

For Immediate Release

Capital Equity Group, Inc. announces acquisition of Orchard Park Apartments

Cleveland, Ohio, September 14, 2006 -- Capital Equity Group, Inc., a privately owned real estate firm announced the acquisition by one of its affiliates, Capital Realty Trust, Inc., of Orchard Park Apartments, a 172-unit multifamily property in Greenville, South Carolina. The property was acquired on September 14, 2006 for a purchase price of \$6,559,000.

Orchard Park Apartments was built 1984 and consists of approximately 144,868 rentable square feet on 12 acres. It is located on the east side of the Greenville Central Business District. Capital improvements planned include renovation of the clubhouse and pool area and building a fitness center adjacent to the clubhouse.

“Our plans for Orchard Park include an extensive renovation which will include adding an amenity package that we feel will be unique for an asset of this size in Greenville,” said Ed Matthews, managing partner of Titan Real Estate Investment Group, LLC, Capital Equity Group’s partner in the acquisition.

Capital Equity Group, Inc. is headquartered in Cleveland, Ohio and has participated in the acquisition of properties throughout the United States with an aggregate value in excess of \$450,000,000.

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