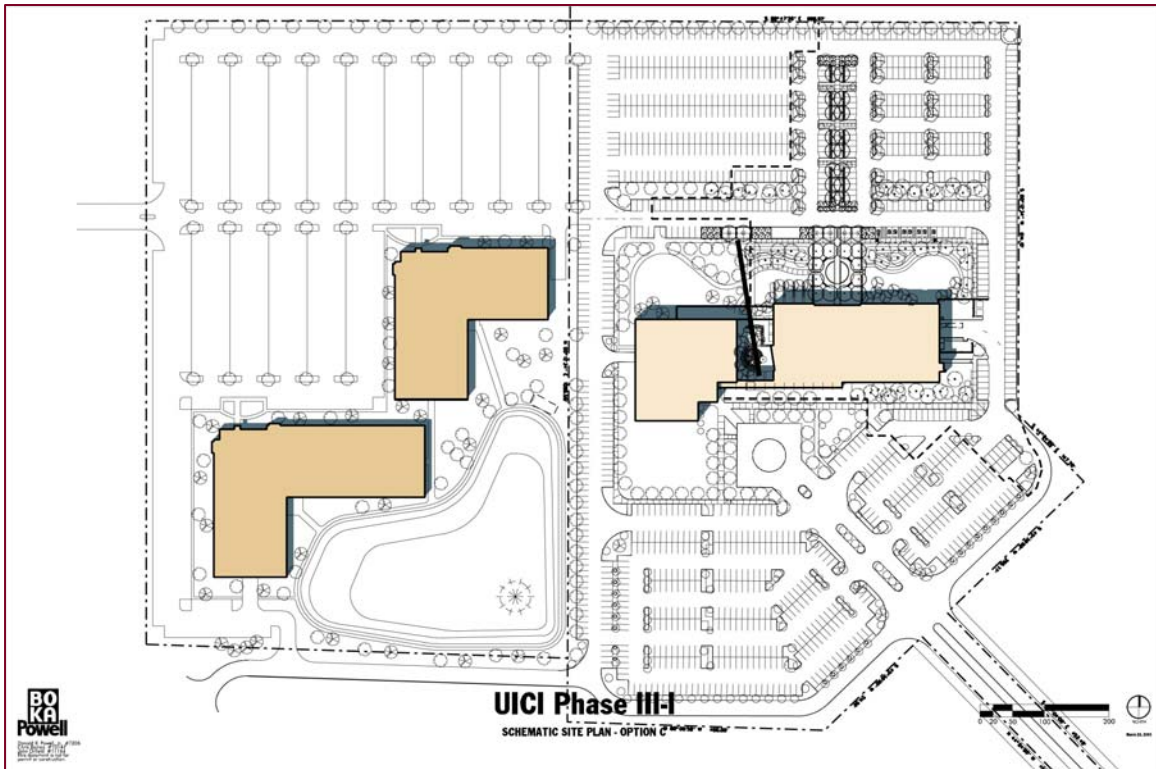




► UICI / North Richland Hills, Texas



Assignment:

UICI was experiencing tremendous growth and became concerned that it would not be able to accommodate future expansion needs at its Insurance Center in North Richland Hills, Texas. V3 Realty discovered that an assemblage of 19 acres was potentially available contiguous to UICI's existing campus. UICI engaged V3 Realty to evaluate the site and ultimately negotiate the purchase of the properties.

Solution:

V3 Realty was responsible for the management and coordination of acquisition and due diligence, including a Phase I environmental assessment, geotechnical investigation and survey. Working with a local broker as its agent (primarily to utilize its local license and to keep the identity of the purchaser secret), V3 negotiated the purchase of the two parcels while simultaneously arranging preliminary governmental approvals. ▲