

PROVIDING CONSTRUCTION AND BRIDGE FINANCING FOR
HOTEL | MULTIFAMILY | OFFICE | MIXED-USE | HOTEL BRIDGE

TURNING VISIONS INTO REALITY



HALL
STRUCTURED FINANCE

HALL Structured Finance is part of the HALL Group family of companies.

HALL Group is a diversified set of companies with core expertise in real estate, including direct lending, development, management and leasing.

For over 50 years, HALL Group has collectively owned, managed and/or developed more than 100,000 apartments, 5 million square feet of commercial office space, numerous hotels, retail centers and high-rise residential.

HALL Group's consolidated net worth is in excess of \$1 billion.



“ At HALL Group, we develop and finance buildings that enhance communities and support entrepreneurs' vision.

As both a commercial real estate developer and a private lender, we understand the unique needs and challenges of our clients and leverage our five decades of experience to create tailored and creative financial solutions for our clients and partners. ”

Craig Hall, Founder and Chairman
HALL Group

WHAT WE DO

HALL Structured Finance (HSF) provides construction and bridge financing to entrepreneurial real estate owners and developers for projects where its liquidity, financial strength and real estate expertise can add value and facilitate completion.

The team is comprised of real estate lending experts with decades of experience and the know how to put together flexible deal structures that meet the needs of today's commercial real estate financing challenges.

WHAT WE LOOK FOR

HSF is seeking first mortgage construction loan opportunities secured by commercial real estate projects, with a current emphasis and focus on the multifamily and hospitality sectors. In addition, HSF focuses on providing financing on existing hotels.

WHAT WE OFFER

- Extensive real estate experience
- Investment strength and leadership
- Entrepreneurial acumen and understanding
- Flexible deal structures
- Track record of successful loan transactions

I. CONSTRUCTION LOAN PROGRAM HIGHLIGHTS

- Hotel and multifamily
- Nationwide, non-recourse loan program
- Loan sizing between \$20M and \$150M
- Targeted LTC's between 65% and 75%
- Loan terms up to three years with extension options

II. HOTEL BRIDGE LOAN PROGRAM HIGHLIGHTS

- Hotels built in the last five years
- Focused on Southwest and Southeast regions; non-recourse loan program
- Loan sizing between \$20M and \$80M
- Targeted LTV up to 75%
- Loan terms up to three years with extension options

VANTAGE APARTMENTS *St. Petersburg, FL*

\$40M Loan
1st Lien
Construction
Multifamily



CONSTRUCTION LOAN PROGRAM

HOTEL BRIDGE LOAN PROGRAM

LOCATIONS

Real estate projects located throughout the United States

Hotels located throughout the United States

PROPERTY TYPES

Hotel, multifamily and other select real estate assets

Existing newer hotels built in the last five years

SECURITY

First mortgage lien on the subject property and pledge of ownership interests

First mortgage lien on the subject property and pledge of ownership interests

LOAN SIZES

\$20 million to \$150 million

\$20 million to \$80 million

LOAN TO VALUE

Up to 75% LTC

Up to 75% LTV

RECOURSE

Non-recourse, with standard carve out provisions and completion guarantees on construction loans

Non-recourse, with standard carve out provisions

LOAN TERM

Up to 36-month loan term with extension options

Up to 36-month loan term with extension options

DEBT SERVICE

Interest only

Interest only

RESERVES

Real estate taxes, insurance and replacement reserves, standard reserve plus interest reserves

Standard reserve plus interest reserves as needed to subsidize operations through stabilization

CLOSING TIME

60-90 days from application and deposit remittance

45-60 days from application and deposit remittance



featured TRANSACTIONS

OTONOMOUS

Las Vegas, NV

1st Lien
\$85M Construction Loan
Multifamily



THE 55 RESORT APARTMENTS

Greeley, CO

1st Lien
\$23M Constuction Loan
Multifamily



FLAMINGO CROSSINGS

Orlando, FL

1st Lien
\$140M Construction Loan
Four Hotels

*Residence Inn by Marriott
Fairfield Inn by Marriott
Home2 Suites by Hilton
Homewood Suites by Hilton*



SPRINGHILL SUITES / ELEMENT HOTEL

Colorado Springs, CO

1st Lien
\$55.6M Constuction Loan
Hotel



HOTEL SERENA

Aventura, FL

1st Lien
\$29.4M Bridge Loan
Hotel



RAINDANCE

Winterhaven, FL

1st Lien
\$16.75M Construction Loan
Multifamily



THE WESTIN TEMPE

Tempe, AZ

1st Lien
\$86.5M Constuction Loan
Hotel



HAMPTON INN & SUITES / HOME2 SUITES BY HILTON

Las Vegas, NV

1st Lien
\$41.7M Constuction Loan
\$44.8M Bridge Loan
Hotel



WHO WE ARE



our TEAM

Craig Hall Founder & Chairman

Donald Braun President

Mike Jaynes Vice Chairman

Mike Canning Senior Vice President, Capital Markets

David Cain Vice President, Originations

Brad Ferguson Vice President, Originations

Matt Mitchell Vice President, Originations

Allyson Van Blarcum Vice President, Originations

Brian Mitchell Vice President, Originations

Rebecca Reitz Vice President, Compliance

Fred Marchena Senior Credit Officer

Bryce Yamauchi Loan Officer

Reagan Dixon Loan Officer

Bryan Smith Manager, Capital Markets

Jeannette McGlaun Finance Officer, Capital Markets

Prentiss Burt Underwriter

Kelsey Clay Underwriter

Mallory Adams Underwriter

Urbashi Mukherjee Underwriter

Jerod Bauer Construction Manager

Renetta Gill Closing Compliance Officer

David Epperson Portfolio Controller

success STORIES

MILLENNIUM AT CITRUS RIDGE APARTMENTS

Kissimmee, FL



"HALL Structured Finance's expertise in both real estate development and finance made them the ideal partner for this project. Their uniquely-tailored, flexible approach to finance our development made this loan closure possible, and we're excited to get started."

Russ Krivor, president and CEO
DLC Residential

"The TownePlace Suites was the third hotel project for which HSF has provided financing for us. The entire HSF team possesses outstanding hospitality knowledge and is a pleasure to work with. We highly recommend HSF."

Robert Gustin, owner
Gustin Property Group, LLC



TOWNEPLACE SUITES OAK CREEK

Milwaukee, WI

HOME2SUITES BY HILTON

Atlanta, GA



"HSF distinguishes themselves from other private lenders in that they try to figure out a way to get deals done, rather than focusing on how a deal won't work. HSF will look at deals in secondary markets with sponsors that may not have the balance sheet or the experience that other lenders may require."

John Pascal, managing director
Paramount Capital Advisors

let's get STARTED

Contact us today to learn how we can
help you bring your vision to life.

David Cain | Vice President, Originations
214.269.9543 | dcain@hallstructured.com

Brad Ferguson | Vice President, Originations
214.269.9549 | bferguson@hallstructured.com

Matt Mitchell | Vice President, Originations
214.269.9480 | mmitchell@hallstructured.com

Allyson Van Blarcum | Vice President, Originations
214.269.9524 | avanblarcum@hallstructured.com

Brian Mitchell | Vice President, Originations
214.269.9538 | bmitchell@hallstructured.com

Reagan Dixon | Loan Officer
214.269.9469 | rdixon@hallstructured.com

Bryce Yamauchi | Loan Officer
214.269.9549 | byamauchi@hallstructured.com

HALLSTRUCTUREDFINANCE.COM