

Schedule H: Operations

Annual from opening

	Total	1	2	3	4	5	6	7	8
Gross Income									
Minimum Rents 1 422	1,877,031		188386	275386	275386	275386	275386	282909	304192
Overage Rents 1 424	386,168		20148	45735	51447	57445	63742	70354	77297
Parking Income 1 428	301,612		37044	38896	40841	42883	45027	47279	49642
Expense Recovery 1 430	21,038			1468	3300	5205	7187	2092	1786
Other 1 439	108,603		7340	15267	15877	16512	17173	17860	18574
Income Variance 1 461	4				4				
Subtotal: Gross Income	2,694,456		252918	376752	386855	397431	408515	420494	451491
Vacancy									
Rent Concessions 2 488	-197,472		-119882	-17811				-49486	-10293
Expenses									
Operating Expenses 3 510	-463,772		-58718	-61067	-63509	-66050	-68692	-71439	-74297
Real Estate Taxes 3 515	-377,205		-46328	-48645	-51077	-53631	-56312	-59128	-62084
Subtotal: Expenses	-840,977		-105046	-109712	-114586	-119681	-125004	-130567	-136381
Capital Improvements									
Tenant Improvements 9 143.65	-359,787		-254199	-38167				-55812	-11609
Reserve for Capital Repl. 9 175	-102,000							-50000	-52000
Equity Required (Add'l) (EQ) 9 390 1	203,967			34546				105812	63609
	-37,611								-37611
Equity Required (Add'l) (EQ) 9 390 4	37,611								37611
Leasing Commissions/Fees 9 517.8	-37,691		-32882	-4809					
Subtotal: Capital Improvements	-295,511		-287081	-8430					
Total	1,360,496		-259091	240799	272269	277750	283511	240441	304817