

Rent Roll Report

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Unit	Tenant	RSF	% Total	Rate	PV @ 10.00% Over 20 Years	--- Gross Unit Income ---									
						2022 2032	2023 2033	2024 2034	2025 2035	2026 2036	2027 2037	2028 2038	2029 2039	2030 2040	2031 2041
					Notes										
100	Titanic Financial Solutions	4,200	42.00%	15.00 \$/sf/year	575,173	47,486 75,139	56,050 75,390	65,801 75,652	66,300 75,923	66,491 76,206	69,934 76,499	70,789 76,805	71,003 77,122	74,093 77,453	74,898 77,796
200	Bricks and Mortar	2,000	20.00%	20.00 \$/sf/year	411,293	26,113 55,469	38,500 55,589	40,584 55,713	46,671 55,842	52,762 55,977	52,857 56,117	53,995 56,262	55,137 56,413	55,243 56,571	55,354 56,734
300	Calvin's Cotter Pins	3,800	38.00%	13.00 \$/sf/year	437,342	32,264 55,003	50,350 55,230	50,510 55,466	50,676 55,712	53,812 55,968	53,992 56,233	54,178 56,510	54,373 56,797	54,575 57,096	54,785 57,407
		10,000	100.00%		1,423,807	105,863 185,611	144,900 186,209	156,895 186,831	163,647 187,477	173,065 188,150	176,782 188,849	178,962 189,576	180,513 190,333	183,911 191,120	185,037 191,938