

| Suite | Tenant | Sq Ft | % | Rent | Per/Sq Ft | Least Start Date | Lease End Date |
|--|-----------------------------------|--------|-------|------------------|-----------|------------------|----------------|
| 100 | Cannon Wright Blount, PLLC | 14,325 | 42.21 | 25,510.44 | 21.37 | 1/1/2015 | 4/30/2025 |
| 120 | Team Memphis Orthodontics | 3,133 | 9.23 | \$ 7,268.56 | 27.84 | 10/15/2022 | |
| 200 | Vacant | 1,200 | 3.54 | | | | |
| 204 | Saddle Creek Title- Neal Hanna | 725 | 2.14 | \$ 1,750.00 | 28.97 | 4/1/2018 | Month to Month |
| 205 | Physio Plus, LLC | 1,600 | 4.71 | \$ 2,500.00 | 18.75 | 10/1/2019 | Month to Month |
| 206 | University of Tennessee- Research | 3,086 | 9.09 | \$ 5,143.33 | 20 | 3/20/2021 | 3/19/2026 |
| 207 | Vacant | 180 | 0.53 | | | | |
| 208 | Vacant | 430 | 1.27 | | | | |
| 209 | Aurora Payment- | 180 | 0.53 | \$ 300.00 | 20 | 10/1/2020 | Month to Month |
| 212 | Vacant | 1,500 | 4.42 | | | | |
| 215 | Vacant | 1,024 | 3.02 | | | | |
| 225 | Valbridge- Todd Glidewell | 2,100 | 6.19 | \$ 3,542.50 | 20.24 | 6/1/2018 | Month to Month |
| 228 | Engbreston Center for Women | 4,454 | 13.12 | \$ 7,608.92 | 20.5 | 1/1/2017 | Month to Month |
| Total | | 33,937 | 100 | \$ 53,623.75 | | | |
| Gross Rental Income-Gross Lease | | | | \$643,485 | | | |

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|-------------------------------------|
| 87% Occupied |
| Gross Revenue \$643,485 |
| Annual Expenses \$289,574.65 |
| NOI \$353,910 |

| Description | Annual Expenses |
|----------------------------|------------------|
| Utilites-Light, Water, Gas | 123210.90 |
| Landscape Maintainence | 10,014.24 |
| Insurance | 11646.96 |
| City Taxes | 48,645.49 |
| County Taxes | 51608 |
| Pest Control | 812.04 |
| Phone Service | 2,054.40 |
| Elevator Maintainence | 2087.88 |
| Building Supplies | 10820.76 |
| Waste Management | 3870.36 |
| Janitorial | 21018.36 |
| Parking Lot Trash Pickup | 3000 |
| Fire Protection | 548.75 |
| Fire Extingisher | 236.51 |
| | |
| | 289574.65 |