

#NAME?									
TENANT NAME	Suite #	Rentable SF	Annual Rent	Rent Per SF/Year	Lease Start	Lease Expiration	Rent Increases	Options	Notes
Regions Bank	0.1; 1.1; 2.1	9,627	\$171,938	\$17.86	6/15/05	6/30/27	2.0% / year	2, 5-year	
Delek Logistics 1st and 3rd Floors	1.3; 340	7,213	\$95,450	\$13.23	6/1/08	8/31/28	2.5% / year	1, 5-year	
FBI (GSA)	200	2,647	\$46,175	\$17.44	1/4/06	1/31/37	Annual CPI Escalator		
SSA (GSA)	220	1,666	\$36,497	\$21.91	2/1/96	8/25/32	Annual CPI Escalator	None	(1)
Federal Public Defender (GSA)	320	1,529	\$28,139	\$18.40	10/10/18	10/9/33	Annual CPI Escalator	3, 5-year	(2)
Center for Arkansas Legal Services	2.3	2,807	\$30,450	\$10.85	2/1/21	1/31/26	1.5% / year	1, 5-year	(3)
CAM Pizza, LLC	250	750	\$7,308	\$9.74	9/1/17	4/30/27	1.5% / year		
Addus HomeCare	280	2,090	\$24,712	\$11.82	11/1/23	10/31/28	3.0% / year	2, 3-year	(4)
Odyssey Healthcare Operating A, LP	350	3,624	\$52,548	\$14.50	6/1/24	5/31/29	3.0% / year	2, 3-year	(5)
Murphy Oil USA	parking lot		\$22,576	---	7/21/10	mo/mo	5.0% / year		
<b>TOTALS LEASED</b>		31,953	<b>\$515,793</b>	\$13.58					
Vacant	260; 270	1,456							
Vacant	300	422							
Vacant	2.2	1,598							
Vacant	330	4,561							
<b>TOTAL VACANT</b>		<b>8,037</b>							
<b>TOTAL RENTABLE</b>		<b>39,990</b>							
Storage - Basement		3,604							
<b>BUILDING TOTALS</b>		<b>43,594</b>	<b>\$515,793</b>		\$11.83				

**NOTES:**

- (1) Tenant has the option to terminate at any time after 8/25/27 with minimum 90-day notice
- (2) Amortized TI costs payable monthly with the rent ends on 8/25/27, thus the rent decrease shown following 8/25/27.

Tenant has the option to terminate at any time after 10/09/28 with minimum 90-day notice

- (3) Tenant has the right to terminate with 60-day notice for a substantial change in Tenant's service delivery area
- (4) Tenant has the option to terminate at any time after the 3rd Lease year with 90-day notice
- (5) Tenant has the option to terminate at any time after the 3rd Lease year with 90-day notice