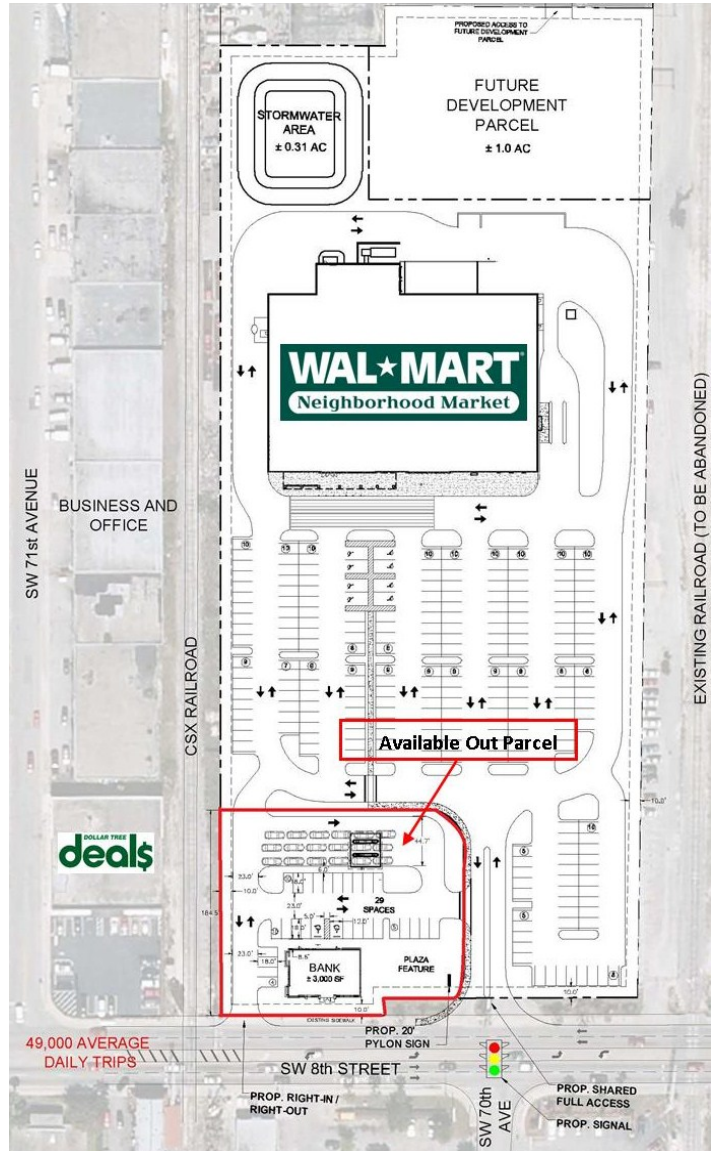
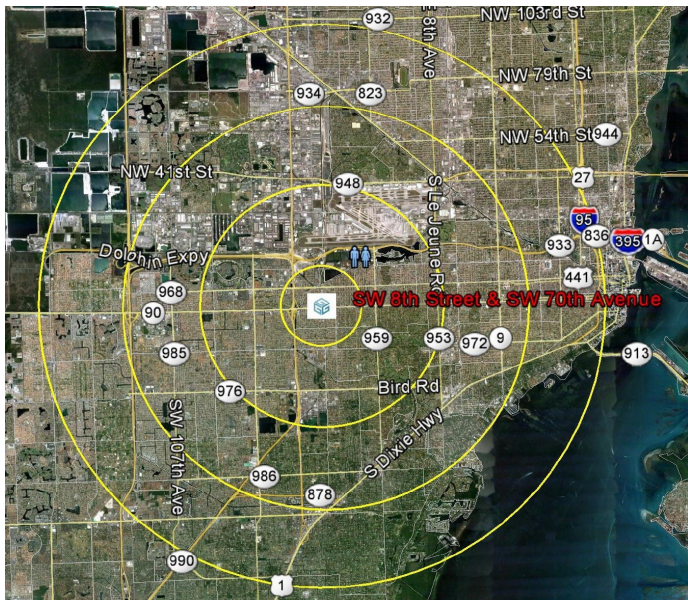


Unique Bank Branch Development Opportunity on Southwest 8th Street Wal-Mart Neighborhood Market Out-Parcel

0.90± acre out-parcel on SW 8th Street (Tamiami Trail/ U.S. Highway 41) at SW 70th Avenue, just east of the Palmetto Expressway (SR 826). The SW 8th Street corridor (49,000 AADT) remains as one of Miami-Dade County's vital east-west arteries, which runs through the "Little Havana" neighborhood to the east, and then the Miami CBD. National retailers in the immediate area include the subject Wal-Mart neighborhood market (which will be Wal-Mart's first grocery store location in Miami-Dade County); Winn-Dixie; Walgreens; CVS Pharmacy; Dollar Tree Deal\$; Regions Bank; Bank Atlantic and Dunkin Donuts.



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