

Turnkey Syndication (+2.5%/yr): Trial 7: Conv.Fin.: 9% LIHTC:\$1.2M FAHP

Schedule G: Development Cash Flow

	Total	Annual												
		1987	1988	1989	1990	1991	1992	1993	1994	1995	1996	1997	1998	1999
<b>COSTS</b>														
142 Depr. assets acquired														
141 Land Development	741,153	741,153												
143 Building Cost	3,409,478	3,409,478												
149 Service structures	240,000	240,000												
152 Architecture & Engineering	133,445	133,445												
143.5 Elevator/Escalator														
143.6 Furniture & Equipment														
148 Misc. Administration	54,800	54,800												
166 Dev. Costs Expensed	5,760	5,760												
161 Grants & Reimbursements														
153 Contingency	227,606	227,606												
132 Land	350,000	350,000												
Financing Fees	279,127	123,109	156018											
Subtotal: COSTS	5,441,369	5,285,351	156018											
<b>FINANCING</b>														
Fin. Draws	-5,938,615	-3,553,623	-596248	-596248	-596248	-596248								
Const. Fin. Interest	56,696	56,696												
Const. Financing														
Const. Fin. Interest	491,793	84,950	165513	130365	82757	28208								
Const. Financing		-1,873,374	274717	474300	530510	593847								
Subtotal: FINANCING	-5,390,126	-5,285,351	-156018	8417	17019	25807								
Total	51,243			8417	17019	25807								

	2000	2001	2002
<b>COSTS</b>			
142 Depr. assets acquired			
141 Land Development			
143 Building Cost			
149 Service structures			
152 Architecture & Engineering			
143.5 Elevator/Escalator			
143.6 Furniture & Equipment			
148 Misc. Administration			
166 Dev. Costs Expensed			
161 Grants & Reimbursements			
153 Contingency			
132 Land			
Financing Fees			
Subtotal: COSTS			
<b>FINANCING</b>			
Fin. Draws			
Const. Fin. Interest			
Const. Financing			
Const. Fin. Interest			
Const. Financing			
Subtotal: FINANCING			
Total			