



Crossbridge Properties, LLC

3501 Lankford Court, Virginia Beach, VA 23462
Contact: (757) 472-7000 & email: frankkeres@hotmail.com

Date: December 14, 2021

To: Virginia Department of Housing and Community Development

600 East Main St., Ste. 300

Richmond, Virginia 23219

Re: Notice to tenants of owner's intention to sell as required under Virginia Code §55.1-1308.2B Mobile Home Lots (the **Properties**) numbered: 5, 10, 11, 20, 22, 26, 31, 32, 36, 39, 43, 44, 53, 55, 57, 60, 62, 66, 68, 71, 72, 81, 83, 85, 92, 93, 103, 113, 115, 118, 169, 170, 170A for a total of 33 Mobile Home Lots.

This letter is to inform the Virginia Department of Housing and Community Development that **Crossbridge Properties, LLC & Galt Financial, LLC** ("**Owner**") the owner of the manufactured home lots referenced above is no longer accepting additional offers for the sale of the 33 lots as referenced above. The owner of **Crossbridge Properties, LLC and Galt Financial, LLC** provided each tenant for all 33 lots as referenced above a copy of written notice of intent to sell on the date of **August 23, 2021** as required by **Virginia Code §55.1-1308.2.B**. During the 60-day notice period, no additional offers were received from any entity claiming to represent 25 percent or more of the current tenants with a valid lease. Today's date is **December 14, 2021**, and the original offer from John Franklin with Franklin Management Company to purchase the 33 subject properties as referenced above at **\$1,500,000.00** is clear to close with no contingencies.

In Kind Regards,

Frank Kerestesy (Authorized Agent for Crossbridge Properties, LLC and Galt Financial, LLC)

Frank Kerestesy

Authentisign
Frank Kerestesy

12/14/21

Frank Kerestesy
Crossbridge Properties, LLC
3501 Lankford Court,
Virginia Beach, VA 23462
757-472-7000