



The Guardian American Companies - Past Development Projects

<u>Project Name</u>	<u>Location</u>	<u>Description</u>	<u>Strategy</u>	<u>Type</u>	<u>Dev Cost</u>
Magnolia Ridge of Palm City	Palm City, FL	28 Single Family Attached	Speculation	Dev & Const	\$8,850,000
Guardian American Riverside	Stuart, FL	134 Assisted Living & Memory Care	Speculation (Sold)	Entitled Land	\$3,700,000
Gray Street Residence	Tampa, FL	Custom Single Family Home	Contracted	Construction	\$550,000
Bungalows on Chelsea	Tampa, FL	5 Custom Single Family Homes	Contracted	Construction	\$1,579,000
Sterling Circle Residence	Tampa, FL	Custom Single Family Home	Contracted	Construction	\$1,150,000
Kent Place Residence	Clearwater, FL	Custom Single Family Home	Contracted	Construction	\$1,760,000
Curtis Street Homes	Tampa, FL	2 Custom Single Family Homes	Contracted	Construction	\$660,000
Boca Villa Custom Homes	Boca Raton, FL	3 Custom Single Family Homes	Speculation (Sold)	Construction	\$3,610,000
Tarpon River Town Homes	Fort Lauderdale, FL	2 Custom Town Homes	Speculation (Sold)	Dev & Const	\$8,700,000
Key West on Main	Safety Harbor, FL	6 Single Family Homes	Speculation (Sold)	Construction	\$4,300,000
Strategic Development Partner with National Community Stabilization Trust	Throughout Florida	146 Single Family Home Renovations	Speculation (Sold)	Renovation	\$36,000,000
Residences at Atlantic East	Pompano Beach, FL	22 Townhomes, Gated	Speculation (Sold)	Dev & Const	\$14,250,000
BridgeWater Estates	Dania Beach, FL	20 Single Family, Gated	Speculation (Sold)	Dev & Const	\$10,800,000
Colonial Palms	Palm Springs, FL	30 Townhomes, Gated	Speculation (Sold)	Dev & Const	\$8,625,000
LA Estancia	Pembroke Park, FL	33 Townhomes, Gated	Speculation (Sold)	Dev & Const	\$6,160,000
Hidden Court	Hollywood, FL	52 Townhome Development	Speculation (Sold)	Dev & Const	\$6,800,000
Driftwood Estates	Hollywood, FL	90 Single Family Homes	Speculation (Sold)	Dev & Const	\$6,750,000
Guardian Estates	Cooper City, FL	250 Single Family Homes	Rental	Dev & Const	\$19,000,000
University Apartments	Pembroke Pines, FL	60 Apartments	Speculation (Sold)	Dev & Const	\$2,100,000
Twelfth Fairway	West Palm Beach, FL	60 Townhomes	Speculation (Sold)	Dev & Const	\$4,500,000
WOODBIDGE At Pembroke Lakes	Miramar, FL	170 Single Family Homes	Speculation (Sold)	Dev & Const	\$12,900,000
The Point At Coral Springs	Coral Springs, FL	78 Single Family Homes	Speculation (Sold)	Dev & Const	\$12,800,000
Mayfair at Jacaranda	Plantation, FL	180 Single Family Homes	Speculation (Sold)	Dev & Const	\$23,380,000
WOODBIDGE At Pembroke Lakes	Pembroke Pines, FL	200 Single Family Homes	Speculation (Sold)	Dev & Const	\$18,500,000
The Estates of Rainbow Lakes	Boynton Beach, FL	200 Single Family Homes	Speculation (Sold)	Dev & Const	\$7,000,000
Custom Home Sites	SE Florida	Single Family Homes & Site Dev.	Speculation (Sold)	Dev & Sale	\$4,100,000
TOTAL COST ==>					\$228,524,000

Projects Built During Robert Krieff's Tenure With Public Building Companies

<u>Project Name</u>	<u>Primary Developer</u>	<u>Location</u>	<u>Construction</u>	<u># of Units</u>	<u>Use</u>	<u>Price</u>	<u>Type</u>	<u>Dev Cost</u>
Communities directly managed by Robert Krieff as Division President of Lennar and US Home in Virginia								
Chatsworth Village	Lennar	Manassas, VA	Condo/Townhomes	325	Ownership	\$215,000	New	\$84,500,000
Heritage Hunt	Lennar	Gainesville, VA	Active Adult SFD/SFA	450	Ownership	\$385,000	New	\$180,000,000
Groveton Woods	Lennar	Alexandria, VA	Condo/Townhomes	250	Ownership	\$330,000	New	\$68,475,000
Melody Landing	Lennar	Woodbridge, VA	Condo/Townhomes	65	Ownership	\$240,000	New	\$12,948,000
Oakley Reserve	Lennar	Fredericksburg, VA	SF Detached	10	Ownership	\$418,000	New	\$3,469,000
Sprigg's Run	Lennar	Woodbridge, VA	SF Detached	30	Ownership	\$421,000	New	\$10,482,000
Wright Farm	Lennar	Purcellville, VA	SF Detached	10	Ownership	\$575,000	New	\$4,772,000
Colonial Heritage	Lennar	Williamsburg, VA	Active Adult SFD/SFA	687	Rental	\$220,000	New	\$125,446,000
Virginia Heritage	Lennar	Fredericksburg, VA	Active Adult SFD	210	Ownership	\$340,000	New	\$59,262,000
Heritage Highlands	Lennar	Lovettsville, VA	Active Adult SFD	20	Ownership	\$271,000	New	\$4,498,000
Martin's Chase	Lennar	Ashburn, VA	SF Detached	98	Ownership	\$545,000	New	\$44,330,000
Cramer's Ridge	Lennar	Triangle, VA	SFD Finished Lots	4	Ownership	\$100,000	New	\$322,000
The Preserve at Goose Creek	Lennar	Ashburn, VA	SFD Finished Lots	200	Ownership	\$150,000	New	\$24,900,000
Communities directly managed by Robert Krieff as Division President of Transeastern Homes. (Broward, Hillsborough and Duval Counties)								
The Hammocks	Transeastern Properties	Tampa, FL	SFA Townhomes	165	Ownership	\$147,000	New	\$20,131,000
Live Oak Preserve	Transeastern Properties	Tampa, FL	SF Detached	635	Ownership	\$245,000	New	\$129,127,000
Tampa Bay Golf & Country Club	Transeastern Properties	San Antonio, FL	Active Adult SFD	734	Ownership	\$175,000	New	\$106,613,000
Laguna Isles	Transeastern Properties	Pembroke Pines, FL	SF Detached	500	Ownership	\$240,000	New	\$99,600,000
Parkside	Transeastern Properties	Pembroke Pines, FL	SFA Townhomes	210	Ownership	\$125,000	New	\$21,787,000
Lexington Park	Transeastern Properties	Jacksonville, FL	SFA Townhomes	15	Ownership	\$150,000	New	\$1,867,000
							TOTAL COST ==>	\$1,002,529,000