

ARC PROPERTIES, INC.

1401 BROAD STREET
CLIFTON, NEW JERSEY 07013

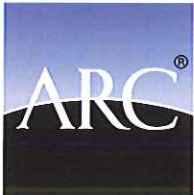
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AFFILIATES:
ARC INTERNATIONAL FUND
ARC CORPORATE REALTY TRUST

ARC Properties, Inc.

is pleased to announce the
exchange of an ownership interest in a
94,164 sq. ft. retail center

**Best Buy Plaza
Jacksonville, Florida**



ARC is aggressively looking to purchase:

Existing Buildings

Single Tenant Buildings Only
Good Credit & Location
Nationwide Major Cities

Land for Development

1-200 acres
Retail or Mixed Use
New Jersey & Pennsylvania

Robert J. Ambrosi, Chairman & CEO
Steve Maloy, Senior Vice President
John Pantone, Regional Director

Marc Perel, President
Joe Morena, Exec. Vice President
Gil Rivera, Vice Pres. Development