



NEWS RELEASE

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CAPSTONE ADVISORS ACQUIRES 20 LUXURY LOTS IN GRIFFIN RANCH, LA QUINTA, CALIFORNIA

CARLSBAD, Calif. – Capstone Advisors, a Southern California-based real estate investment, development and asset management company celebrating its 15th anniversary this year, continues its pattern of buying well-located, highly desirable lots with its recent purchase of the largest lots in the Griffin Ranch master-planned community located in the Riverside County community of La Quinta, Calif. The 20 lots acquired by Capstone Advisors average an acre in size and were sold by a large national bank.

Griffin Ranch is located in the heart of La Quinta, one of the most sought after luxury markets in the Coachella Valley. The transaction was structured by Capstone Advisors to meet the seller's 2010 year-end deadline, and was completed in just 20 days from start to closing. The acquisition price was not disclosed.

At build-out, the 303-home Griffin Ranch community will be highly amenitized, offering equestrian trails, tennis courts, resort-style pool and spa, and 10,000-square-foot, state-of-the-art clubhouse. The amenity package offers a competitive advantage for home buyers desiring to live in a luxurious master-planned community without the high cost of paying for a golf course setting.

"This transaction allowed us to acquire a collection of the most desirable luxury estate lots remaining in La Quinta," said Justin Bert, senior vice president of Capstone Advisors. "The Griffin Ranch community is in close proximity to all of the attractions that make La Quinta a highly sought-after place to live. The acquisition is in line with Capstone's strategic plan of acquiring well-located residential assets at significant discounts to their peak values. We expect to make many similar investments in the near future."

Capstone Advisors was founded as a diversified real estate investment, development and advisory firm. In addition to investing, the company provides third party asset management and receivership services to a variety of banks, investors and private lenders. The company has served as advisor, capital provider, asset manager, operating partner, and developer for some of the world's largest financial institutions. The company is one of the most recognized and respected residential investors in the western United States. Through its partnerships, Capstone Advisors has entitled or developed 27,000 residential lots and built and sold 5,000 homes.

Capstone Advisors is headquartered in Carlsbad, Calif., at 1545 Faraday Avenue. The phone number is 760-804-6900. The company's web address is www.capstoneadvisors.com.

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