

**Commercial Property Rent Roll**

<b>Owner</b> Chesterfield Holdings, LLC														
<b>Property Address</b> 2335 Chesterfield Avenue														
<b>City</b> Charleston			<b>State</b> West Virginia			<b>Zip Code</b> 25304			<b>Gross Monthly Income:</b>		<b>Total Monthly Expenses:</b>		<b>Net Income:</b>	
Suite #	Tenants Name	Address	Rentable Square Feet (Approx.)	Pro Rata	Occupied/ Vacant	Occupancy Date	Lease Inception	Lease Expiration	Annual Escalation	Annual Rent	\$/Sq. Foot	Lease Type: Triple Net/ Modified Gross/Gross	Tax Reimbursement	Recent Maintenance/Notes
<b>Occupied</b>														
100	Vacant	2335 Chesterfield Ave	1140	3.5%	Occupied				3%	\$26,220	\$23.00	plus tax	\$3,002	
102	Pulmonary Services, PLLC	2335 Chesterfield Ave	2200	6.8%	Occupied	11/1/13	11/1/13	09/30/25	2%	\$48,503	\$22.05	plus tax	\$5,794	
103	Sleep Medicine WV, Inc.	2335 Chesterfield Ave	1608	5.0%	Occupied	9/1/17	9/1/17	09/30/25	2%	\$23,354	\$14.52	plus tax	\$4,235	
200	Vacant	2335 Chesterfield Ave	9798	30.5%	Occupied				3%	\$224,156	\$22.88	plus tax	\$25,803	
300	Dr. Nada - Cardiologist	2335 Chesterfield Ave	2840	8.8%	Occupied	2019	2022	2023	3%	\$59,640	\$21.00	plus tax	\$7,479	
	Vacant		2000	6.2%					3%				\$5,267	
302	Charleston Pain Management Consultants	2335 Chesterfield Ave	2575	8.0%	Occupied	5/1/12	5/1/12	05/30/27	3%	\$60,682	\$23.57	plus tax	\$6,781	
400	Day Surgery, LLC	2335 Chesterfield Ave	10000	31.1%	Occupied	6/1/15	6/1/15	05/31/27	3%	\$233,533	\$23.35	plus tax	\$26,335	
<b>Total Occupied</b>			<b>19223</b>	<b>59.8%</b>						<b>\$425,712</b>	<b>\$22.15</b>	<b>plus tax</b>	<b>\$50,623</b>	(minus vacancies)
<b>Vacant</b>														
303		2335 Chesterfield Ave	12938	40.2%	Vacant					\$0		plus tax		
<b>Total Vacant</b>			<b>12938</b>	<b>40.2%</b>						<b>\$0</b>		<b>plus tax</b>		
<b>Total Building</b>			<b>32161</b>	<b>100.0%</b>						<b>\$425,712</b>	<b>\$13.24</b>	<b>plus tax</b>	<b>\$84,695</b>	

84695.48

<b>Total Occupied Units</b>	<b>Total Occupied Rents</b>	<b>Total Occupied Square Feet</b>
7	\$425,712	19223
<b>Total Vacant Units</b>	<b>Total Vacant Rents</b>	<b>Total Vacant Square Feet</b>
2	\$0	12938
<b>Total Units</b>	<b>Total Monthly Rents</b>	<b>Total Square Feet</b>
9	\$425,712	32161
<b>Percentage Occupied</b>		
59.8%		

**ALL COLUMNS AND SECTIONS MUST BE COMPLETED**

What utilities are included in rent?

- Electricity                       Gas   
 Water                       Garbage

I certify, to the best of my knowledge, that the information herein is true and accurate:

OWNER	DATE