

<u>Terms</u>	<u>\$ per square foot (7334 sf)</u>	<u>Monthly Rent - 2% annual increases</u>	<u>Plus Monthly Janitorial Fees</u>	<u>Total Monthly Payment</u>	<u>Months</u>	<u>Rent Total (Rent times # Months)</u>	<u>Fiscal Totals</u>
<b>Existing</b>							
7/1/2020 - 08/31/20	\$1.08 sf	\$7,902.85	(included)	\$ 7,902.85	2	\$15,805.70	
<b>New - 6 years</b>		2%					
9/01/20 - 11/30/20	\$1.12	\$7,345.00	\$884.00	\$ 8,229.00	3	\$24,687.00	
12/1/20 - 11/30/21		\$7,491.90	\$884.00	\$ 8,375.90	12	\$100,510.80	
12/1/21 - 11/30/22		\$7,641.74	\$884.00	\$ 8,525.74	12	\$102,308.88	
12/1/22 - 11/30/23		\$7,794.57	\$884.00	\$ 8,678.57	12	\$104,142.84	
12/1/23 - 11/30/24		\$7,950.46	\$884.00	\$ 8,834.46	12	\$106,013.52	
12/1/24 - 11/30/25		\$8,109.47	\$884.00	\$ 8,993.47	12	\$107,921.64	
12/1/25 - 8/31/26		\$8,271.66	\$884.00	\$ 9,155.66	9	\$82,400.94	
<b>Grand Total</b>						<b>\$643,791.32</b>	
<b>Fiscal Year Payments</b>							
7/1/20 - 8/31/20		\$7,902.85	(included)	\$ 7,902.85	2	\$15,805.70	
9/1/20 - 11/30/20		\$7,345.00	\$884.00	\$ 8,229.00	3	\$24,687.00	
12/1/20 - 6/30/21		\$7,491.90	\$884.00	\$ 8,375.90	7	\$58,631.30	
<b>20/'21</b>							<b>\$99,124.00</b>
7/1/21 - 11/30/21		\$7,491.90	\$884.00	\$ 8,375.90	5	\$41,879.50	
12/1/21 - 6/30/22		\$7,641.74	\$884.00	\$ 8,525.74	7	\$59,680.18	
<b>21/'22</b>							<b>\$101,559.68</b>
7/1/22 - 11/30/22		\$7,641.74	\$884.00	\$ 8,525.74	5	\$42,628.70	
12/1/22 - 6/30/23		\$7,794.57	\$884.00	\$ 8,678.57	7	\$60,749.99	
<b>22/'23</b>							<b>\$103,378.69</b>
7/1/23 - 11/30/23		\$7,794.57	\$884.00	\$ 8,678.57	5	\$43,392.85	
12/1/23 - 6/30/24		\$7,950.46	\$884.00	\$ 8,834.46	7	\$61,841.22	
<b>23/'24</b>							<b>\$105,234.07</b>
7/1/24 - 11/30/24		\$7,950.46	\$884.00	\$ 8,834.46	5	\$44,172.30	
12/1/24 - 6/30/25		\$8,109.47	\$884.00	\$ 8,993.47	7	\$62,954.29	
<b>24/'25</b>							<b>\$107,126.59</b>
7/1/25 - 11/30/25		\$8,109.47	\$884.00	\$ 8,993.47	5	\$44,967.35	
12/1/25 - 6/30/26		\$8,271.66	\$884.00	\$ 9,155.66	7	\$64,089.62	
<b>25/'26</b>							<b>\$109,056.97</b>
7/1/26 - 8/31/26		\$8,271.66	\$884.00	\$ 9,155.66	2	\$18,311.32	
<b>26</b>							<b>\$18,311.32</b>
<b>Grand Total</b>						<b>\$643,791.32</b>	<b>\$643,791.32</b>
Excludes Taxes (19/20 = \$9,563.51 or \$796.96 month)							
Excludes maintenance costs							
Excludes off-street parking							