

Lake Tower Crossing  
850 Tower Rd  
Lake Villa, IL 60046

**Rent Roll:**

| <b>Tenant</b>                           | <b>Monthly</b>     | <b>Annually</b>     |
|---|--------------------|---------------------|
| Lake House Restaurant<br>Triple Net     | \$8,000.00         | \$96,000.00         |
| Fashion Cleaners<br>Plus Utilities      | \$1,700.00         | \$20,400.00         |
| Lucky Strike Lounge<br>Plus Utilities   | \$1,000.00         | \$12,000.00         |
| Unit 103-Vacant past 2 years            | \$0.00             | \$0.00              |
| Caretakers Apartment                    | \$800.00           | \$9,600.00          |
| Solstice Beauty Salon<br>Plus Utilities | \$2,000.00         | \$24,000.00         |
| Top Driver<br>Plus Utilities            | \$1,545.00         | \$18,540.00         |
| Snap Fitness<br>Plus Utilities          | \$4,060.00         | \$48,720.00         |
| <b>Totals</b>                           | <b>\$19,105.00</b> | <b>\$229,260.00</b> |

**Expenses:**

|                |                     |
|----------------|---------------------|
| Taxes:         | \$72,617.00         |
| Lawn:          | \$6,300.00          |
| Snow:          | \$9,700.00          |
| Insurance:     | \$8,400.00          |
| Interest:      | \$156,800.00        |
| Maintenance:   | \$4,500.00          |
| Utilities      | :\$6,213.00         |
| <b>Totals:</b> | <b>\$264,530.00</b> |