

## EQUIBASE CAPITAL GROUP PROVIDES MEZZANINE FINANCING FOR QUESTAR EQUITY'S WADSWORTH CROSSING

### Developer adds to the growing roster of Equibase's operating partners

**(Chicago) March 20, 2007** – Equibase Capital Group, LLC, a leading private equity real estate investment firm based in Chicago, announced today it has provided mezzanine financing for the Wadsworth Crossing retail center to Questar Equity (formerly Smithfield Properties), a privately-held real estate development firm. Harris Bank provided senior financing on the deal.

The 5,000 square-foot property is uniquely situated in the growing community of Wadsworth, Illinois, which is equidistant between Chicago and Milwaukee. The development already features national tenants BP and McDonald's. Equibase's loan will support the development of an additional 20,000 square feet in the retail center to attract other top retailers as tenants for the new space.

"We are pleased to work with Questar Equity on this value-creating transaction and look forward to opportunities for future collaboration," said Michael Husman, managing principal of Equibase Capital Group.

"The Wadsworth Crossing retail center is well-located between Chicago and Milwaukee, and Equibase's investment will play an integral role in expanding the development for this market," said Richard Rinaolo, President of Questar Equity. "The Equibase team was responsive to our needs and has proven itself as a key component to assist Questar Equity in the execution of our business plan."

Terms of the transaction were not disclosed.

### **About Equibase Capital Group, LLC**

Founded in 1990, Equibase Capital Group is a leading Chicago-based investment firm with a national platform serving institutional and high net-worth investors. Equibase specializes in providing equity and subordinated debt capital to leading real estate operators and developers. Since inception, Equibase has invested more than \$1 billion in transactions with a total value in excess of \$7 billion. For more information, please visit [www.equibasecapital.com](http://www.equibasecapital.com).

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### **Media Contacts:**

John Didrickson, Equibase Capital Group, LLC, 773.770.1273

Aaron Schoenherr, GreenTarget Global Group, LLC, 312.252.4103