

Prepared For: Sample
 Prepared By: Kardin Systems, Inc.
 Property ID: AS4
 Property RSF: 134,600
 Cost Center(s) RSF: 134,600

Software: Kardin Budget System
 File: 2023 Budget
 Revision: 37
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Avery South (SB) 2023 Commercial CAM Recovery Schedule

Suite	Tenant	RSF	Comm	Exp	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Total	\$/RSF
1000	Star Town Café	1,650	10/1/2021	9/30/2024	3,563	3,563	3,563	3,563	3,563	3,563	3,563	3,563	3,563	3,563	3,563	3,563	42,753	25.91
1100	Bank Out of Town	10,000	6/1/2019	5/31/2026	1,645	1,645	1,645	1,645	1,645	1,645	1,645	1,645	1,645	1,645	1,645	1,645	19,738	1.97
1100A	SpecLease 1	5,000	7/1/2023	6/30/2028	0	0	0	0	0	0	5,139	5,139	5,139	5,139	5,139	5,139	30,834	6.17
	Free Reimb. :				0	0	0	0	0	0	-5,139	-5,139	0	0	0	0	-10,278	
1200	Pace Makers	5,000	3/1/2020	2/28/2023	5,294	5,294	0	0	0	0	0	0	0	0	0	0	10,588	2.12
1200	Pace Makers	5,200	3/1/2023	2/28/2026	0	0	5,506	5,506	5,506	5,506	5,506	5,506	5,506	5,506	5,506	5,506	55,056	10.59
1300	Lawyers, Inc.	9,950	6/1/2017	5/31/2023	10,535	10,535	10,535	10,535	10,535	0	0	0	0	0	0	0	52,674	5.29
1300	Lawyers, Inc.	9,950	6/1/2023	5/31/2026	0	0	0	0	0	10,535	10,535	10,535	10,535	10,535	10,535	10,535	73,744	7.41
2000	Smith & Clark	16,000	9/1/2020	8/31/2025	16,940	16,940	16,940	16,940	16,940	16,940	16,940	16,940	16,940	16,940	16,940	16,940	203,285	12.71
2100	Smith Jonson Ltd	10,000	1/1/2016	12/31/2026	10,588	10,588	10,588	10,588	10,588	10,588	10,588	10,588	10,588	10,588	10,588	10,588	127,052	12.71
2200	Crystal Springs	1,200	7/1/2019	6/30/2024	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	15,246	12.70
3000	Media Inc	7,000	7/1/2021	6/30/2024	7,411	7,411	7,411	7,411	7,411	7,411	7,411	7,411	7,411	7,411	7,411	7,411	88,937	12.71
3100	Brown Bros	18,000	2/1/2022	1/31/2027	19,058	19,058	19,058	19,058	19,058	19,058	19,058	19,058	19,058	19,058	19,058	19,058	228,695	12.71
3200	Schwartz Enterprises	1,200	3/1/2020	2/28/2025	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	15,246	12.70
4000	Dept. of HLS	25,000	10/1/2017	9/30/2027	26,469	26,469	26,469	26,469	26,469	26,469	26,469	26,469	26,469	26,469	26,469	26,469	317,632	12.71
4100	SpecLease 2	1,200	3/1/2023	2/28/2026	0	0	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	1,270	12,705	10.59
	Free Reimb. :				0	0	-1,270	-1,270	-1,270	0	0	0	0	0	0	0	-3,811	
5000	Firm of Lawyers	27,200	2/1/2018	1/31/2025	28,799	28,799	28,799	28,799	28,799	28,799	28,799	28,799	28,799	28,799	28,799	28,799	345,582	12.71

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2023 Commercial CAM Recovery Schedule

Suite	Tenant	RSF	Comm	Exp	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Total	\$/RSF
Total Reimbursement:					132,843	132,843	134,325	134,325	134,325	134,325	139,464	139,464	139,464	139,464	139,464	139,464	1,639,767	12.18
Total Free Reimbursement:					0	0	-1,270	-1,270	-1,270	0	-5,139	-5,139	0	0	0	0	-14,090	-0.10
Total Net Reimbursement:					132,843	132,843	133,054	133,054	133,054	134,325	134,325	134,325	139,464	139,464	139,464	139,464	1,625,678	12.08

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Avery South (SB) 2023 Commercial Insurance Recovery Schedule

Suite	Tenant	RSF	Comm	Exp	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Total	\$/RSF
1000	Star Town Café	1,650	10/1/2021	9/30/2024	191	191	191	191	191	191	191	191	191	191	191	191	2,294	1.39
1100	Bank Out of Town	10,000	6/1/2019	5/31/2026	142	142	142	142	142	142	142	142	142	142	142	142	1,700	0.17
1100A	SpecLease 1	5,000	7/1/2023	6/30/2028	0	0	0	0	0	0	579	579	579	579	579	579	3,476	0.70
	Free Reimb. :				0	0	0	0	0	0	-579	-579	0	0	0	0	-1,159	
1200	Pace Makers	5,000	3/1/2020	2/28/2023	579	579	0	0	0	0	0	0	0	0	0	0	1,159	0.23
1200	Pace Makers	5,200	3/1/2023	2/28/2026	0	0	603	603	603	603	603	603	603	603	603	603	6,026	1.16
1300	Lawyers, Inc.	9,950	6/1/2017	5/31/2023	1,153	1,153	1,153	1,153	1,153	0	0	0	0	0	0	0	5,765	0.58
1300	Lawyers, Inc.	9,950	6/1/2023	5/31/2026	0	0	0	0	0	1,153	1,153	1,153	1,153	1,153	1,153	1,153	8,071	0.81
2000	Smith & Clark	16,000	9/1/2020	8/31/2025	1,854	1,854	1,854	1,854	1,854	1,854	1,854	1,854	1,854	1,854	1,854	1,854	22,248	1.39
2100	Smith Jonson Ltd	10,000	1/1/2016	12/31/2026	1,159	1,159	1,159	1,159	1,159	1,159	1,159	1,159	1,159	1,159	1,159	1,159	13,905	1.39
2200	Crystal Springs	1,200	7/1/2019	6/30/2024	139	139	139	139	139	139	139	139	139	139	139	139	1,668	1.39
3000	Media Inc	7,000	7/1/2021	6/30/2024	811	811	811	811	811	811	811	811	811	811	811	811	9,733	1.39
3100	Brown Bros	18,000	2/1/2022	1/31/2027	2,086	2,086	2,086	2,086	2,086	2,086	2,086	2,086	2,086	2,086	2,086	2,086	25,029	1.39
3200	Schwartz Enterprises	1,200	3/1/2020	2/28/2025	139	139	139	139	139	139	139	139	139	139	139	139	1,668	1.39
4000	Dept. of HLS	25,000	10/1/2017	9/30/2027	2,897	2,897	2,897	2,897	2,897	2,897	2,897	2,897	2,897	2,897	2,897	2,897	34,762	1.39
4100	SpecLease 2	1,200	3/1/2023	2/28/2026	0	0	139	139	139	139	139	139	139	139	139	139	1,390	1.16
	Free Reimb. :				0	0	-139	-139	-139	0	0	0	0	0	0	0	-417	
5000	Firm of Lawyers	27,200	2/1/2018	1/31/2025	3,152	3,152	3,152	3,152	3,152	3,152	3,152	3,152	3,152	3,152	3,152	3,152	37,821	1.39

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2023 Commercial Insurance Recovery Schedule

Suite	Tenant	RSF	Comm	Exp	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Total	\$/RSF
Total Reimbursement:					14,301	14,301	14,464	14,464	14,464	14,464	15,043	15,043	15,043	15,043	15,043	15,043	176,716	1.31
Total Free Reimbursement:					0	0	-139	-139	-139	0	-579	-579	0	0	0	0	-1,576	-0.01
Total Net Reimbursement:					14,301	14,301	14,325	14,325	14,325	14,464	14,464	14,464	15,043	15,043	15,043	15,043	175,140	1.30

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Avery South (SB) 2023 Commercial Tax Recovery Schedule

Suite	Tenant	RSF	Comm	Exp	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Total	\$/RSF
1000	Star Town Café	1,650	10/1/2021	9/30/2024	510	510	510	510	510	510	510	510	510	510	510	510	6,123	3.71
1100	Bank Out of Town	10,000	6/1/2019	5/31/2026	64	64	64	64	64	64	64	64	64	64	64	64	765	0.08
1100A	SpecLease 1	5,000	7/1/2023	6/30/2028	0	0	0	0	0	0	1,546	1,546	1,546	1,546	1,546	1,546	9,277	1.86
	Free Reimb. :				0	0	0	0	0	0	-1,546	-1,546	0	0	0	0	-3,092	
1200	Pace Makers	5,000	3/1/2020	2/28/2023	1,546	1,546	0	0	0	0	0	0	0	0	0	0	3,092	0.62
1200	Pace Makers	5,200	3/1/2023	2/28/2026	0	0	1,608	1,608	1,608	1,608	1,608	1,608	1,608	1,608	1,608	1,608	16,081	3.09
1300	Lawyers, Inc.	9,950	6/1/2017	5/31/2023	3,077	3,077	3,077	3,077	3,077	0	0	0	0	0	0	0	15,385	1.55
1300	Lawyers, Inc.	9,950	6/1/2023	5/31/2026	0	0	0	0	0	3,077	3,077	3,077	3,077	3,077	3,077	3,077	21,539	2.16
2000	Smith & Clark	16,000	9/1/2020	8/31/2025	4,948	4,948	4,948	4,948	4,948	4,948	4,948	4,948	4,948	4,948	4,948	4,948	59,376	3.71
2100	Smith Jonson Ltd	10,000	1/1/2016	12/31/2026	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	3,092	37,110	3.71
2200	Crystal Springs	1,200	7/1/2019	6/30/2024	371	371	371	371	371	371	371	371	371	371	371	371	4,453	3.71
3000	Media Inc	7,000	7/1/2021	6/30/2024	2,165	2,165	2,165	2,165	2,165	2,165	2,165	2,165	2,165	2,165	2,165	2,165	25,977	3.71
3100	Brown Bros	18,000	2/1/2022	1/31/2027	5,567	5,567	5,567	5,567	5,567	5,567	5,567	5,567	5,567	5,567	5,567	5,567	66,798	3.71
3200	Schwartz Enterprises	1,200	3/1/2020	2/28/2025	371	371	371	371	371	371	371	371	371	371	371	371	4,453	3.71
4000	Dept. of HLS	25,000	10/1/2017	9/30/2027	7,731	7,731	7,731	7,731	7,731	7,731	7,731	7,731	7,731	7,731	7,731	7,731	92,775	3.71
4100	SpecLease 2	1,200	3/1/2023	2/28/2026	0	0	371	371	371	371	371	371	371	371	371	371	3,711	3.09
	Free Reimb. :				0	0	-371	-371	-371	0	0	0	0	0	0	0	-1,113	
5000	Firm of Lawyers	27,200	2/1/2018	1/31/2025	8,412	8,412	8,412	8,412	8,412	8,412	8,412	8,412	8,412	8,412	8,412	8,412	100,939	3.71

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Suite	Tenant	RSF	Comm	Exp	Jan-23	Feb-23	Mar-23	Apr-23	May-23	Jun-23	Jul-23	Aug-23	Sep-23	Oct-23	Nov-23	Dec-23	Total	\$/RSF
Total Reimbursement:					37,854	37,854	38,287	38,287	38,287	38,287	39,833	39,833	39,833	39,833	39,833	39,833	467,856	3.48
Total Free Reimbursement:					0	0	-371	-371	-371	0	-1,546	-1,546	0	0	0	0	-4,206	-0.03
Total Net Reimbursement:					37,854	37,854	37,916	37,916	37,916	38,287	38,287	38,287	39,833	39,833	39,833	39,833	463,651	3.44

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1000	Star Town Café	1,650	10/1/2021	9/30/2024	100	100	100	100	100	100	100	100	100	100	100	100	1,200	0.73
Total Reimbursement:					100	100	100	100	100	100	100	100	100	100	100	100	1,200	0.01
Total Free Reimbursement:					0	0	0	0	0	0	0	0	0	0	0	0	0	0.00
Total Net Reimbursement:					100	100	100	100	100	100	100	100	100	100	100	100	1,200	0.01