

**IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS  
COUNTY DEPARTMENT, CHANCERY DIVISION**

1050 WEST COLUMBIA CONDOMINIUM ASSOCIATION, an Illinois non-profit organization; RBB2, LLC, a California limited liability company; MJM VISIONS, LLC, a California limited liability company; and KAY-KAY REALTY, CORP., an Arizona corporation, individually and on behalf of all others similarly situated,

*Plaintiffs,*

v.

CSC SERVICEWORKS, INC., a Delaware corporation,

*Defendant.*

No. 2019-CH-07319

Honorable Clare J. Quish

Calendar 14

**FINAL JUDGMENT AND ORDER OF DISMISSAL WITH PREJUDICE**

This matter coming before the Court on Plaintiffs' Motion for and Memorandum in Support of Final Approval of Amended Class Action Settlement between Plaintiffs 1050 West Columbia Condominium Association, RBB2, LLC, MJM Visions, LLC, and Kay-Kay Realty, Corp. ("Plaintiffs") and Defendant CSC ServiceWorks, Inc. ("Defendant") (Plaintiff and Defendant are collectively referred to as the "Parties"), the terms of which are set forth in the Parties' Stipulation of Amended Class Action Settlement (the "Amended Settlement"), and Plaintiffs' Motion for and Memorandum in Support of Attorneys' Fees, Expenses, and Incentive Awards, the Court having been advised in the premises, and having duly considered the papers and arguments of all interested parties, including the filings listed in Paragraphs 3 and 5, and having held a Final Approval Hearing on February 16, 2022, which was continued on March 2, 2022, April 1, 2022, and April 27, 2022,

IT IS HEREBY ORDERED, DECREED, AND ADJUDGED AS FOLLOWS:

1. Unless defined herein, all capitalized terms in this Order shall have the respective meanings ascribed to the same terms in the Amended Settlement.

2. This Court has subject-matter jurisdiction to approve the Amended Settlement, including all attached exhibits, and personal jurisdiction over all Parties to the Action, including all Settlement Class Members.

3. The Court previously preliminarily approved a class action settlement of this matter on November 22, 2019. After more than a year and a half of additional status hearings before the Court and after litigating objections filed by settlement class members in the initial settlement, the Parties, with the assistance of a third-party neutral, the Hon. James F. Holderman (Ret.), negotiated the Amended Settlement. The Court has considered the filings related to that initial settlement, including Plaintiffs' motion for and memorandum in support of preliminary approval of the initial settlement; briefing related to the settlement class members' objections, motions to intervene, and motions for leave to take discovery; Plaintiffs' fee petition in connection with the initial settlement; and Plaintiffs' motion for and memorandum in support of final approval of the initial settlement on the initial settlement.

4. On October 25, 2021, this Court preliminarily approved the Amended Settlement, and certified, for settlement purposes, the Settlement Class consisting of: "all Persons having existing leases with CSC on May 1, 2017, that were assessed and/or subject to one or more Administrative Fees, whether or not any fee has ever been collected, from May 2017 through the date of Preliminary Approval."<sup>1</sup> The Court confirms certification of the Settlement Class for settlement purposes.

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<sup>1</sup> Excluded from the Settlement Class are (i) all individuals and entities who have had their claims regarding the Administrative Fee adjudicated on the merits or otherwise released; (ii) any Judge or

5. In addition to Plaintiffs' Motion for and Memorandum in Support of Preliminary Approval of the Amended Settlement filed on October 12, 2021, the Court has considered the following filings submitted in connection with the Amended Settlement: Plaintiffs' Motion for and Memorandum in Support of Attorneys' Fees, Expenses, and Incentive Award, filed on December 6, 2021; Plaintiffs' Motion for and Memorandum in Support of Final Approval of the Amended Settlement, filed on February 2, 2022; Plaintiffs' Statement Regarding Attorneys' Fees, filed on March 1, 2022; and Plaintiffs' Supplemental Brief Regarding Attorneys' Fees, filed on March 23, 2022.

6. Supplemental Notice to the Settlement Class has been provided in accordance with the Court's order granting Preliminary Approval. The substance of and dissemination program for the Supplemental Notice—which included direct notice via email or U.S. Mail to all Persons in the Settlement Class using the best-known mail and/or email address in Defendant's records, the creation of the Settlement Website, and the content therein which this Court individually reviewed prior to granting Preliminary Approval—provided the best practicable notice under the circumstances, including individual notice to all Settlement Class Members who can be identified through reasonable effort; was reasonably calculated under the circumstances to apprise the Settlement Class of the nature and pendency of the Action, the definition of the Settlement Class, the class claims, issues, and defenses, and the rights of the Settlement Class to object to or exclude themselves from the Amended Settlement and to appear at the Final

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Magistrate presiding over the Action or the actions listed in Paragraph B of the Amended Settlement regarding the Administrative Fee and their family members; (iii) CSC, its subsidiaries, parents, successors, predecessors, and any entity in which CSC or its parents have a controlling interest and its current or former employees, officers, and directors; (iv) persons who properly executed and filed a timely request for exclusion from the Settlement Class, including any person who timely excluded himself, herself or itself from the initially proposed settlement of this matter, unless they submitted a Claim Form in connection with the Amended Settlement; and (v) counsel for all Parties and their family members.



Approval Hearing; was reasonable and constituted due, adequate, and sufficient notice to all persons entitled to receive notice; and fulfilled the requirements of 735 ILCS 5/2-803 and Due Process.

7. The Amended Settlement was the result of arm's-length negotiations conducted in good faith with the assistance of a mediator by experienced attorneys familiar with the legal and factual issues of this case and is supported by the Class Representatives and Class Counsel. The Class Representatives and Class Counsel adequately represented the Settlement Class for purposes of entering into and implementing the Amended Settlement.

8. The Court has considered each of the factors set forth in *City of Chicago v. Korshak*, 206 Ill. App. 3d 968, 971–72 (1st Dist. 1990). The Court finds that the Amended Settlement is fair, reasonable, and adequate as to, and in the best interests of, the Settlement Class Members in light of the complexity, expense, and duration of the litigation and the risks involved in establishing liability and damages and in maintaining the class action through trial and appeal. The consideration provided under the Amended Settlement constitutes fair value given in exchange for the Released Claims. The Court finds that the consideration to be paid to Settlement Class Members is reasonable, considering the facts and circumstances of the claims and affirmative defenses available in the Action and the potential risks and likelihood of success of alternatively pursuing litigation on the merits.

9. The Court finds that (i) 9,706 Approved Claims have been submitted, resulting in \$5,025,648.05 in checks to be paid to Settlement Class Members; (ii) for the Approved Claims associated with contracts that have not yet been renewed, re-signed, or expired, such contracts will have the Administrative Fee suspended until those contracts expire, are renewed or re-signed, or new contracts are entered into; (iii) CSC has waived at least \$197,500,000.00 in

potential claims that it asserts it is entitled to in connection with its contracts with Settlement Class Members; (iv) CSC may not raise the Administrative Fee rate above 9.75% of Settlement Class Members' gross collections for two years following the Effective Date; and (v) CSC must disclose the existence, application, and rate of the Administrative Fee in all new contracts, addendums, and amendments following the Effective Date.

10. The Settlement Administration Expenses that CSC will pay the Settlement Administrator separately from the settlement benefits total approximately \$140,400.00.

11. No Settlement Class Member—including any Settlement Class Member that objected to the initial settlement of this matter—has objected to any of the terms of the Amended Settlement. Additionally, while the Court was open to the public for each date on which the Final Approval Hearing was held, no Settlement Class Member appeared either in person or via Zoom to object to any of the terms of the Amended Settlement.

12. Those Settlement Class Members listed on Exhibit A to this Order have submitted timely and valid requests for exclusion and are excluded from the Settlement Class and are not bound by the Final Order and Judgment.

13. The Parties and their counsel are directed to implement and consummate the Amended Settlement according to its terms and conditions. The Parties and Settlement Class Members are bound by the terms and conditions of the Amended Settlement.

14. The Amended Settlement is hereby finally approved in all respects, and the Parties are hereby directed to perform its terms.

15. Other than as provided in the Amended Settlement and this Order, the Parties shall bear their own costs and attorneys' fees.

16. Subject to the terms and conditions of the Amended Settlement, this Court hereby

enters a Final Judgment and dismisses the Action on the merits and with prejudice.

17. Upon the Effective Date of the Amended Settlement, the Releasing / Released Class Parties, and each of them, shall be deemed to have released, and by operation of this Final Judgment shall have, fully, finally, and forever, released, relinquished and discharged all Released Class Claims up through and including the Effective Date against each and every one of the Releasing / Released CSC Parties. This release shall not include the Unaffected Claims.

18. Upon the Effective Date, the Releasing / Released CSC Parties, and each of them, shall be deemed to have released, and by operation of the Final Judgment shall have, fully, finally, and forever, released, relinquished and discharged all Released CSC Claims up through and including the Effective Date against each and every one of the Releasing / Released Class Parties. This release shall not include the Unaffected Claims.

19. The Amended Settlement is binding, and has res judicata and preclusive effect, as to Settlement Class Members. All Settlement Class Members are hereby permanently barred and enjoined from filing, commencing, prosecuting, intervening in, or participating (as individuals, class members, or otherwise) in any new or existing lawsuit or other action in any jurisdiction relating to the Released Class Claims.

20. The Parties may, without further approval from the Court, agree to and adopt such amendments, modifications, and expansions of the Amended Settlement and its implementing documents (including all exhibits) that (i) shall be consistent in all material respects with this Final Judgment; and (ii) do not limit the rights of Settlement Class Members.

21. The Court awards to Class Counsel \$6,500,000.00 as a fair and reasonable attorneys' fee, which shall include all attorneys' fees and reimbursable expenses associated with the Action. This amount shall be paid by Defendant pursuant to the terms in the Amended



Settlement.

22. The Court awards to each Class Representative an incentive award of \$5,000.00 for their time and effort serving the Settlement Class in this Action. These amounts shall be paid pursuant to the terms in the Amended Settlement.

23. To the extent that any payments made to Settlement Class Members pursuant to the Amended Settlement are not cashed within one hundred twenty (120) days of issuance, the total amount of uncashed checks shall be paid to the Illinois Bar Foundation as a *cy pres* recipient, consistent with 735 ILCS 5/2-807(b).

24. All other pending motions in this matter are denied as moot.

25. Without affecting the finality of this Final Judgment for purposes of appeal, the Court retains jurisdiction as to all matters related to the administration, consummation, enforcement, and interpretation of the Amended Settlement and this Final Judgment, and for any other necessary purpose.

**IT IS SO ORDERED.**

ENTERED: Judge Clare J. Quish

APR 27 2022  
Circuit Court - 2160



Judge Clare J. Quish  
(312) 603-3733  
ccc.chancerycalendar14@cookcountyil.gov  
Zoom Meeting ID: 953 7174 9534  
Zoom Password: 253498

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Judge Clare J. Quish  
DATE: April 27, 2022

# Exhibit A



Name of Entity Opting Out	Address of Entity Opting Out / Property Location, If Provided
Evergreen Apartment Group, Inc.	Broom Street Apartments, LLC
Evergreen Apartment Group, Inc.	Brandywine Hills Apartments, LLC
Evergreen Apartment Group, Inc.	Driftwood Club Apartments, Inc.
Evergreen Apartment Group, Inc.	KGL Holdings Newport, LLC d/b/a Newport Terrace Apartments
Evergreen Apartment Group, Inc.	KGL Holdings Hilltop, LLC d/b/a Evergreen Terrace Townhomes & Apartments
Evergreen Apartment Group, Inc.	Driftwood Plaza Associates, L.P. d/b/a Midway Park Apartments
Mediterranean House	505 North Ave, Fort Lee, NJ 07024
Nob Hill Circle, LLC	10011 South Nob Hill Circle, Tamarac, FL 33321
Breakers Partners LTD (Continental Property Services, Inc.)	778 Jimmy Ann Drive, Daytona Beach, FL 32114
Oak Partners LTD (Continental Property Services, Inc.)	420 Lakebridge Plaza Dr., Ormond Beach, FL 32174
River Associates LTD (Continental Property Services, Inc.)	1025 South Beach St., Daytona Beach, FL 32114
Polygon Associates LTD (Marina Vista) (Continental Property Services, Inc.)	725 South Beach St., Daytona Beach, FL 32114
Creative Choice Homes XXVI, Ltd.	Stock Island Apartments, 5501 3rd Avenue, Key West, FL 33040
Lyon Homes Preservation LLC	Lyons Homes I, 411 New Pittsburg Ave., Dundalk, MD 21222
Buckingham Village, L.P.	Buckingham Village Parcel A, Arlington, VA

<b>Name of Entity Opting Out</b>	<b>Address of Entity Opting Out / Property Location, If Provided</b>
North Barclay Green, L.P.	2002 Greenmount Ave., Baltimore, MD
Back River Neck Road LLC	2 A Fore Court, Essex, MD
Jay Street Associates, L.P.	3598 Hayes Street, NW, Washington, DC 20019
New Lincoln Westmoreland LLC	1730 7th Street, NW, Washington, DC 20001
Arlington 31, LLC	Arlington, VA
New Dawson, L.P.	1088 Thomas Jervay Loop, Wilmington, NC 28401
R Street, L.P.	1420 & 1424 R Street, NW, Washington, DC
Bass Circle DC, L.P.	Bass Circle Apartments, 1-13 Bass Circle, 4600-4606, 4608-4614 Benning Road, 4505-4511 B Street & 4605-4611 Bass Place SE, Washington, DC 20019
NHDC Forest Hills Apartments, Inc.	Forest Hills Apartments, 7214 Forest Hills City Road, Orlando, FL 32810
NHDC Cerny Village Apartments, Inc.	Cerny Village Apartments, 5227 Cerny Road, Pensacola, FL 32526
NHDC Hampton Court Apartments, Inc.	Hampton Court Apartments, 6415 NW 23rd Terrace, Gainesville, FL 32653
NHDC Fairfield Village Apartments, Inc.	Fairfield Village Apartments, 601 N. Fairfield Drive, Pensacola, FL 32506
NHDC Sandpiper Village Apartments, Inc.	Sandpiper Village Apartments, 300 S. Walton Avenue, Tarpon Springs, FL 33589
Carver Terrace, L.P.	Carver Terrace Apartments, 2026 Maryland Ave., Washington DC 20002



Name of Entity Opting Out	Address of Entity Opting Out / Property Location, If Provided
New Singeltary Scattered Sites, L.P.	Bradenton Village II, 104 17th Avenue West, Bradenton, FL 34205
Waverly Apartments & Company	Oak Hill Townhomes, 2821 Mathew Street, Baltimore, MD
101 Main Street LLC	Main Street Overlook, Dundalk, MD
Songtree I LLC	Turner Station Apartments, Oak, Chestnut and Pine Street, Dundalk, MD
Homewood, L.P.	Homewood House, 2200 Homewood Ave., Baltimore, MD 21218
Lagoon Apartments	Lagoon Apartments, 1312-16 Gammon Road LLC, P.O. Box 170197, Milwaukee, WI 53217
Goldelm Apartment Homes	Goldelm at St. Charles Row
Goldelm Apartment Homes	Goldem at La Esperanza
Goldelm Apartment Homes	Goldem at Valencian
Goldelm Apartment Homes	Goldem at Millenia West
Goldelm Apartment Homes	Goldem at Nautica
Goldelm Apartment Homes	Goldelm at Regency Oaks
Goldelm Apartment Homes	Goldelm at Douglaston
Goldelm Apartment Homes	Goldelm at Park South
Goldelm Apartment Homes	Goldelm at Salerno
Hummingbird Properties, LLC (Tuli Realty)	343 Fairmount Avenue, Jersey City, NJ



Name of Entity Opting Out	Address of Entity Opting Out / Property Location, If Provided
Hummingbird Properties, LLC (Tuli Realty)	62 Kensington Avenue, Jersey City, NJ
Lotus Manor, LLC (Tuli Realty)	34 Kensington Avenue, Jersey City, NJ
Sevilla Grande, LLC (Tuli Realty)	2801 Kennedy Blvd, Jersey City, NJ
South Orange Rose Apartments, LLC (Tuli Realty)	116 Irvington Avenue, South Orange, NJ
Victoria Grande, LLC (Tuli Realty)	864 Kennedy Blvd, Bayonne, NJ
Meadowbrook Gardens, LLC (Tuli Realty)	1059 Pompton Avenue, Cedar Grove, NJ
Murray Hill Gardens, LLC (Tuli Realty)	48 Southgate Road, New Providence, NJ
Weehawken Hudson Equity, LLC (Tuli Realty)	10 48th Street, Weehawken, NJ
OM-1405 Palisade Avenue, LLC (Tuli Realty)	1405-1415 Palisades Avenue, Union City, NJ
HillView Condominium Association	7620 Mountain Blvd., Oakland, CA 94605
Sophie Yee	None
Riviera Towers Corp.	6040 Boulevard East, West New York, NJ 07093
Paradise at Dadeland Condominium Association Inc	7725 SW 88th Street #A120, Miami, FL 33156
Park Place Villas Holdings LLC a/k/a Parc Place Villas f/k/a Garden Isles Apartments	6919 Bonair Drive, Tampa, FL 33617
Kensington Cottage Apartments	2909 Burroughs Drive, Orlando, FL 32818
Park Place Plaza Apartments, LLC a/k/a/ Parcc Place f/k/a Ashbury Park Apts	17600 N.W. 5th Avenue, Miami Gardens, FL 33169
Country Club Villas	8822 East Florida Avenue, Denver, CO 80247

Name of Entity Opting Out	Address of Entity Opting Out / Property Location, If Provided
Oceanview Mirador Holdings, LLC	2200 Biscayne Boulevard, Miami, FL 33137 / Green Planet Laundry System LLC (1000 West Avenue, Unit #CU L, Miami, FL 33139)
Golf Villas Square LLC	5900 NW 46th Terrace, Tamarac, FL 33319
Colonial Manor South Condominiums	727 South Maple, Oak Park, IL
Lowe Harbour Key, LLC d/b/a Harbour Key Apartment Rentals	11033 North Kendall Drive, Miami, FL 33176
Lakeside Villas Apartments LLC d/b/a Lakeside Villas Apartment Rentals	15410 SW 75th Circle Lane, Miami, FL 33193
Hillside Vista Apartments LLC d/b/a Vista Palms Apartment Rentals	361 NE 191th Street, Miami, FL 33179
Palm Isle Apartment Rentals LLC d/b/a Palm Isle Apartment Rentals	11399 NW 7th Street, Miami, FL 33172
Lake Vista Apartments LLC d/b/a Lake Vista Apartment Rentals	8440 Sherman Circle North, Miramar, FL 33025
Nob Hill Miami LLC d/b/a Nob Hill Apartment Rentals	9856 SW 88th Street, Miami, FL 33176
Wimbeldon Park - Orlando No. 1, Inc	3232-3298 South Semoran Blvd., Orlando, FL 32822
Kim Hughes	22 Anacapa Street, Suite 5, Santa Barbara, CA 93101
281 Scarsdale Corp.	281 Garth Road, Scarsdale, NY 10583



Name of Entity Opting Out	Address of Entity Opting Out / Property Location, If Provided
Cielo Hills, LLC d/b/a Cielo Hills Apartments	2819 S.E. Military Drive, San Antonio, TX 78223 320 Lexington Avenue, San Antonio, TX 78215 7407 Hanzi Drive, San Antonio, TX 78223
Rivergate Meadows fka Wilkinson Nashville I, LLC	100 Rivergate Meadows Drive, Goodlettsville, TN 37072
Riverchase aka TPAF IV	7901 Riverside Drive, Tulsa, OK 74136
The Park at Olathe Station aka TPAF IV Olathe, LLC	12230 South Strange Line Court, Olathe, KS 66062
30 West Apartments fka Braden Lakes Apartment Homes	2835 50 Avenue West, Bradenton, FL 34207
The Finn (fka Alliance P2 FX2 DbA Knollwood Apartments)	5370 Knoll Creek Drive, Hazelwood, MO 63042
Latigo 27 fka Advenir at Stone Lake, LLC	1601 SW 27th Avenue, Ocala, FL 34471
Oak Hollow fka Oak Hollow - NE Limited Partnership	11128 West 76th Terrace, Shawnee, KS 66214
The Retreat of Shawnee fka AIMCO Properties, LP 200	11128 West 76th Terrace, Shawnee, KS 66214
PARKone fka Village Park of Minnetonka	301 Shelard Pkwy, St. Louis Park, MN 55426
Pelican Cove aka TPAF V Pelican Cove LLC	2121 Flordawn Drive, Florissant, MO 63031



<b>Name of Entity Opting Out</b>	<b>Address of Entity Opting Out / Property Location, If Provided</b>
White Bear Woods fka BRE Piper MF White Bear Woods MN LLC	4776 Centerville Road, White Bear Lake, MN 55127
Ridgemont at Stringers Ridge fka RidgeMountain LLC	20 Mason Drive, Chatanooga, TN 37415
The Lakes Apartments	8028 South Wheeling, Tulsa, OK 74136
Windsor Retail LLC	620 Peachtree Street NE, Unit CU2, Atlanta, GA 30308
Fountain Villa Apartments	228 and 246 South Marsalis Avenue, Dallas, TX 75203
French Colony Apartments	1235 and 1239 Hartsdale Drive, Dallas, TX 75211
Garden Park Apartments	1609 Sherry Street, Arlington, TX 76010
Koko Apartments	2203 Empire Central, Dallas, TX 75235
Luau Apartments	2121 Empire Central, Dallas, TX 75235
Nantucket Island Apartments	8221 Scyene Road, Dallas, TX 75227
Newport Landing Apartments	10850 Walnut Hill Lane, Dallas, TX 75238
Normandale Place Apartments	8713 South Normandale Street, Fort Worth, TX 76116
Palladio Apartments fka Meadows Ferguson Apartments, fka Aspen Chase Apartments	11760 Ferguson Road, Dallas, TX 75228
Vernazza Apartments fka Telstar Apartments	2800 West Davis Street, Dallas, TX 75211
Virginia Apartments	202 South Marsalis Avenue, Dallas, TX 75203
Spring Ridge Apartments, aka Oaks at Five Mile Apartments LLC	3604 Legendary Lane, Dallas, TX 75224

<b>Name of Entity Opting Out</b>	<b>Address of Entity Opting Out / Property Location, If Provided</b>
Courtyard Park Apartments / Abilene Courtyard Park Apartments LLC	3309 Sherry Lane, Abilene, TX 79603
Milagro Apartments / Milagro Fort Worth Apartments LLC	3604 Las Vegas Trail, Fort Worth, TX 76116
The Spiegel Family Trust	1380 Ft. Stevens Drive NW, Washington DC 20011
Summit House, Inc.	155 Ferris Avenue, White Plains, NY
Fleetwood Park Corp.	754-800 Bronx River Road, Bronxville, NY
180 Owners Inc.	180 East Hartsdale Avenue, Hartsdale, NY
Washington Irving Gardens Inc.	300 Broadway, Tarrytown, NY
Halston House Condominium	410, 412, 414, 416 Benedict Avenue, Tarrytown, NY
Mount Aloysius College	None Listed
Kansas City Art Institute	Chequers Apartments, 4233 Walnut Street, Kansas City, MO
2 Bronxville Road Owners, Inc.	2 Bronxville Road, Yonkers, NY 10708
Woodbrook Gardens Corp.	140 North Broadway, Irvington, NY 10533
325 Main Street Owners Corp.	325 Main Street, White Plains, NY 10601
Riverdale Commons, Ltd.	6291-6295-6299 Broadway, Bronx, NY 10471
Ryevue Condominium	100 Theodore Fremd Avenue, Rye, NY, 10580
Sulgrave Owners Corp.	121 North Broadway, White Plains, NY 10601
Summit Apartment Corp.	360 Westchester Avenue, Pt. Chester, NY 10573



<b>Name of Entity Opting Out</b>	<b>Address of Entity Opting Out / Property Location, If Provided</b>
Hastings Gardens Owners Corp.	737-751 North Broadway, Hastings on Hudson, NY 10706
The Commons Owners Corp.	1879 Crompond Road, Peekskill, NY 10566
Longview Owners Inc.	315-325 King Street, Port Chester, NY 10573
La Touraine Apts, Inc.	50 Morningside Drive, New York, NY 10025
255 West 98th Street Owners Corp.	255 West 98th Street, New York, NY 10025
351-353 Tenants Corp.	351-353 West 53rd Street, New York, NY 10019
458 West 57th Street, H.D.F.C.	458 West 57th Street, New York, NY 10019
1080 Warburton Corp.	1080 Warburton Avenue, Yonkers, NY 10701
Madison Avenue, H.D.F.C.	2084 Madison Avenue, New York, NY 10037
I H Associates	675 Walton Avenue, Bronx, NY 10451
Libra 730 Co. LLC	730 East 236th Street, Bronx, NY 10466
Pelham Parkway Terrace Owners Corp.	2206 Holland Avenue, Bronx, NY 10467
3119 Bailey Avenue Owners, Inc	3119 Bailey Avenue, Bronx, NY 10463
3123 Bailey Avenue Owners Corp.	3123 Bailey Avenue, Bronx, NY 10463
Waterview Realty Corporation	3343 Sedgwick Avenue, Bronx, NY 10463
20468 East 90th Corp.	20468 East 90th Street, New York, NY 10128
208 Owners Corp.	208 East 70th Street, New York, NY 10021
2260 Parkview Owners Corp.	2260 Bronx Park E, Bronx, NY 10467
Grove House, Inc.	22 Grove Street, New York, NY 10014



Name of Entity Opting Out	Address of Entity Opting Out / Property Location, If Provided
Garden Court, H.D.F.C.	208 West 111th Street, New York, NY 10026
South Conduit Avenue Real Property, LLC	176-20 South Conduit Avenue, Jamaica, NY 11434
224 Riverside Owners Corp.	224 Riverside Drive, New York, NY 10025
Clinton Avenue Owners Corp.	153 Clinton Avenue, Brooklyn, NY 11205
4295 Webster Avenue Owners, Inc.	4295 Webster Avenue, Bronx, NY 10470
Hudson Courts Owners Corp.	679-709 Warburton Avenue, Yonkers, NY 10705
585 McLean Avenue Owners Inc	585 McLean Avenue, Yonkers, NY 10705
1561 Central Park Avenue Owners, Inc.	1561 Central Park Avenue, Yonkers, NY 10710
14 Soundview Owners Corp.	14 Soundview Avenue, White Plains, NY 10606
Larchmont Gables	1440-1456 Boston Post Road, Larchmont, NY 10538
Longview Owners	312/315 King Street, Port Chester, NY 10573
Riverview Club Condominium	1155 Warburton Avenue, Yonkers, NY 10701
1255 North Avenue Corp.	1255 North Avenue, New Rochelle, NY 10804
30 Clinton Place Owners, Inc.	30 Clinton Place, New Rochelle, NY 10801
Hastings Gardens Owners Corp.	737-751 North Broadway, Hastings-on-Hudson, NY 10706
Whippoorwill Commons	20 Whippoorwill Road East, Armonk, NY 10504
Dove Court Owners Inc.	4-9 Dove Court, Croton-on-Hudson, NY 10522
Rex Ridge Apartment Corp.	Fieldstone Drive, Pinewood Drive, Hartsdale, NY
Palmer House Owners Inc.	2333-2345 Palmer Avenue, New Rochelle, NY

<b>Name of Entity Opting Out</b>	<b>Address of Entity Opting Out / Property Location, If Provided</b>
55 Bronx Owners Corp.	55 Bronx River Road, Yonkers, NY
Westbrook Tenants Corp.	10 Franklin Avenue, White Plains, NY
Fairfield House	50-52 Lafayette Place, Greenwich, CT
High Point of Hartsdale Condo 2	300 High Point Drive, Hartsdale, NY
Barker Avenue	33 Barker Avenue, White Plains, NY
Lincoln Manor	70 Sherman Avenue, Yonkers, NY
Larchmont Hills Owners Corp.	17 North Chatsworth Avenue, Larchmont, NY
Carlton Terrace	65 Durham Road, Yonkers, NY
Rene and Melina Ghotanian	1130 San Rafael, Glendale, CA
2320 University Park Condominium Association, Inc.	2320 South University Boulevard, Denver, CO 80210
Soneleigh Parkway, Inc.	1/2/3 Stoneleigh Parkway Inc., Bronxville, NY 10708
Fountainhead Owners Inc.	One-Two Fountainhead Lane, Scarsdale, NY 10583
Halston House Condominium	410/412/414/416 Benedict Avenue, Tarrytown, NY 10591
35 Parkview Tenants Corp	35 Parkview Avenue, Bronxville, NY 10708
Chester Heights Gardens II	18-96 Oregon Avenue, Bronxville, NY 10708
Southgate Apartments, Inc.	One Southgate, Bronxville, NY 10708
Eastbourne Apartments, Inc.	Stoneleigh Plaza, Bronxville, NY 10708
Westbourne Apartments, Inc.	Stoneleigh Plaza, Bronxville, NY 10708



<b>Name of Entity Opting Out</b>	<b>Address of Entity Opting Out / Property Location, If Provided</b>
Melissa Court Owners, Inc.	20 William Street, Mt. Vernon, NY 10552
Parkview Owners, Inc.	245 Rumsey Road, Yonkers, NY 10701
Whitehall Commons, Ltd.	45 Pondfield Road West, Bronxville, NY 10708
801 Bronx River Owners, Inc.	801, 811, and 821 Bronx River Road, Bronxville, NY
480 Riverdale Apartments Corp.	480 Riverdale Avenue, Yonkers, NY
Silsby Gardens / HPD Silsby Gardens, LP	200 North 9th, Blythe, CA 92225
Sutter Village Apartments / SUV Affordable LP	1200 Gray Avenue, Yuba City, CA 95991
Clayton Villa Apartments / CLV Affordable LP	4450 Melody Drive, Concord, CA 94521
Shar-A-Dee Apartments, LLC	Frederick Drive, Bayville, NJ 08721
Cranford Towers Condominium Association, Inc.	18 Springfield Avenue, Cranford, NJ 07016
Clinton House Associates, LLC	1254 Clinton Place, Elizabeth, NJ 07208
Fairfield Cove Apartments LLC	3415 Shadow Spring Ct., Houston, TX 77082
Woodbrook Gardens Corp.	140 North Broadway, Irvington, NY 10533
2 Bronxville Road Owners, Inc.	None Listed



Name of Entity Opting Out	Address of Entity Opting Out / Property Location, If Provided
Sunnyslope Investments No. 1, LTD	5383 Sunnyslope Drive, No. 57, Maple Heights, OH 44137
26 Gramercy Park South	26 Gramercy Park South, New York, NY 10003
222 East 6th Street	222 East 6th Street, New York, NY 10003
950 Summit Avenue, LLC	950 Summit Avenue, Bronx, NY 10452
Somerset Phase IV & Phase V, LLC	2725 Somerset Drive, Lauderdale Lakes, FL 33311
Hamilton Square Florida Partners, LLC aka Hamilton Florida Partners LLC	6017 Williams Road, Charlotte NC 28215
Regency Place Florida Partners LLC as sucessor in interest to Regency Place Apartments	3523 N. Roxboro Street, Durham, NC 27704
Heatherwood Trace Florida Partners, LLC aka Heatherwood Florida Partners LLC	5600 Paces Glen Ave., Charlotte, NC 28212-3639
Village Vista	None Listed
2580 Casa Real LP	None Listed
15 Carribbean Apts LLC	690 Kingsbridge St., Boca Raton, FL 33487
Paisano Mobile Home Community aka Paisano Park	5400 Freidrich Lane, Austin, TX 78744
Polo Club Apt-Fort Worth	None Listed
54 Whispering Palms Apts LLC	451 NE 5th Ave., Boca Raton, FL 33431
18 Sabal Palms Apts LLC	665 Glouchester St., Boca Raton, FL, 33487

<b>Name of Entity Opting Out</b>	<b>Address of Entity Opting Out / Property Location, If Provided</b>
Green Harvest Capital	3694 Warrensville Center Rd, Shaker Heights, OH 44122
Green Harvest Capital	3690 Norwood Rd, Shaker Heights OH 44122
Green Harvest Capital	218 Twin Oaks, Akron OH 44333
Green Harvest Capital	415 E 222nd St., Cleveland OH 44123
Fairground Estates LLC	440 Fairground Blvd., Canfield OH 44406
Westminster Real Estate LLC	69 Westminster Ave., Youngstown, OH 44515
Wickliffe Manor Real Estate LLC	20 N Wickliffe Cir, 50 Westminster Ave, Youngstown, OH 44515
Gardens at Nelacrest, LLC	1953-91 Nelacrest Road, East Cleveland, OH 44112
17 Villa Rica Apts. LLC	4670 NE 5th Ave., Boca Raton, FL 33431
33 Del Rio Apts. LLC	480 Camino Real, Boca Raton, FL 33432