0.00	1.50%	06/30/2029
20115	SHIP	The Carlisle Group	Westview Gardens	2351 NW 119 Street, Miami 33167	2	$500,000.00	$500,000.00	09/16/1999	Current	$0.00	1.00%	09/15/2032
15974	Surtax	Golfside Villas Preservation LLC	Golfside Villas	6850 NW 179 Street, Miami 33015	13	$500,000.00	$500,000.00	10/01/1999	Current	$0.00	1.50%	01/01/2032
23201	HOME	Metatherapy Institute	Homestead Air Reserve	12320 SW 283 Street, Miami 33034	9	$1,075,000.00	$1,075,000.00	11/09/1999	Current	$0.00	0.00%	11/09/2019
23206	HOME	Community Mental Health	Douglas Gardens	1960 Park Avenue, Miami Beach 33139	5	$50,000.00	$50,000.00	12/15/1999	Current	$0.00	1.00%	12/15/2019
8777	HOME	Rainbow Beginning Ministries Inc.	Rainbow Beginning Ministries Inc.	3290 NW 47 Street, Miami 33142	3	$42,117.00	$42,117.00	03/03/2000	Current	$0.00	1.00%	03/03/2020
15976	Surtax	Miami Riiver Park Associates	Miami River Park Apartments	445 NW 4 Street, Miami 33128	5	$703,032.36	$703,032.36	05/25/2000	Current	$0.00	2.00%	12/31/2031
23208	HOME	Pinnacle Housing Group	Old Cutler Village Apartments	10415 Old Cutler Road, Miami 33190	3	$500,000.00	$500,000.00	06/23/2000	Current	$0.00	1.00%	12/31/2031
7909	HOME	Opa Locka Community Development Corp.	Hurt Building	490 Opa Locka Blvd, Opa Locka 33054	1	$240,416.00	$100,241.00	07/25/2000	Current	$0.00	0.00%	03/18/2016
15972	Surtax	The Carlisle Group	Jubilee Courtyards	119 Redland Road, Florida City 33034	9	$500,000.00	$500,000.00	08/21/2000	Current	$0.00	1.50%	09/01/2030

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20126	SHIP	The Carlisle Group	Westview Gardens	2351 NW 119 Street, Miami 33167	2	$500,000.00	$500,000.00	09/08/2000	Current	$0.00	0.00%	04/01/2031
23209	HOME	Metatherapy Institute	Metatherapy Institutute	12320 SW 283 Street, Miami 33034	9	$250,000.00	$250,000.00	09/15/2000	Current	$0.00	1.00%	09/15/2020
23210	HOME	Golden Associates Ltd.	Hidden Cove Apartments	1030 NW 155 Lane, Miami 33169	1	$380,116.00	$230,914.00	10/01/2000	Current	$0.00	2.60%	10/01/2030
15981	Surtax	The Carlisle Group	Douglas Pointe Associates	3840 NW 183 Street, Miami 33055	1	$500,000.00	$500,000.00	10/31/2000	Current	$0.00	4.00%	12/31/2031
15986	Surtax	Miami Beach Community Development	Madison Apartments	259 Washington Avenue, Miami Beach 33139	5	$375,000.00	$255,104.77	11/06/2000	Delinquent	$4,583.28	0.00%	12/01/2030
20117	SHIP	Citrus Health Network Inc.	Kensington Gardens Apts.	717 SW 11 Avenue, Miami 33130	5	$797,407.00	$797,407.00	12/14/2000	Current	$0.00	0.00%	12/13/2020
20121	SHIP	Carrfour Corporation	Del Prado Garden	18010 NW 39 Court, Miami 33050	1	$153,421.00	$153,421.00	01/22/2001	Current	$0.00	0.00%	01/15/2021
15987	Surtax	Carrfour Corporation	Del Prado Garden	18010 NW 39 Court, Miami 33050	1	$225,000.00	$71,579.00	01/22/2001	Current	$0.00	1.00%	01/15/2021
15979	Surtax	Wynwood Tower Apts. Ltd.	Wynwood Tower Apartments	212-225 NE 23 Street, Miami 33137	3	$500,000.00	$500,000.00	02/07/2001	Current	$0.00	1.00%	12/31/2031
15979	Surtax	Wynwood Tower Apts. Ltd.	Wynwood Tower Apartments	212-225 NE 23 Street, Miami 33137	3	$500,000.00	$500,000.00	02/07/2001	Current	$0.00	1.00%	12/31/2031
15991	Surtax	Carrfour Corporation	Little Haiti Gateway Apartments	6201 NE 2 Avenue, Miami 33135	3	$410,000.00	$410,000.00	06/06/2001	Current	$0.00	1.00%	04/01/2020
15997	Surtax	Miami Sunset Bay Apts. LP	Miami Sunset Bay Apartments	10030 SW 224 Street, Miami 33190	8	$281,000.00	$281,000.00	06/27/2001	Current	$0.00	3.00%	12/31/2042
15996	Surtax	1040 SGR Inc.	1040 Spring Garden Road	1040 Spring Garden Road, Miami 33136	3	$300,000.00	$200,534.02	07/02/2001	Delinquent	$6,738.08	3.00%	08/01/2031
15998	Surtax	Rayos Del Sol Ltd.	Rayos Del Sol	185 NW 13 Avenue, Miami 33156	5	$750,000.00	$750,000.00	07/24/2001	Current	$0.00	1.00%	12/31/2034
15998	Surtax	Rayos Del Sol Ltd.	Rayos Del Sol	185 NW 13 Avenue, Miami 33156	5	$750,000.00	$750,000.00	07/24/2001	Current	$0.00	1.00%	12/31/2034
15993	Surtax	St. Martin Affordable Housing	Miami Stadium Apartments	2301 NW 10 Avenue, Miami 33014	3	$1,941,485.00	$1,941,485.00	07/25/2001	Current	$0.00	3.00%	08/01/2031
15995	Surtax	Country Club Villas Ltd.	Country Club Villas I	18225 NW 73 Avenue, Miami 33015	13	$1,250,000.00	$1,250,000.00	08/01/2001	Current	$0.00	3.00%	10/01/2049
20118	SHIP	The Carlisle Group	Cameron Creek	1720 NW 3 Terrace, Miami 33034	9	$700,000.00	$700,000.00	08/01/2001	Current	$0.00	3.00%	08/01/2031
36002	Surtax	Country Club Villas Ltd.	Country Club Villas II	6861 NW 179 Street, Miami 33015	13	$802,895.00	$802,895.00	08/29/2001	Current	$0.00	3.00%	09/01/2031
23206	HOME	Community Mental Health	Douglas Gardens	1960 Park Avenue, Miami Beach 33139	5	$70,000.00	$70,000.00	09/12/2001	Current	$0.00	1.00%	02/15/2021
15983	Surtax	Enterprise Community	Inn Transition South	11900 SW 202 Street, Miami 33177	9	$2,800,000.00	$2,800,000.00	09/20/2001	Current	$0.00	0.00%	08/31/2031
20120	SHIP	Hidden Grove Ltd.	Hidden Grove Apartments	13815 SW 271 Terrace, Miami 33170	9	$750,000.00	$665,266.75	12/04/2001	Current	$0.00	3.00%	12/31/2032
36004	Surtax	Pinnacle Housing Group	Pinnacle Lakes Apartments	18701 NE 3 Court, Miami 33179	1	$750,000.00	$750,000.00	01/08/2002	Current	$0.00	0.50%	12/31/2034
36004	Surtax	Pinnacle Housing Group	Pinnacle Lakes Apartments	18701 NE 3 Court, Miami 33179	1	$750,000.00	$750,000.00	01/08/2002	Current	$0.00	0.50%	12/31/2034
20122	SHIP	The Carlisle Group	Douglas Pointe	3840 NW 183 Street, Miami 33055	1	$250,000.00	$250,000.00	01/08/2002	Current	$0.00	4.00%	12/31/2032
36003	Surtax	MBCDC: Crespi Apartments	Crespi Apartments	7900-7920 Crespi Blvd, Miami Beach 33139	4	$250,000.00	$164,036.09	01/30/2002	Current	$0.00	1.00%	07/31/2032
20118	SHIP	The Carlisle Group	Cameron Creek	1720 NW 3 Terrace, Miami 33034	9	$500,000.00	$500,000.00	02/20/2002	Current	$0.00	3.00%	12/01/2031
36002	Surtax	Country Club Villas Ltd.	Country Club Villas II	6861 NW 179 Street, Miami 33015	13	$447,105.00	$447,105.00	02/27/2002	Current	$0.00	3.00%	03/01/2032

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23300	HOME	Monterey Pointe Associates	Monterey Pointe Apartments	1400 E. Mowry Drive, Homestead 33030	8	$500,000.00	$283,333.26	04/01/2002	Current	$0.00	0.00%	04/30/2032
36018	Surtax	Monterey Pointe Associates	Monterey Pointe Apartments	1400 E. Mowry Drive, Homestead 33030	8	$250,000.00	$140,971.16	04/01/2002	Current	$0.00	0.00%	04/30/2032
36011	Surtax	Redland Arms Ltd.	Redland Arms Apts.	950 N Davis Parkway, Florida City 33034	9	$750,000.00	$750,000.00	04/30/2002	Current	$0.00	3.00%	07/31/2032
23304	HOME	Carrfour Corporation	City View Apartments	8240 NE 4 Place, Miami 33135	3	$1,000,000.00	$988,303.74	05/06/2002	Current	$0.00	1.00%	05/01/2022
36017	Surtax	Miami Beach Community Development	1551 Pennsylvania Apartments	1551 Pennsylvania Avenue, Miami Beach 33139	5	$300,000.00	$264,209.21	05/24/2002	Current	$0.00	2.00%	08/31/2032
36018	Surtax	Monterey Pointe Associates	Monterey Pointe Apartments	1400 Mowry Drive, Homestead 33030	8	$750,000.00	$506,715.27	06/21/2002	Current	$0.00	3.00%	06/01/2032
36004	Surtax	Pinnacle Housing Group	Pinnacle Lakes Apartments	18701 NE 3 Court, Miami 33179	1	$250,000.00	$250,000.00	07/01/2002	Current	$0.00	0.50%	12/31/2034
23305	HOME	Pinnacle Housing Group	Old Cutler Village Apartments	10415 Old Cutler Road, Miami 33190	9	$2,005,000.00	$2,005,000.00	07/08/2002	Current	$0.00	1.00%	12/31/2033
21528	SHIP	163 Street Apts LLC	163 Street Apartments	16275 NE 19 Court, Miami 33162	2	$675,000.00	$599,065.89	07/24/2002	Current	$0.00	1.00%	10/01/2032
20133	SHIP	Running Brook Associates	Running Brooks	20505 SW 122 Avenue, Miami 33189	9	$750,000.00	$643,621.73	07/26/2002	Current	$0.00	3.00%	06/01/2032
15998	Surtax	Rayos Del Sol Ltd.	Rayos Del Sol	185 NW 13 Avenue, Miami 33156	5	$250,000.00	$250,000.00	07/29/2002	Current	$0.00	1.00%	12/31/2034
21530	SHIP	2135 Apts. LLC	2135 Apartments	2135 NE 169 Street, Miami 33169	4	$675,000.00	$624,210.28	08/06/2002	Current	$0.00	3.00%	10/01/2032
21529	SHIP	Mainland Apts. 2191 Inc.	Mainland Apartments	2191 NE 168 Street, Miami 33012	4	$675,000.00	$599,065.89	08/06/2002	Current	$0.00	1.00%	10/01/2032
23306	HOME	Miami Supportive Housing	Christian Hospital	4700 NW 32 Avenue, Miami 33142	3	$675,000.00	$675,000.00	08/07/2002	Current	$0.00	1.00%	12/31/2022
36021	Surtax	Old Cutler Village Apartments	Old Cutler Village Apartments	10415 Old Cutler Road, Miami 33190	9	$500,000.00	$500,000.00	08/14/2002	Current	$0.00	1.00%	12/31/2033
36027	Surtax	A.L.R. Organization Inc.	Audley Ridley	160 NW 56 Street, Miami 33157	3	$500,000.00	$225,143.16	11/01/2002	Current	$0.00	3.00%	01/01/2023
36019	Surtax	The Carlisle Group	Santa Clara Apartments	1251 NW 21 Street, Miami 33142	3	$250,000.00	$250,000.00	11/15/2002	Current	$0.00	3.00%	12/31/2032
23307	HOME	Carrfour Corporation	Little Haiti Gateway Apartments	6201 NE 2 Avenue, Miami 33135	3	$449,600.00	$449,600.00	12/06/2002	Current	$0.00	1.00%	12/06/2022
36029	Surtax	Carrfour Corporation	Little Haiti Gateway Apartments	6201 NE 2 Avenue, Miami 33135	3	$140,400.00	$140,400.00	12/06/2002	Current	$0.00	1.00%	12/06/2022
36028	Surtax	Allapattah Gardens Ltd.	Allapattah Gardens	3400 NW 11 Place, Miami 33142	3	$500,000.00	$500,000.00	01/27/2003	Current	$0.00	3.00%	12/31/2032
23309	HOME	The Carlisle Group	Santa Clara Apartments	1251 NW 21 Street, Miami 33142	3	$1,750,000.00	$1,750,000.00	03/11/2003	Current	$0.00	3.00%	12/03/2032
23310	HOME	Miami Supportive Housing	Villas Del Lago	21100 NW 14 Place, Miami 33169	1	$1,000,000.00	$1,000,000.00	03/20/2003	Current	$0.00	0.00%	03/01/2033
23311	HOME	Enterprise Community	Calusa Cove Apartments	8000 SW 210 Street, Miami 33189	8	$1,000,000.00	$997,521.80	04/18/2003	Current	$0.00	1.00%	05/31/2033
36020	Surtax	Miami Beach Community Development	530 Michigan Avenue Apts.	530 Michigan Avenue, Miami Beach 33139	5	$500,000.00	$535,419.10	05/12/2003	Current	$0.00	2.00%	05/12/2022
36033	Surtax	Gatehouse Group	Brisas Del Mar	556 W. Flagler Street, Miami 33000	5	$1,800,000.00	$1,800,000.00	06/05/2003	Current	$0.00	2.00%	12/31/2033
36004	Surtax	Pinnacle Housing Group	Pinnacle Lakes Apartments	18821 NE 3 Court, Miami 33179	1	$1,000,000.00	$1,000,000.00	06/18/2003	Current	$0.00	0.50%	12/31/2033

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36019	Surtax	Carrfour Corporation	Little Haiti Gateway Apartments	6201 NE 2 Avenue, Miami 33135	3	$200,000.00	$200,000.00	06/23/2003	Current	$0.00	1.00%	06/30/2023
23312	HOME	Miami Beach Community Development	Meridian Place Apartments	530 Meridian Avenue, Miami Beach 33139	5	$395,605.00	$115,088.48	07/08/2003	Current	$0.00	0.00%	06/01/2023
36039	Surtax	Miami Beach Community Development	Meridian Place Apartments	530 Meridian Avenue, Miami Beach 33139	5	$604,395.00	$604,395.00	07/08/2003	Current	$0.00	1.00%	06/01/2023
36042	Surtax	Miami Supportive Housing	Villas Del Lago	21100 NW 14 Place, Miami 33169	1	$1,000,000.00	$1,000,000.00	07/16/2003	Current	$0.00	3.00%	09/30/2033
36043	Surtax	Little Haiti Housing Association	Villa Jardin I Condo	122 NE 78 Street, Miami 33138	3	$250,000.00	$58,657.85	08/20/2003	Current	$0.00	1.00%	08/01/2033
36040	Surtax	Alhambra Cove Associates	Alhambra Cove Apartments	1560 NW 119 Street, Miami 33167	2	$1,000,000.00	$1,000,000.00	08/25/2003	Current	$0.00	3.00%	08/01/2033
36040	Surtax	Alhambra Cove Associates	Alhambra Cove Apartments	1560 NW 119 Street, Miami 33167	2	$1,000,000.00	$1,000,000.00	08/25/2003	Current	$0.00	3.00%	08/01/2033
36017	Surtax	Miami Beach Community Development	1551 Pennsylvania Apartments	1551 Pennsylvania Avenue, Miami Beach 33139	5	$200,000.00	$173,132.90	09/08/2003	Current	$0.00	2.00%	08/01/2032
36044	Surtax	Merritt Place Ltd.	Merrit Place Estates	701 SW 12 Street, Florida City 33034	9	$1,000,000.00	$758,438.92	09/16/2003	Current	$0.00	0.00%	08/31/2033
20134	SHIP	Captiva Club Associates	Captiva Club Apartments	17692 SW 107 Avenue, Miami 33134	9	$750,000.00	$750,000.00	09/29/2003	Current	$0.00	3.00%	07/01/2033
36051	Surtax	Miami Beach Community Development	The Jefferson Apartments	542 Jefferson Avenue, Miami Beach 3313	5	$250,000.00	$174,310.23	12/09/2003	Delinquent	$0.00	0.00%	12/01/2033
36021	Surtax	Old Cutler Village Apartments	Old Cutler Village Apartments	10415 Old Cutler Road, Miami 33190	9	$750,000.00	$750,000.00	04/01/2004	Current	$0.00	1.50%	12/31/2033
36049	Surtax	The Cornerstone Group	Hibiscus Pointe Associates	1274 NW 79 Street, Miami 33147	2	$1,300,000.00	$1,300,000.00	04/20/2004	Current	$0.00	3.00%	04/01/2034
36061	Surtax	Enterprise Community	Calusa Cove Apartments	8000 SW 210 Street, Miami 33189	8	$1,500,000.00	$1,089,875.84	06/30/2004	Current	$0.00	1.00%	08/31/2034
36060	Surtax	The Urban Jubilee Corporation	Carrie Meek Manor	330-336 NW 19 Street, Miami 33136	3	$300,000.00	$300,000.00	07/07/2004	Current	$0.00	3.00%	06/30/2045
6720	HOME	Allapattah Gardens Ltd.	Allapattah Gardens	3300-3400 NW 11 Place, Miami 33142	3	$750,000.00	$750,000.00	07/13/2004	Current	$0.00	3.00%	12/31/2033
36059	Surtax	Miami Beach Community Development	Knightsbridge Apartments	7133 Bay Drive, Miami Beach 33139	4	$100,000.00	$68,830.86	07/26/2004	Delinquent	$18,402.85	3.00%	12/31/2024
36037	Surtax	The Cornerstone Group	Bonita Pointe Apartments	613 Palm Drive, Florida City 33034	9	$1,250,000.00	$1,250,000.00	08/18/2004	Current	$0.00	3.00%	09/30/2034
7814	HOME	Madison Housing Ltd.	Madison View	528 NW 8 Street, Miami 33136	3	$500,000.00	$500,000.00	09/07/2004	Current	$0.00	3.00%	12/31/2029
36069	Surtax	North Shore Apartments LLC	North Shore Apartments	2102-28 NE 167 Street, North Miami Beach 33162	4	$950,000.00	$950,000.00	10/21/2004	Current	$0.00	3.00%	12/31/2034
36070	Surtax	Tuscan Place Ltd. Partnership	Tuscan Place	600 NW 6 Street, Miami 33128	3	$2,000,000.00	$2,000,000.00	11/16/2004	Current	$0.00	1.00%	12/31/2038
36045	Surtax	Catholic Charities	New Life Family Center	3620 NW 1 Avenue, Miami 33038	3	$175,000.00	$175,000.00	02/03/2005	Current	$0.00	1.00%	03/03/2025
54700	SHIP	Carrfour Corporation	Harding Village	8540 Harding Avenue, Miami Beach 33141	4	$500,000.00	$500,000.00	02/17/2005	Current	$0.00	1.00%	02/17/2025
36056	Surtax	Carrfour Corporation	Harding Village	8520 Harding Avenue, Miami Beach 33141	4	$900,000.00	$900,000.00	02/17/2005	Current	$0.00	1.00%	02/17/2025
36071	Surtax	Temple Court Partners Ltd.	Temple Court Apartments	453 NW 3 Street, Miami 33128	5	$1,000,000.00	$1,000,000.00	02/28/2005	Current	$0.00	1.00%	03/01/2035

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36070	Surtax	Tuscan Place Ltd. Partnership	Tuscan Place	600 NW 6 Street, Miami 33128	3	$1,000,000.00	$1,000,000.00	03/03/2005	Current	$0.00	1.00%	12/31/2038
36067	Surtax	Miami Beach Community Development	532 Michigan Avenue Apts.	532 Michigan Avenue, Miami Beach 33139	5	$500,000.00	$500,000.00	04/14/2005	Current	$0.00	1.00%	04/12/2035
36072	Surtax	New Arena Square North and South	New Arena Square Apartments	1212 NW 1 Place, Miami 33136	3	$750,000.00	$750,000.00	05/13/2005	Current	$0.00	3.00%	06/01/2035
36041	Surtax	Captiva Club Associates	Captiva Club Apartments	17692 SW 107 Avenue, Miami 33134	9	$850,000.00	$598,941.45	06/22/2005	Current	$0.00	1.00%	08/31/2035
36034	Surtax	Tuscan Place Ltd. Partnership	Tuscany Place Apartments	25400 SW 140 Street, Miami 33176	9	$1,000,000.00	$1,000,000.00	07/01/2005	Current	$0.00	3.00%	07/31/2034
20139	SHIP	Opa Locka Community Development Corp.	Aswan Village Apartments	2888 NW 132 Street, Opa Locka 33054	1	$1,800,000.00	$1,800,000.00	07/12/2005	Current	$0.00	3.00%	12/31/2036
36079	Surtax	Tuscan Place Ltd. Partnership	Tuscan View Apartments	670 NW 6 Street, Miami 33128	3	$1,000,000.00	$1,000,000.00	08/04/2005	Current	$0.00	1.00%	12/31/2039
36077	Surtax	The Carlisle Group	Santa Clara Apartments II	1250 NW 21 Street, Miami 33142	3	$2,000,000.00	$2,000,000.00	09/19/2005	Current	$0.00	3.00%	12/31/2035
23314	HOME	Peninsula Housing Development	Royal Palm Apartments	2330 NW 136 Street, Miami 33054	2	$500,000.00	$490,781.00	10/15/2005	Current	$0.00	3.00%	12/01/2046
36078	Surtax	St. John Housing LLC	St. John Village Apartments II	1445 NW 1 Place, Miami 33136	3	$385,000.00	$385,000.00	11/07/2005	Current	$0.00	1.00%	12/31/2035
36016	Surtax	Baywinds Associates Ltd.	Baywinds Apartments	11900 NE 16 Avenue, Miami 33161	4	$850,000.00	$850,000.00	11/30/2005	Current	$0.00	3.00%	03/01/2049
36083	Surtax	Urban League of Greater Miami Inc.	Sugar Hill Apartments	1411 NW 71 Street, Miami 33147	2	$2,100,000.00	$2,100,000.00	12/26/2005	Current	$0.00	1.00%	12/01/2035
36083	Surtax	Urban League of Greater Miami Inc.	Sugar Hill Apartments	1411 NW 71 Street, Miami 33147	2	$2,100,000.00	$2,100,000.00	12/26/2005	Current	$0.00	1.00%	12/01/2035
36079	Surtax	Tuscan Place Ltd. Partnership	Tuscan View Apartments	670 NW 6 Street, Miami 33128	3	$2,000,000.00	$2,000,000.00	02/15/2006	Current	$0.00	1.00%	12/31/2035
36090	Surtax	Hidden Grove Ltd.	Hidden Grove Apartments	13815 SW 271 Terrace, Miami 33170	9	$2,500,000.00	$2,135,709.02	07/18/2006	Current	$0.00	1.00%	08/31/2036
36088	Surtax	Tacolcy Economic Development Corp.	Edison Towers Apartments	5821 NE 7 Avenue, Miami 33127	3	$764,000.00	$634,468.14	08/01/2006	Current	$0.00	3.00%	04/30/2036
54704	SHIP	Palermo Lake Inc.	Palermo Lake Apartments	5311 NW 7 Street, Miami 33128	6	$3,000,000.00	$3,000,000.00	09/11/2006	Current	$0.00	0.00%	12/31/2047
36082	Surtax	Miami Supportive Housing	Christian Hospital	4700 NW 32 Avenue, Miami 33142	3	$250,000.00	$250,000.00	09/26/2006	Current	$0.00	1.00%	04/30/2026
54701	SHIP	Temple Court Partners Ltd.	Temple Court Apartments	453 NW 3 Street, Miami 33128	5	$1,000,000.00	$1,000,000.00	11/01/2006	Current	$0.00	1.00%	12/01/2036
54702	SHIP	The Urban Jubilee Corporation	Carrie Meek Manor	330-336 NW 19 Street, Miami 33136	3	$978,450.00	$978,450.00	12/06/2006	Current	$0.00	0.00%	06/30/2045
36100	Surtax	Pinnacle Housing Group	Pinnacle Park Apartments	7901-7931 NW 7 Avenue, Miami 33150	2	$1,000,000.00	$1,000,000.00	01/16/2007	Current	$0.00	1.00%	12/31/2036
36077	Surtax	The Carlisle Group	Santa Clara Apartments II	1250 NW 21 Street, Miami 33142	3	$1,160,000.00	$1,160,000.00	03/01/2007	Current	$0.00	1.00%	12/31/2036
36084	Surtax	Miami Beach Community Development	Westchester Apartments	516 15 Street, Miami Beach 33139	5	$1,200,000.00	$933,333.60	05/31/2007	Current	$0.00	1.00%	12/31/2036
36107	Surtax	Tacolcy Economic Development Corp.	Edison Gardens Apts I & II	651 NW 58 Street, Miami 33127	3	$600,000.00	$508,391.36	07/12/2007	Current	$0.00	3.00%	06/30/2037
54703	SHIP	Lafayette Square Ltd.	Lafayette Square Apartments	150 NE 79 Street, Miami 33126	3	$4,000,000.00	$4,000,000.00	08/21/2007	Current	$0.00	0.50%	12/31/2036
36102	Surtax	Lafayette Square Ltd.	Lafayette Square Apartments	150 NE 79 Street, Miami 33126	3	$2,500,000.00	$2,500,000.00	08/21/2007	Current	$0.00	0.50%	12/31/2036

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36143	Surtax	Coral Place Limited Partnership	Coral Place Apartments	1001 NW 54 Street, Miami 33133	3	$4,100,000.00	$4,100,000.00	10/04/2007	Current	$0.00	0.50%	12/31/2037
23373	HOME	TCG Royalton Apts. LLC	Royalton Apartments	131 SE 1 Street, Miami 33133	5	$880,000.00	$880,000.00	11/20/2007	Current	$0.00	0.00%	12/31/2036
36124	Surtax	TCG Royalton Apts. LLC	Royalton Apartments	131 SE 1 Street, Miami 33133	5	$1,000,000.00	$1,000,000.00	11/20/2007	Current	$0.00	1.00%	12/31/2036
23370	HOME	Carrfour Corporation	Villa Aurora	1398 SW 1 Street, Miami 33135	5	$899,489.00	$896,869.00	12/04/2007	Current	$0.00	1.00%	12/04/2037
23375	HOME	St. John Housing LLC	St. John Apartments Rehab	220-250 NW 13 Street, Miami 33136	3	$1,078,061.00	$1,078,061.00	01/07/2008	Current	$0.00	0.00%	01/07/2028
54705	SHIP	Pinnacle Housing Group	Pinnacle Place Apartments	5600 NE 4 Avenue, Miami 33138	3	$1,522,500.00	$1,522,500.00	02/12/2008	Current	$0.00	0.50%	12/31/2047
36151	Surtax	Pinnacle Housing Group	Pinnacle Place Apartments	5600 NE 4 Avenue, Miami 33138	3	$5,671,004.00	$4,148,504.00	02/12/2008	Current	$0.00	0.50%	12/31/2037
36159	Surtax	Pinnacle Housing Group	Pinnacle Square Apartments	8300 NE 1 Place, Miami 33138	3	$3,178,496.00	$3,178,496.00	02/28/2008	Current	$0.00	0.50%	02/01/2038
36158	Surtax	Postmaster Associates Ltd.	Postmaster Apartments	8800 SW 8 Street, Miami 33174	10	$5,000,000.00	$5,000,000.00	03/25/2008	Current	$0.00	0.50%	03/31/2038
36081	Surtax	Los Suenos Ltd.	Los Suenos Apartments	500 NW 36 Street, Miami 33127	3	$4,500,000.00	$4,500,000.00	04/28/2008	Current	$0.00	0.50%	12/31/2037
36100	Surtax	Pinnacle Housing Group	Pinnacle Park Apartments	7901-7931 NW 7 Avenue, Miami 33150	2	$1,448,608.00	$1,448,608.00	04/28/2008	Current	$0.00	0.50%	12/31/2037
60	CDBG	Martin Luther King Economic Dev.	Martin Luther King Economic Dev.	6100 NW 7 Avenue, Miami 33127	3	$284,400.00	$259,608.62	05/23/2008	Current	$0.00	3.00%	10/15/2034
36110	Surtax	Amber Garden LLC.	Amber Garden Apartments	1320 NW 24 Street, Miami 33142	3	$3,825,000.00	$3,825,000.00	06/17/2008	Current	$0.00	1.00%	12/31/2037
23315	HOME	Peninsula Housing Development	La Palma Apartments	1040 SW 1 Street, Miami 33130	5	$500,000.00	$499,053.00	07/01/2008	Current	$0.00	3.00%	12/31/2047
36123	Surtax	Peninsula Housing Development	La Palma Apartments	1040 SW 1 Street, Miami 33130	5	$500,000.00	$500,000.00	07/01/2008	Current	$0.00	3.00%	12/31/2047
36154	Surtax	Valencia Pointe Associates Ltd.	Valencia Pointe	2542 NW 79 Street, Miami 33147	2	$3,083,333.00	$3,083,333.00	07/01/2008	Current	$0.00	1.00%	12/31/2038
36087	Surtax	The Corinthian Apts. Ltd.	The Corinthian Apartments	7705 NW 22 Avenue, Miami 33147	2	$5,400,000.00	$5,400,000.00	07/14/2008	Current	$0.00	0.50%	12/31/2037
36162	Surtax	Emerald Terrace LLC.	Emerald Apartments	244 NW 72 Terrace, Miami 33137	3	$7,000,000.00	$7,000,000.00	07/17/2008	Current	$0.00	0.50%	12/31/2038
36069	Surtax	North Shore Apartments LLC	North Shore Apartments	2102-28 NE 167 Street, North Miami Beach 33162	4	$1,900,000.00	$1,282,733.50	08/26/2008	Current	$0.00	1.00%	08/26/2038
54703	SHIP	Lafayette Square Ltd.	Lafayette Square Apartments	150 NE 79 Street, Miami 33126	3	$1,197,643.00	$1,197,643.00	10/02/2008	Current	$0.00	0.50%	12/31/2036
36149	Surtax	Gamenterprises LLC	Little River Duplex	180 NW 84 Street, Miami 33150	2	$286,726.00	$286,726.00	10/16/2008	Current	$0.00	2.00%	08/31/2038
36143	Surtax	Coral Place Limited Partnership	Coral Place Apartments	1001 NW 54 Street, Miami 33133	3	$1,112,777.00	$1,112,777.00	10/30/2008	Current	$0.00	0.50%	12/31/2037
54707	SHIP	Sunrise Commons Ltd.	Sunrise Commons Apartments	26600 SW 146 Court, Naranja 33032	8	$1,490,420.00	$1,490,420.00	11/10/2008	Current	$0.00	0.50%	12/31/2038
36177	Surtax	Sunrise Commons Ltd.	Sunrise Commons Apartments	26600 SW 146 Court, Naranja 33032	8	$2,099,844.00	$2,099,844.00	11/10/2008	Current	$0.00	0.50%	12/31/2038
36124	Surtax	TCG Royalton Apts. LLC	Royalton Apartments	131 SE 1 Street, Miami 33133	5	$1,250,000.00	$1,250,000.00	11/18/2008	Current	$0.00	1.00%	12/31/2036
23291	HOME	POAH Cutler Manor LLC	Cutler Manor Apartments	10875 SW 216 Street, Miami 33189	9	$615,451.20	$615,451.20	12/23/2008	Delinquent	$8,000.89	1.00%	12/31/2026
36111	Surtax	BHG - 79th Street LLC	Villa Patricia Phase I	234-42 NW 79 Street, Miami 33138	3	$5,380,000.00	$5,380,000.00	12/29/2008	Current	$0.00	3.00%	12/31/2038
54706	SHIP	Georgia Apartments LLC.	Biscayne Court	5211 NW 17 Avenue, Miami 33147	3	$1,831,842.00	$1,831,842.00	12/30/2008	Current	$0.00	0.50%	01/01/2039
36108	Surtax	Tacolcy Economic Development Corp.	Edison Terrace Apts. I & II	675 & 655 NW 56 Street, Miami 33127	3	$1,274,234.00	$1,274,234.00	12/31/2008	Current	$0.00	3.00%	06/30/2008

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36157	Surtax	Pinnacle Housing Group	Pinnacle Plaza	3650-90 NW 36 Street, Miami 33142	2	$6,209,529.00	$6,209,529.00	01/23/2009	Current	$0.00	0.50%	02/01/2039
6710	HOME	Cutler Riverside Preservation	Cutler Riverside Apartments	21630 SW 104 Court, Miami 33190	9	$3,514,740.00	$3,514,740.00	03/01/2009	Current	$0.00	1.00%	09/01/2028
36106	Surtax	St. John Housing LLC	St. John Apartments Rehab	220 NW 13 Street, Miami 33136	3	$500,000.00	$500,000.00	03/04/2009	Current	$0.00	1.00%	02/01/2039
6721	HOME	Valencia Pointe Associates Ltd.	Valencia Pointe	2542 NW 79 Street, Miami 33147	2	$392,739.00	$392,739.00	03/05/2009	Current	$0.00	1.00%	12/31/2038
36056	Surtax	Carrfour Corporation	Harding Village	8540 Harding Avenue, Miami Beach 33141	4	$1,427,633.00	$1,427,633.00	03/16/2009	Current	$0.00	1.00%	02/17/2025
36113	Surtax	Villa Patricia Phase II	Villa Patricia Phase II	7831 NE 2 Avenue, Miami 33133	3	$3,825,000.00	$3,825,000.00	03/26/2009	Current	$0.00	3.00%	12/31/2039
36160	Surtax	Village Allapattah	Village Allapattah I	2317 NW 17 Avenue, Miami 33142	3	$4,866,541.00	$4,866,541.00	04/28/2009	Current	$0.00	1.00%	12/31/2038
54704	SHIP	Palermo Lake Inc.	Palermo Lake Apartments	5311 NW 7 Street, Miami 33128	6	$450,000.00	$450,000.00	05/14/2009	Current	$0.00	0.00%	12/31/2047
36163	Surtax	Poinciana Grove Ltd.	Poinciana Grove	5601 NW 2 Avenue, Miami 33127	3	$3,200,000.00	$3,200,000.00	05/29/2009	Current	$0.00	1.00%	12/31/2038
36167	Surtax	Camacol Tower Ltd.	Camacol Towers	1401 West Flagler Street, Miami 33135	5	$4,972,134.00	$4,972,134.00	06/05/2009	Current	$0.00	0.50%	06/01/2039
36164	Surtax	Village Carver Phase I	Village Carver	401 NW 72 Street, Miami 33150	3	$4,350,000.00	$4,350,000.00	06/08/2009	Current	$0.00	1.00%	05/31/2038
36131	Surtax	Miami Beach Community Development	Villa Maria Apartments	2800 Collins Avenue, Miami Beach 33139	5	$1,000,000.00	$922,222.16	07/16/2009	Current	$0.00	0.00%	02/01/2039
36120	Surtax	Housing Authority of Miami Beach	Henderson Court	328 Jefferson Avenue, Miami Beach 33139	5	$600,000.00	$571,173.25	09/17/2009	Current	$0.00	1.00%	05/31/2039
36169	Surtax	Emmaus Place Inc.	Emmaus Place	342 NW 4 Avenue, Miami 33128	5	$450,000.00	$450,000.00	12/18/2009	Current	$0.00	1.00%	10/31/2039
7600	HOME	Walden Pond Preservation LP	Walden Pond Apartments	20880 NW 7 Avenue, Miami 33169	1	$3,300,000.00	$3,095,457.74	12/23/2009	Current	$0.00	1.00%	12/31/2039
36187	Surtax	Spinal Cord Living Assistance	SCLAD Plaza	201 East 2 Street, Hialeah 33010	6	$493,000.00	$493,000.00	04/09/2010	Current	$0.00	0.50%	12/31/2040
36147	Surtax	Liberty Gateway Ltd.	Dr. Barbara Carrie Shuler Manor	1400 NW 54 Street, Miami 33142	3	$3,000,000.00	$3,000,000.00	04/23/2010	Current	$0.00	1.00%	05/31/2040
36184	Surtax	Ark Development/Overtown	The Beacon	1000 NW 1 Avenue, Miami 33136	3	$2,146,945.00	$2,146,945.00	04/28/2010	Current	$0.00	0.50%	12/31/2040
36183	Surtax	Magnolia Landings Apts. Ltd.	Magnolia Landing	25900-25910 SW 143 Court, Naranja 33032	8	$2,840,000.00	$2,840,000.00	04/29/2010	Current	$0.00	0.50%	12/31/2040
36189	Surtax	Vista Mar Apartments Ltd.	Vista Mar Apartments	501 NW 36 Street, Miami 33127	3	$1,609,336.00	$1,609,336.00	05/13/2010	Current	$0.00	0.50%	12/31/2040
36202	Surtax	Brownsville Village II	Brownsville Village II	5225 NW 29 Avenue, Miami 33142	3	$2,406,359.00	$2,406,359.00	05/21/2010	Current	$0.00	0.50%	12/31/2040
36170	Surtax	The Carlisle Group	Everett Stewart Senior Villas	5255 NW 29 Avenue, Miami 33142	3	$951,627.00	$951,627.00	05/21/2010	Current	$0.00	0.50%	12/31/2040
36128	Surtax	Housing Authority of Miami Beach	Steven Chaykin	321-327 Michigan Avenue, Miami Beach 33139	5	$1,600,000.00	$1,600,000.00	07/02/2010	Current	$0.00	0.50%	12/31/2040
36182	Surtax	Madison Housing Ltd.	Madison View	642 NW 5 Avenue, Miami 33136	3	$2,691,247.00	$2,691,247.00	07/20/2010	Current	$0.00	0.50%	12/31/2040
56080	NSP	Kings Terrace LLC	Kings Terrace Apartments	12555 NW 27 Avenue, Opa Locka 33167	2	$17,000,000.00	$17,000,000.00	07/21/2010	Current	$0.00	0.00%	07/15/2043
36172	Surtax	Mirabella I Associates	Mirabella Apartments	12849 SW 252 Street, Miami 33032	8	$3,250,000.00	$325,000.00	08/12/2010	Current	$0.00	0.50%	12/31/2040
23228	HOME	Miami Beach Community Development	Villa Maria Apartments	2800 Collins Avenue, Miami Beach 33139	5	$1,215,000.00	$1,215,000.00	08/17/2010	Current	$0.00	3.67%	12/31/2059
36179	Surtax	Village Carver Phase II	Village Carver Phase II	401 NW 72 Street, Miami 33150	3	$3,312,654.00	$3,312,654.00	09/21/2010	Current	$0.00	0.50%	09/21/2040

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24051	HOME	Peninsula Housing Development	Princeton Manor Apartments	33700 Redland Road, Florida City 33135	9	$406,381.00	$406,381.00	09/30/2010	Current	$0.00	3.00%	02/28/2049
56083	NSP	Metro Realty of South Florida	Opa Lakes Apartments	2491 NW 135 Street, Opa Locka 33167	1	$2,520,667.00	$2,392,752.89	11/30/2010	Current	$0.00	0.00%	12/31/2041
7610	HOME	Miami Beach Community Development	Villa Matti Apartments	221 28 Street, Miami 33140	5	$1,500,000.00	$1,500,000.00	12/23/2010	Current	$0.00	3.00%	03/31/2050
56081	NSP	NHTE Southpoint LLC	SouthPoint Crossing	815 W Lucy Street, Florida City 33034	9	$7,544,489.00	$7,544,489.00	12/28/2010	Current	$0.00	0.00%	10/31/2040
36196	Surtax	Woodside Oaks, Ltd.	Woodside Oaks Apartments	26205 SW 144 Avenue, Miami 33032	8	$300,000.00	$300,000.00	02/09/2011	Current	$0.00	0.50%	12/31/2040
36127	Surtax	Richmond Pines Ltd.	Richmond Pines Apartments	14700 Booker T. Washington, Miami 33157	9	$1,000,000.00	$1,000,000.00	02/28/2011	Current	$0.00	0.50%	10/31/2040
7630	HOME	Carrfour Corporation	Verde Gardens Apartments	12360 SW 283 Street, Miami 33033	9	$2,000,000.00	$2,000,000.00	03/29/2011	Current	$0.00	1.00%	05/31/2041
7850	HOME	Tacolcy Economic Development Corp.	Edison Towers	5821 NW 7 Avenue, Miami 33127	3	$375,000.00	$364,250.00	05/23/2011	Current	$0.00	0.00%	12/31/2026
36165	Surtax	Parkview Estates Ltd.	Parkview Gardens	1475 NW 61 Street, Miami 33142	3	$1,600,000.00	$1,600,000.00	08/01/2011	Current	$0.00	1.50%	07/31/2041
36176	Surtax	Legacy Pointe Associates Ltd.	Solabella Apartments	17387 NW 7 Avenue, Miami 33169	1	$2,275,000.00	$2,275,000.00	08/04/2011	Current	$0.00	0.50%	12/31/2041
7851	HOME	UDG II LLC	The Atrium at Spring Garden	808-880 NW 7 Avenue, Miami 33034	3	$1,880,000.00	$1,880,000.00	08/11/2011	Current	$0.00	0.50%	08/31/2031
36198	Surtax	HTC TC Development	Veranda Senior Apartments	28201 SW 152 Avenue, Miami 33032	9	$300,000.00	$300,000.00	08/16/2011	Current	$0.00	0.50%	05/31/2041
7630	HOME	Carrfour Corporation	Verde Gardens Apartments	12360 SW 283 Street, Miami 33033	9	$1,000,000.00	$1,000,000.00	08/18/2011	Current	$0.00	1.00%	05/31/2041
36188	Surtax	Miami Beach Community Development	The Allen Apartments	2001 Washington Avenue, Miami Beach 33139	5	$500,000.00	$500,000.00	09/15/2011	Current	$0.00	0.00%	08/31/2041
8889	HOME	Winchester Gardens Ltd.	Winchester Gardens	16440 SW 304 Street, Homestead 33033	8	$1,300,312.00	$1,300,312.00	10/01/2011	Current	$0.00	1.00%	04/01/2042
7853	HOME	Villa Capri Associates Ltd.	Villa Capri I Apartments	14500 SW 280 Street, Homestead 33020	9	$2,650,000.00	$2,650,000.00	12/01/2011	Current	$0.00	0.50%	12/31/2046
36199	Surtax	Villa Capri Associates Ltd.	Villa Capri I Apartments	14500 SW 280 Street, Homestead 33020	9	$2,698,500.00	$2,698,500.00	12/01/2011	Current	$0.00	0.50%	12/31/2046
7852	HOME	Tacolcy Economic Development Corp.	Edison Gardens Apts.	651 NW 58 Street, Miami 33127	3	$250,000.00	$250,000.00	12/22/2011	Current	$0.00	0.00%	12/31/2026
36191	Surtax	Brownsville Village Apartments	Brownsville Village III	5275 NW 29 Avenue, Miami 33142	3	$300,000.00	$300,000.00	02/24/2012	Current	$0.00	0.50%	12/31/2040
36192	Surtax	Brownsville Village IV Ltd.	Browsville Village IV	5185 NW 29 Avenue, Miami 33142	3	$300,000.00	$300,000.00	02/24/2012	Current	$0.00	0.50%	12/31/2040
36156	Surtax	Malibu Gardens Apartments Ltd.	Malibu Garden Apartments	13800 SW 268 Street, Miami 33032	9	$1,000,000.00	$1,000,000.00	05/14/2012	Current	$0.00	0.50%	04/30/2042
36156	Surtax	Malibu Gardens Apartments Ltd.	Malibu Garden Apartments	13800 SW 268 Street, Miami 33032	9	$1,000,000.00	$1,000,000.00	05/14/2012	Current	$0.00	0.50%	04/30/2042
7856	HOME	St. John Housing LLC	St. John Apartments Rehab	220-250 NW 13 Street, Miami 33136	3	$816,964.00	$563,759.62	05/22/2012	Current	$0.00	0.00%	07/15/2032
36039	Surtax	Miami Beach Community Development	Meridian Place Apartments	530 Meridian Avenue, Miami Beach 33139	5	$775,000.00	$774,974.98	05/30/2012	Current	$0.00	1.00%	12/31/2041

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7855	HOME	Waterford I Associates	Waterford Apartments	19580 W. Dixie Highway, Miami 33180	4	$585,000.00	$585,000.00	06/18/2012	Current	$0.00	1.50%	12/31/2047
36195	Surtax	Villa Capri III Associates Ltd.	Villa Capri III	14500 SW 280 Street, Homestead 33020	9	$300,000.00	$300,000.00	07/25/2012	Current	$0.00	1.00%	12/31/2042
36146	Surtax	Camillus House Inc.	Camilus New Treatment	1603-27 NW 7 Avenue, Miami 33136	3	$2,000,000.00	$2,000,000.00	07/26/2012	Current	$0.00	1.00%	12/31/2041
56085	NSP	The Anchorage Apartments	The Anchorage Apartments	2320 NW 62 Street, Miami 33133	3	$5,000,000.00	$5,000,000.00	09/18/2012	Current	$0.00	0.50%	09/01/2042
7860	HOME	Lakeview Rental Housing Limited	Lakeview Apartments	11505 NW 22 Avenue, Miami 33167	2	$922,374.00	$920,923.29	10/01/2012	Current	$0.00	0.00%	10/01/2027
7859	HOME	Circle Creek Apartments Ltd.	Circle Creek Apartments	26207 SW 144 Avenue Miami 33032	8	$800,000.00	$800,000.00	10/18/2012	Current	$0.00	1.00%	12/31/2042
36181	Surtax	Circle Creek Apartments Ltd.	Circle Creek Apartments	26207 SW 144 Avenue Road, Miami 33141	8	$6,050,000.00	$6,050,000.00	10/18/2012	Current	$0.00	0.50%	12/31/2042
7857	HOME	Shepherd House LLC	Shepherd House	1206 NW 12 Street, Homestead 33030	8	$300,000.00	$300,000.00	11/15/2012	Current	$0.00	1.00%	11/30/2032
56086	NSP	Hampton Village Apartments LLC	Hampton Village Apartments	2740 NW 43 Terrace, Miami 33141	3	$2,595,985.00	$2,595,985.00	12/17/2012	Current	$0.00	0.50%	11/01/2042
56087	NSP	Hampton Village Apartments LLC	Hampton Village Apartments	2740 NW 43 Terrace, Miami 33141	3	$1,050,000.00	$1,050,000.00	12/17/2012	Current	$0.00	0.00%	11/01/2042
36204	Surtax	Dante Fascell Preservation LLC	Dante Fascell	2929-2925 NW 18 Avenue, Miami 33131	3	$252,773.00	$126,386.50	12/24/2012	Current	$0.00	0.00%	12/31/2053
8451	NSP	Dante Fascell Preservation LLC	Dante Fascell	2929-2925 NW 18 Avenue, Miami 33131	3	$2,461,333.00	$2,461,333.00	12/27/2012	Current	$0.00	0.00%	12/31/2053
8450	NSP	Stirrup Plaza Phase I	Stirrup Plaza	3150 Mundy Street, Miami 33133	7	$1,796,491.40	$1,796,491.40	12/27/2012	Current	$0.00	0.00%	12/31/2053
36203	Surtax	Stirrup Plaza Phase I	Stirrup Plaza	3150 Mundy Street, Miami 33133	7	$185,201.60	$185,201.60	12/27/2012	Current	$0.00	0.00%	12/31/2053
56084	NSP	Harvard House LLC	Harvard House	2020 NE 169 Street, North Miami Beach 33162	4	$750,000.00	$750,000.00	01/16/2013	Current	$0.00	0.00%	05/31/2041
56084	NSP	Harvard House LLC	Harvard House	2020 NE 169 Street, North Miami Beach 33162	4	$750,000.00	$750,000.00	01/16/2013	Current	$0.00	0.00%	05/31/2041
8452	NSP	South Miami Plaza LLC	South Miami Plaza	6701 SW 62 Avenue, Miami 33131	7	$1,698,706.60	$1,698,706.60	01/24/2013	Current	$0.00	0.00%	12/31/2053
36205	Surtax	South Miami Plaza LLC	South Miami Plaza	6701 SW 62 Avenue, Miami 33131	7	$188,745.40	$188,745.40	01/24/2013	Current	$0.00	0.00%	12/31/2053
7854	HOME	Magnolia North Apartments LLC	Magnolia Apartments	2060 Lincoln Avenue, Opa Locka 33054	1	$2,000,000.00	$1,654,766.34	01/25/2013	Current	$0.00	1.00%	12/31/2042
56089	NSP	RUDG-Town Center LLC	Town Center Apartments	420 Aladdin Street, Opa Locka 33054	1	$7,739,688.00	$7,739,688.00	02/19/2013	Current	$0.00	0.50%	02/28/2043
36185	Surtax	Notre Dame Apartments LLC.	Notre Dame Apartments	5727 NW 2 Avenue, Miami 33127	3	$469,567.00	$426,685.86	02/25/2013	Current	$0.00	0.50%	03/01/2020
56088	NSP	Northside Property Ltd.	Northside Transit Village	NW 31 Avenue & 79 Street, Miami 33147	2	$750,000.00	$750,000.00	03/04/2013	Current	$0.00	0.00%	03/01/2043
7862	HOME	The JPM Centre at Miami Gardens Inc.	JPM Centre	3931 NW 183 Street, Miami 33055	1	$1,854,436.00	$1,854,436.00	05/03/2013	Current	$0.00	0.00%	05/31/2043
36193	Surtax	The JPM Centre at Miami Gardens Inc.	JPM Centre	3931 NW 183 Road Street, Miami 33055	1	$3,000,000.00	$2,644,850.69	05/03/2013	Current	$0.00	0.00%	05/31/2043

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36206	Surtax	Jack Orr Plaza Preservation	Jack Orr Plaza	550 NW 5 Street, Miami 33131	5	$2,848,594.00	$2,563,734.10	06/18/2013	Current	$0.00	0.00%	12/03/2053
8891	HOME	Malibu Gardens Apartments Ltd.	Malibu Garden Apartments	13800 SW 268 Street, Miami 33032	9	$5,000,000.00	$5,000,000.00	06/25/2013	Current	$0.00	0.50%	01/31/2042
36201	Surtax	MCR Apartments I, LLC	Casa Matias	14340 SW 260 Street, Miami 33032	8	$300,000.00	$300,000.00	07/03/2013	Current	$0.00	0.50%	08/01/2035
36207	Surtax	Regency Pointe Apartments Ltd.	Regency Pointe Apartments	1919-1921 NW 79 Street, Miami 33020	2	$2,500,000.00	$2,500,000.00	10/25/2013	Current	$0.00	1.00%	08/31/2043
7863	HOME	Tower Road Gardens Ltd.	La Joya Apartments	26700-26790 SW 142 Avenue, Miami 33016	9	$4,531,433.00	$4,531,433.00	12/11/2013	Current	$0.00	1.00%	12/12/2043
36200	Surtax	Tower Road Gardens Ltd.	La Joya Apartments	26700-26790 SW 142 Avenue, Miami 33016	9	$1,212,042.00	$1,090,837.80	12/11/2013	Current	$0.00	0.50%	12/12/2043
36209	Surtax	City Heights Apartments Ltd.	City Heights Apartments	145-153 SW 8 Street, Miami 33141	5	$175,000.00	$175,000.00	12/20/2013	Current	$0.00	0.50%	12/31/2048
36208	Surtax	Northside Property Ltd.	Northside Transit Village	NW 31 Avenue & 79 Street, Miami 33147	2	$2,750,000.00	$2,198,175.00	12/23/2013	Current	$0.00	0.50%	12/31/2043
36210	Surtax	City Crossings Ltd.	City Crossings Apartments	230 SW 12 Street, Miami 33133	5	$175,000.00	$175,000.00	02/28/2014	Current	$0.00	0.50%	12/31/2049
36211	Surtax	City Crossings Ltd.	City Crossings Apartments	230 SW 12 Street, Miami 33133	5	$1,400,000.00	$1,214,150.00	02/28/2014	Current	$0.00	4.00%	12/31/2044
36212	Surtax	Metro South Senior Apartments Ltd.	Metro South Senior Apartments	6101 Sunset Drive, South Miami 33143	7	$175,000.00	$175,000.00	05/06/2014	Current	$0.00	0.50%	04/01/2044
36213	Surtax	Metro South Senior Apartments Ltd.	Metro South Senior Apartments	6101 Sunset Drive, South Miami 33143	7	$1,645,000.00	$491,022.50	05/06/2014	Current	$0.00	4.60%	04/01/2044
36214	Surtax	Seventh Avenue I Ltd.	Seventh Avenue Transit Village	6175 NW 6 Avenue, Miami 33127	3	$1,400,000.00	$0.00	05/30/2014	Current	$0.00	1.88%	04/30/2044
36215	Surtax	West Brickell Tower Ltd.	West Brickell Tower Apartments	1026 SW 2 Avenue, Miami 33130	5	$175,000.00	$175,000.00	06/27/2014	Current	$0.00	0.50%	06/01/2044
36216	Surtax	West Brickell Tower Ltd.	West Brickell Tower Apartments	1026 SW 2 Avenue, Miami 33130	5	$300,000.00	$300,000.00	06/27/2014	Current	$0.00	6.00%	06/01/2044
36217	Surtax	Brickell View Terrace Apts. Ltd.	Brickell View Terrace	940 NW 1 Avenue, Miami 33130	5	$4,000,000.00	$3,600,000.00	07/18/2014	Current	$0.00	0.47%	06/30/2046
36220	Surtax	Green Turnkey Plaza Ltd.	Washington Square	1146 NW 7 Court, Miami 33136	3	$175,000.00	$175,000.00	08/22/2014	Current	$0.00	0.50%	12/31/2043
36221	Surtax	Pelican Cove Associates	Pelican Cove Apartments	2440 NW 185 Terrace, Miami 33056	1	$8,400,000.00	$735,490.53	09/30/2014	Current	$0.00	0.37%	10/01/2044
36222	Surtax	Pearl Apartments Ltd.	The Pearl	3372 NW 17 Avenue, Miami 33147	3	$2,980,387.00	$2,306,818.80	10/30/2014	Current	$0.00	1.38%	12/31/2044
7862	HOME	The JPM Centre at Miami Gardens Inc.	JPM Centre	3931 NW 183 Street, Miami 33055	1	$325,667.05	$109,098.25	11/01/2014	Current	$0.00	0.00%	10/31/2044
36226	Surtax	Golfside Villas Preservation LLC	Golfside Villas	6850 NW 179 Street, Miami 33015	13	$3,000,000.00	$391,813.57	11/20/2014	Current	$0.00	1.00%	12/31/2046
36225	Surtax	Lyric Housing Ltd.	The Plaza at the Lyric	919 NW 2 Avenue, Miami 33136	3	$4,740,000.00	$0.00	12/02/2014	Current	$0.00	1.00%	12/31/2044
36223	Surtax	Island Living Development LLC.	Island Living Apartments	1201 NW 3 Avenue, Miami 33136	3	$1,400,000.00	$0.00	12/08/2014	Current	$0.00	1.00%	12/31/2044
7864	HOME	Villa Capri Associates Ltd.	Villa Capri II	14416 SW 280 Street, Miami 33030	9	$2,320,000.00	$256,632.62	12/12/2014	Current	$0.00	0.30%	12/12/2044
54708	SHIP	Villa Capri II Associates	Villa Capri II	14416 SW 280 Street, Miami 33030	9	$500,000.00	$0.00	12/12/2014	Current	$0.00	0.31%	12/12/2044
36224	Surtax	Villa Capri II Associates	Villa Capri II	14416 SW 280 Street, Miami 33030	9	$7,775,000.00	$0.00	12/12/2014	Current	$0.00	0.31%	12/12/2044
36227	Surtax	Altera Associates Ltd.	John and Anita Ferguson Senior	11010 Pinkston Drive, Miami 33176	9	$6,600,000.00	$0.00	12/19/2014	Current	$0.00	0.32%	12/17/2046

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7866	HOME	The Village Miami Ltd.	The Villages Apts.	6886 NW 7 Avenue, Miami 33150	3	$5,427,259.76	$0.00	12/30/2014	Current	$0.00	0.25%	12/31/2049
36229	Surtax	The Village Miami Ltd.	The Villages Apts.	6886 NW 7 Avenue, Miami 33150	3	$1,579,146.31	$0.00	12/30/2014	Current	$0.00	0.30%	12/03/2049
7865	HOME	Centro Campesino Farmworker	Florida City Village Phase VII	905 NW 4 Terrace, Florida City 33034	9	$1,400,365.00	$0.00	02/13/2015	Current	$0.00	0.25%	03/01/2045
36228	Surtax	Stirrup Plaza Phase Two LLC	Stirrup Plaza Phase II	3127 SW 37 Avenue, Miami 33133	7	$3,464,375.00	$0.00	03/04/2015	Current	$0.00	0.00%	03/04/1955
36230	Surtax	AMC HTG 1 LTD	Courtside Family Apartments	1700 NW 4 Avenue, Miami 33136	3	$1,750,000.00	$0.00	03/24/2015	Current	$0.00	0.75%	03/15/2045
7867	HOME	Opa Locka Community Development Corp.	Magnolia North 2145 Apartments	2145 Lincoln Avenue, Opa Locka 33054	1	$1,265,519.00	$0.00	04/04/2015	Current	$0.00	0.30%	10/20/2045
7868	HOME	Housing Authority of Miami Beach	Kanepeli Park	234-246 Jefferson Avenue, Miami Beach 33139	5	$420,000.00	$0.00	04/30/2015	Current	$0.00	0.50%	04/30/2035
36231	Surtax	Smathers Phase II Developer LLC	Smathers Phase II	1025 SW 30 Avenue, Miami 33135	7	$8,250,000.00	$0.00	05/19/2015	Current	$0.00	0.00%	05/19/2055
						$456,726,380.20	**$379,286,244.60**			**$158,685.95**		