



INTEGRA REALTY RESOURCES

IRR | ATLANTA

COMMERCIAL REAL ESTATE
VALUATION & CONSULTING

A low-angle, upward-looking photograph of several modern skyscrapers with glass facades. The buildings are reflected in each other, creating a complex geometric pattern. The sky is visible at the top. The image is divided into three horizontal sections with semi-transparent overlays: a dark blue top section, a brown middle section, and a dark blue bottom section.

Serving Georgia
markets since
2018

IRR®—INTEGRA REALTY RESOURCES—

provides world-class commercial real estate valuation and counseling services to both local and national top financial institutions, developers, corporations, law firms, and government agencies. As one of the largest independent property valuation and counseling firms in the United States, we provide our diverse array of clients the highly informed opinions and trusted expert advice needed to understand the value, use and feasibility of their real estate. *IRR. Local expertise. Nationally.*

2,500+

appraisals completed
annually

RECENT APPRAISAL ASSIGNMENTS OF NOTABLE AND VARIED ASSETS

Office



- 1510 Klondike Rd. SW., Conyers, GA, 124,181 SF
- 100 & 200 Glenridge Point Drive, Atlanta, GA, 185,402 SF
- 3065 Akers Mill Road SE, Atlanta, GA, 192,757 SF
- 222 Mitchell St. NW., Atlanta, GA 314,581 SF
- 11575 Great Oaks Way, Alpharetta, GA, 152,878 SF
- 200 Ashford Center N., Atlanta, GA 153,382 SF
- 160 Clairemont Ave., Decatur, GA 114,020 SF
- 2970 Clairemont Rd., Brookhaven, GA 215,194 SF

Industrial



- **Proposed Falcon Two Industrial Park, 3920 Falcon Pkwy., Oakwood, GA 496,195 SF**
- Southside Logistics Center, 3600 Southside Industrial Pkwy., Atlanta, GA, 135,200 SF
- Perimeter Place Business Park, 3988-4064 Flowers Rd., Atlanta, GA, 102,919 SF
- Good Year Tire and Rubber Facility, 600 E Highway 16, Newnan, GA, 1,514,040 SF
- Trade-Port Logistics, 501 Morgan Lakes Industrial Blvd., 115,500 SF
- Creekside Distribution Center, 2110-2135 Lawrence Ave, Atlanta, GA 538,500 SF
- Allen Creek Logistics Center, Hwy 129, Pendergrass, GA, 356,400 SF

Multifamily



- **Proposed Prose LaGrange Apartments, 1900 Vernon St., LaGrange, GA 312,561 SF/315 Units**
- Station R Apartments, 144 Moreland Ave. NE, Atlanta, GA, 251,518 SF/285 units
- Springview Apartments, 2786 Hapeville Rd. SW, Atlanta, GA, 154,200 SF/144 units
- Dahlonga Student Housing, 3 Bellamy Place, Dahlonga, GA, 148,080 SF/426 units
- Holland Park, 1172 McKendree Church Rd., Lawrenceville, GA 497,092 SF/496 Units
- Peachtree Landing, 7915 Senoia Rd., Fairburn, GA 229,940 SF/220 units

Hospitality



- **Hampton Inn, 440 Technology Pkwy. NW., Peachtree, GA, 76,784 SF/148 rooms**
- Hyatt Hotel Remodeling, 1005 Crestline Pkwy., Atlanta, GA, 85,191 SF/150 rooms
- Aloft Hotel, 7895 North Point Pkwy, Alpharetta, GA, 65,646 SF/120 rooms
- Proposed Home2Suites, Speer Rd., Stockbridge, GA, 69,018 SF/108 rooms
- Proposed TownePlace Suites, 149 Gateway Center Blvd., Brunswick, GA, 62,596 SF/110 rooms

Retail



- **Scenic Promenade Shopping Center, 1679 Scenic Hwy. N., Snellville, GA, 83,375 SF**
- Publix at Bass Plantation Shopping Center, 5451 Bowman Rd, Macon, GA, 68,751 SF
- Publix at Gunn Battle Shopping Center, 6009 & 6021 Watson Blvd., Warner Robbins, GA, 80,675 SF
- Habersham Crossing Shopping Center, 2160 Hwy 441 N, Cornelia, GA, 149,397 SF
- Rivermont Square Shopping Center, 8560 Holcomb Bridge Rd, Roswell, GA, 102,799 SF
- East Cobb Crossing Shopping Center, 4281, 4269, & 4367 Roswell Rd., Marietta, GA, 149,855 SF

OUR VALUE PROPOSITION

What sets our firm apart is the longevity of our principals and senior analysts who have been collaborating on property analyses for over 25 years. Through developing our team relationships, our specialty appraisal practices have evolved to create high quality, industry-leading standards. Over this 25+ year relationship, our staff has evolved into specialty appraisal practices. One staff member appraises apartments, another large shopping centers, another office buildings, another industrial buildings; we even have a staff member that appraises churches. When you hire our firm to value your property, you are engaging an expert in the property type you need valued.



Matthew Albigese, MAI, Senior Managing Director

Serving as Senior Managing Director with Integra Realty Resources - Atlanta since April 2018. Began appraisal career with McColgan & Company in Atlanta, Georgia in June 2005. Actively engaged in the appraisal and consulting of all types of commercial real estate including, but not limited to: shopping centers, office buildings, hotels, multi-family, industrial and vacant land. Currently certified in the states of: Georgia, Alabama, Florida, South Carolina, North Carolina and Tennessee. Actively involved with the Appraisal Institute and received MAI designation in 2016. Mr. Albigese is a graduate of The University of Georgia.



J. Carl Schultz, Jr., MAI, SRA, CRE, SGA, Managing Director

Managing Director of Integra Realty Resources Atlanta, formerly part of Newmark Knight Frank. He was previously a partner in Schultz, Carr, Bissette & Associates and Senior Managing Director of Integra Realty Resources - Savannah/Atlanta. He is also a member of The Real Estate Counseling Group of America. Carl has been exclusively engaged in real estate consulting and valuation with more than 40 years experience, and was formerly a Partner in Wight, Couch & Schultz, and Vice President of Landauer, a national appraisal and consulting firm.

Carl has worked with several international appraisal associations and government agencies in developing appraisal standards, education, and regulations. These assignments have included Poland, Russia, Ukraine, Slovakia, Hungary, Bulgaria, Armenia & Thailand.

Actively engaged in real estate valuation and consulting assignments including, but not limited to, shopping centers, office buildings, churches, industrial facilities, marinas, golf resorts, coastal islands, wetlands, marsh lands (easements), rail corridors, air rights, utility easements, agricultural properties, and residential subdivisions. Clients include banks and financial institutions, law firms, governments, insurance companies, and investors.



Brock Wilson, MAI, Managing Director

Brock Wilson has been in the real estate industry for 20 years, primarily focused on commercial property valuation and consulting. Prior to joining Integra, Brock was Senior Vice President of McColgan & Company, LLC and President of Commercial Appraisers of the Southeast, LLC. Brock is a designated Appraisal Institute (MAI) member. His valuation and consulting experience includes the valuation of various commercial property types, including industrial, self-storage, office, retail, multifamily residential, residential subdivision, and lodging facilities. His clients have included mortgage brokers, insurance companies, and national, regional, and local banks. Brock is also pursuing his sales license.

Financial Institutions

- Ameris Bank
- Alpha Realty Advisors
- BancorpSouth Bank
- Bank OZK
- BBVA USA
- Bell Bank
- Bremer Bank
- Citibank
- CIBC
- C.I.T. Bank
- Citizens Bank of the South
- City National Bank
- CenterState Bank
- Centennial Bank
- Colliers International
- Colony Bank
- Commercial Bank
- Community Bank of Mississippi
- Cornerstone Bank
- First Community Bank of Tennessee
- First Bank
- First Citizens Bank & Trust
- First Financial Bank
- First Horizon Bank
- First National Bank
- First Savings Bank
- Firststar Bank
- Frost Bank
- Legacy Bank of Florida
- Pinnacle Bank
- PNC Bank
- Quantum National Bank
- Renasant Bank
- Signature Bank of Georgia
- Truist Bank
- United Community Bank
- Wells Fargo

Developers/Owners

- A.D. Fotos & Company
- Ashley Furniture Industries
- Dart Appraisal
- Dominion Management Services
- Edward Rose & Sons
- GAIA Real Estate
- Heitman Institutional Realty
- The Muntzing-Sattele Company
- Taylor Road Holdings LLC
- Tillman Consulting LLC
- Trantor Realty
- The Woodbery Group LLC

Government & Organizations

- Bank of Labor
- City of Morrow

Law Firms/Accounting

- Early Sullivan Wright Gizer & McCrae LLP
- Winthrop & Weinstine, PA

Mortgage Banks/Services

- Alcova Origination LLC
- Alerion Ventures
- American Equity Investment
- Americaptial Holdings LLC
- Arbor Commercial Mortgage LLC
- Atlanta Postal Credit Union
- Avison Young
- BizCapital Bidco
- BridgeInvest
- CGL Companies
- CommerceOne
- CoreCivic
- Credit Union of Georgia
- Harvest Small Business Finance
- JDM Georgia LLC
- Keystone National Group
- Money360
- Navy Federal Credit Union
- NPRC
- Radar Lender Services
- Servion Commercial Loans
- Voya Investment Management

50+

60+

● Caribbean | Puerto Rico

● Caribbean | Puerto Rico

NORTHEAST OFFICES

CONNECTICUT

Hartford, CT
Todd Isaacson, MAI
T (860) 291-8997 ext. 19
tisaacson@irr.com

NEW JERSEY

Coastal New Jersey
Halvor J. Egeland, MAI
T (732) 244-7000 ext. 103
hegeland@irr.com

Northern New Jersey
Paul T. Beisser, CRE, MAI, SCGRE
T (973) 422-9800
pbeisser@irr.com

NEW YORK

Syracuse, NY
William J. Kimball, MAI, FRICS
T (315) 422-5577
wkimball@irr.com

PENNSYLVANIA

Philadelphia, PA
Raja P. Waran, MAI, CRE
T (610) 238-0238
rwaran@irr.com

Pittsburgh, PA
Brian Kelly, MAI, SRA
T (412) 683-2211
bkelly@irr.com

RHODE ISLAND

Providence, RI
Todd Isaacson, MAI
T (860) 291-8997 ext. 19
tisaacson@irr.com

SOUTHEAST OFFICES

ALABAMA

Birmingham, AL
Rusty Rich, MAI,
T (205) 949-5995
rrich@irr.com

FLORIDA

Miami | Caribbean
James Andrews, MAI, CRE, FRICS, ASA/BV
T (305) 670-0001 ext. 320
jandrews@irr.com

Orlando, FL
Christopher D. Starkey, MAI
T (407) 843-3377 ext. 112
cstarkey@irr.com

Southwest Florida
Carlton J. Lloyd, MAI
T (239) 687-5801
clloyd@irr.com

Tampa, FL
Kendra Stevens Barry
T (813) 287-1000 ext. 110
kbarry@irr.com

GEORGIA

Atlanta, GA
Matthew Albigese, MAI
T (404) 418-4358 ext. 1000
malbigese@irr.com

NORTH CAROLINA

Charlotte, NC
John D. Scott, Jr., MAI
T (704) 206-8258
jscott@irr.com

Greensboro, NC
Nancy B. Tritt, MAI, SRA, FRICS
T (336) 676-6033
ntritt@irr.com

Raleigh, NC
Chris R. Morris, MAI, FRICS
T (919) 847-1717
cmorris@irr.com

SOUTH CAROLINA

Charleston, SC
Cleveland “Bud” Wright, Jr., MAI
T (843) 718-2125 ext. 2
cwright@irr.com

Columbia, SC
Michael B. Dodds, MAI, CCIM
T (803) 772-8282 ext. 110
mdodds@irr.com

TENNESSEE

Nashville, TN
Adam Perutelli, MAI
T (615) 628-8275 ext. 2
aperutelli@irr.com

Knoxville, TN
Andy Crook, MAI
T 865) 637-0325 ext. 2
aperutelli@irr.com

VIRGINIA

Richmond, VA
Kenneth L. Brown, MAI, FRICS, CCIM
T (804) 346-2600 ext. 209
kbrown@irr.com

CENTRAL OFFICES

ILLINOIS

Chicago, IL
Ron DeVries, MAI
T (312) 565-3432
rdevries@irr.com

INDIANA

Indianapolis, IN
Michael Lady, MAI, SRA, ASA, CCIM, FRICS
T (317) 546-4720
mlady@irr.com

KENTUCKY

Louisville, KY
Stacey S. Nicholas, MAI, MRICS
T (502) 452-1543 ext. 3774
snicholas@irr.com

MICHIGAN

Detroit, MI
Donald L. Selvidge, MAI
T (248) 540-0040 ext. 114
dselvidge@irr.com

Grand Rapids, MI
Jeff Genzink, MAI
T (616) 261-5000
jgenzink@irr.com

MINNESOTA

Minneapolis/St. Paul, MN
Michael Amundson, MAI, CCIM
T (952) 905-2401
mamundson@irr.com

MISSOURI

Kansas City, MO
Timothy M. Schoemehl, MAI
T (636) 898-6533
tschoemehl@irr.com

St. Louis, MO
Timothy M. Schoemehl, MAI
T (636) 898-6533
tschoemehl@irr.com

OHIO

Cincinnati/Dayton, OH
Gary S. Wright, MAI, FRICS, SRA
T (513) 426-7125
gwright@irr.com

Cleveland, OH
Douglas P. Sloan, MAI
T (330) 659-3640 ext. 101
dsloan@irr.com

OHIO (Continued)

Columbus, OH
Brad A. Johnson, MAI
T (614) 398-4307
bajohnson@irr.com

SOUTHWEST OFFICES

ARIZONA

Phoenix, AZ
Walter “Tres” Winius, III, MAI, FRICS
T (602) 266-5599
twinius@irr.com

OKLAHOMA

Oklahoma City, OK
Richard Cole, Jr., MAI
T (405) 422-0718 ext. 2
richard.cole@irr.com

TEXAS

Austin, TX
William Robinson, MAI
T (210) 446-4444
wrobinson@irr.com

Dallas, TX
Jimmy H. Jackson, MAI
T (972) 725-7724
jhjackson@irr.com

Ft. Worth, TX
Jason Jackson, MAI
T (817) 658-6783
jsjackson@irr.com

Houston, TX
Todd Rotholz, MAI
T (713) 973-0212 ext. 12
trotholz@irr.com

Lubbock, TX
Stephen M. Lechtenberg
T (972) 725-7727
slechtenberg@irr.com

San Antonio, TX
Brandon Brehm, MAI, CCIM
T (210) 446-4444
bbrehm@irr.com

WEST OFFICES

CALIFORNIA

Los Angeles, CA
Eric Segal, MAI
T (213) 984-4425
esegal@irr.com

Orange County
Lance Jordan, MAI
T (949) 459-3717
ljordan@irr.com

Sacramento, CA
Kevin Ziegenmeyer, MAI
T (916) 435-3883 ext. 224
kziegenmeyer@irr.com

San Diego, CA
John A. Morgan, MAI
T (858) 259-4900 ext. 315
jmorgan@irr.com

San Francisco, CA
Jeffrey Fillmore, MAI
T (408) 299-0444
jfillmore@irr.com

COLORADO

Denver, CO
Larry B. Close, MAI, AI-GRS
T (720) 833-5931
lclose@irr.com

IDAHO

Boise, ID
Robin Brady, MAI
T (208) 472-3200
rbrady@irr.com

NEVADA

Las Vegas, NV
William Dominick
T (702) 869-0442
wdominick@irr.com

UTAH

Salt Lake City, UT
John T. Blanck, MAI,
T (801) 263-9700 ext. 109
jblank@irr.com

WASHINGTON

Seattle, WA
Matthew A. Bacon, MAI
T (206) 436-1179
mbacon@irr.com

CARIBBEAN

Caribbean | Puerto Rico
Carlos Vélez, MAI, SRA, BCA, CMEA, CCIM, MRICS
T (787) 782-4974
cvelez@irr.com

INTEGRA REALTY RESOURCES - ATLANTA

5085 Peachtree Rd
Atlanta, GA 30341
T: (404) 418-4358
F: (404) 418-4357
irr.com/Atlanta

Matthew Albigese, MAI
Senior Managing Director
T (404) 418-4358
malbigese@irr.com

irr.com

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