



PRESS RELEASE

FIRM CAPITAL CORPORATION

\$793 MILLION IN FINANCINGS COMPLETED IN 2015 BY FIRM CAPITAL CORPORATION

January 2016, TORONTO, CANADA - Firm Capital Corporation (“Firm Capital”) is pleased to announce that it completed over \$793 million in new mortgage financings in 2015. Michael Carragher Vice President, Mortgage Investments stated “*this was a record year for Firm Capital, we combined our ability to provide creative deal structures for our clients on a timely basis with a focus on the preservation of capital*”.

Sample transactions completed during 2015 included:

1. \$3,800,000 first mortgage land loan on a 0.66 acre development site zoned for a residential condominium building located in Toronto, Ontario;
2. \$2,800,000 first mortgage inventory loan on four 3-storey luxury townhouse units located in Calgary, Alberta;
3. \$25,000,000 second mortgage for the acquisition of a 12.09 acre development site located in Toronto, Ontario;
4. \$13,600,000 first mortgage bridge loan on a 157 unit residential apartment building located in St. Catharines, Ontario;
5. \$20,367,400 first mortgage construction loan for 73 stacked townhouse units located in Mississauga, Ontario;
6. \$3,500,000 second mortgage loan for capital expenditures on a 256 unit apartment building located in Winnipeg, Manitoba;
7. \$15,000,000 in subordinated debt for a 1,002 acre master planned community located in Calgary, Alberta;
8. \$12,500,000 first mortgage construction loan for a 72 unit low-rise residential rental project located in Edmonton, Alberta;
9. \$3,335,000 second mortgage mezzanine loan for the acquisition of 38 single family lots located in Toronto, Ontario;
10. \$6,800,000 first mortgage construction loan for a 52,350 sq. ft. industrial/commercial building located in Ottawa, Ontario; and
11. \$12,000,000 blanket second mortgage loan over various investment properties located in British Columbia.



Mortgage Banking • Real Estate Capital

Firm Capital is dedicated to building relationships focused on our Service Excellence and Pricing Guarantee, a guarantee to issue a firm commitment within 24 hours of seeing a transaction and an interest guarantee to be 100 basis points cheaper than any non-bank lender. Firm Capital is looking forward to strengthening our existing relationships and building new ones in 2016. In spite of the directional economic uncertainty we are experiencing today, Firm Capital still has tremendous capacity available to provide bridge and short term lending solutions as well as, term, equity, mezzanine and direct partnership investments. Our relationship team, headed up by Michael Carragher, includes Kelly Bagley and Lucas Wright and is focused on building repeat solid relationships through a high level of service and certainty of funding. We would like to thank our industry partners and wish you much success in 2016.

ABOUT FIRM CAPITAL

For over 25 years, Firm Capital Corporation has provided residential and commercial construction, bridge and conventional real estate finance, including providing term, mezzanine and equity capital investments for real estate projects. Firm Capital is the Mortgage Banker to various capital pools, including the Toronto Stock Exchange listed Firm Capital Mortgage Investment Corporation (TSX: FC) and to Firm Capital Mortgage Investors Corporation, a private mortgage RSP fund in operation since 1994.

Since 2000 Firm Capital has originated, underwritten, structured, funded, serviced and managed over \$6.9 billion worth of residential and commercial mortgage investments throughout Canada.

For more information, please contact:

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