



CHARLOTTE HEART & VASCULAR INSTITUTE

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To whom it may concern,

Ref: Mark Alexander, CCIM & Sperry Van Ness Medical Office Team

We listed our Punta Gorda, Florida cardiology building with Mark's team at \$7.5 million and we closed in April 2008 at \$7.85 million. Learning how to structure a sale/master leaseback to our advantage helped us create a sales price that exceeded our original expectations. My partner and I were pleased with the results.

I highly recommend the national marketing efforts of Sperry Van Ness in combination with Mark Alexander's experience and knowledge of the esoteric medical office market to any physician considering the sale of their medical office building.

Yours Sincerely,

Terry Connelly, MD