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Edwards of Arbor Commercial Funding closes two Fannie Mae DUS loans totaling \$2.3 million

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Arbor Commercial Funding, LLC recently funded two loans totaling \$2.3 million under the Fannie Mae DUS product line. These loans include:

- * Terrace Park Apartments, West Haven - A 50-unit complex in the amount of \$2 million funded under the Fannie Mae DUS Small Loan product line. The 10-year loan amortizes on a 30-year schedule and carries a note rate of 6.06%.
- * Westbrook Park Apartments, Seymour - A 37-unit complex in the amount of \$300,000 funded under the Fannie Mae DUS product line. The 5-year loan amortizes on a 30-year schedule and carries a note rate of 6.08%.

The loans were originated by John Edwards, vice president, in Arbor's full-service Boston lending office. "These financings represent a great opportunity to work with a repeat client while providing flexible loan terms," said Edwards.

"I cannot emphasize enough the importance we place on our long-term business relationships."

Arbor Commercial Mortgage, LLC and Arbor Commercial Funding, LLC are national direct lenders specializing in the origination of debt and equity financing and servicing for multifamily and other diverse commercial assets. Arbor is a top ten Fannie Mae DUS® lender and an FHA Multifamily Accelerated Process (MAP) lender, consistently building on its reputation for service, quality and flexibility. With a current servicing portfolio of \$6.2 billion, Arbor is a rated Standard & Poor's third-party commercial loan and special servicer.

Arbor Commercial Mortgage, LLC also manages Arbor Realty Trust, Inc., a real estate investment trust, (REIT), formed to invest in mortgage-related securities, real estate-related bridge, junior participating interests in first mortgages, mezzanine loans, preferred and direct equity investments and in limited cases, discounted mortgage notes and other real estate related assets. Arbor is headquartered in Uniondale, NY with full-service lending offices throughout the United States.

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