

1st & 2nd Quarter Tax Credit Deal Closings Report 2020

As we enter our 20th year of business, Enhanced Capital would like to thank our investors and partners for their support. Bringing economic opportunity to underserved communities is an ongoing focus of Enhanced Capital - especially during challenging times.

Throughout the first and second quarter of 2020, Enhanced Capital provided \$72.9 million in funding through tax credit programs. A total of 11 new projects across 7 states were added to Enhanced Capital's tax credit finance portfolio.

In this current quarter, we look forward to expanding our impact and geographic footprint even further to build stronger communities nationwide.

Tax Credit Deal Closings

1600 Prytania

New Orleans, LA
State Credits – \$425,839

2210 Nashville, LLC

New Orleans, LA
State Credits – \$70,000

Base Camp Coding Academy

Water Valley, MS
Bridge Loan, Federal Historic Tax Credits, State Credits – \$3.7M

City Winery

Hudson Valley, NY
Bridge Loan, Federal Historic Tax Credits, State Credits – \$3.8M

Cristo Rey St. Martin College Prep

Waukegan, IL
Federal New Markets Tax Credit Allocation, New Markets Tax Credit Allocation – \$ 20.0M

East Moline

East Moline, IL
Federal New Markets Tax Credit Allocation, State New Markets Tax Credit Allocation – \$6.3M

Lafayette Bottle Art Lofts, LLC

Lafayette, LA
Federal Historic Tax Credits, Low Income Housing Tax Credits, State Credits – \$9.5M

McDonogh 19

New Orleans, LA
Federal Historic Tax Credits, Federal New Markets Tax Credit Allocation, State Credits – \$7.2M

Mustard Seed Hill

Millersburg, KY
State New Markets Tax Credits – \$3.3M

Renaissance Place

Greenville, SC
Low Income Housing Tax Credits – \$9.0M

ROOST

Charleston, SC
Bridge Loan, Federal Historic Tax Credits, State Credits – \$9.3M

Featured Deal Closings

Cristo Rey St. Martin College Prep

Waukegan, IL

Federal New Markets Tax Credit Allocation, New Markets Tax Credit Allocation

- Cristo Rey St. Martin College Prep received federal and Illinois New Markets Tax Credit equity thanks to an investment from Enhanced Capital. Cristo Rey St. Martin College, a Catholic learning community in Waukegan, IL, empowers economically-disadvantaged high school students to achieve a college education and become men and women of faith, purpose, and service.

Lafayette Bottle Art Lofts, LLC

Lafayette, LA

Federal Historic Tax Credits, Low Income Housing Tax Credits, State Credit

- Enhanced Capital supported Lafayette Bottle Art Lofts, LLC through the Louisiana Historic Tax Credit program, and by working with IBERIA to provide federal Historic Tax Credit and Low-Income Housing Tax Credit equity. Developed by HRI Properties, the project will reimagine the former Coca-Cola bottling facility into a 40-unit artist loft complex for the community.

McDonogh 19

New Orleans, LA

Federal Historic Tax Credits, Federal New Markets Tax Credit Allocation, State Credits

- Enhanced Capital collaborated with Alembic Community Development, LLC and Leona Tate Foundation for Change to provide federal and Louisiana Historic Tax Credit equity. The project will help provide affordable apartments for seniors, a museum, and an anti-racism curriculum and interpretive center devoted to the desegregation movement in New Orleans.

Renaissance Place

Greenville, SC

Low Income Housing Tax Credits

- Renaissance Place received a \$9.0 million federal Low-Income Housing Tax Credit investment from Enhanced Capital. The investment will help support the local community in Greenville, SC, by providing an affordable housing development to seniors.

Disclaimer: This is intended for potential project transactions only and is neither an offer to sell nor a solicitation of any offer to buy any securities, investment product or investment advisory services. This is not an offering or the solicitation of an offer to purchase an interest in a fund. The information provided herein is used for illustrative and discussion purposes only. Final transaction terms for each project in which Enhanced Capital may invest will vary.