

EAGLE'S EAST

1945-1965 HWY 42 McDonough, GA

RENT ROLL

SUITE #	TENANT/BUSINESS	SQ FT	BASE RENTAL		RATE/ SQ FT	SECURITY DEPOSIT	CAM		LEASE EXPIRATION	ESCALATION/CONCESSIONS OPTIONS TO RENEW
			MONTHLY	ANNUAL			MONTHLY	ANNUAL		
<i>old</i> 1945	JIM HUNT UNIT SOLD	1,636	\$0.00	\$0.00	\$0.00	\$0.00	\$343.00	\$4,116.00		
<i>old</i> 1947	GAIL HAMBLIN UNIT SOLD	1,636	\$0.00	\$0.00	\$0.00	\$0.00	\$343.00	\$4,116.00		
1949	ALL APPLIANCE	1,636	\$1,363.33	\$16,359.96	\$10.00	\$2,726.66	\$327.20	\$3,926.40	7-15-08	ESC 3% EACH YR
1951	STACY ULMAN	1,636	\$1,636.00	\$19,632.00	\$12.00	\$3,272.00	\$327.20	\$3,926.40	6/1/2010 <i>2 five year options</i>	ESC BY 3% EACH YR <i>year options</i>
1953	GAME QUEST	4,908	\$4,090.00	\$49,080.00	\$10.00	\$4,090.00	\$490.80	\$5,889.60	6/30/2008	CAM 50% FOR 1ST YEAR
1955	" "									<i>All 4 leases to 6-30-08 Suite # 1959 just signed 3-1-06</i>
1957	" "									
1959	GAME QUEST "PENDING LEASE"	1,636	\$1,363.33	\$16,360.00	\$10.00	\$0.00	\$163.60	\$1,963.20		
<i>old</i> 1961	CHRIS BOCAGE "UNDER CONTRACT"	1,636	\$0.00	\$0.00	\$0.00	\$0.00	\$343.00	\$4,116.00		
<i>old</i> 1963	DAMON'S DESIGN UNIT SOLD	1,636	\$0.00	\$0.00	\$0.00	\$0.00	\$343.00	\$4,116.00		
1965	MASSEY	1,636	\$1,636.00	\$19,632.00	\$12.00	\$3,272.00	\$327.20	\$3,926.40	5/31/2007 <i>2 two year opt. bus</i>	ESC YR 3 TO \$12.36
	SUBTOTAL	17,996	\$10,088.66	\$121,063.96		\$13,360.66	\$3,008.00	\$36,096.00		
	TOTAL LEASE/SOLD	18,000	\$10,088.66	\$121,063.96		\$13,360.66		\$36,096.00		
	TOTAL	18,000	\$10,088.66	\$121,063.96				\$36,096.00		

"I HEREBY CERTIFY THAT THE ABOVE/ATTACHED INFORMATION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND THAT ALL TENANTS LISTED ON THE RENT ROLL ARE IN OCCUPANCY."

Signed by: _____