



OUR TEAM

COLIN EDELSTEIN

Unlike many general contractors who eventually move into development, Colin is the unusual building professional who moved from the development side of the business to general contracting. He joined NorSouth Constructs in 2011 after serving as president of Atlas Development Group. As a developer, his projects won a number of awards, including "2010 EarthCraft Multifamily Project of the Year" for Adamsville Green. Prior to taking the helm at Atlas Development Group, Colin was a co-

founding principal and development director for Cortland Partners and principal and vice president of development for Capitol Development Group.

Colin is a graduate of the University of Georgia and is a member of ULI Atlanta's 2013 Leadership Class. His unique professional background gives him a deep understanding of the challenges developers face, enabling him to forge strong partnerships with his clients who value NorSouth Construct's expertise in cost estimating, sustainable building techniques, constructability analysis and reputation for quality construction. Along with co-owner Mike Creeden, he has helped build the company into one of the Southeast's premier multi-family contractors skilled in the entire construction process from conception to completion.



Email

Colin@nsconstructs.com

MIKE CREEDEN

Mike Creeden joined NorSouth Constructs in 2008, bringing with him decades of experience in all facets of construction, primarily in the multi-family sector. Prior to joining NorSouth Constructs, Mike served as a multi-family estimator with J.A. Jones Construction in Atlanta, working throughout the Southeast on projects ranging from student housing, assisted living and military housing. He also served as a project engineer and project manager for the firm.

Mike then moved to Centex Construction as a senior project manager, where he estimated and managed construction of military housing projects throughout the eastern United States. He also served as a preconstruction manager for Wood Partners, a developer/builder specializing in low, mid and high-rise apartments.

A graduate of Georgia Tech with a BS degree in Mechanical Engineering, and a graduate of Georgia State University with a Master's of Business Administration, Mike is also EIT certified. While in college, he played soccer and advanced to the NCAA Final Four. Today, he brings his high energy and focus on teamwork to NorSouth Constructs, where, with co-owner Colin Edelstein, he has helped build the company into one of the Southeast's premier multi-family contractors skilled in the entire construction process from conception to completion

MARLY SHUMAN

Marly Shuman's journey at NorSouth Constructs began as an intern during her college years, and she steadily advanced within the company to attain the role of COO. Her family background also played a significant role in shaping her passion for construction and design, with her father owning and operating a construction company, and her grandmother being involved in home remodeling and design. This early exposure fueled Marly's fascination with every facet of building and design.

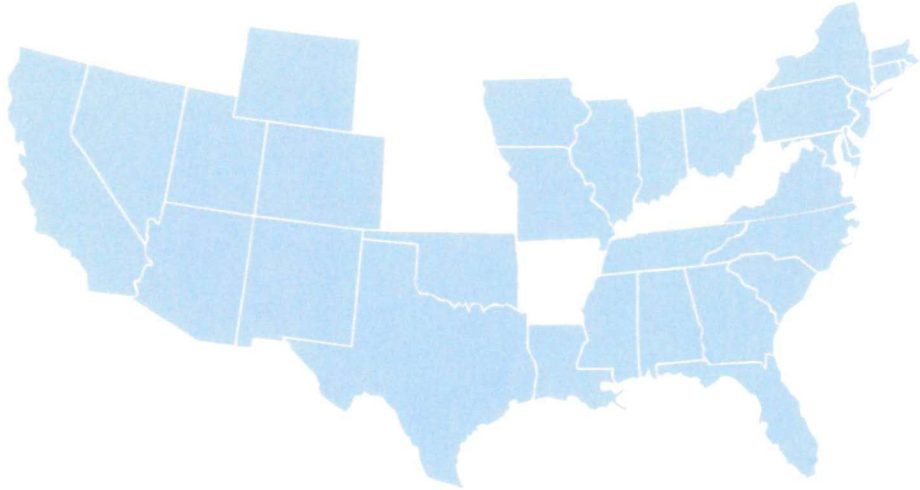
During her pursuit of a Bachelor of Architecture degree at the Savannah College of Art and Design, Marly interned at NorSouth

Constructs. Following her graduation, she transitioned into a full-time role within the company, starting as a project engineer and progressing steadily up the ladder. Simultaneously, she pursued further education, earning her Master of Business Administration from Georgia Southern University.

Today, Marly assumes a pivotal role in the organization, where she takes charge of overseeing all construction-related operations. Her responsibilities encompass managing client and subcontractor relationships, evaluating the performance of the construction team, and monitoring project finances. She has also introduced innovative processes and implemented a new project management system within NorSouth Constructs. While Marly is based at the Savannah office of NorSouth Constructs, she holds the responsibility of overseeing construction for all the firm's projects.

TEAM MEMBER MARKET EXPERIENCE

We bring specialized knowledge in luxury new construction, rehabilitation, and workforce housing, and our project experience extends across almost all regions of the country, including AL, AZ, CA, CO, CT, DE, FL, GA, IA, IL, IN, LA, MA, MD, ME, MI, MN, MO, NC, NE, NM, NV, NY, OH, OK, PA, RI, SC, TN, TX, UT, VA, and WY.



INTERESTED IN JOINING OUR TEAM?

We recruit talented professionals who seek long-term career opportunities and give them the tools to succeed.

For consideration, please email your resume to
careers@nsconstructs.com

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LINKS

OUR TEAM

HISTORY

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COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS		CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
		F=Family E=Eldery N=New Construction R=Rehab					
1. 88-01	FOREST HILLS APTS. CRAWFORD, GA.	F/N	24	1	\$653,950.00	FmHA	December-88
2. 88-02	WILLOWPEG VILLAGE APTS. RINCON, GA.	E/N	57	1	\$1,387,800.00	FmHA	August-88
3. 88-03	PECAN LANE APTS. EUFAULA, AL.	F/N	50	1	\$1,349,750.00	FmHA	September-88
4. 88-04	PINE VILLAGE APTS. PINE MOUNTAIN, GA.	E/F/N	36	1	\$910,900.00	FmHA	December-88
5. 88-05	TALBOT VILLAGE APTS. TALBOTTON, GA.	E/N	24	1	\$582,740.00	FmHA	January-89
6. 88-06	CHESTNUT LANE APTS. NEWNAN, GA.	F/N	50	1	\$1,377,392.00	FmHA	April-89
7. 88-07	WILLOWPEG LANE APTS. RINCON, GA.	F/N	48	1	\$1,354,300.00	FmHA	May-89
8. 88-08	MEADOWBROOK I APTS. AMERICUS, GA.	E/N	55	1	\$1,367,350.00	FmHA	June-89
9. 88-09	HIGHLAND FOREST APTS. MONROE, GA.	E/N	55	1	\$1,323,645.00	FmHA	October-89
10. 89-01	ASTON PLACE APTS. WAYNESBORO, GA.	E/N	36	1	\$897,450.00	FmHA	August-89
11. 89-02	McKINNLEY WALKER APTS. FITZGERALD, GA.	F/N	48	1	\$1,351,915.00	FmHA	August-89
12. 89-03	GARDEN MANOR APTS. BAMBERG, S.C.	E/N	24	1	\$683,360.00	FmHA	July-89
13. 89-04	HILLANDALE PARK APTS. LITHONIA, GA.	F/N	132	1	\$4,739,300.00	9% Credits	April-90
14. 89-05	MAGNOLIA LANE APTS. BLOOMINGDALE, GA.	F/N	48	1	\$1,353,370.00	FmHA	March-90
15. 89-06	MEADOWBROOK II APTS. AMERICUS, GA.	F/N	50	1	\$1,386,786.00	FmHA	March-90
16. 89-07	AZALEA VILLAGE APTS. CRAWFORD, GA.	E/N	24	1	\$594,317.00	FmHA	May-90
17. 89-08	PECAN VILLAGE APTS. ELLAVILLE, GA.	E/N	30	1	\$748,288.00	FmHA	February-90
18. 89-09	ROSEWOOD VILLAGE APTS. WILLACOCHEE, GA.	E/N	24	1	\$611,766.00	FmHA	May-90
19. 89-10	COUNTRY LANE APTS. BLAKELY, GA.	F/N	32	1	\$878,672.00	FmHA	May-90
20. 89-11	FRANKLIN II APTS. FRANKLIN, GA.	F/N	24	1	\$652,656.00	FmHA	May-90
21. 89-12	HAMPTON LANE APTS. BUENA VISTA, GA.	F/N	24	1	\$680,267.00	FmHA	June-90
22. 89-13	FAIRRIDGE VILLAGE APTS. DENMARK, S.C.	E/N	24	1	\$708,670.00	FmHA	June-90
23. 89-14	FAIRRIDGE LANE APTS. DENMARK, S.C.	F/N	24	1	\$775,000.00	FmHA	June-90
24. 89-15	SPRINGWOOD PARK APTS. DURHAM, N.C.	E/F/N	100	1	\$3,109,750.00	FmHA	October-91
25. 89-16	GREENTREE VILLAGE APTS. GREENVILLE, GA.	E/N	24	1	\$619,465.00	FmHA	October-90

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS	CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
26. 90-01	WALNUT VILLAGE APTS. MANNING, S.C.	E/N	24 1	\$779,048.00	FmHA	October-90
27. 90-02	MELROSE VILLAGE APTS. GREAT FALLS, S.C.	F/N	24 1	\$822,200.00	FmHA	November-90
28. 90-03	AUTUMN LANE APTS. WASHINGTON, GA.	F/N	24 1	\$687,700.00	FmHA	December-90
29. 90-06	GIBSON VILLAGE APTS. GIBSON, GA.	E/N	18 1	\$472,651.00	FmHA	March-91
30. 90-04	MAGNOLIA VILLAGE APTS. WALTERBORO, S.C.	E/N	24 1	\$719,491.00	FmHA	March-91
31. 90-07	MARSHALL VILLAGE APTS. MARSHALLVILLE, GA.	E/N	24 1	\$642,024.00	FmHA	April-91
32. 90-05	TURNER LANE APTS. ASHBURN, GA.	F/N	24 1	\$685,725.00	FmHA	August-91
33. 90-08	BRANTWOOD LANE APTS. CENTREVILLE, AL.	F/N	36 1	\$1,069,425.50	FmHA	September-91
34. 91-01	BOWMAN VILLAGE APTS. BOWMAN, GA.	E/N	24 1	\$632,421.00	FmHA	November-91
35. 91-02	EDISON VILLAGE APTS. EDISON, GA.	E/N	42 1	\$1,134,869.00	FmHA	February-92
36. 91-03	SUMMER LANE APTS. SANTEE, S.C.	F/N	24 1	\$786,716.00	FmHA	December-91
37. 91-04	HILLMONT VILLAGE APTS. MICRO, N.C.	E/N	24 1	\$827,475.00	FmHA	January-92
38. 91-05	WOODLAWN VILLAGE APTS. ABBEVILLE, GA.	E/N	36 1	\$961,985.00	FmHA	June-92
39. 91-06	HAMILTON VILLAGE APTS. PRESTON, GA.	E/N	20 1	\$539,988.00	FmHA	April-92
40. 91-07	CARSON VILLAGE APTS. WRIGHTSVILLE, GA.	E/N	24 1	\$615,004.00	FmHA	July-92
41. 91-08	LAUREL VILLAGE APTS. WADLEY, GA.	E/N	24 1	\$635,012.00	FmHA	June-92
42. 91-09	FOX RUN APTS. JESUP, GA.	F/N	24 1	\$328,014.00	FmHA	September-92
43. 92-01	FOUR OAKS VILLAGE APTS. FOUR OAKS, N.C.	E/N	24 1	\$821,539.00	FmHA	July-92
44. 92-02	OAKLAND VILLAGE APTS. LITTLETON, N.C.	E/N	24 1	\$792,616.00	FmHA	September-92
45. 92-03	TIMMONS VILLAGE APTS. LYNCHBURG, S.C.	E/N	18 1	\$562,190.00	FmHA	August-92
46. 92-04	WHITEWATER VILLAGE APTS. IDEAL, GA.	E/N	18 1	\$486,567.00	FmHA	December-92
47. 92-05	MARSHALL LANE APTS. MARSHALLVILLE, GA.	F/N	18 1	\$517,732.00	FmHA	April-93
48. 92-06	BARTON VILLAGE APTS. ARLINGTON, GA.	E/N	18 1	\$470,905.00	FmHA	April-93
49. 92-07	GREENWOOD VILLAGE APTS. FT. GAINES, GA.	E/N	24 1	\$636,642.00	FmHA	June-93
50. 92-08	TALBOT VILLAGE II APTS. TALBOTTON, GA.	E/N	24 1	\$647,890.00	FmHA	May-93

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS	CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
51. 92-09	MANNING LANE APTS. MANNING, S.C.	F/N	42 1	\$1,387,912.00	FmHA	February-93
52. 92-10	LOGAN LANE APTS. RIDGELAND, S.C.	F/N	36 1	\$1,221,915.00	FmHA	April-93
53. 92-11	IVYWOOD PARK @ VININGS SMYRNA, GA.	F/N	106 1	\$3,853,143.00	9% Credits	December-93
54. 93-01	TRAILWOOD APTS. DURHAM, N.C.	F/N	44 1	\$1,726,167.00	9% Credits	December-93
55. 93-02	HILLTOP APTS. (REHAB) CORDELE, GA.	F/R	64 1	\$490,710.00	FmHA	February-94
56. 93-03	DOYLE VILLAGE APTS. DARIEN, GA.	E/N	38 1	\$1,101,751.00	FmHA	June-94
57. 93-04	QUAIL VILLAGE APTS. REIDSVILLE, GA.	E/N	30 1	\$833,563.00	FmHA	March-94
58. 93-05	HOUSTON VILLAGE APTS. ALAMO-UVALDA, GA.	E/F/N	28 1	\$626,140.00	FmHA	June-94
59. 93-06	DEERWOOD VILLAGE APTS. ADRIAN, GA.	E/F/N	20 1	\$598,526.00	FmHA	August-94
60. 93-07	BRIARWOOD VILLAGE APTS. BUENA VISTA/CUSSETA, GA.	E/F/N	38 1	\$1,072,700.00	FmHA	June-94
61. 93-10	TANGLEWOOD PARK APTS. GWINNETT CO., GA.	F/N	130 1	\$4,874,909.00	9% Credits	December-94
62. 94-01	ARBORWOOD PARK APTS. ROCK HILL, S.C.	F/N	106 1	\$4,035,834.00	9% Credits	December-94
63. 94-02	WHITTED FOREST APTS. HILLSBOROUGH, N.C.	E/F/N	35 1	\$1,050,119.00	FmHA	January-95
64. 94-03	BROOKSFIELD APTS. LOUISVILLE, GA.	E/N	32 1	\$908,386.00	FmHA	July-95
65. 94-04	BROOKSLANE APTS. CLAYTON, GA.	F/N	36 1	\$1,037,645.00	FmHA	July-95
66. 94-05	SUGARWOOD PARK APTS. UNION CITY, GA.	E/F/N	110 1	\$4,087,248.00	9% Credits	August-95
67. 94-06	BROOKSPOINT APTS. DAHLONEGA, GA.	F/N	41 1	\$1,298,300.00	FmHA	November-95
68. 94-07	BROOKSRUN APTS. JASPER, GA.	F/N	24 1	\$710,982.00	FmHA	June-95
69. 94-08	BAYWOOD PARK APTS. MORROW, GA.	F/N	120 1	\$4,492,224.00	9% Credits	December-95
70. 94-09	FOREST GLEN VILLAGE APTS. VIDALIA, GA.	E/F/N	46 1	\$1,249,125.00	FmHA	February-95
71. 94-10	FAIR OAKS LANE APTS. RINCON, GA.	E/F/N	44 1	\$1,256,092.00	FmHA	June-95
72. 94-11	EDISON LANE APTS. EDISON, GA.	E/F/N	24 1	\$704,564.00	FmHA	October-95
73. 94-12	HOLLY VILLAGE APTS. BUCHANAN, GA.	E/F/N	24 1	\$698,970.00	FmHA	June-95
74. 94-13	JASMINE LANE APTS. E. DUBLIN, GA.	E/F/N	24 1	\$176,900.00	FmHA	August-95
75. 94-14	ROSEWOOD PARK APTS. AUSTELL, GA.	F/N	150 1	\$6,338,851.00	9% Credits	June-96

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS	CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
76. 94-15	GROVEWOOD PARK APTS. LITHONIA, GA.	F/N	120 1	\$4,629,108.00	9% Credits	January-96
77. 95-01	DOGWOOD PARK APTS. ATHENS, GA.	F/N	126 1	\$4,728,758.00	9% Credits	November-96
78. 95-02	LAURELWOOD PARK APTS. HIGH POINT, N.C.	F/N	100 1	\$4,080,929.00	9% Credits	November-96
79. 95-03	SEAGROVE VILLAGE APTS. ESTILL, S.C.	E/N	25 1	\$825,985.00	FmHA	July-96
80. 95-04	BROOKS SUMMITT APTS. BLUE RIDGE, GA.	F/N	36 1	\$1,092,690.00	FmHA	November-96
81. 95-05	BRIGHTWOOD LANE APTS. WASHINGTON, GA.	E/F/N	40 1	\$1,273,550.00	FmHA/HOME	October-96
82. 95-06	EAGLE'S NEST APTS. CARROLLTON, GA.	E/N	37 1	\$1,256,829.00	HOME 9% Credits	October-96
83. 95-07	EDGEWOOD PARK APTS. MILLEDGEVILLE, GA.	E/N	61 1	\$2,224,285.00	HOME 9% Credits	January-97
84. 96-01	VISTA VIEW APTS. BLUFFTON, S.C.	F/N	72 1	\$3,179,963.00	9% Credits	December-97
85. 96-02	SISTER'S COURT APTS. SAVANNAH, GA.	E/R	78 1	\$3,653,265.00	HOME 9% Credits	August-98
86. 96-03	RIVERWOOD PARK APTS. ROME, GA.	F/N	93 1	\$4,403,184.00	9% Credits	April-98
87. 96-04	THE LEGACY APTS. CONWAY, S.C.	F/N	90 1	\$3,987,983.21	9% Credits	April-98
88. 96-05	SUMMERDALE COMMONS ATLANTA, GA.	F/N	84 1	\$3,891,363.80	9% Credits/HUD Capital Funds First Atl Housing Auth "Mixed Finance" Project	December-98
89. 96-06	CRESTWOOD PARK APTS. MARIETTA, GA.	F/N	60 1	\$2,451,874.00	9% Credits	December-97
90. 97-01	KNOLLWOOD PARK APTS. LAWRENCEVILLE, GA.	F/N	142 1	\$6,326,543.00	Tax Exempt Bonds w/4% Credits	August-98
91. 97-02	NASHWOOD PARK APTS MADISON, TN	F/N	100 1	\$5,454,187.00	9% Credits	December-99
92. 97-03	ORCHARD RUN APTS. AUSTELL, GA.	F/N	210 1	\$9,856,871.00	Conventional	August-99
93. 98-01	TELFAR ARMS APTS. SAVANNAH, GA.	F/R	46 1	\$1,116,115.00	HUD/9% Credits Project Based Vouchers	June-99
94. 98-02	THE LEGACY APTS. PHASE II CONWAY, SC	F/N	52 1	\$4,430,276.00	9% Credits	June-99
95. 98-03	MEADOWOOD PARK APTS. DUBLIN, GA.	F/N	80 1	\$3,867,918.00	HOME w/9% Credits	June-99
96. 98-05	SUMMERDALE COMMONS II ATLANTA, GA.	F/N	16 1	\$667,172.00	9% Credits/HUD Capital Funds	December-98
97. 98-06	MILLWOOD PARK APTS. DOUGLASVILLE, GA.	F/N	172 1	\$8,418,833.00	Tax Exempt Bonds w/4% Credits	December-99
98. 98-07	EAGLES NEST II APTS. CARROLLTON, GA.	F/N	50 1	\$1,902,342.00	HOME 9% Credits	May-99
99. 99-01	SWANSGATE II APTS. MYRTLE BEACH, SC	F/N	24 1	\$1,198,045.76	9% Credits	May-00
100. 99-02	SUMMERCREST APTS. NO. MYRTLE BEACH, SC	F/N	74 1	\$3,684,370.87	9% Credits	November-00

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS	CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
101. 99-03	LEGACY II ADDITION CONWAY, SC	F/N	18 1	\$970,460.56	9% Credits	June-00
102. 99-04	BELLEWOOD PARK APTS. NASHVILLE, TN	F/N	100 1	\$6,164,316.00	9% Credits	December-00
103. 99-05	WEDGEWOOD PARK APTS. EVANS, GA.	F/N	180 1	\$9,572,857.00	9% Credits	August-00
104. 99-06	ORCHARD LANE APTS. COBB CO., GA.	F/N	137 1	\$7,597,100.65	9% Credits	October-00
105. 99-07	LEXINGTON ON THE GREEN DECALB COUNTY, GA.	F/N	216 1	\$11,468,580.00	Conventional	August-01
106. 99-08	SWANS_GATE III MYRTLE BEACH, SC	F/N	64 1	\$2,988,837.07	9% Credits	June-01
107. 99-09	LAKEMOOR APARTMENTS DURHAM, NC	E/N	160 1	\$8,813,448.00	9% Credits	December-01
108. 99-10	ORCHARD COVE APTS. COVINGTON, GA.	F/N	188 1	\$9,842,527.00	9% Credits	May-01
109. 00-01	ORCHARD BROOK APTS. GAINESVILLE, GA.	F/N	115 1	\$6,866,742.00	9% Credits	December-01
110. 00-02	RIVERVIEW PARK APTS. FULTON COUNTY, GA.	F/N	224 1	\$10,914,117.00	Tax Exempt Bonds w/4% Credits	December-01
111. 00-03	HILLANDALE COMMONS LITHONIA, GA.		1	\$800,000.00	Internally Financed Conventional	March-01
112. 00-04	PRINCETON WOODS APTS. DUMFRIES, VA	F/N	204 1	\$10,479,486.00	9% Credits	December-01
113. 00-05	HERITAGE PLACE SAVANNAH, GA.	F/R	88 1	\$6,157,981.00	HOME 9% Credits	September-02
114. 00-06	PALMETTO FROND APTS. LAKE CITY, SC	F/N	32 1	\$1,466,320.00	FmHA	November-01
115. 01-01	LAKESIDE GARDENS APTS LAKESIDE, SC	F/N	160 1	\$6,919,255.00	9% Credits	September-02
116. 01-02	STONECREEK ON GREEN GWINNETT CO., GA	F/N	150 1	\$8,221,392.00	Conventional	February-03
117. 01-03	PRINCETON WOODS II DUMFRIES, VA	E/N	72 1	\$3,483,419.00	9% Credits	August-02
118. 01-05	THE PEAKS APARTMENTS ATLANTA, GA	F/N	214 1	\$10,998,551.00	Tax Exempt Bonds w/4% Credits	October-02
119. 02-01	PENDLETON TOWNHOMES DURHAM, NC	F/N	88 1	\$5,991,376.00	9% Credits	April-04
120. 02-03	HIGHLAND COURT SR. RES ATLANTA, GA	E/N	120 1	\$7,409,681.00	9% Credits	December-03
121. 02-04	ORCHARD SPRINGS FULTON COUNTY, GA.	F/N	221 1	\$11,430,197.00	9% Credits	February-04
122. 02-05	VILLAGE ON THE GREEN FULTON COUNTY, GA.	F/N	214 1	\$12,035,400.00	Conventional	December-04
123. 02-06	SADDLEBROOK SENIOR APTS LEBANON, TN	E/N	115 1	\$6,527,668.00	HUD 221(d)4	November-04
124. 02-07	MONTICELLO PARK APTS. MYRTLE BEACH, SC	F/N	80 1	\$4,670,397.00	9% Credits	July-04
125. 02-08	MORRIS MANOR APTS. AYNOR, SC	F/R	22 1	\$1,232,456.00	9% Credits	February-04

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS		CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
126. 03-01	ALLIANCE INN APTS. MYRTLE BEACH, SC	F/N	54	1	\$3,323,323.00	9% Credits	October-04
127. 03-02	BROOKSIDE PARK APTS. ATLANTA, GA.	F/N	200	1	\$11,465,475.00	Tax Exempt Bonds w/4% Credits	May-05
128. 03-03	MCEVER VINEYARDS APTS GAINESVILLE, GA	F/N	220	1	\$11,944,985.00	9% Credits	December-04
129. 03-04	ORCHARD GROVE APTS. MADISON, GA	F/N	60	1	\$3,525,221.00	HOME w/9% Credits	September-04
130. 04-01	DOUGLAS COMPANY OFFICE AYNOR, SC	Office		1	\$477,359.00	Conventional	October-04
131. 04-02	GARDENS @ MONTAGUE NO. CHARLESTON, SC	F/N	64	1	\$3,841,100.00	9% Credits	March-05
132. 04-03	PRINCETON COURT APTS COLLEGE PARK, GA	E/N &R Portion	116	1	\$6,794,852.00	9% Credits	October-05
133. 04-04	SHELL POINTE APARTMENTS PORT ROYAL, SC	F/N	70	1	\$4,789,595.00	9% Credits	May-05
134. 04-05	WESTCHASE PARK APTS ATLANTA, GA.	F/N	225	1	\$13,051,269.00	9% Credits	October-05
135. 04-06	WESTCHASE GLENN SITE ATLANTA, GA.	Site		1	\$1,969,382.00	N/A	October-05
136. 04-07	HUNTINGTON COURT BUFORD, GA.	E/N	152	1	\$9,206,587.54	9% Credits	December-05
137. 04-08	HERITAGE CORNER / ROW SAVANNAH, GA.	F/R	70	1	\$6,184,418.00	HOME w/9% Credits	February-06
138. 04-09	VINEYARDS @ BROWN'S MILL ATLANTA, GA.	F/N	210	1	\$12,516,360.00	Tax Exempt Bonds w/4% Credits	March-06
139. 04-10	PLANTER'S RETREAT APTS. SUMMERVILLE, SC	F/N	192	1	\$10,771,169.00	9% Credits	August-06
140. 05-01	NORMAN BERRY RESIDENCE EAST POINT, GA	E/N	119	1	\$8,391,644.28	HUD/9% Credits Project Based Vouchers	11/31/06
141 05-02	ST. JOHN'S PLACE ATLANTA, GA			1	\$452,641.00	N/A	October-05
142 05-03	WISTERIA PLACE SUMMERVILLE, SC	F/N	64	1	\$4,290,418.00	9% Credits	August-06
143. 05-04	1826 FLORANCE STREET SAVANNAH, GA	F/N	1	1	\$226,516.00	HOME w/9% Credits	March-06
144. 06-01	WYNDHAM POINTE APTS. COLUMBIA, SC	F/N	180	1	\$11,975,241.00	Tax Exempt Bonds w/4% Credits	May-08
145. 06-03	ASHFORD PARKSIDE SR. RES ATLANTA, GA	E/N	149	1	\$13,042,868.66	9% Credits, Public Hsg Cap Func Project Based Vouchers	November-07
146. 06-04	ROSE OF SHARON APTS. SAVANNAH, GA	E/R	206	1	\$5,043,118.83	Tax Exempt Bonds w/4% Credits	December-07
147. 06-05	CHAMBLEE SENIOR RES CHAMBLEE, GA	E/N	65	1	\$5,100,326.87	9% Credits	November-07
148. 06-07	ASHFORD PARK COMMONS ATLANTA, GA			1	\$1,798,257.00	Conventional Sitework Only	On-going
149. 07-01	ASHFORD LANDING SR. RES ATLANTA, GA	E/N	117	1	\$8,713,200.00	9% Credits, Public Hsg Cap Func Project Based Vouchers	July-09
150. 07-02	JOHNSON FERRY EAST II ATLANTA, GA			1	\$1,926,096.00	Conventional Sitework Only	On-going
151. 08-01	TERRACES @ PARKVIEW LITHONIA, GA	F/N	90	1	\$7,538,617.00	HOME w/9% Credits	October-09
152. 09-01	ADAMSVILLE GREEN ATLANTA, GA	E/N	90	1	\$7,112,329.00	9% Credits, Capital Loan from AF Housing Opp Bonds from ADA, TCAP	November-10
153. 09-02	HURD HOMES MODERNIZATION EAST POINT, GA	F/R	35	1	\$2,585,513.00	East Point Funds HUD	March-10
154. 09-03	CLARA COX PHASE 1 HIGH POINT, N.C.	F/N	82	1	\$6,200,900.00	9% LIHTC Project Based Vouchers	September-11
155. 09-04	CLARA COX PHASE 2 HIGH POINT, N.C.	F/N	90	1	\$8,528,682.00	9% LIHTC TCAP, Project Based Vouchers	September-11

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS		CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
156. 10-02	HERITAGE AT MADISON POINTE WOODSTOCK, GA	E/N	100	1	\$8,523,135.00	9% LIHTC Exchange Funds, HUD 221(d)4	November-11
157. 10-01	SAVANNAH GARDENS PHASE 1 SAVANNAH, GA	F/N	115	1	\$9,707,083.00	9% LIHTC, NSP 1 Exchange Funds, CDBG	December-11
158. 10-03	MARKETSIDE AT BROOKLEIGH ATLANTA, GA	E/N	121	1	\$9,325,182.00	9% LIHTC Exchange Funds, HUD 221(d)4	February-12
159. 11-03	SAVANNAH GARDENS PHASE 2 SAVANNAH, GA	E/N	40	1	\$3,099,624.00	HUD 202 CDBG	June-12
160. 11-04	SAVANNAH GARDENS PHASE 3 SAVANNAH, GA	F/N	94	1	\$7,965,504.00	9% LIHTC CDBG	December-12
161. 11-01	OLIVER HOUSE DECATUR, GA	E/N	80	1	\$8,772,060.00	9% LIHTC Project Based Vouchers	August-12
162. 11-05	MAPLEWOOD PARK UNION CITY, GA.	F/R	110	1	\$4,217,922.00	9% LIHTC	September-12
163. 11-02	HERITAGE AT JOHNS CREEK WALK JOHNS CREEK, GA	E/N	90	1	\$7,350,325.00	9% LIHTC HUD 221(d)4	November-12
164. 11-07	BAPTIST GARDENS ATLANTA, GA	E/N	101	1	\$8,559,927.00	9% LIHTC	November-12
165. 12-05	BETMAR DEMO ATLANTA, GA			1	\$225,996.00	HOME	May-12
166. 11-08	DOVE STREET PHASE 1 RICHMOND, VA	F/N	80	1	\$9,538,394.00	9% LIHTC	On-going December-13
167. 12-03	HEARTHSIDE PEACHTREE CITY PEACHTREE CITY, GA	E/N	96	1	\$8,851,025.00	9% LIHTC HOME	On-going December-13
168. 12-04	STRATFORD COURT WINDER, GA	E/N	64	1	\$5,382,883.00	9% LIHTC	June-13
169. 12-07	QUEST VILLAGE 3 ATLANTA, GA	F/N Vets	28	1	\$2,113,240.00	9% LIHTC HOME	March-13
170. 12-84	ALLEN WILSON PHASE 3A DEMO DECATUR, GA			1	\$275,541.00	N/A	December-12
171. 12-83	ROBIN STREET WIDENING DECATUR, GA			1	\$119,240.00	N/A	December-12
172. 12-06	BETMAR SENIOR RESIDENCES ATLANTA, GA	E/N	48	1	\$4,457,150.00	4% Bond/HUD-202	December-13
173. 12-08	DOVE STREET PHASE 2 RICHMOND, VA	F/N	48	1	\$4,570,001.00	9% LIHTC	October-13
174. 13-02	ALLEN WILSON PHASE 3 DECATUR, GA	F/N	71	1	\$6,260,554.00	9% LIHTC	December-13
175. 13-01	COLLIER LOFTS ATLANTA, GA	F/N	184	1	\$13,500,000.00		June-14
176. 13-09	REGENCY PARK HINESVILLE, GA	R/N	128	1	\$5,419,016.00	HUD 221(d)4	April-14
177. 13-12	FOREST COVE CHATTANOOGA, TN	F/N	120	1	\$9,755,333.00	HUD 221(d)4	August-14
178. 13-13	LULLWATER AT RIVERWOOD EVANS, GA	F/N	212	1	\$17,124,007.00	HUD 221(d)4	July-14
179. 13-10	BRASELTON COURT BRASELTON, GA	F/N	80	1	\$8,094,833.00	9% LIHTC HOME	December-14
180. 13-12	MECKLENBURG MILL CHARLOTTE, NC	F/R	48	1	\$8,009,049.00	NSP	June-15
181. 13-15	NoDA MILLS - SITEWORK CHARLOTTE, NC			1	\$542,626.00		
182. 13-04	HEARTHSIDE SUGARLOAF LAWRENCEVILLE, GA.	E/N	110	1	\$ 10,563,573.63	9% LIHTC HUD 221(d)4	April-15
183. 13-06	SAVANNAH GARDENS PHASE IV SAVANNAH, GA	F/N	114		\$10,117,364.00	9% LIHTC HUD 221(d)4	August-15
184. 13-11	PANOLA GARDENS ATLANTA, GA	E/N	85		\$8,114,567.00	9% LIHTC	January-15

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS	CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
185. 13-14	FOREST COVE PHASE II CHATTANOOGA, TN	F/N	72	\$9,465,393.00	CONVENTIONAL	November-14
186. 13-19	SPRINGS AT GUNBARREL CHATTANOOGA, TN	F/N	260	\$19,848,035.61	CONVENTIONAL	August-15
187. 14-02	SAVANNAH GARDENS PHASE V SAVANNAH, GA	F/N	76	\$7,831,616.19	9% LIHTC	January-16
188. 14-03	SPRINGS AT WOODLAND SOUTH TULSA, OK	F/N	288	\$24,463,410.00	CONVENTIONAL	September-16
189. 14-04	HEARTHSIDE TUCKER TUCKER, GA	E/N	112	\$12,281,734.00	CONVENTIONAL	October-16
190. 14-05	1824 DEFOOR ATLANTA, GA	F/N	236	\$21,306,838.00	CONVENTIONAL	March-17
191. 14-06	MILLS CREEK DEMOLITION SCOTSDALE, GA			\$1,321,732.00		
192. 14-07	MILLS CREEK INFRASTRUCTURE SCOTSDALE, GA			\$2,367,465.00		
193. 14-08	RESERVE AT MILLS CREEK SCOTSDALE, GA	E/N	100	\$9,617,003.00	LIHTC 9% CONVENTIONAL HADC	June-16
194. 14-09	MILLS CREEK CROSSING SCOTSDALE, GA	F/N	200	\$19,816,605.00	LIHTC 9% GFHA HOME LOAN HADC	October-16
195. 14-10	ARDMORE ATLANTA, GA	F/N	165	\$20,355,613.00	CONVENTIONAL	October-17
196. 14-12	ASPIRE WATERWORKS ATLANTA, GA	F/N	181	\$20,256,553.00	CONVENTIONAL	March-17
197. 14-13	ONE WHITE OAK CUMMING, GA	F/N	202	\$20,998,757.00	CONVENTIONAL	October-17
198. 15-01	CAPITAL CREST APARTMENTS POOLER, GA	F/N	203	\$19,728,093.00	CONVENTIONAL	May-17
199. 16-01	CAPITAL WHITEHALL CHARLOTTE, NC	F/N	270	\$27,267,194.00	CONVENTIONAL	November-18
200. 16-02	ACCENT MORNINGSIDE ATLANTA, GA	F/N	238	\$26,173,250.00	CONVENTIONAL	April-19
201. 16-04	ACCENT 2050 ATLANTA, GA	F/N	198	\$21,672,411.00	CONVENTIONAL	January-20
202. 17-01	WEST PARK PHASE II ATLANTA, GA	F/N	108	\$10,265,231.00	CONVENTIONAL	July-18
203. 17-03	CAPITAL CLUB INDIAN LAND INDIAN LAND, SC	F/N	312	\$36,000,000.00	CONVENTIONAL	November-20
204. 17-04	RESERVE AT WHITE OAK DEMO BATON ROUGE, LA	F/R		\$3,497,853.00	CONVENTIONAL	August-18
205. 17-05	RESERVE AT WHITE OAK INTERIOR BATON ROUGE, LA	F/R	624	\$16,639,384.81	CONVENTIONAL	June-19
206. 19-01	PRIME SENIOR LIVING KNOXVILLE, TN	E/N	145	\$17,933,525.00	CONVENTIONAL	November-20
207. 19-03	IMPERIAL CENTER DURHAM, SC	F/N	276	\$39,175,119.77	CONVENTIONAL	September-21
208. 19-05	ALEXANDER HEIGHTS AUGUSTA, GA	F/N	252	\$30,726,162.13	CONVENTIONAL	October-21

COMPLETE CONSTRUCTION PROJECT LIST

PROJECT NO.	LOCATION	TYPE	UNITS	CONTRACT AMOUNT	FINANCING SOURCES	COMPLETION DATE
209. 19-04	BRUNSWICK COMMONS BRUNSWICK, GA	F/N	84	\$10,548,212.00	9% LIHTC Project	October-20
210. 20-01	PEACHTREE AT PONCE CLARKSTON, GA	F/N	188	\$25,961,463.00	4% LIHTC PROJECT	September-22
211. 20-02	FLOWERY BRANCH APARTMENTS FLOWERY BRANCH, GA	F/N	342	\$47,183,905.00	CONVENTIONAL	June-23
212. 20-03	THE GROVE AT COVINGTON TOWN CENTER COVINGTON, GA.	F/N	350	\$39,939,069.00	CONVENTIONAL	December-23
213. 21-01	LAKESIDE APARTMENTS CHARLOTTE, NC	F/N	332	\$54,343,166.00	CONVENTIONAL	December-24
214. 21-02	FARMINGTON APARTMENTS CHARLOTTE, NC	F/N	275	\$41,777,299.00	CONVENTIONAL	November-24
215. 21-03	CLEARVIEW MALL APARTMENTS METARIE, LA	F/N	270	\$46,727,201.00	CONVENTIONAL	IN PROGRESS
216. 21-04	THE ADDIE SAVANNAH, GA	F/N	95	\$14,967,838.00	CONVENTIONAL	March-24
217. 21-05	WESTVIEW TERRACE APARTMENTS SPARTANBURG, SC	F/N	48	\$9,074,328.00	9% LIHTC	November-23
218. 22-01	RESIDENCE AT SKY HARBOR CHAMBLEE, GA	F/N	52	\$11,160,681.00	9% LIHTC	August-24
219. 22-02	JUANITA H. GARDNER VILLAGE ATLANTA, GA	E/N	108	\$19,162,923.00	9% LIHTC /ATL HOUSING	July-24
220. 22-03	TOWNES AT CLARKSTON CLARKSTON, GA	F/N	54	\$1,279,759.00	9% LIHTC	October-24
221. 22-04	RESIDENCE AT CANOPY POINTE WILMINGTON, NC	F/N	78	\$11,205,902.00	9% LIHTC	July-24
222. 22-05	WOODFIELD LANDING HAVELOCK, NC	F/N	64	\$12,982,464.00	9% LIHTC	May-24
223. 22-06	THRIVE AT SOUTHEND RALEIGH, NC	F/N	90	\$15,066,713.00	9% LIHTC	May-24
224. 23-01	PRIME CAROLINA COAST MYRTLE BEACH, SC	E/N	138	\$22,060,970.00	CONVENTIONAL	November-24
225. 23-02	PEAGRAM LANDING II LEWISVILLE, NC	F/N	60	\$11,008,894.00	9% LIHTC	August-24
226. 23-03	BRENTWOOD COMMONS ATLANTA, GA	F/N	112	\$25,371,000.00	4% LIHTC PROJECT	July-25
227. 23-04	LIBERTY GARDENS RICHMOND, VA	F/N	90	\$18,696,000.00	9% LIHTC	November-25
228. 23-05	OAK TERRACE SUFFOLK, VA	F/N	138	\$21,112,896.00	4% LIHTC	IN PROGRESS
229. 23-06	TERRACES AT ROCK QUARRY RALEIGH, NC	F/N	132	\$26,569,000.00	9% LIHTC	IN PROGRESS
230. 24-01	SAGE SENIOR APARTMENTS NORCROSS, GA	E/N	70	\$14,663,970.00	9% LIHTC	June-25
231. 24-02	BTW SOUTH COLUMBUS, GA	E/N	90	\$17,897,085.00	9% LIHTC	January-26
232. 24-03	DHA VILLAGE AT LEGACY DECATUR, GA	F/N	66	\$13,714,269.00	9% LIHTC	IN PROGRESS
233. 24-04	PARKSIDE APARTMENTS	F/N	144	\$29,245,300.00	4% LIHTC	IN PROGRESS

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