

**FOR IMMEDIATE RELEASE****PEMBROOK CAPITAL MANAGEMENT NAMES PAUL D. MULLANEY AS MANAGING DIRECTOR, UNDERWRITING**

August 2, 2013 – New York, NY – Pembrook Capital Management LLC (Pembrook), a commercial real estate investment manager, has announced that Paul D. Mullaney has been appointed Managing Director, Underwriting for the firm.

"Paul has an impressive background and we welcome him to the Pembrook team," said Stuart J. Boesky, Pembrook's President and Chief Executive Officer. "His deep understanding of underwriting and commercial real estate finance will complement the strength and expertise of our existing team members."

Paul Mullaney is a 22-year veteran of commercial real estate finance who has originated, structured, underwritten, and/or closed a number of transactions throughout his career, including construction loans, bridge loans, mezzanine debt, and joint venture equity.

Prior to joining Pembrook, Mr. Mullaney served as Managing Director at NXT Capital, where he focused on middle market transactions (\$10-\$50 million) in commercial real estate, corporate finance, venture finance and equipment finance. Before that, Mr. Mullaney served as a full time consultant at Blackrock Financial Management where his assignment involved underwriting, restructuring and resolution of first mortgage, b-note, mezzanine and equity positions managed by Blackrock.

Earlier in his career, Mr. Mullaney served as Director and Northeast Region Manager for Merrill Lynch Capital, where he was responsible for asset management for all Northeastern Region assets, quarterly reporting, risk rating and regulatory compliance. He was also previously employed at PNC Bank where he underwrote, negotiated and closed loan restructures and was involved in all aspects of the sale of non-performing loans and REO in five portfolio sales.

Mr. Mullaney holds a Bachelor of Arts in International Relations degree from Boston University.

**About Pembrook Capital Management, LLC**

Founded in 2006 by Stuart J. Boesky, Pembrook Capital Management invests in and originates commercial real estate debt to finance all parts of a capital structure including first mortgages, mezzanine, bridge loans, note financings, and preferred equity across the United States. The firm invests in most commercial real estate property categories, including multifamily, office, retail and industrial.

Pembroke Capital Management has offices in New York and Boston.  
<http://www.pembrookgroup.com/>

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