

RABIDEAU LAW BRIEF

MILLION DOLLAR MORTGAGES
PALM BEACH COUNTY

OCTOBER 2019



Advertisement

\$1 MILLION-PLUS HIGHLIGHT

Brookwood Properties Receives \$86.5M Loan For Office Complex

The largest commercial mortgage in September was an \$86.5 loan to Brookwood Properties for their West Palm Beach office complex at 1645 Palm Beach Lakes Boulevard in favor of JPMorgan Chase Bank NA. Additionally, The Neiman Marcus Group received three loans totaling \$52.5 million. The three lenders, Credit Suisse AG Cayman Islands Branch, the Ankura Trust Company, and Wilmington Trust NA each lent \$17.5 million to the luxury department store chain. On the residential side, the largest mortgage in Palm Beach County was taken out by Frank Mennella in favor of First Republic Bank on 1940 S. Ocean Boulevard, an ocean-to-intracoastal property in Manalapan Beach's exclusive Estate Section.

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REAL ESTATE | LAND USE | FINANCE | CROSS BORDER | BUSINESS FORMATION

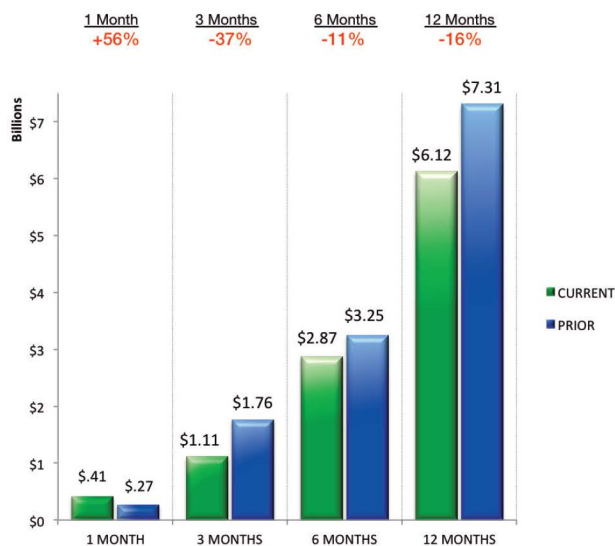
COMMERCIAL MORTGAGES

TOP 5 COMMERCIAL LOANS – SEPTEMBER

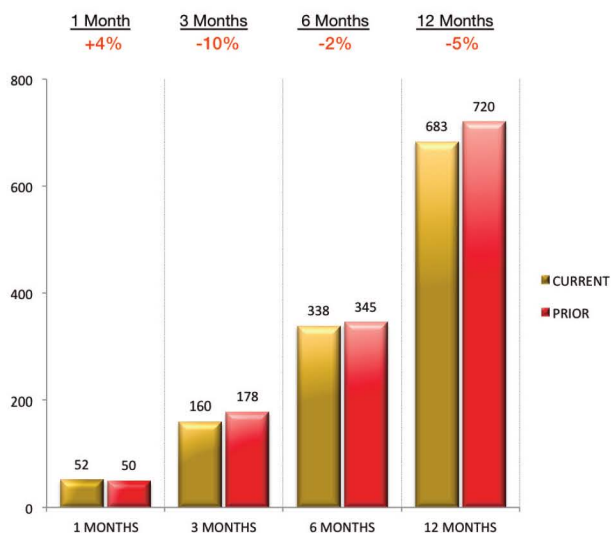
LENDER	AMOUNT	BORROWER
JPMorgan Chase Bank NA	\$86.5 M	Brookwood Properties Subsidiary LLC
M&T Realty Capital Corporation	\$47.7 M	Sanctuary Bay Trust Corp
Wells Fargo Bank NA	\$35.0 M	B COMM Realty LLC
Regions Bank	\$29.3 M	AR, DXM and JCJ Northlake LLC's
Regions Bank	\$20.3 M	Villa Del Balbianello LLC

\$1 MILLION-PLUS COMMERCIAL MORTGAGES

VALUE OF LOANS*
CURRENT VS PRIOR



NUMBER OF LOANS*
CURRENT VS PRIOR



TOP 10 LENDERS*

	COMMERCIAL MORTGAGE LOANS	CURRENT 3 MONTHS		PRIOR 3 MONTHS	
		LOANS	VALUE	LOANS	VALUE
1.	<i>Centerstate Bank NA</i>	8	\$18.6 M	4	\$8.1 M
2.	<i>Pacific Premier Bank</i>	6	\$28.5 M	0	\$0.0 M
3.	<i>First Bank of the Palm Beaches</i>	6	\$13.8 M	0	\$0.0 M
4.	<i>First Citizens Bank & Trust Company</i>	6	\$12.8 M	1	\$1.5 M
5.	<i>JPMorgan Chase Bank NA</i>	5	\$96.0 M	4	\$13.7 M
6.	<i>Bank of America NA</i>	5	\$45.5 M	1	\$6.6 M
7.	<i>Capital Bank</i>	5	\$31.9 M	0	\$0.0 M
8.	<i>Branch Banking & Trust Company</i>	4	\$14.8 M	3	\$40.1 M
9.	<i>Paradise Bank</i>	4	\$11.8 M	2	\$2.3 M
10.	<i>Synovus Bank</i>	3	\$51.6 M	0	\$0.0 M

	CURRENT 6 MONTHS		PRIOR 6 MONTHS		CURRENT 12 MONTHS		PRIOR 12 MONTHS	
	LOANS	VALUE	LOANS	VALUE	LOANS	VALUE	LOANS	VALUE
1)	12	\$26.7 M	10	\$22.2 M	22	\$48.9 M	17	\$34.5 M
2)	6	\$28.5 M	1	\$1.4 M	7	\$29.8 M	0	\$0.0 M
3)	6	\$13.8 M	3	\$5.7 M	9	\$19.5 M	9	\$15.2 M
4)	7	\$14.4 M	7	\$13.0 M	14	\$27.4 M	4	\$6.5 M
5)	9	\$109.7 M	12	\$77.6 M	21	\$187.4 M	24	\$121.7 M
6)	6	\$52.1 M	12	\$68.9 M	18	\$121.0 M	26	\$334.7 M
7)	5	\$31.9 M	0	\$0.0 M	5	\$31.9 M	1	\$5.0 M
8)	7	\$54.9 M	6	\$46.3 M	13	\$101.2 M	17	\$126.8 M
9)	6	\$14.1 M	3	\$7.6 M	9	\$21.7 M	11	\$27.6 M
10)	3	\$51.6 M	0	\$0.0 M	3	\$51.6 M	0	\$0.0 M

*For most commercial loans awarded in Palm Beach County during the last three months

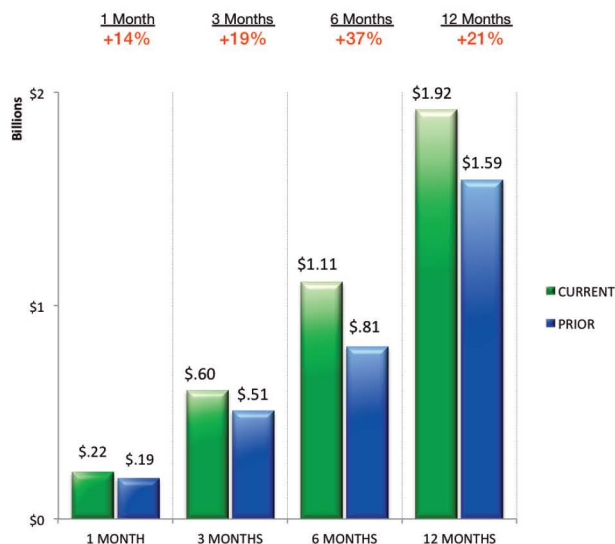
RESIDENTIAL MORTGAGES

TOP 5 RESIDENTIAL LOANS – SEPTEMBER

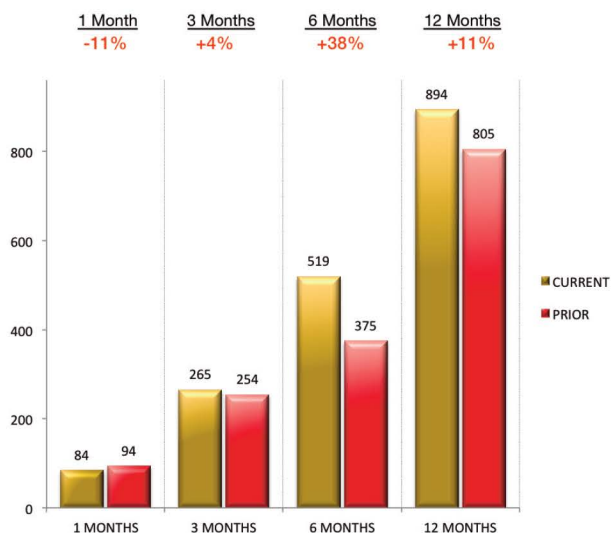
LENDER	AMOUNT	BORROWER
First Republic Bank	\$14.0 M	Frank Mennella
Toyota Financial Consumer Solutions	\$13.9 M	Jack Antwerpen
CitiBank NA	\$13.5 M	Christopher J. Reyes
Goldman Sachs Bank USA	\$13.0 M	Marion Hugh Antonini
First Republic Bank	\$10.2 M	John L. Cohlan

\$1 MILLION-PLUS RESIDENTIAL MORTGAGES

VALUE OF LOANS*
CURRENT VS PRIOR



NUMBER OF LOANS*
CURRENT VS PRIOR



TOP 10 LENDERS*

	RESIDENTIAL MORTGAGE LOANS	CURRENT 3 MONTHS		PRIOR 3 MONTHS	
		LOANS	VALUE	LOANS	VALUE
1.	Bank of America NA	19	\$45.6 M	27	\$49.4 M
2.	Wells Fargo Bank NA	17	\$39.5 M	25	\$56.1 M
3.	First Republic Bank	16	\$60.7 M	10	\$19.7 M
4.	JPMorgan Chase Bank NA	14	\$26.2 M	19	\$39.8 M
5.	Morgan Stanley Private Bank NA	12	\$20.2 M	13	\$18.2 M
6.	Citibank NA	9	\$46.4 M	8	\$20.5 M
7.	Suntrust Bank	9	\$13.6 M	0	\$0.0 M
8.	TD Bank NA	9	\$12.3 M	5	\$7.2 M
9.	U S Bank NA	8	\$10.8 M	4	\$7.7 M
10.	UBS Bank USA	7	\$11.6 M	8	\$17.1 M

	CURRENT 6 MONTHS		PRIOR 6 MONTHS		CURRENT 12 MONTHS		PRIOR 12 MONTHS	
	LOANS	VALUE	LOANS	VALUE	LOANS	VALUE	LOANS	VALUE
1)	46	\$94.9 M	37	\$81.5 M	83	\$176.4 M	84	\$174.9 M
2)	42	\$95.6 M	32	\$73.2 M	74	\$168.8 M	56	\$111.4 M
3)	26	\$80.4 M	22	\$46.1 M	48	\$126.6 M	41	\$72.8 M
4)	33	\$65.9 M	19	\$101.0 M	52	\$166.9 M	64	\$195.7 M
5)	25	\$38.4 M	10	\$17.8 M	35	\$56.2 M	19	\$28.1 M
6)	17	\$66.9 M	4	\$6.6 M	21	\$73.5 M	18	\$43.7 M
7)	9	\$13.6 M	7	\$9.8 M	16	\$23.4 M	6	\$8.7 M
8)	14	\$20.0 M	12	\$19.0 M	26	\$39.0 M	20	\$29.3 M
9)	12	\$18.5 M	2	\$2.9 M	14	\$21.4 M	5	\$7.0 M
10)	15	\$28.7 M	16	\$35.7 M	31	\$64.4 M	12	\$26.4 M

*For most residential loans awarded in Palm Beach County during the last three months

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Our legal team offers decades of knowledge and experience on all legal matters for successful real estate transactions and related issues. We provide representation for all of your real estate assets, such as single-family homes, condominiums, co-ops, vacant land, investment, and commercial properties.

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Beach Access: www.rabideau-law.com/beach-access/

Rabideau Law Million Dollar Mortgage Brief - Palm Beach County: www.rabideau-law.com/million-dollar-mortgage-brief/

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