

EXHIBITS PART 2 of 3

OF

**Application for Certificate of Public Convenience and Necessity
Held By a New Public Utility (OAC 4901:1-1-05(D)(1)-(22))**

EXHIBIT 23

OF

**Application for Certificate of Public Convenience and Necessity
Held By a New Public Utility (OAC 4901:1-1-05(D)(1)-(22))**

Purchase Agreements

PURCHASE AGREEMENT

This Purchase Agreement (“**Agreement**”) is made and entered into this 30th day of September, 2020 (the “**Execution Date**”), by and between Columbia Park East MHP, LLC, as Seller (the “**Seller**”), and Green Courte Acquisition IV, LLC a Delaware limited liability company, or its assignee(s), as Buyer (the “**Buyer**”), and consented to by Columbia Far West, LLC (“**Far West**”), and M. Shapiro Real Estate Group Ohio LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver (the “**Receiver Order**”) entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, and Plaintiff (as defined below), upon the following terms and conditions:

1. **Definitions.** As used herein, the below terms shall have the following meanings:
 - a. “**Deposits**” means the amount from time to time held by the Title Company as Buyer’s earnest money deposit, including One Hundred and Twenty Five Thousand and 00/100 Dollars (\$125,000.00) as required by Paragraph 5, below.
 - b. “**General Intangibles**” means any and all warranties, telephone exchange numbers, architectural or engineering plans and specifications, and development rights that relate to the Real Property or the Personal Property under the control of the Receiver or Seller, or both, as applicable.
 - c. “**Hazardous Materials**” means any toxic, radioactive, caustic or otherwise hazardous substance, including petroleum, its derivatives, by-products and other hydrocarbons, or any substance having any constituent elements displaying any of the foregoing characteristics. The term “**Hazardous Materials**” includes, without limitation, any substance regulated under any and all federal, state and local statutes, laws (including case law), regulations, ordinances, rules, judgments, orders, decrees, codes, plans, injunctions, permits, concessions, grants, franchises, licenses, agreements and other governmental restrictions, whether now or hereafter in effect, relating to human health, the environment or to emissions, discharges or releases of pollutants, contaminants, toxic substances, hazardous substances or wastes into the environment including, without limitation, ambient air, surface water, ground water, or land, or otherwise relating to the manufacture, processing, distribution, use, treatment, storage, disposal, transport or handling of pollutants, contaminants, hazardous materials or wastes or the clean-up or other remediation thereof.
 - d. “**Intangible Property**” means, to the extent the same is transferable by Seller, Seller’s interest in the Leases, the Service Contracts, the Permits, the General Intangibles and any and all rights to the name of the improvements upon the Real Property. “**Intangible Property**” shall also include any promissory notes and/or other evidence of debt obligations made in favor of Seller or in favor of Seller and Far West in connection with chattel loans or other financing arrangements secured by liens on manufactured homes owned by third parties, such as Tenants (as defined below).
 - e. “**January 10, 2020 Order**” means the Order Approving Sale of the Receivership Property entered January 10, 2020 in the Court (defined below).
 - f. “**Leases**” means any and all leases, tenancies, licenses and other rights of occupancy or use of or for any portion of the Real Property or the Personal Property (including all amendments and renewals thereof) identified on the rent roll attached hereto **Exhibit B** (the “**Rent Roll**”).
 - g. “**Permits**” means any and all licenses, permits, authorizations, certificates of occupancy and other approvals that are in effect for the current use and operation of the Property.

- h. **“Personal Property”** means all tangible personal property and fixtures owned by Seller or owned jointly by Seller and Far West and located on or attached to the Real Property. **“Personal Property”** includes any manufactured homes owned by Seller or owned jointly by Seller and Far West but does not include property owned by others such as Tenants under Leases or parties to Service Contracts.
- i. **“Property”** means collectively Seller’s undivided fifty percent (50%) tenant in common interest in the Real Property, and all of Seller’s right, title and interest in the Personal Property and Intangible Property.
- j. **“Property Litigation”** means each of the administrative actions or other legal proceedings identified on **Exhibit C** attached hereto and shall be deemed to include any future administrative action or other legal proceedings related to the Property commenced or continued after the Execution Date and on or prior to the Closing Date (as defined below).
- k. **“Service Contracts”** means any and all service, maintenance, supply, operating, or employment contracts or other agreements, however termed, written or oral, affecting the use, ownership, maintenance, or operation of all or any part of the Property (but specifically excluding any Leases and any management agreements).
- l. **“Seller Group”** means Seller, and its direct or indirect members, managers, officers, directors, shareholders, general partners, limited partners, owners, agents, representatives, heirs, successors, assigns and attorneys and their respective heirs, successors, and assigns.
- m. **“Tenants”** means those persons or entities holding rights of tenants under any valid leases with respect to any part of the Property.

2. **Sale and Purchase.** Pursuant to this Agreement, Seller shall sell and Buyer shall purchase all of Seller’s right, title and interest in the Property. For purposes of this Agreement the term **“Real Property”** shall mean collectively, that certain real property, commonly known as follows and more particularly described on **Exhibit A**:

- a. Columbia Park Mobile Home Park, 7100 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-11-001 (**“Columbia Property”**)
- b. Columbia Shops, 7060-7096 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-14-050 (**“Shops”**)
- c. Brook Park Mobile Home Park, 11800 Brookpark Road, Cleveland, Ohio 44130; Parcel No. 020-23-003 (**“Brook Park Property”**)

together with all buildings, other improvements and fixtures located on the real property and all rights and appurtenances, including but not limited to that certain waste water treatment plant and its related facilities (**“WWTP”**), that are or will be permanently affixed to the real property, and subject to taxes which are a lien against the Real Property but which are not due and payable, any and all existing building and use restrictions, zoning ordinances, easements, other matters of record, and any and all matters which would be disclosed by an accurate survey or inspection of the Real Property. Receiver represents and warrants that as of the Execution Date, to the best of Receiver’s knowledge, the only litigation impacting the Real Property is the Property Litigation specifically identified on **Exhibit C**. Seller represents and warrants that as of the Execution Date, Seller is not a party to and has not received written notice of, any other litigation impacting the Real Property or ownership thereof other than the Property Litigation specifically identified on **Exhibit C**. Receiver and Seller agree that Buyer (or one or more of Buyer’s designees, as determined by Buyer in its sole discretion) may, in its sole discretion by written notice to Seller and Receiver prior to Closing, succeed to the Receiver in any existing litigation related to any of the pending landlord/tenant or

probate disputes involving Tenants which are identified as the Pending Eviction Proceedings and Pending Probate Court Proceedings on **Exhibit C**, respectively, at the time of the Closing related to the Property (and if the Buyer so elects to succeed the Receiver in said pending disputes, the Receiver shall cooperate with the Buyer and its counsel to effectuate such succession and facilitate the substitution of the Buyer as a party in such litigation. Receiver and Seller agree to execute an assignment of claims document in the form attached hereto as **Exhibit Q** (the “**Assignment of Claims**”) related to said Pending Eviction Proceedings and Pending Probate Court Proceedings for which Buyer elects to succeed the Receiver.

3. Court Appointed Receiver.

- a. Buyer acknowledges that the Property is under receivership pursuant to the Receiver Order entered in U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”) vs. Columbia Park East MHP LLC and Columbia Far West, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110 (the “**Court**”).
- b. Buyer acknowledges that the Receiver has no ownership interest in the Property, and agrees that this Agreement and any documents executed by Receiver in connection herewith are and will be executed and delivered by the Receiver, not in its own right, but on behalf of Seller and pursuant to the exercise of the powers conferred upon Receiver by the Court as set forth in the Receiver Order, January 10, 2020 Order, and any subsequent order, and that no liability, personal or otherwise, is assumed by, nor shall at any time be asserted or enforceable against, the Receiver on account of this Agreement or the documents executed in connection herewith. The provisions of this Paragraph shall survive the Closing (as hereafter defined). Further, the Buyer and Seller acknowledge and agree and any representation of the Receiver in this Agreement or any documents related to this Agreement, notwithstanding any survival provision, shall terminate upon entry of an order by the Court which discharges the Receiver. Notwithstanding anything contained in this Agreement to the contrary, Receiver represents and warrants to Buyer that it does not have an ownership interest in any Property; however, Receiver shall deliver to Buyer in connection with Closing a quit-claim bill of sale or other similar conveyance instrument whereby Receiver transfers to Buyer any and all interest Receiver may have in the Property, which shall be in form attached hereto as **Exhibit R** (the “**Receiver Conveyance Instrument**”).

4. Condition of Property; Release of Claims.

- a. Buyer acknowledges, represents, warrants and agrees to and with Seller that, subject to the terms and conditions of this Agreement: (i) Buyer is expressly purchasing the Property in its existing condition “as is, where is, and with all faults” and specifically and expressly without any warranties, representations or guarantees, either express or implied, of any kind, nature, or type whatsoever from Seller with respect to all facts, circumstances, conditions and defects; (ii) Seller has no obligation to inspect for, repair or correct any such facts, circumstances, conditions or defects or to compensate Buyer for same; (iii) Seller has specifically bargained for the assumption by Buyer of all responsibility to inspect and investigate the Property and of all risk of adverse conditions, and has structured the Purchase Price (as defined below) and other terms of this Agreement in consideration thereof; (iv) Buyer is and will be relying strictly and solely upon such inspections and examinations and the advice and counsel of its own consultants, agents, legal counsel and officers and Buyer is and will be fully satisfied that the Purchase Price is fair and adequate consideration for the Property; (v) neither Seller nor Receiver is making and has not made any warranty or representation with respect to any materials or other data provided by Seller to Buyer (whether prepared by or for the Seller, Receiver or others) or the education, skills, competence or diligence of the preparers thereof or the physical condition or any other

aspect of all or any part of the Property as an inducement to Buyer to enter into this Agreement and thereafter to purchase the Property or for any other purpose; (vi) the Property is being operated by Receiver for Seller and Far West, and (vii) by reason of all the foregoing, Buyer assumes the full risk of any loss or damage occasioned by any fact, circumstance, condition or defect pertaining to the Property; and

- b. Seller disclaims all warranties of any kind or nature whatsoever (including warranties of condition, merchantability, habitability and fitness for particular purposes), whether expressed or implied, including, but not limited to warranties with respect to the Property, tax liabilities, zoning, land value, subdivision or land use, availability of access or utilities, ingress or egress, governmental approvals, or the soil conditions of the Real Property. Buyer further acknowledges that, subject to the terms and conditions of this Agreement, Buyer is buying the Property “as is” and in its present condition and is not relying upon any representation of any kind or nature made by any member of Seller Group or Receiver, or any of their employees or agents with respect to the Property, and that, in fact, no such representations were made; and
- c. Further and without in any way limiting any other provision of this Agreement, Seller makes no warranty with respect to the presence on or beneath the Real Property (or any parcel in proximity thereto) of Hazardous Materials. By acceptance of this Agreement and the Deed(s), Buyer acknowledges that Buyer’s opportunity for inspection and investigation of such land (and other parcels in proximity thereto) has been adequate to enable Buyer to make Buyer’s own determination with respect to the presence on or beneath the Real Property (and other parcels in proximity thereto) of such Hazardous Materials. Furthermore, Buyer’s closing hereunder shall be deemed to constitute an express waiver of Buyer’s and its successors’ and assigns’ rights to sue any of the Seller Group or Receiver and of Buyer’s right to cause any of the Seller Group or Receiver to be joined in an action brought under any federal, state or local law, rule, act, or regulation now existing or hereafter enacted or amended which prohibits or regulates the use, handling, storage, transportation or disposal of Hazardous Materials or which requires removal or remedial action with respect to such Hazardous Materials, specifically including but not limited to federal “CERCLA”, “RCRA”, and “SARA” acts; and
- d. Seller and Receiver represent and warrant that from and after the entry of the January 10, 2020 Order (i) neither Seller nor Receiver has made any transfer of any of the Property except for Leases of sites or manufactured homes with Tenants in the ordinary course; and (ii) the Receiver has operated the Property in accordance with the Receiver Order; and
- e. Without limiting the provisions of Paragraph 3.b. and this Paragraph 4, Buyer releases Seller, Receiver and Plaintiff, and all of their respective officers, directors, members and agents, and holds Receiver and Plaintiff, and all of their respective officers, directors, and agents, harmless of and from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney’s fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively “**Claims**”) arising from or in any way related to: (a) any defects, errors or omissions in the design or construction of the Property, whether the same are a result of negligence or otherwise; or (b) other conditions (including environmental conditions and all matters concerning the waste water treatment plant and sewer lines) affecting the Property, whether the same are a result of negligence or otherwise; or (c) the ownership, use, management or leasing of the Property. The release set forth in this Paragraph 4.e specifically includes any Claims under any Environmental Laws, under the Americans with Disabilities Act of 1990, 42 U.S.C. §§12101, et seq., or with respect to any environmental risk. “**Environmental Laws**” includes, but is not limited to, the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act (42 U.S.C. §§6901, et seq.),

the Comprehensive Environmental Response, Compensation and Liability Act of 1980 (42 U.S.C. §§9601, et seq.), the Emergency Planning and Community Right to Know Act (42 U.S.C. §§11001, et seq.), the Clean Air Act (42 U.S.C. §§7401, et seq.), the Clean Water Act (33 U.S.C. §§1251, et seq.), the Toxic Substances Control Act (15 U.S.C. §§2601, et seq.), the Hazardous Materials Transportation Act (49 U.S.C. §§1801, et seq.), the Occupational Safety and Health Act (29 U.S.C. §§651, et seq.), the Federal Insecticide, Fungicide and Rodenticide Act (7 U.S.C. §§136, et seq.), the Safe Drinking Water Act (42 U.S.C. §§300f, et seq.), and any other federal, state or municipal statute, ordinance, rule or regulation dealing with environmental matters, and any regulations, orders, rules, procedures, guidelines and the like promulgated in connection therewith, regardless of whether the same are in existence on the Execution Date of this Agreement. Notwithstanding the foregoing, the parties acknowledge and agree that the indemnification and save harmless obligations provided in Sections 5 and 6 of the Release and Indemnification Agreement (as defined below) shall not be released or otherwise affected by the provisions of this Section 4.e.

5. **Purchase Price; Deposits.** The purchase price for the Property (the “**Purchase Price**”) is THIRTY ONE MILLION ONE HUNDRED TWELVE THOUSAND FIVE HUNDRED AND 00/100 DOLLARS (\$31,112,500.00). **This is a “cash” sale and is NOT contingent on Buyer obtaining financing.** Seller and Buyer acknowledge that Old Republic National Title Insurance Company (the “**Title Company**”) shall act as the title company and escrow agent for this transaction. The Title Company’s contact information is as follows, 160 Cleveland Street, Elyria, OH 44035, Attention: Judy Glenn, Telephone: (440) 322-5300, Email: jglenn@oldrepublictitle.com. Within three (3) business days after the Execution Date, Buyer shall deliver to the Title Company the non-refundable Deposit. The Purchase Price, after application of the Deposit, will be paid upon closing of this sale (“**Closing**”) in immediately available funds or otherwise disbursed in accordance with the terms of this Agreement and as may be required by Plaintiff.

- a. The Property is currently subject to a mortgage and other security interests (collectively, the “**Existing Mortgage**”) in favor of Plaintiff, as the holder of that certain loan (the “**Existing Loan**”) in the original principal amount of \$55,000,000.00 made to Seller and Far West on or about May 7, 2007. The Property will be conveyed by Seller to Buyer free and clear of the Existing Mortgage.
- b. At Closing, Seller will cause Plaintiff to deposit into escrow (i) recordable release(s) of the Existing Mortgage, including (without limitation) UCC termination statements with respect to all Personal Property and Intangible Property (including manufactured homes and chattel paper) (the “**Existing Loan Release Documents**”), in form and substance satisfactory to Buyer and the Title Company, and (ii) a binding, irrevocable pay-off statement(s) with respect to the Existing Loan, in form and substance satisfactory to Buyer and the Title Company (the “**Existing Loan Pay-Off Statement**”), confirming the amount (which shall not exceed \$62,225,000.00) that is required to satisfy in full the Existing Loan and all other amounts due and payable to Plaintiff and the Receiver as of the Closing Date (the “**Pay-Off Amount**”) and confirming that the Existing Loan will be satisfied and the Existing Loan Release Documents may be released and recorded upon payment to Plaintiff of an amount equal to the Pay-Off Amount less an amount equal to the sum of any net aggregate prorations (or credits) owed by either Seller or Far West, or both, pursuant to this Agreement and the Far West Transaction (as defined below), (y) any amounts payable pursuant to Sections 34.q and 34.r of this Agreement and the documents evidencing the Far West Transaction and (z) any costs or expenses that either Seller or Far West, or both, are responsible for paying pursuant to this Agreement and the Far West Transaction (as such amount is approved by Plaintiff in connection with Plaintiff’s execution of the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the Far West Transaction or by other written confirmation by Plaintiff

or Plaintiff's legal counsel). (For avoidance of doubt, the Pay-Off Amount shall be for the entire Existing Loan, including the portion thereof that is allocated to Far West.)

- c. On the Closing Date, at the Closing, the Title Company, as escrow agent, shall use the net funds received from Buyer under this Agreement and under the Far West Transaction to pay-off the Existing Loan in accordance with the Existing Loan Pay-Off Statement (after reduction of the Pay-Off Amount in accordance with Section 5.b. above).

6. **Survey.** A survey of the Real Property (the "**Survey**") may be prepared at the direction and expense of Buyer. Notwithstanding the foregoing, in the event Buyer elects to obtain a Survey, the preparation and completion of same shall not delay the Closing Date as stated herein.

7. **Title Review.** Seller, at Seller's expense, has provided Buyer with a title commitment (the "**Commitment**") for a standard ALTA owner's title policy (the "**Commitment**") on the Real Property issued by the Title Company. By entering into this Agreement Buyer has approved all exceptions to title identified in the proforma title insurance policy attached hereto as **Exhibit L** (the "**Proforma**"). Any additional exception items required by the Title Company to be added to the Proforma, including those, if any, added as a result of the Far West Transaction, shall be subject to Buyer's approval in all respects ("**Additional Exception Items**"). Each of the Schedule B Items set forth in the Proforma and any Additional Exception Items approved in writing by Buyer shall be deemed to be the "**Permitted Exceptions**" for all purposes under this Agreement.

8. **Title Insurance, Deed, Closing Documents and Conditions Precedent.**

- a. At Closing, Seller shall convey title to its undivided 50% tenant in common interest in the Real Property to Buyer or its designee(s) by one or more quit-claim deeds in the form attached hereto as **Exhibit D** (each a "**Deed**") subject only to the Permitted Exceptions. Seller and Far West, at their sole expense to be shared equally, will jointly cause the Title Company to deliver to Buyer or one or more of Buyer's designees, at Closing, a standard form ALTA Owner's Title Insurance Policy with extended coverage (the "**Policy**") issued by the Title Company in the form of the Proforma (or such other form as Buyer otherwise agrees to accept in its sole and absolute discretion), and subject only to the Permitted Exceptions, insuring collectively, marketable title in fee simple absolute in the Real Property in an aggregate amount equal to Sixty Two Million Two Hundred Twenty Five Thousand and 00/100 Dollars (\$62,225,000.00); provided, Buyer shall be permitted in its sole discretion to allocate the insured amounts of such Policy among the interests being insured therein. Notwithstanding anything contained herein to the contrary, as long as Buyer obtains a Survey, Seller and Far West shall be responsible for payment of the costs associated with the issuance of the Policy without standard survey exceptions and with a survey endorsement. Any closing or escrow fee charged by the Title Company to close the transaction in connection with the Closing and the consummation of the Far West Transaction shall be shared half by Seller and Far West equally, on the one hand, and half by Buyer on the other hand. If Buyer does not obtain the Survey in a form deemed sufficient by the Title Company for the removal of the survey exception, then the Policy shall be issued with a survey exception and if Buyer does obtain a Survey in the form deemed sufficient by the Title Company for the removal of the survey exception, then, the Policy shall be issued without a survey exception. Buyer shall pay all costs of recording, and the cost of any endorsements to the Policy requested or required by Buyer (other than the survey endorsement). Attorneys' fees, consulting fees, and other due diligence expenses shall be borne by the party incurring such expense. The provisions of this Paragraph shall survive the Closing.
- b. At Closing, Buyer and Seller shall each deliver such documents as are required by this Agreement and the Title Company to consummate the purchase and sale of the Property in

accordance with the terms hereof. Exclusive possession of the Property, subject only to the Leases, Permitted Exceptions and Far West's undivided 50% tenant in common interest in the Real Property, shall be surrendered to Buyer or its designee(s) at the Closing. At or before Closing, Seller shall be required to cause the following documents (the "**Closing Documents**") to be properly executed and delivered, as applicable, to Buyer or its designee(s):

- i. One or more Deeds, together with any required original transfer tax forms, affidavits and similar forms required by the State of Ohio and any local government in connection with the transaction and the recording of such Deed(s);
- ii. Bill of Sale and General Assignment in the form attached hereto as **Exhibit E**;
- iii. Assignment of Leases in the form attached hereto as **Exhibit F**;
- iv. Owner's Affidavits executed by Seller and Receiver in the forms attached hereto as **Exhibit G-1** and **G-2**, respectively;
- v. Non-Foreign Persons Affidavit;
- vi. Updated Rent Roll;
- vii. A Tenant Notice from Receiver to be addressed to each Tenant in the form attached hereto as **Exhibit H** informing the Tenant of the sale of the Property and the assignment of Tenant's security deposits and directing each Tenant to make all future payments to Buyer at such address or location as Buyer shall designate in such Tenant Notice;
- viii. A Closing Statement;
- ix. A notice to all vendors notifying such vendors of the sale and containing such other customary and reasonable information as Buyer may request;
- x. Estoppels for commercial tenants in the Shops as provided in Section 17;
- xi. Original Certificates of Title for each manufactured home titled in the name of Seller or Far West, or both, if any, including those listed on **Exhibit S**, that are in Receiver's, Seller's or Far West's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee;
- xii. Release, Covenant Not to Sue and Indemnification Agreement in the form attached hereto as **Exhibit N**, executed by all parties a signatory thereto (the "**Release and Indemnification Agreement**");
- xiii. Bill of Sale and Assignment (Waste Water Treatment Plant) in the form attached hereto as **Exhibit T**, executed by Seller, Columbia MHC East, LLC dba Columbia Park Water & Sewer System and Far West, whereby said parties convey any and all of their respective interests in the WWTP to Buyer or its designee;

- xiv. Receiver Conveyance Instrument;
 - xv. Such documents, agreements, orders, releases, consents or dismissals as the Title Company may require from the Receiver, Seller, Seller Group (or any affiliates of any Seller Group person or entity), Far West or Court evidencing the Seller's authority to convey the Property from Seller to Buyer or one of more of Buyer's designees free and clear of all liens other than the Permitted Exceptions;
 - xvi. Assignment of Claims;
 - xvii. TIC Termination Agreement (as defined below); and
 - xviii. Property Management Agreement Termination (as defined below).
- c. Buyer's or its designee(s) obligation to acquire the Property shall be subject to satisfaction of each of the conditions precedent set forth below (the "**Buyer's Conditions Precedent**"):
 - i. Buyer's receipt of each of the Closing Documents, except for any Estoppels which Receiver was unable to obtain;
 - ii. Buyer's receipt of the Policy issued by the Title Company in the form required under this Agreement and which Policy shall evidence that the Real Property is being conveyed free and clear of the Property Litigation and any new litigation filed by Seller or Far West against Buyer or against each other or any of their affiliates related to this Agreement or the Property or other assets to be acquired in connection with the Far West Transaction, and receipt of a lender's policy of title insurance in form and substance satisfactory to the lender of Buyer or its designee(s);
 - iii. Issuance of Director's Final Findings and Orders ("**DFFO**") from the Director of the Ohio EPA, with an effective date not later than the Closing Date and agreed upon by Buyer and/or Buyer's affiliates, containing a series of agreed upon actions toward the operation of the WWTP achieving compliance with applicable water pollution control laws and regulation together with an agreement by Ohio EPA confirming that (i) Buyer and Buyer's affiliates are not liable for violations with respect to the ownership or operation of the WWTP that occurred prior to Closing (including with respect to the pending enforcement action against Seller and certain other parties) and (ii) Buyer and Buyer affiliates will be in compliance on and after Closing as long as Buyer complies with the terms of the DFFO.
 - iv. Buyer's receipt of the updated Rent Roll together with an updated security deposit list;
 - v. Simultaneous closing of the transaction(s) between Buyer and its affiliates, if applicable, and Far West related to Far West's right, title and interest in the Property, including Far West's undivided 50% tenant in common interest in the Real Property, as well as all of Far West's right, title and interest in certain personal property and other intangible property and assets related to such Real Property, in form and substance satisfactory to Buyer in its sole and absolute discretion (the "**Far West Transaction**");

- vi. Receipt of the Original Certificates of Title for each manufactured home titled in the name of Seller or Far West, or both, if any, including those listed on **Exhibit S**, that are in Receiver's, Seller's or Far West's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee; and
 - vii. There are no additional liens against or litigation pertaining to the Property since Buyer's receipt of lien, tax and litigation search results, the last of which was dated April 30, 2020, and if any such additional liens or litigation exist, Seller agrees that it shall cause such liens to be terminated and such litigation to be dismissed with prejudice at or prior to Closing.
- d. Exclusive possession of the Property shall be conveyed to Buyer or its designee(s) at Closing subject only to the Permitted Exceptions, rights of Tenants in possession pursuant to the Leases identified on the updated Rent Roll delivered by Seller at Closing, Far West's undivided 50% tenant in common interest in the Real Property and except for the Leases and Service Contracts, if any, which Buyer affirmatively elects to assume in writing. Buyer shall not assume or accept liability for and Seller shall remain liable for and shall discharge when due all debts, expenses, liabilities, obligations, fines, penalties, contracts, commitments and claims related to the Property arising and/or incurred prior to the Closing Date (the "**Pre-Closing Operating Expenses**"). Notwithstanding the foregoing, Receiver shall cause all Pre-Closing Operating Expenses accrued prior to the day of Closing to be paid, as Receiver has done in connection with operating the Property in accordance with the Receiver Order, and, Buyer and its affiliates shall have no responsibility or obligation to pay for any such Pre-Closing Operating Expenses. The parties further acknowledge that any Pre-Closing Operating Expenses that are not paid prior to Closing will be paid by Receiver after the Closing but prior to termination of the Receivership.

9. **Risk of Loss and Condemnation.** Seller agrees to give Buyer prompt notice of any fire or other casualty affecting the Property after the Execution Date or of any actual or threatened (to the extent that Receiver or Seller has current actual knowledge thereof) taking or condemnation of all or any portion of the Property after the Execution Date. If after the Execution Date and prior to Closing, there shall occur, damage to the Property caused by fire or other casualty which would cost an amount greater than, or equal to, Five Hundred Thousand and 00/100 Dollars (\$500,000.00) to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking or condemnation of all or any portion of the Property which would materially interfere with the present use of such Property or a casualty or condemnation impacting more than fifteen (15) manufactured homes, then, in such event, Buyer shall have the right to terminate this Agreement by giving written notice to Seller and Receiver, within ten (10) days after Buyer has received notice from Seller or otherwise learns of that event. Upon such termination, the Deposits shall be delivered to Buyer and neither party shall have any further rights or obligations hereunder, except however, that Buyer shall remain obligated with respect to the indemnities and obligations herein which specifically survive termination. If Buyer does not so timely elect to terminate this Agreement, then the Closing shall take place, as provided herein and there shall be assigned to Buyer at the Closing all interest of Seller in and to the insurance proceeds or condemnation awards payable to Seller, Far West, the Receiver or the Plaintiff on account of that event (the "**Proceeds**") in an amount up to, but not including, any Proceeds in excess of the aggregate Purchase Price payable in connection with this Agreement and such amounts payable under the Far West Transaction (the "**Excess Proceeds**", the Proceeds minus any Excess Proceeds shall be hereinafter referred to as the "**Buyer's Proceeds**"), less sums which Seller, Far West, the Receiver or the Plaintiff incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If after the Execution Date and prior to Closing there shall occur damage to the Property caused by fire or other casualty which would cost less than Five Hundred Thousand and 00/100 Dollars (\$500,000.00) of the Purchase Price to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking or condemnation of a portion of the Property which would not materially interfere with the present use of the Property and which has not impacted more than fifteen (15) manufactured homes, then, Buyer may not terminate this Agreement and there shall be assigned to Buyer at the Closing all interest of Seller, Far West, the Receiver or the Plaintiff in and to the Proceeds, less sums which Receiver incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If any Buyer's Proceeds in connection with a casualty to the Property are assigned to Buyer at Closing in accordance with this Paragraph, Buyer shall have the exclusive right to process and handle the claim with Seller's and Far West's insurance company. Seller and Buyer agree to use good faith efforts to cooperate with each other and Far West in resolving the amount of the Proceeds, including, without limitation, promptly providing any and all materials requested by the insurance company and promptly responding to any and all inquiries from the insurance company. Seller shall not have the right to agree to the amount of Buyer's Proceeds with the insurance company without the prior reasonable written consent of Buyer unless the Buyer's Proceeds equal the Purchase Price. Upon payment by the insurance company, the Buyer's Proceeds shall be disbursed to Buyer and the Excess Proceeds, if any, shall be disbursed to Receiver. Seller makes no representation or warranty with respect to the amount of the Proceeds that will be paid by the insurance company in connection with any such casualty, including, without limitation, whether Buyer will be entitled to the actual cash value or the replacement cost of the Property. The provisions of this Paragraph shall survive the Closing.

10. **Maintenance of Property**. Except as Buyer may otherwise consent in writing, until the Closing Date, Receiver shall: (i) carry on the business of the Property in the ordinary course and in a manner consistent with Receiver's current practice, and in accordance with the Receiver Order; (ii) maintain the Property in its present condition and repair; ordinary wear and tear excepted; (iii) maintain the existing insurance policies for the Property (and any replacement thereof) in full force and effect; (iv) not sell, transfer, encumber, mortgage or place any lien upon the Property, excluding any mobile homes that may become park owned homes and may be sold and transferred (but not mortgaged or encumbered) in the ordinary course of business; (v) not enter into any Service Contracts or other similar agreements relating to the maintenance and repair of the Property unless they are cancelable upon thirty (30) days or less notice and which may be cancelled, at Buyer's option, as of the Closing Date; (vi) charge rental rates and offer concessions consistent with the rent roll attached hereto as **Exhibit B**; (vii) not sell any manufactured homes owned by Seller or owned by both of Seller and Far West other than to residents entering into site leases at the Property and not remove any mobile homes owned by Seller or owned by both Seller and Far West from the Property, unless required by law; (viii) provide monthly financial reports for the Property by the 30th of the month for the preceding month to Buyer; and (ix) provide such other reasonable information pertaining to the Property as Buyer may request from time to time including, without limitation, updated Rent Rolls, updated security deposits listings and such other information as Buyer may reasonably request.

11. **Closing Adjustments and Prorations**. Except as otherwise provided in this Paragraph, all adjustments and prorations to the Purchase Price payable at Closing shall be computed as of the end of the date prior to the Closing Date (the "**Prorations Date**"). Notwithstanding anything contained in this Section to the contrary, such adjustments and prorations shall be allocated for the following items based on Seller's undivided 50% tenant in common interest in the Real Property such that any proration made hereunder shall only be for 50% of the whole amount of such item (the remaining 50% of the whole amount of such item shall be prorated in connection with the Far West Transaction), evidence of which Seller shall deliver or cause to be delivered to Buyer and the Title Company at least two (2) business days prior to Closing:

- a. **Revenues and Expenses**. Seller through Receiver shall be entitled to receive all revenues and shall be charged with all expenses attributable to the ownership and operation of the Property through the Prorations Date, and Buyer or its designee(s) and Seller shall prorate collected rents for the month of Closing as of the Prorations Date and, following Closing,

to the extent any rents are received by Buyer or its designee(s) or Receiver or Seller, such amounts shall be first applied to rents coming due following Closing, then to rents for the month of Closing and thereafter, rents shall be remitted by Buyer or its designee(s) to Seller with respect to any rents delinquent as of the Closing Date. If rents are received after Closing by Receiver or Seller, such rents shall be remitted promptly to Buyer for application as provided in this Section 11. Buyer and its designee(s) shall have no obligation to bring any actions against residents in order to collect any of Seller's delinquent rents and Buyer's or its designee(s)' obligation to remit delinquent rents shall terminate one hundred twenty (120) days following the Closing Date. In no event shall Seller, Far West or Receiver be permitted to bring any actions against residents of the Property to collect any delinquent rents after the Closing. All revenues and expenses shall be prorated as of the Prorations Date. Within 90 days following the Closing Date, but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual revenue and expenses (the "**Revenue and Expense Adjustment**"), determined as of the Closing Date. The Revenue and Expense Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Revenue and Expense Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Revenue and Expense Adjustment and the reasonable approval of the same by Plaintiff. For the avoidance of doubt, except as otherwise expressly permitted by this Agreement, no revenues or sale proceeds will be disbursed to Seller, unless approved by Plaintiff on the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the Far West Transaction or by other written confirmation by Plaintiff or Plaintiff's legal counsel. The provisions of this Paragraph shall survive the Closing.

- b. Lease Prepayments and Security Deposits. Buyer or its designee(s) shall receive credits against the Purchase Price at Closing for (i) any security deposits which Buyer or its designee(s) may be required to refund to a Tenant, (ii) any other money, together with any earned interest, in Receiver's actual possession for the account of tenants, including, all rental security, utility, key, damage, and other deposits or for which Buyer or its designee(s) may be required to refund to a Tenant, and (iii) any prepaid rents paid to Receiver or Seller by the tenants. Seller represents and warrants to Buyer and its designee(s) that Seller is not in possession of any such security deposits, other money on account of any tenants and/or prepaid rent. After the appropriate credits, prorations and escrows are given pursuant to this Agreement, the funds in the Receiver's accounts related to the Property will be transferred to Plaintiff upon discharge of the Receiver.
- c. Taxes and Assessments. Seller shall pay all real estate taxes, assessments, water rates and sewer charges which are then due and payable as of the Prorations Date. The real estate taxes and assessments due and payable for the calendar year in which Closing occurs shall be prorated between Seller and Buyer or its designee(s), as of the Prorations Date in accordance with the last available tax duplicate. If the tax bills are not available as of the Prorations Date, the amount of the prorated taxes and assessments shall be based on the most recent available tax duplicate, and the proration shall be final. Any state and county transfer taxes shall be paid by Seller at Closing, including any such transfer taxes based upon Buyer's or its designee(s) completion of the DTE 100 conveyance form.
- d. Utility Charges. Electric, water, sewer, gas, fuel, waste collection and removal and other utility and operating expenses relating to the Property shall be prorated as of the Prorations Date. It shall be assumed that the utility charges were incurred uniformly during the billing period in which the Closing occurs. If bills for the applicable period are unavailable, the amounts of such charges will be estimated based upon the latest known bills; provided,

however, if all such utility bills are not known and paid for as of the Closing Date, then, at Closing, a utility escrow shall be established by Seller with a portion of proceeds from the sale of the Property in an amount reasonably estimated by Seller and Buyer and which amount shall be escrowed with the Title Company to be used to pay all utility bills through the date of Closing and to the extent that there are excess funds in such escrow account following Closing, such amounts shall be released to Seller. Notwithstanding the foregoing, to the extent possible, Seller and Buyer shall request the utility companies to read the meters as of the Prorations Date, and the Seller shall be responsible for all charges incurred through the Prorations Date. All prepaid deposits for utilities shall be refunded to Seller at the time of Closing by the utility companies, and it shall be Buyer's or its designee(s)' responsibility to make any utility deposits requested for service. Within 90 days following the Closing Date but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual utility charges (the "**Utility Adjustment**"), determined as of the Closing Date. The Utility Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Utility Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Utility Adjustment and the reasonable approval of the same by Plaintiff.

- e. Other Prorations. In addition to the previously stated adjustments and prorations at Closing, the parties shall also make such adjustments and prorations to the Purchase Price as are customary and usual in transactions similar to the transaction contemplated by this Agreement.
- f. Re-proration and Post-Closing Adjustments. All prorations, adjustments and credits made and determined as herein provided shall be final as of the Prorations Date, unless otherwise specified herein. This provision shall survive the Closing.

12. **Remedies**.

- a. In the event of a breach or default hereunder by Buyer resulting in Buyer's or its designee(s) failure to close on the purchase of the Property at Closing, Seller may, after written notice of default to Buyer specifying the nature of such default(s) and the failure of Buyer to cure such default(s) within five (5) days after Buyer's receipt of such notice, declare a forfeiture hereunder and the Deposits shall be paid to Receiver, to be deposited in the Property's operating account, as liquidated damages, the same to be Seller's sole remedy for any breach or default hereunder by Buyer. After payment to the Receiver of the Deposits none of Seller, Buyer, or its designee(s) shall have any further rights or obligations hereunder except that Buyer shall remain obligated pursuant to the provisions hereof which survive termination. If subsequent to Closing, Buyer shall fail to comply with its obligations contained herein which survive Closing, Seller, in addition to any rights and remedies provided herein, shall be entitled to any and all remedies available at law or in equity.
- b. In the event of a breach or default hereunder by Seller, without limiting any of Buyer's rights under Section 34 of this Agreement, Buyer may after written notice of default to Seller specifying the nature of such default(s) and the failure of Seller to cure such default(s) within five (5) days after Seller's receipt of such notice, terminate this Agreement and be entitled to an immediate refund of the Deposit which shall be paid within ten (10) days following the date of termination, or Buyer may seek specific performance.

13. **Reserved**.

14. **Brokerage Fees.** Conditioned upon and subject to successful closing of the transactions contemplated under this Agreement, Seller shall be responsible for the payment of any fees to Receiver pursuant to the Receiver Order and any other applicable Court order, including but not limited to the disposition fee as set forth in the Receiver Order. Both parties represent that, except as otherwise disclosed in this Paragraph, Buyer, Seller, Far West and Receiver represent that they have not engaged any other broker and each party indemnifies the other against brokerage or commission claims arising out of the indemnifying party's actions.

15. **Feasibility Period.** Buyer acknowledges that Buyer was provided ample time prior to entering into this Agreement to inspect the Property and, therefore, waives any objection to the condition of the Property and any conditions to closing, except for Buyer's Conditions Precedent, as stated above.

16. **Buyer's Warranties and Representations.** Buyer warrants and represents that: (a) Buyer has the full right, power, and authority to purchase the Property from Seller as provided in this Agreement and to carry out Buyer's obligations hereunder; (b) Buyer is a corporation or limited liability company, duly organized and in good standing or in full force and effect under the laws of its state of formation; (c) all requisite action necessary to authorize Buyer to enter into this Agreement and to carry out Buyer's obligations has been obtained; (d) this Agreement has been duly authorized, executed and delivered by Buyer; and (e) the execution of this Agreement and the Closing to occur hereunder do not and will not violate any contract, covenant or other Agreement to which Buyer may be a party or by which Buyer may be bound. The provisions of this Paragraph shall survive the Closing.

17. **Estoppels.**

- a. Receiver shall, use commercially reasonable efforts obtain estoppel certificates from each of the tenants of the Shops (the "**Estoppels**") substantially in a form attached as **Exhibit J**, attached, or, if a tenant's lease requires a different form, in the form required by the tenant's lease, or as otherwise provided in this paragraph below. Receiver shall use commercially reasonable efforts to obtain Estoppels dated no more than forty-five (45) days prior to the Closing Date. Estoppels executed by Tenants and that (1) are dated not more than forty-five (45) days prior to the Closing Date, (2) have all blanks completed or marked not applicable, as appropriate, (3) have all exhibits completed and attached, as applicable, (4) do not indicate (w) any material discrepancy from the information provided by Seller, (x) any Lease amendment, assignment or subletting that was not previously provided by Seller or Receiver to Buyer (y) any default by Tenant, or (z) any material adverse claim or landlord default, and (5) if the Tenant's obligations under the applicable Lease have been guaranteed by another person or entity, also cover such guaranty and are also signed by the guarantor(s) shall be acceptable Estoppels. Obtaining Estoppels is not a condition to closing.

18. **No Joint Venture.** Buyer acknowledges and agrees that neither Receiver nor any member of Seller Group is a venturer, co-venturer, insurer, guarantor or partner of Buyer in Buyer's development of, construction upon and resale of the Property, and that Receiver and Seller Group bear no liability whatsoever resulting from or arising out of Buyer's ownership and development of, and construction upon, the Property. Therefore, Buyer agrees to indemnify and hold harmless Receiver from and against any and all losses, claims, demands, damages, costs and expenses of whatsoever kind of nature including reasonable attorneys' fees, related to or arising out of any claims against Receiver as a result of Buyer's ownership or development of, or construction upon, or resale of, the Property. The provisions of this Paragraph shall survive the Closing.

19. **Notices.** All notices and communications required or permitted to be given hereunder shall be in writing and (i) hand delivered, or (ii) mailed by certified or registered mail, postage prepaid, or (iii) by FedEx, Airborne Express, or similar overnight delivery service, or (iv) by electronic mail, if to the extent feasible, such transmission is immediately followed by any of the other methods for giving notice, addressed

as follows (except such other method shall not be required if the party providing or receiving such notice is in a jurisdiction subject to a governmental “stay home”, “shelter in place” or similar order):

If to Seller
Columbia Park East MHP, LLC
70 Old Stonefield Way
Pittsford, NY 14534

With a copy to:

Mansour Gavin LPA
North Point Tower
1001 Lakeside Ave., Suite 1400
Cleveland, OH 44114
Attn: John W. Monroe, Esq.
Telephone: 216-523-1500
Fax: 216-523-1705
E-Mail: jmonroe@mggmlpa.com

And a copy to Receiver:
M. Shapiro Real Estate Group Ohio, LLC
c/o Plunkett Cooney
Attn: Jeanna M. Weaver
300 E. Broad Street, Ste 590
Columbus, Ohio 43215

If to Buyer or its designee(s)
Green Courte Acquisition IV, LLC
C/O Green Courte Partners
Attn: William Glascott
303 West Madison, Suite 1500
Chicago, IL 60606
E-mail: billglasscott@greencourtepartners.com

With a copy to:

Hahn Loeser & Parks LLP
200 Public Square, Suite 2800
Cleveland, OH 44114
Attn: Lawrence E. Oscar, Esq.
Telephone: 216-274-2229
Fax: 216-274-2429
E-Mail: leo@hahnlaw.com

Notice shall be deemed to have been delivered upon receipt or refusal by the intended recipient. If such notice is delivered by electronic mail, it shall be deemed delivered on the day of such transmission if sent during regular business hours of the intended destination.

20. **Closing.** Closing shall occur at a place and time mutually agreed upon by the parties, but in any event no later than twenty (20) days after the Execution Date (the “**Closing Date**”); provided, however, in no event shall the Closing occur prior to the date that each of the conditions precedent set forth in Section 8.c above are satisfied (or waived in writing by Buyer) and in the event all such conditions precedent are not satisfied as of the Closing Date, Buyer shall have the right to extend the Closing Date until all such conditions precedent are satisfied (but in no event shall such extension exceed thirty (30) days) or provide written notice terminating this Agreement, in which event the Deposit shall be refunded to Buyer and this Agreement shall be deemed terminated except with respect to those provisions which expressly survive the termination of this Agreement.

21. **Time of Essence.** Time is of the essence of this Agreement. If the final day of any period or any date of performance under this Agreement falls on a date which is not considered a business day, then the final day of the period or the date of performance, as applicable, shall be extended to the next day which is a business day.

22. **Entire Agreement.** This Agreement contains the entire agreement between Seller and Buyer, and there are no other terms, conditions, promises, undertakings, statements or representations, either written or oral or express or implied, concerning the sale contemplated by this Agreement.

23. **Headings.** The Paragraph headings are for convenience of reference only and do not modify or restrict any provisions hereof and shall not be used to construe any provisions.

24. **Modifications and Waiver.** This Agreement may be amended only by an instrument in writing signed by both Seller and Buyer and approved in writing by Plaintiff and Receiver. This Agreement may be terminated only in accordance with the terms of this Agreement or by an instrument in writing signed by both Seller and Buyer. No waiver of any of the provisions of this Agreement shall constitute a waiver of any other provision, nor shall any waiver be a continuing waiver. Except as expressly provided in this Agreement, no waiver shall be binding unless executed in writing by the party making the waiver.

25. **Assignment.** Buyer's reputation, experience, and financial status constitute a material inducement and a substantial part of the consideration for sale of the Property by Seller to Buyer. Therefore, Buyer may not assign this Agreement, nor may any of Buyer's rights hereunder or any ownership interest in Buyer be transferred in any manner to any person or entity, without Seller's specific prior written consent, which consent may be withheld for any reason whatsoever except, however, that Buyer shall have the right to assign this Agreement, without Seller's consent, to one or more entities of which Buyer or its principals or Green Courte Partners, LLC maintain a direct or indirect ownership interest; provided, however, any such assignment shall be binding on Seller only to the extent Buyer provides Seller with written intent to so assign, specifically naming the assignee, no later than the Closing. If Buyer assigns this Agreement pursuant to the terms hereof: (a) the assignee shall be liable (jointly and severally with assignor) for all of Buyer's obligations hereunder; (b) the assignor (i.e., the original Buyer hereunder) shall remain obligated (but jointly and severally with assignee) with respect to all of Buyer's obligations hereunder; and (c) the assignor and any assignee shall execute such instruments of assignment and assumption in such form as Seller may require in confirmation of the provisions hereof. Upon an assignment by the then Buyer hereunder, the assignee shall thereafter be deemed to be the Buyer hereunder for all purposes under this Agreement.

26. **Attorney's Fees; Court Costs; Governing Law.** In any action or proceeding arising out of this Agreement, the non-prevailing party in such action shall be responsible for payment of all reasonable attorneys' fees, court costs and legal expenses incurred by the prevailing party. In the event of a legal dispute, the laws of the State of Ohio shall govern.

27. **Dates of Performance.** If any date for performance of any obligation hereunder falls on a Saturday, Sunday or nationally established holiday, the time for performance of such obligation shall be extended until the next business day following such date.

28. **Counterparts.** This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which will constitute the same Agreement and any executed copies may be delivered by email, facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals. Any signature page of this Agreement may be detached from any counterpart of this Agreement without impairing the legal effect of any signatures thereon and may be attached to another counterpart of this Agreement identical in form hereto, but having attached to it one or more additional signature pages.

29. **Severability and Waiver.** Invalidation of any one Paragraph or provision of this Agreement by judgment or court order shall in no way affect any other Paragraph or provision. Failure of any party to this Agreement to insist on the full performance of any of its provisions by the other party (or parties) shall not constitute a waiver of such performance unless the party failing to insist on full performance of the provision declares in writing signed by it that it is waiving such performance. A waiver of any breach under this Agreement by any party, unless otherwise expressly declared in writing, shall not be a continuing waiver or waiver of any subsequent breach of the same or other provision of this Agreement. The provisions of this Paragraph shall survive the Closing.

30. **Further Acts.** In addition to the acts and deeds recited in this Agreement and contemplated to be performed, executed, and/or delivered under this Agreement, Seller and Buyer agree to perform, execute and/or deliver or cause to be delivered, executed and/or delivered at Closing or after Closing all further acts, deeds, and assurances reasonably necessary to consummate the transactions contemplated

hereby, including but not limited to those acts which are necessary to effectuate the transfer to Buyer of the Property and/or any other tangible asset(s) necessary for the operation of the Real Property that may be discovered after Closing to be owned by one or more person(s) or entity(ies) in the Seller Group or one or more affiliate(s) of any such Seller Group person(s) or entity(ies). The provisions of this Section 30 shall survive Closing and recording of the Deed(s) for fourteen (14) months.

31. **No Third Party Beneficiary.** This Agreement is solely between Seller and Buyer and no other party shall be entitled to rely upon any provision hereof for any purpose whatsoever.

32. **Prohibited Persons.** Neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) is or will be an entity or person (i) that is listed in the Annex to, or is otherwise subject to the provisions of Executive Order 13224 issued on September 24, 2001 (“**E013224**”), (ii) whose name appears on the United States Treasury Department’s Office of Foreign Assets Control (“**OFAC**”) most current list of “**Specifically Designated National and Blocked Persons**” (which list may be published from time to time in various mediums including, but not limited to, the OFAC website, <http://www.treas.gov/offices/enforcement/ofac/sdn/tllsdn.pdf>), (iii) who commits, threatens to commit or supports “**terrorism,**” as that term is defined in E013224, (iv) is subject to sanctions of the United States government or is in violation of any federal, state, municipal or local laws, statutes, codes, ordinances, orders, decrees, rules or regulations relating to terrorism or money laundering, including, without limitation, E013224 and the Uniting and Strengthening America by Providing Appropriate Tools Required to Intercept and Obstruct Terrorism Act of 2001, or (v) who is otherwise affiliated with any entity or person listed above (any and all parties described in clauses (i) — (v) above are herein referred to as a “**Prohibited Person**”). Buyer covenants and agrees that neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) shall (aa) conduct any business, nor engage in any transaction or dealing, with any Prohibited Person, including, but not limited to, the making or receiving of any contribution of funds, goods, or services, to or for the benefit of a Prohibited Person, or (bb) engage in or conspire to engage in any transaction that evades or avoids, or has the purpose of evading or avoiding, or attempts to violate, any of the prohibitions set forth in E013224. The provisions of this Section shall survive the Closing or termination of this Agreement.

33. **WAIVER OF JURY TRIAL.** The parties hereby knowingly, voluntarily and intentionally waive the right either may have to a trial by jury in respect of any litigation based hereon, or arising out of, under or in connection with this Agreement and any document executed in connection herewith or related hereto, or any course or conduct, course of dealing, statements (whether oral or written) or actions of either party. This provision is a material inducement for the parties to enter into this transaction.

34. Notwithstanding anything else to the contrary in this Agreement, each party to this Agreement hereby agrees as follows:

a. Upon the occurrence of a “**Third Party Sale Consummation**” (as defined below), the Seller and Far West, jointly and severally, shall immediately pay to the Buyer a “**Purchaser Protection Fee**” in the amount of \$1,500,000 out of the proceeds of the sale consummated by the Third Party Sale Consummation and Receiver agrees to use a portion of said sale proceeds to pay Buyer the Purchaser Protection Fee. The Receiver and Seller further agree that upon a Third Party Sale Consummation to immediately request that the Title Company return all Deposits to Buyer. For the avoidance of doubt, no Purchaser Protection Fee shall be payable to Buyer in the event that the transactions contemplated by the Agreement are consummated with Buyer. As used herein, a “**Third Party Sale Consummation**” shall mean the consummation of the sale, transfer or other acquisition of the Receivership Property (or any part thereof, as such term is defined in the Receiver Order) to a purchaser, transferee and/or acquiror other than Buyer, and Plaintiff agrees to such sale. The Receiver, Seller and Far West agree only to accept an offer from a third party for the sale, transfer or other disposition of the Receivership Property (or any part thereof) that pays to the Title Company earnest money deposits totaling at least \$500,000 at the time of the

acceptance of the offer and that exceeds the aggregate amount of the Purchase Price plus the purchase price pursuant to the Far West Transaction by at least \$1,600,000.00. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee obligations shall survive any termination of this Agreement. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee shall not be and shall not be deemed to be a remedy at law that precludes the granting of any equitable remedy, including, without limitation, specific performance and Seller and Buyer further acknowledge and agree that money damages may not be an adequate remedy for a breach of this Agreement by Seller.

b. This Agreement is entered into by Seller and consented to by the Plaintiff and the Receiver pursuant to the authority of the Receiver Order and the January 10, 2020 Order and is binding without any further order of the Court.

c. Buyer and its designee(s) may allocate the Purchase Price for the Property as Buyer and/or its designee(s) deem(s) appropriate based upon its own valuation of the Property.

d. Notwithstanding anything contained in Section 20 above, Buyer, Seller and the Receiver agree that the Closing Date shall be extended if the occurrence or existence of, or a governmental or private party's action in response to, in connection with, or as a direct or indirect result of, a Force Majeure Event, directly or indirectly, (i) results in the Buyer's Conditions Precedent not being satisfied, (ii) restricts or otherwise prohibits Seller or the Receiver from timely transferring title to the Property to the Buyer as required by the terms of this Agreement, (iii) restricts or otherwise prohibits Buyer or the Title Company from recording or filing any Deed in the Cuyahoga County Records (or any other governmental records) or recording or filing any transfer tax forms, affidavits, or similar forms required by the State of Ohio or any local government in connection with the transaction, the delivery of the Deed(s), or the recording of the Deed(s), or (iv) restricts, limits, or prohibits Buyer or its property management company from transitioning management and operation of the Property from Seller or the Receiver. As used herein, a "**Force Majeure Event**" means any event beyond either party's reasonable control, including, without limitation, acts of God; earthquakes; fires; floods; wars; civil or military disturbances; acts of terrorism; sabotage; strikes; epidemics; pandemics (including but not limited to coronavirus or the related illness known as COVID-19); riots; power failures; computer failure, interruption, loss or malfunction of utility, transportation, computer (hardware or software) or telephone or internet communication service; accidents; labor disputes; acts of civil or military authority; governmental actions, declarations or orders (including, but not limited to, any declaration or order by the President of the United States of America, the Governor of the State of Ohio, by Cuyahoga County, Ohio, by any city or other municipality in which any portion of the Receivership Property is located, or by any public health department of any of the foregoing); or inability (or material limitations on the ability) to obtain labor, material, equipment, transportation, lodging, medicine, medical treatment or medical testing. In such event, the Closing Date shall be thirty (30) days from the cessation of such Force Majeure Event. If the Force Majeure Event has not ceased by December 31, 2020, Buyer shall have a unilateral right to withdraw and terminate this Agreement on or after such date without obligation to the Seller, Receiver or any third party.

e. From and after Buyer's delivery of this Agreement to the Seller prior to the acceptance of this offer in the manner described above, Buyer shall have a unilateral right to withdraw and terminate this Agreement for any or no reason without obligation to the Receiver, Seller or any third party.

f. In the event of any bankruptcy filing by or against Seller, and in addition to any other rights and remedies of Buyer and Plaintiff, Seller irrevocably consents to Receiver immediately being excused under 11 U.S.C. Section 543(d) from compliance with 11 U.S.C. Sections 543(a), (b) and (c). Seller and Plaintiff irrevocably (i) waive all rights to seek any relief contrary to or in conflict with Receiver being excused under 11 U.S.C. Section 543(d), (ii) consent to terminating the automatic stay with respect to the Receiver, and (iii) consent to terminating any other stay that limits the rights of the Receiver under the Receiver Order.

g. The release of any and all of Plaintiff's liens and encumbrances against Seller and the Property, including but not limited to its mortgage, shall be a condition precedent to Buyer closing and shall be included in the defined term "**Buyer's Condition Precedent**". In addition, Plaintiff agrees that any Internal Revenue Service ("IRS") tax form required by applicable law to be completed by Plaintiff in connection with the transactions contemplated by this Agreement (including but not limited to the payoff of the Existing Loan and any other amounts owing by Seller and/or Far West to Plaintiff pursuant to the loan documents related to the Existing Loan) shall not include or identify or otherwise attribute to Seller or East any cancellation of indebtedness income and that the IRS 1099-A submitted by Plaintiff will show \$55,000,000.00 applied to the principal amount owing on the Existing Loan and any remaining amount applied to interest and other charges.

h. Plaintiff consents to and agrees to be bound by this Agreement and all parties hereto have no objection to the dismissal of the receivership after payment of all obligations, including all fees, costs and expenses of the Receiver.

i. The Receiver agrees (1) to file at the time of or before the Closing with the Court a Notice of its and Plaintiff's consent to the transaction contemplated by this Agreement and (2) further to file with the Court a final report of the Receiver and a motion to wind up, conclude and dismiss the Receivership within 30 days of the Closing. The Plaintiff and each other party hereto (other than Buyer) consents to such filings and agrees not to oppose the relief sought therein.

j. Seller and Far West represent and warrant that attached hereto as **Exhibit O** is a true, correct and complete ownership structure of each of Seller and Far West, as applicable.

k. Far West consents to and agrees to be bound by this Agreement. Seller and Far West covenant that through and including the Closing there shall be no termination or amendment of the TIC Agreement or any dismissal of Case No. CV-17-880316 or any other modification of their respective rights related to the TIC Agreement or the Property. Notwithstanding any provision to the contrary in the TIC Agreement or any property management agreement related to the Property, Seller and Far West shall (i) terminate the TIC Agreement pursuant to that certain Termination Agreement attached hereto as **Exhibit K** (the "**TIC Termination Agreement**"), and (ii) terminate any manager as well as any separate management agreement related to any such manager(s) management of the Property pursuant to that certain Property Management Termination Agreement attached hereto as **Exhibit M** (the "**Property Management Termination Agreement**"). Seller and Far West shall indemnify Buyer and hold Buyer harmless from any loss related to such termination and any liability under and with respect to the TIC Agreement and any such property management agreement. As used herein, the "**TIC Agreement**" means that certain Tenant in Common Agreement between Far West and Seller dated as of May 1, 2007 and recorded May 3, 2007 as Instrument No. 200705030087 in the Cuyahoga County Recorder's office, a true, correct and complete copy is attached hereto as **Exhibit P**.

l. The following party is added to receive copies of notices sent to Buyer under Section 19 of this Agreement:

Steve Ehrlich
Managing Director, Deputy General Counsel
Green Courte Partners, LLC
303 W. Madison St., Suite 1500
Chicago, IL 60606
steveehrlich@greencourtepartners.com
Phone: (312) 966-3813
Cell: (312) 953-7004
Fax: (312) 863-2262

m. WWTP and PUCO Cooperation. From and after the execution of this Agreement, and, without limitation after the Closing, Seller, on behalf of itself as well as any affiliates of Seller, including without limitation, Columbia MHC East LLC, d/b/a Columbia Park Water and Sewer System, Far West, the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, the water supply system, and associated infrastructure, hereby agree to cooperate with Buyer's reasonable requests regarding transfer of the NPDES Permit ("**Permit**") from Ohio EPA for the WWTP, the transfer of the Certificate of Public Convenience and Necessity "Certificate") for the water supply system and the WWTP from the Public Utilities Commission of Ohio ("**PUCO**"), requests or requirements of Buyer to provide access, information, reports, correspondence, notices, claims, or any other documents required by Buyer in connection therewith, and any other requests for cooperation by Buyer that are necessary or appropriate in connection with securing transfer of the Permit from Ohio EPA, transfer of the Certificate from PUCO, or Buyer's efforts to achieve compliance of the WWTP after the Closing with applicable laws and regulations; provided, however, that Buyer agrees to reimburse Seller, as well as any affiliates of Seller, including without limitation, Columbia MHC East LLC, d/b/a Columbia Park Water and Sewer System, Far West (except as may otherwise be set forth in a separate agreement between Far West and/or its affiliates and Buyer (or Buyer's affiliates), the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, for any out-of-pocket travel expenses incurred by such party, but only to the extent such party's cooperation requires travelling to Ohio and such cooperation is outside of the standard procedures required by the Ohio EPA or PUCO to effectuate the transfer of the Permit or Certificate, as the case may be, and Buyer has consented in writing prior to such party incurring any such travel costs and expenses. The parties acknowledge and agree that it is their intent that the provision of this Section 34.m shall survive Closing and recording of the Deed(s). Notwithstanding anything contained in this section to the contrary, Receiver's obligation hereunder shall terminate upon entry of an order by the Court which discharges the Receiver. The parties acknowledge and agree such cooperation shall cease when Buyer or its designee has obtained all permits and licenses deemed necessary by the applicable governmental agency for Buyer or its designee to legally operate the WWTP, the water supply system and related facilities.

n. Like Kind Exchange. Buyer is aware that Seller is to or may perform an IRC Section 1031 tax-deferred exchange; provided, however, such like-kind exchange shall not increase Buyer's obligations or liabilities hereunder or excuse any of Seller's obligations or liabilities hereunder, nor delay the Closing Date or the Closing. If Seller exercises such right, Buyer agrees to execute and deliver any and all documents reasonably necessary and proper in order to effectuate the like-kind exchange, including, but not limited to, an exchange trust agreement, in form and content reasonably acceptable to Buyer and Seller, with the title company or another party that will act as trustee or "qualified intermediary" or other third party for such purposes. Seller agrees to hold Buyer harmless from any and all claims, costs or liabilities resulting from such an exchange.

o. All of the Assets. Seller, Far West and Receiver represent and warrant to Buyer that all of the Property, together with all of the real property and assets being acquired in connection with the Far West Transaction, constitute all of the physical and tangible assets necessary to operate (and currently being used to operate) the businesses at the Columbia Property (including the WWTP), the Shops and the Brook Park Property (but specifically excluding any state license necessary to operate a manufactured home park in the State of Ohio).

p. Payment of Expenses. Notwithstanding anything contained in this Agreement to the contrary, Seller, Far West and Plaintiff hereby acknowledge and agree that Seller shall receive from the sale proceeds at Closing a net amount equal to \$350,000 and, Plaintiff and Far West acknowledge and agree that (y) any net aggregate proration (or credits) owed by either Seller or Far West pursuant to this Agreement and the Far West Transaction, and (z) any costs or expenses that either Seller or Far West, or both, are responsible for paying pursuant to this Agreement and the Far West Transaction, shall be applied against or deducted from, as applicable, the sale proceeds at Closing to be received by Plaintiff. Seller, Far West and Plaintiff specifically acknowledge and agree that this Section 34.p. is an agreement between themselves and that Buyer and its affiliate(s) shall have no responsibility or obligation to comply with, or cause compliance with, this Section 34.p. In addition, Seller, Far West and Plaintiff specifically acknowledge

and agree that Buyer and its affiliate(s) (i) shall have no liability or obligation to pay, or cause to be paid, the \$350,000.00, and (ii) shall not be responsible for or obligated to pay any amounts to acquire the Property in excess of those already required by Section 5.

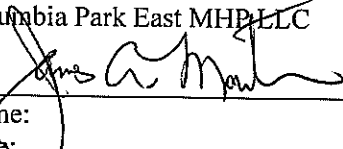
q. Ohio EPA Conditions, Fine and Escrow. It shall be a condition to each party's obligation to close under this Agreement that the amount required by the Ohio EPA to settle and dismiss with prejudice the Ohio EPA Case (as defined in Exhibit C) be an amount equal to \$100,000.00 (the "**Ohio EPA Settlement Fee**"). Plaintiff agrees to pay from the sale proceeds received in connection with the transactions contemplated by this Agreement and the East Transaction the Ohio EPA Settlement Fee, which the Title Company is hereby authorized to disburse at and in connection with Closing.

r. Release between Seller and Far West. Notwithstanding anything contained in this Agreement or the Closing Documents to the contrary, Seller and Far West each agree they will execute at or prior to Closing a Settlement Agreement in the form attached hereto as **Exhibit U** (the "**East-West Settlement Agreement**"). Seller and Far West agree that Seller and Far West shall forbear from taking any steps to enforce any liens or other claims against the Property, the Title Company, the Closing, Seller or Far West or their affiliates, including without limitation those related to (i) Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia, and (ii) Case No. 880316, Case No. 934734, Case No. 935449 and Case No. JL-20-978567, each in the Common Pleas Court of Cuyahoga County, Ohio during the period from and after the Execution Date until seven (7) days after the date this Agreement terminates because Closing does not occur due to a failure of a condition precedent to any party's obligation to close, or a Buyer default (and upon the Closing the East-West Settlement Agreement shall supersede the forbearance provisions of this sentence). Seller also consents to and agrees that the Title Company shall be permitted to disburse \$700,000.00 to Far West pursuant to the terms of Far West Transaction notwithstanding any claim Seller has or may have against such \$700,000.00, and Seller agrees to hold the Title Company harmless from the Title Company's disbursement of such funds. Seller and Far West agree to sign a separate agreement at or prior to Closing in favor of the Title Company and/or Buyer and its affiliates consistent with the terms of this Section 34.r. The provisions of this Section 34.r. shall survive Closing and recording of the Deed.

s. Release of Plaintiff. Seller and Far West each agree they will execute at or prior to Closing a Release Agreement in favor of Plaintiff in the form attached hereto as **Exhibit V**.

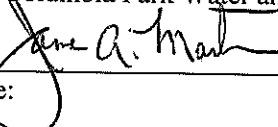
(SIGNATURES ON NEXT PAGE)

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

<p>Seller: Columbia Park East MHP LLC</p> <p>By: </p> <p>Name: _____</p> <p>Title: _____</p> <p>Date Signed: _____, 2020</p>	<p>Buyer: Green Courte Acquisition IV, LLC</p> <p>By: _____</p> <p>Name: William Glascott</p> <p>Title: Managing Director</p> <p>Date Signed: _____, 2020</p>
---	---

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: 

Name: _____

Title: _____

Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC

By: _____

Name: _____

Title: _____

Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____

Name: _____

Title: _____

Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____

Name: _____

Title: _____

Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: <u>William Glascott</u>
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: <u>9/29</u> , 2020

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC By: _____ Name: Title: Date Signed: _____, 2020	Buyer: Green Courte Acquisition IV, LLC By: _____ Name: William Glascott Title: Managing Director Date Signed: _____, 2020
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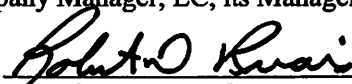
The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC
By: Columbia West Investors, LC, its sole member
By: Company Manager, LC, its Manager

By: 
Name: Robert D. Ruais
Title: Manager/Authorized Member
Date Signed: Sept. 30, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

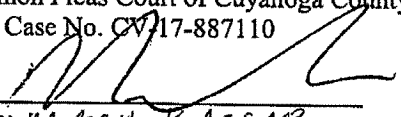
By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV 17-887110

By: 
Name: MARK KASSAB
Title:
Date Signed: 9/29, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC
By: Columbia West Investors, LC, its sole member
By: Company Manager, LC, its Manager

By: _____
Name: _____
Title: Manager/Authorized Member
Date Signed: Sept. 30, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1, THROUGH LNR PARTNERS, LLC,
ITS ATTORNEY-IN-FACT PURSUANT TO LPOA DATED 7/30/18

By: [Signature]
Name: JOHN J. RUTTER
Title: ATTORNEY
Date Signed: 9/30, 2020

LIST OF EXHIBITS

Exhibit A	Legal Description
Exhibit B	Rent Roll
Exhibit C	List of Property Litigation
Exhibit D	Form of Deed
Exhibit E	Form of Bill of Sale and General Assignment
Exhibit F	Form of Assignment of Lease
Exhibit G-1	Form of Owner's Affidavit (from Seller)
Exhibit G-2	Form of Owner's Affidavit (from Receiver)
Exhibit H	Tenant's Notice
Exhibit I	Form of Limited Power of Attorney
Exhibit J	Form of Estoppel
Exhibit K	TIC Termination Agreement
Exhibit L	Title Policy Proforma
Exhibit M	Property Management Termination Agreement
Exhibit N	Release and Indemnification Agreement
Exhibit O	Seller and Far West Ownership Structure
Exhibit P	TIC Agreement
Exhibit Q	Assignment of Claims
Exhibit R	Receiver Conveyance Instrument
Exhibit S	List of Manufactured Homes Titled in Seller or Receiver
Exhibit T	Waste Water Treatment Plant Conveyance Instrument
Exhibit U	East-West Settlement Agreement
Exhibit V	Release Agreement

PURCHASE AGREEMENT

This Purchase Agreement (“**Agreement**”) is made and entered into this 30th day of September, 2020 (the “**Execution Date**”), by and between Columbia Park East MHP, LLC, as Seller (the “**Seller**”), and Green Courte Acquisition IV, LLC a Delaware limited liability company, or its assignee(s), as Buyer (the “**Buyer**”), and consented to by Columbia Far West, LLC (“**Far West**”), and M. Shapiro Real Estate Group Ohio LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver (the “**Receiver Order**”) entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, and Plaintiff (as defined below), upon the following terms and conditions:

1. **Definitions.** As used herein, the below terms shall have the following meanings:
 - a. “**Deposits**” means the amount from time to time held by the Title Company as Buyer’s earnest money deposit, including One Hundred and Twenty Five Thousand and 00/100 Dollars (\$125,000.00) as required by Paragraph 5, below.
 - b. “**General Intangibles**” means any and all warranties, telephone exchange numbers, architectural or engineering plans and specifications, and development rights that relate to the Real Property or the Personal Property under the control of the Receiver or Seller, or both, as applicable.
 - c. “**Hazardous Materials**” means any toxic, radioactive, caustic or otherwise hazardous substance, including petroleum, its derivatives, by-products and other hydrocarbons, or any substance having any constituent elements displaying any of the foregoing characteristics. The term “**Hazardous Materials**” includes, without limitation, any substance regulated under any and all federal, state and local statutes, laws (including case law), regulations, ordinances, rules, judgments, orders, decrees, codes, plans, injunctions, permits, concessions, grants, franchises, licenses, agreements and other governmental restrictions, whether now or hereafter in effect, relating to human health, the environment or to emissions, discharges or releases of pollutants, contaminants, toxic substances, hazardous substances or wastes into the environment including, without limitation, ambient air, surface water, ground water, or land, or otherwise relating to the manufacture, processing, distribution, use, treatment, storage, disposal, transport or handling of pollutants, contaminants, hazardous materials or wastes or the clean-up or other remediation thereof.
 - d. “**Intangible Property**” means, to the extent the same is transferable by Seller, Seller’s interest in the Leases, the Service Contracts, the Permits, the General Intangibles and any and all rights to the name of the improvements upon the Real Property. “**Intangible Property**” shall also include any promissory notes and/or other evidence of debt obligations made in favor of Seller or in favor of Seller and Far West in connection with chattel loans or other financing arrangements secured by liens on manufactured homes owned by third parties, such as Tenants (as defined below).
 - e. “**January 10, 2020 Order**” means the Order Approving Sale of the Receivership Property entered January 10, 2020 in the Court (defined below).
 - f. “**Leases**” means any and all leases, tenancies, licenses and other rights of occupancy or use of or for any portion of the Real Property or the Personal Property (including all amendments and renewals thereof) identified on the rent roll attached hereto **Exhibit B** (the “**Rent Roll**”).
 - g. “**Permits**” means any and all licenses, permits, authorizations, certificates of occupancy and other approvals that are in effect for the current use and operation of the Property.

- h. **“Personal Property”** means all tangible personal property and fixtures owned by Seller or owned jointly by Seller and Far West and located on or attached to the Real Property. **“Personal Property”** includes any manufactured homes owned by Seller or owned jointly by Seller and Far West but does not include property owned by others such as Tenants under Leases or parties to Service Contracts.
- i. **“Property”** means collectively Seller’s undivided fifty percent (50%) tenant in common interest in the Real Property, and all of Seller’s right, title and interest in the Personal Property and Intangible Property.
- j. **“Property Litigation”** means each of the administrative actions or other legal proceedings identified on **Exhibit C** attached hereto and shall be deemed to include any future administrative action or other legal proceedings related to the Property commenced or continued after the Execution Date and on or prior to the Closing Date (as defined below).
- k. **“Service Contracts”** means any and all service, maintenance, supply, operating, or employment contracts or other agreements, however termed, written or oral, affecting the use, ownership, maintenance, or operation of all or any part of the Property (but specifically excluding any Leases and any management agreements).
- l. **“Seller Group”** means Seller, and its direct or indirect members, managers, officers, directors, shareholders, general partners, limited partners, owners, agents, representatives, heirs, successors, assigns and attorneys and their respective heirs, successors, and assigns.
- m. **“Tenants”** means those persons or entities holding rights of tenants under any valid leases with respect to any part of the Property.

2. **Sale and Purchase.** Pursuant to this Agreement, Seller shall sell and Buyer shall purchase all of Seller’s right, title and interest in the Property. For purposes of this Agreement the term **“Real Property”** shall mean collectively, that certain real property, commonly known as follows and more particularly described on **Exhibit A**:

- a. Columbia Park Mobile Home Park, 7100 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-11-001 (**“Columbia Property”**)
- b. Columbia Shops, 7060-7096 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-14-050 (**“Shops”**)
- c. Brook Park Mobile Home Park, 11800 Brookpark Road, Cleveland, Ohio 44130; Parcel No. 020-23-003 (**“Brook Park Property”**)

together with all buildings, other improvements and fixtures located on the real property and all rights and appurtenances, including but not limited to that certain waste water treatment plant and its related facilities (**“WWTP”**), that are or will be permanently affixed to the real property, and subject to taxes which are a lien against the Real Property but which are not due and payable, any and all existing building and use restrictions, zoning ordinances, easements, other matters of record, and any and all matters which would be disclosed by an accurate survey or inspection of the Real Property. Receiver represents and warrants that as of the Execution Date, to the best of Receiver’s knowledge, the only litigation impacting the Real Property is the Property Litigation specifically identified on **Exhibit C**. Seller represents and warrants that as of the Execution Date, Seller is not a party to and has not received written notice of, any other litigation impacting the Real Property or ownership thereof other than the Property Litigation specifically identified on **Exhibit C**. Receiver and Seller agree that Buyer (or one or more of Buyer’s designees, as determined by Buyer in its sole discretion) may, in its sole discretion by written notice to Seller and Receiver prior to Closing, succeed to the Receiver in any existing litigation related to any of the pending landlord/tenant or

probate disputes involving Tenants which are identified as the Pending Eviction Proceedings and Pending Probate Court Proceedings on **Exhibit C**, respectively, at the time of the Closing related to the Property (and if the Buyer so elects to succeed the Receiver in said pending disputes, the Receiver shall cooperate with the Buyer and its counsel to effectuate such succession and facilitate the substitution of the Buyer as a party in such litigation. Receiver and Seller agree to execute an assignment of claims document in the form attached hereto as **Exhibit Q** (the “**Assignment of Claims**”) related to said Pending Eviction Proceedings and Pending Probate Court Proceedings for which Buyer elects to succeed the Receiver.

3. Court Appointed Receiver.

- a. Buyer acknowledges that the Property is under receivership pursuant to the Receiver Order entered in U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”) vs. Columbia Park East MHP LLC and Columbia Far West, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110 (the “**Court**”).
- b. Buyer acknowledges that the Receiver has no ownership interest in the Property, and agrees that this Agreement and any documents executed by Receiver in connection herewith are and will be executed and delivered by the Receiver, not in its own right, but on behalf of Seller and pursuant to the exercise of the powers conferred upon Receiver by the Court as set forth in the Receiver Order, January 10, 2020 Order, and any subsequent order, and that no liability, personal or otherwise, is assumed by, nor shall at any time be asserted or enforceable against, the Receiver on account of this Agreement or the documents executed in connection herewith. The provisions of this Paragraph shall survive the Closing (as hereafter defined). Further, the Buyer and Seller acknowledge and agree and any representation of the Receiver in this Agreement or any documents related to this Agreement, notwithstanding any survival provision, shall terminate upon entry of an order by the Court which discharges the Receiver. Notwithstanding anything contained in this Agreement to the contrary, Receiver represents and warrants to Buyer that it does not have an ownership interest in any Property; however, Receiver shall deliver to Buyer in connection with Closing a quit-claim bill of sale or other similar conveyance instrument whereby Receiver transfers to Buyer any and all interest Receiver may have in the Property, which shall be in form attached hereto as **Exhibit R** (the “**Receiver Conveyance Instrument**”).

4. Condition of Property; Release of Claims.

- a. Buyer acknowledges, represents, warrants and agrees to and with Seller that, subject to the terms and conditions of this Agreement: (i) Buyer is expressly purchasing the Property in its existing condition “as is, where is, and with all faults” and specifically and expressly without any warranties, representations or guarantees, either express or implied, of any kind, nature, or type whatsoever from Seller with respect to all facts, circumstances, conditions and defects; (ii) Seller has no obligation to inspect for, repair or correct any such facts, circumstances, conditions or defects or to compensate Buyer for same; (iii) Seller has specifically bargained for the assumption by Buyer of all responsibility to inspect and investigate the Property and of all risk of adverse conditions, and has structured the Purchase Price (as defined below) and other terms of this Agreement in consideration thereof; (iv) Buyer is and will be relying strictly and solely upon such inspections and examinations and the advice and counsel of its own consultants, agents, legal counsel and officers and Buyer is and will be fully satisfied that the Purchase Price is fair and adequate consideration for the Property; (v) neither Seller nor Receiver is making and has not made any warranty or representation with respect to any materials or other data provided by Seller to Buyer (whether prepared by or for the Seller, Receiver or others) or the education, skills, competence or diligence of the preparers thereof or the physical condition or any other

aspect of all or any part of the Property as an inducement to Buyer to enter into this Agreement and thereafter to purchase the Property or for any other purpose; (vi) the Property is being operated by Receiver for Seller and Far West, and (vii) by reason of all the foregoing, Buyer assumes the full risk of any loss or damage occasioned by any fact, circumstance, condition or defect pertaining to the Property; and

- b. Seller disclaims all warranties of any kind or nature whatsoever (including warranties of condition, merchantability, habitability and fitness for particular purposes), whether expressed or implied, including, but not limited to warranties with respect to the Property, tax liabilities, zoning, land value, subdivision or land use, availability of access or utilities, ingress or egress, governmental approvals, or the soil conditions of the Real Property. Buyer further acknowledges that, subject to the terms and conditions of this Agreement, Buyer is buying the Property “as is” and in its present condition and is not relying upon any representation of any kind or nature made by any member of Seller Group or Receiver, or any of their employees or agents with respect to the Property, and that, in fact, no such representations were made; and
- c. Further and without in any way limiting any other provision of this Agreement, Seller makes no warranty with respect to the presence on or beneath the Real Property (or any parcel in proximity thereto) of Hazardous Materials. By acceptance of this Agreement and the Deed(s), Buyer acknowledges that Buyer’s opportunity for inspection and investigation of such land (and other parcels in proximity thereto) has been adequate to enable Buyer to make Buyer’s own determination with respect to the presence on or beneath the Real Property (and other parcels in proximity thereto) of such Hazardous Materials. Furthermore, Buyer’s closing hereunder shall be deemed to constitute an express waiver of Buyer’s and its successors’ and assigns’ rights to sue any of the Seller Group or Receiver and of Buyer’s right to cause any of the Seller Group or Receiver to be joined in an action brought under any federal, state or local law, rule, act, or regulation now existing or hereafter enacted or amended which prohibits or regulates the use, handling, storage, transportation or disposal of Hazardous Materials or which requires removal or remedial action with respect to such Hazardous Materials, specifically including but not limited to federal “CERCLA”, “RCRA”, and “SARA” acts; and
- d. Seller and Receiver represent and warrant that from and after the entry of the January 10, 2020 Order (i) neither Seller nor Receiver has made any transfer of any of the Property except for Leases of sites or manufactured homes with Tenants in the ordinary course; and (ii) the Receiver has operated the Property in accordance with the Receiver Order; and
- e. Without limiting the provisions of Paragraph 3.b. and this Paragraph 4, Buyer releases Seller, Receiver and Plaintiff, and all of their respective officers, directors, members and agents, and holds Receiver and Plaintiff, and all of their respective officers, directors, and agents, harmless of and from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney’s fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively “**Claims**”) arising from or in any way related to: (a) any defects, errors or omissions in the design or construction of the Property, whether the same are a result of negligence or otherwise; or (b) other conditions (including environmental conditions and all matters concerning the waste water treatment plant and sewer lines) affecting the Property, whether the same are a result of negligence or otherwise; or (c) the ownership, use, management or leasing of the Property. The release set forth in this Paragraph 4.e specifically includes any Claims under any Environmental Laws, under the Americans with Disabilities Act of 1990, 42 U.S.C. §§12101, et seq., or with respect to any environmental risk. “**Environmental Laws**” includes, but is not limited to, the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act (42 U.S.C. §§6901, et seq.),

the Comprehensive Environmental Response, Compensation and Liability Act of 1980 (42 U.S.C. §§9601, et seq.), the Emergency Planning and Community Right to Know Act (42 U.S.C. §§11001, et seq.), the Clean Air Act (42 U.S.C. §§7401, et seq.), the Clean Water Act (33 U.S.C. §§1251, et seq.), the Toxic Substances Control Act (15 U.S.C. §§2601, et seq.), the Hazardous Materials Transportation Act (49 U.S.C. §§1801, et seq.), the Occupational Safety and Health Act (29 U.S.C. §§651, et seq.), the Federal Insecticide, Fungicide and Rodenticide Act (7 U.S.C. §§136, et seq.), the Safe Drinking Water Act (42 U.S.C. §§300f, et seq.), and any other federal, state or municipal statute, ordinance, rule or regulation dealing with environmental matters, and any regulations, orders, rules, procedures, guidelines and the like promulgated in connection therewith, regardless of whether the same are in existence on the Execution Date of this Agreement. Notwithstanding the foregoing, the parties acknowledge and agree that the indemnification and save harmless obligations provided in Sections 5 and 6 of the Release and Indemnification Agreement (as defined below) shall not be released or otherwise affected by the provisions of this Section 4.e.

5. **Purchase Price; Deposits.** The purchase price for the Property (the “**Purchase Price**”) is THIRTY ONE MILLION ONE HUNDRED TWELVE THOUSAND FIVE HUNDRED AND 00/100 DOLLARS (\$31,112,500.00). **This is a “cash” sale and is NOT contingent on Buyer obtaining financing.** Seller and Buyer acknowledge that Old Republic National Title Insurance Company (the “**Title Company**”) shall act as the title company and escrow agent for this transaction. The Title Company’s contact information is as follows, 160 Cleveland Street, Elyria, OH 44035, Attention: Judy Glenn, Telephone: (440) 322-5300, Email: jglenn@oldrepublictitle.com. Within three (3) business days after the Execution Date, Buyer shall deliver to the Title Company the non-refundable Deposit. The Purchase Price, after application of the Deposit, will be paid upon closing of this sale (“**Closing**”) in immediately available funds or otherwise disbursed in accordance with the terms of this Agreement and as may be required by Plaintiff.

- a. The Property is currently subject to a mortgage and other security interests (collectively, the “**Existing Mortgage**”) in favor of Plaintiff, as the holder of that certain loan (the “**Existing Loan**”) in the original principal amount of \$55,000,000.00 made to Seller and Far West on or about May 7, 2007. The Property will be conveyed by Seller to Buyer free and clear of the Existing Mortgage.
- b. At Closing, Seller will cause Plaintiff to deposit into escrow (i) recordable release(s) of the Existing Mortgage, including (without limitation) UCC termination statements with respect to all Personal Property and Intangible Property (including manufactured homes and chattel paper) (the “**Existing Loan Release Documents**”), in form and substance satisfactory to Buyer and the Title Company, and (ii) a binding, irrevocable pay-off statement(s) with respect to the Existing Loan, in form and substance satisfactory to Buyer and the Title Company (the “**Existing Loan Pay-Off Statement**”), confirming the amount (which shall not exceed \$62,225,000.00) that is required to satisfy in full the Existing Loan and all other amounts due and payable to Plaintiff and the Receiver as of the Closing Date (the “**Pay-Off Amount**”) and confirming that the Existing Loan will be satisfied and the Existing Loan Release Documents may be released and recorded upon payment to Plaintiff of an amount equal to the Pay-Off Amount less an amount equal to the sum of any net aggregate prorations (or credits) owed by either Seller or Far West, or both, pursuant to this Agreement and the Far West Transaction (as defined below), (y) any amounts payable pursuant to Sections 34.q and 34.r of this Agreement and the documents evidencing the Far West Transaction and (z) any costs or expenses that either Seller or Far West, or both, are responsible for paying pursuant to this Agreement and the Far West Transaction (as such amount is approved by Plaintiff in connection with Plaintiff’s execution of the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the Far West Transaction or by other written confirmation by Plaintiff

or Plaintiff's legal counsel). (For avoidance of doubt, the Pay-Off Amount shall be for the entire Existing Loan, including the portion thereof that is allocated to Far West.)

- c. On the Closing Date, at the Closing, the Title Company, as escrow agent, shall use the net funds received from Buyer under this Agreement and under the Far West Transaction to pay-off the Existing Loan in accordance with the Existing Loan Pay-Off Statement (after reduction of the Pay-Off Amount in accordance with Section 5.b. above).

6. **Survey.** A survey of the Real Property (the "**Survey**") may be prepared at the direction and expense of Buyer. Notwithstanding the foregoing, in the event Buyer elects to obtain a Survey, the preparation and completion of same shall not delay the Closing Date as stated herein.

7. **Title Review.** Seller, at Seller's expense, has provided Buyer with a title commitment (the "**Commitment**") for a standard ALTA owner's title policy (the "**Commitment**") on the Real Property issued by the Title Company. By entering into this Agreement Buyer has approved all exceptions to title identified in the proforma title insurance policy attached hereto as **Exhibit L** (the "**Proforma**"). Any additional exception items required by the Title Company to be added to the Proforma, including those, if any, added as a result of the Far West Transaction, shall be subject to Buyer's approval in all respects ("**Additional Exception Items**"). Each of the Schedule B Items set forth in the Proforma and any Additional Exception Items approved in writing by Buyer shall be deemed to be the "**Permitted Exceptions**" for all purposes under this Agreement.

8. **Title Insurance, Deed, Closing Documents and Conditions Precedent.**

- a. At Closing, Seller shall convey title to its undivided 50% tenant in common interest in the Real Property to Buyer or its designee(s) by one or more quit-claim deeds in the form attached hereto as **Exhibit D** (each a "**Deed**") subject only to the Permitted Exceptions. Seller and Far West, at their sole expense to be shared equally, will jointly cause the Title Company to deliver to Buyer or one or more of Buyer's designees, at Closing, a standard form ALTA Owner's Title Insurance Policy with extended coverage (the "**Policy**") issued by the Title Company in the form of the Proforma (or such other form as Buyer otherwise agrees to accept in its sole and absolute discretion), and subject only to the Permitted Exceptions, insuring collectively, marketable title in fee simple absolute in the Real Property in an aggregate amount equal to Sixty Two Million Two Hundred Twenty Five Thousand and 00/100 Dollars (\$62,225,000.00); provided, Buyer shall be permitted in its sole discretion to allocate the insured amounts of such Policy among the interests being insured therein. Notwithstanding anything contained herein to the contrary, as long as Buyer obtains a Survey, Seller and Far West shall be responsible for payment of the costs associated with the issuance of the Policy without standard survey exceptions and with a survey endorsement. Any closing or escrow fee charged by the Title Company to close the transaction in connection with the Closing and the consummation of the Far West Transaction shall be shared half by Seller and Far West equally, on the one hand, and half by Buyer on the other hand. If Buyer does not obtain the Survey in a form deemed sufficient by the Title Company for the removal of the survey exception, then the Policy shall be issued with a survey exception and if Buyer does obtain a Survey in the form deemed sufficient by the Title Company for the removal of the survey exception, then, the Policy shall be issued without a survey exception. Buyer shall pay all costs of recording, and the cost of any endorsements to the Policy requested or required by Buyer (other than the survey endorsement). Attorneys' fees, consulting fees, and other due diligence expenses shall be borne by the party incurring such expense. The provisions of this Paragraph shall survive the Closing.
- b. At Closing, Buyer and Seller shall each deliver such documents as are required by this Agreement and the Title Company to consummate the purchase and sale of the Property in

accordance with the terms hereof. Exclusive possession of the Property, subject only to the Leases, Permitted Exceptions and Far West's undivided 50% tenant in common interest in the Real Property, shall be surrendered to Buyer or its designee(s) at the Closing. At or before Closing, Seller shall be required to cause the following documents (the "**Closing Documents**") to be properly executed and delivered, as applicable, to Buyer or its designee(s):

- i. One or more Deeds, together with any required original transfer tax forms, affidavits and similar forms required by the State of Ohio and any local government in connection with the transaction and the recording of such Deed(s);
- ii. Bill of Sale and General Assignment in the form attached hereto as **Exhibit E**;
- iii. Assignment of Leases in the form attached hereto as **Exhibit F**;
- iv. Owner's Affidavits executed by Seller and Receiver in the forms attached hereto as **Exhibit G-1** and **G-2**, respectively;
- v. Non-Foreign Persons Affidavit;
- vi. Updated Rent Roll;
- vii. A Tenant Notice from Receiver to be addressed to each Tenant in the form attached hereto as **Exhibit H** informing the Tenant of the sale of the Property and the assignment of Tenant's security deposits and directing each Tenant to make all future payments to Buyer at such address or location as Buyer shall designate in such Tenant Notice;
- viii. A Closing Statement;
- ix. A notice to all vendors notifying such vendors of the sale and containing such other customary and reasonable information as Buyer may request;
- x. Estoppels for commercial tenants in the Shops as provided in Section 17;
- xi. Original Certificates of Title for each manufactured home titled in the name of Seller or Far West, or both, if any, including those listed on **Exhibit S**, that are in Receiver's, Seller's or Far West's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee;
- xii. Release, Covenant Not to Sue and Indemnification Agreement in the form attached hereto as **Exhibit N**, executed by all parties a signatory thereto (the "**Release and Indemnification Agreement**");
- xiii. Bill of Sale and Assignment (Waste Water Treatment Plant) in the form attached hereto as **Exhibit T**, executed by Seller, Columbia MHC East, LLC dba Columbia Park Water & Sewer System and Far West, whereby said parties convey any and all of their respective interests in the WWTP to Buyer or its designee;

- xiv. Receiver Conveyance Instrument;
 - xv. Such documents, agreements, orders, releases, consents or dismissals as the Title Company may require from the Receiver, Seller, Seller Group (or any affiliates of any Seller Group person or entity), Far West or Court evidencing the Seller's authority to convey the Property from Seller to Buyer or one of more of Buyer's designees free and clear of all liens other than the Permitted Exceptions;
 - xvi. Assignment of Claims;
 - xvii. TIC Termination Agreement (as defined below); and
 - xviii. Property Management Agreement Termination (as defined below).
- c. Buyer's or its designee(s) obligation to acquire the Property shall be subject to satisfaction of each of the conditions precedent set forth below (the "**Buyer's Conditions Precedent**"):
- i. Buyer's receipt of each of the Closing Documents, except for any Estoppels which Receiver was unable to obtain;
 - ii. Buyer's receipt of the Policy issued by the Title Company in the form required under this Agreement and which Policy shall evidence that the Real Property is being conveyed free and clear of the Property Litigation and any new litigation filed by Seller or Far West against Buyer or against each other or any of their affiliates related to this Agreement or the Property or other assets to be acquired in connection with the Far West Transaction, and receipt of a lender's policy of title insurance in form and substance satisfactory to the lender of Buyer or its designee(s);
 - iii. Issuance of Director's Final Findings and Orders ("**DFFO**") from the Director of the Ohio EPA, with an effective date not later than the Closing Date and agreed upon by Buyer and/or Buyer's affiliates, containing a series of agreed upon actions toward the operation of the WWTP achieving compliance with applicable water pollution control laws and regulation together with an agreement by Ohio EPA confirming that (i) Buyer and Buyer's affiliates are not liable for violations with respect to the ownership or operation of the WWTP that occurred prior to Closing (including with respect to the pending enforcement action against Seller and certain other parties) and (ii) Buyer and Buyer affiliates will be in compliance on and after Closing as long as Buyer complies with the terms of the DFFO.
 - iv. Buyer's receipt of the updated Rent Roll together with an updated security deposit list;
 - v. Simultaneous closing of the transaction(s) between Buyer and its affiliates, if applicable, and Far West related to Far West's right, title and interest in the Property, including Far West's undivided 50% tenant in common interest in the Real Property, as well as all of Far West's right, title and interest in certain personal property and other intangible property and assets related to such Real Property, in form and substance satisfactory to Buyer in its sole and absolute discretion (the "**Far West Transaction**");

- vi. Receipt of the Original Certificates of Title for each manufactured home titled in the name of Seller or Far West, or both, if any, including those listed on **Exhibit S**, that are in Receiver's, Seller's or Far West's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee; and
 - vii. There are no additional liens against or litigation pertaining to the Property since Buyer's receipt of lien, tax and litigation search results, the last of which was dated April 30, 2020, and if any such additional liens or litigation exist, Seller agrees that it shall cause such liens to be terminated and such litigation to be dismissed with prejudice at or prior to Closing.
- d. Exclusive possession of the Property shall be conveyed to Buyer or its designee(s) at Closing subject only to the Permitted Exceptions, rights of Tenants in possession pursuant to the Leases identified on the updated Rent Roll delivered by Seller at Closing, Far West's undivided 50% tenant in common interest in the Real Property and except for the Leases and Service Contracts, if any, which Buyer affirmatively elects to assume in writing. Buyer shall not assume or accept liability for and Seller shall remain liable for and shall discharge when due all debts, expenses, liabilities, obligations, fines, penalties, contracts, commitments and claims related to the Property arising and/or incurred prior to the Closing Date (the "**Pre-Closing Operating Expenses**"). Notwithstanding the foregoing, Receiver shall cause all Pre-Closing Operating Expenses accrued prior to the day of Closing to be paid, as Receiver has done in connection with operating the Property in accordance with the Receiver Order, and, Buyer and its affiliates shall have no responsibility or obligation to pay for any such Pre-Closing Operating Expenses. The parties further acknowledge that any Pre-Closing Operating Expenses that are not paid prior to Closing will be paid by Receiver after the Closing but prior to termination of the Receivership.

9. **Risk of Loss and Condemnation.** Seller agrees to give Buyer prompt notice of any fire or other casualty affecting the Property after the Execution Date or of any actual or threatened (to the extent that Receiver or Seller has current actual knowledge thereof) taking or condemnation of all or any portion of the Property after the Execution Date. If after the Execution Date and prior to Closing, there shall occur, damage to the Property caused by fire or other casualty which would cost an amount greater than, or equal to, Five Hundred Thousand and 00/100 Dollars (\$500,000.00) to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking or condemnation of all or any portion of the Property which would materially interfere with the present use of such Property or a casualty or condemnation impacting more than fifteen (15) manufactured homes, then, in such event, Buyer shall have the right to terminate this Agreement by giving written notice to Seller and Receiver, within ten (10) days after Buyer has received notice from Seller or otherwise learns of that event. Upon such termination, the Deposits shall be delivered to Buyer and neither party shall have any further rights or obligations hereunder, except however, that Buyer shall remain obligated with respect to the indemnities and obligations herein which specifically survive termination. If Buyer does not so timely elect to terminate this Agreement, then the Closing shall take place, as provided herein and there shall be assigned to Buyer at the Closing all interest of Seller in and to the insurance proceeds or condemnation awards payable to Seller, Far West, the Receiver or the Plaintiff on account of that event (the "**Proceeds**") in an amount up to, but not including, any Proceeds in excess of the aggregate Purchase Price payable in connection with this Agreement and such amounts payable under the Far West Transaction (the "**Excess Proceeds**", the Proceeds minus any Excess Proceeds shall be hereinafter referred to as the "**Buyer's Proceeds**"), less sums which Seller, Far West, the Receiver or the Plaintiff incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If after the Execution Date and prior to Closing there shall occur damage to the Property caused by fire or other casualty which would cost less than Five Hundred Thousand and 00/100 Dollars (\$500,000.00) of the Purchase Price to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking or condemnation of a portion of the Property which would not materially interfere with the present use of the Property and which has not impacted more than fifteen (15) manufactured homes, then, Buyer may not terminate this Agreement and there shall be assigned to Buyer at the Closing all interest of Seller, Far West, the Receiver or the Plaintiff in and to the Proceeds, less sums which Receiver incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If any Buyer's Proceeds in connection with a casualty to the Property are assigned to Buyer at Closing in accordance with this Paragraph, Buyer shall have the exclusive right to process and handle the claim with Seller's and Far West's insurance company. Seller and Buyer agree to use good faith efforts to cooperate with each other and Far West in resolving the amount of the Proceeds, including, without limitation, promptly providing any and all materials requested by the insurance company and promptly responding to any and all inquiries from the insurance company. Seller shall not have the right to agree to the amount of Buyer's Proceeds with the insurance company without the prior reasonable written consent of Buyer unless the Buyer's Proceeds equal the Purchase Price. Upon payment by the insurance company, the Buyer's Proceeds shall be disbursed to Buyer and the Excess Proceeds, if any, shall be disbursed to Receiver. Seller makes no representation or warranty with respect to the amount of the Proceeds that will be paid by the insurance company in connection with any such casualty, including, without limitation, whether Buyer will be entitled to the actual cash value or the replacement cost of the Property. The provisions of this Paragraph shall survive the Closing.

10. **Maintenance of Property**. Except as Buyer may otherwise consent in writing, until the Closing Date, Receiver shall: (i) carry on the business of the Property in the ordinary course and in a manner consistent with Receiver's current practice, and in accordance with the Receiver Order; (ii) maintain the Property in its present condition and repair; ordinary wear and tear excepted; (iii) maintain the existing insurance policies for the Property (and any replacement thereof) in full force and effect; (iv) not sell, transfer, encumber, mortgage or place any lien upon the Property, excluding any mobile homes that may become park owned homes and may be sold and transferred (but not mortgaged or encumbered) in the ordinary course of business; (v) not enter into any Service Contracts or other similar agreements relating to the maintenance and repair of the Property unless they are cancelable upon thirty (30) days or less notice and which may be cancelled, at Buyer's option, as of the Closing Date; (vi) charge rental rates and offer concessions consistent with the rent roll attached hereto as **Exhibit B**; (vii) not sell any manufactured homes owned by Seller or owned by both of Seller and Far West other than to residents entering into site leases at the Property and not remove any mobile homes owned by Seller or owned by both Seller and Far West from the Property, unless required by law; (viii) provide monthly financial reports for the Property by the 30th of the month for the preceding month to Buyer; and (ix) provide such other reasonable information pertaining to the Property as Buyer may request from time to time including, without limitation, updated Rent Rolls, updated security deposits listings and such other information as Buyer may reasonably request.

11. **Closing Adjustments and Prorations**. Except as otherwise provided in this Paragraph, all adjustments and prorations to the Purchase Price payable at Closing shall be computed as of the end of the date prior to the Closing Date (the "**Prorations Date**"). Notwithstanding anything contained in this Section to the contrary, such adjustments and prorations shall be allocated for the following items based on Seller's undivided 50% tenant in common interest in the Real Property such that any proration made hereunder shall only be for 50% of the whole amount of such item (the remaining 50% of the whole amount of such item shall be prorated in connection with the Far West Transaction), evidence of which Seller shall deliver or cause to be delivered to Buyer and the Title Company at least two (2) business days prior to Closing:

- a. **Revenues and Expenses**. Seller through Receiver shall be entitled to receive all revenues and shall be charged with all expenses attributable to the ownership and operation of the Property through the Prorations Date, and Buyer or its designee(s) and Seller shall prorate collected rents for the month of Closing as of the Prorations Date and, following Closing,

to the extent any rents are received by Buyer or its designee(s) or Receiver or Seller, such amounts shall be first applied to rents coming due following Closing, then to rents for the month of Closing and thereafter, rents shall be remitted by Buyer or its designee(s) to Seller with respect to any rents delinquent as of the Closing Date. If rents are received after Closing by Receiver or Seller, such rents shall be remitted promptly to Buyer for application as provided in this Section 11. Buyer and its designee(s) shall have no obligation to bring any actions against residents in order to collect any of Seller's delinquent rents and Buyer's or its designee(s)' obligation to remit delinquent rents shall terminate one hundred twenty (120) days following the Closing Date. In no event shall Seller, Far West or Receiver be permitted to bring any actions against residents of the Property to collect any delinquent rents after the Closing. All revenues and expenses shall be prorated as of the Prorations Date. Within 90 days following the Closing Date, but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual revenue and expenses (the "**Revenue and Expense Adjustment**"), determined as of the Closing Date. The Revenue and Expense Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Revenue and Expense Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Revenue and Expense Adjustment and the reasonable approval of the same by Plaintiff. For the avoidance of doubt, except as otherwise expressly permitted by this Agreement, no revenues or sale proceeds will be disbursed to Seller, unless approved by Plaintiff on the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the Far West Transaction or by other written confirmation by Plaintiff or Plaintiff's legal counsel. The provisions of this Paragraph shall survive the Closing.

- b. Lease Prepayments and Security Deposits. Buyer or its designee(s) shall receive credits against the Purchase Price at Closing for (i) any security deposits which Buyer or its designee(s) may be required to refund to a Tenant, (ii) any other money, together with any earned interest, in Receiver's actual possession for the account of tenants, including, all rental security, utility, key, damage, and other deposits or for which Buyer or its designee(s) may be required to refund to a Tenant, and (iii) any prepaid rents paid to Receiver or Seller by the tenants. Seller represents and warrants to Buyer and its designee(s) that Seller is not in possession of any such security deposits, other money on account of any tenants and/or prepaid rent. After the appropriate credits, prorations and escrows are given pursuant to this Agreement, the funds in the Receiver's accounts related to the Property will be transferred to Plaintiff upon discharge of the Receiver.
- c. Taxes and Assessments. Seller shall pay all real estate taxes, assessments, water rates and sewer charges which are then due and payable as of the Prorations Date. The real estate taxes and assessments due and payable for the calendar year in which Closing occurs shall be prorated between Seller and Buyer or its designee(s), as of the Prorations Date in accordance with the last available tax duplicate. If the tax bills are not available as of the Prorations Date, the amount of the prorated taxes and assessments shall be based on the most recent available tax duplicate, and the proration shall be final. Any state and county transfer taxes shall be paid by Seller at Closing, including any such transfer taxes based upon Buyer's or its designee(s) completion of the DTE 100 conveyance form.
- d. Utility Charges. Electric, water, sewer, gas, fuel, waste collection and removal and other utility and operating expenses relating to the Property shall be prorated as of the Prorations Date. It shall be assumed that the utility charges were incurred uniformly during the billing period in which the Closing occurs. If bills for the applicable period are unavailable, the amounts of such charges will be estimated based upon the latest known bills; provided,

however, if all such utility bills are not known and paid for as of the Closing Date, then, at Closing, a utility escrow shall be established by Seller with a portion of proceeds from the sale of the Property in an amount reasonably estimated by Seller and Buyer and which amount shall be escrowed with the Title Company to be used to pay all utility bills through the date of Closing and to the extent that there are excess funds in such escrow account following Closing, such amounts shall be released to Seller. Notwithstanding the foregoing, to the extent possible, Seller and Buyer shall request the utility companies to read the meters as of the Prorations Date, and the Seller shall be responsible for all charges incurred through the Prorations Date. All prepaid deposits for utilities shall be refunded to Seller at the time of Closing by the utility companies, and it shall be Buyer's or its designee(s)' responsibility to make any utility deposits requested for service. Within 90 days following the Closing Date but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual utility charges (the "**Utility Adjustment**"), determined as of the Closing Date. The Utility Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Utility Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Utility Adjustment and the reasonable approval of the same by Plaintiff.

- e. Other Prorations. In addition to the previously stated adjustments and prorations at Closing, the parties shall also make such adjustments and prorations to the Purchase Price as are customary and usual in transactions similar to the transaction contemplated by this Agreement.
- f. Re-proration and Post-Closing Adjustments. All prorations, adjustments and credits made and determined as herein provided shall be final as of the Prorations Date, unless otherwise specified herein. This provision shall survive the Closing.

12. **Remedies**.

- a. In the event of a breach or default hereunder by Buyer resulting in Buyer's or its designee(s) failure to close on the purchase of the Property at Closing, Seller may, after written notice of default to Buyer specifying the nature of such default(s) and the failure of Buyer to cure such default(s) within five (5) days after Buyer's receipt of such notice, declare a forfeiture hereunder and the Deposits shall be paid to Receiver, to be deposited in the Property's operating account, as liquidated damages, the same to be Seller's sole remedy for any breach or default hereunder by Buyer. After payment to the Receiver of the Deposits none of Seller, Buyer, or its designee(s) shall have any further rights or obligations hereunder except that Buyer shall remain obligated pursuant to the provisions hereof which survive termination. If subsequent to Closing, Buyer shall fail to comply with its obligations contained herein which survive Closing, Seller, in addition to any rights and remedies provided herein, shall be entitled to any and all remedies available at law or in equity.
- b. In the event of a breach or default hereunder by Seller, without limiting any of Buyer's rights under Section 34 of this Agreement, Buyer may after written notice of default to Seller specifying the nature of such default(s) and the failure of Seller to cure such default(s) within five (5) days after Seller's receipt of such notice, terminate this Agreement and be entitled to an immediate refund of the Deposit which shall be paid within ten (10) days following the date of termination, or Buyer may seek specific performance.

13. **Reserved**.

14. **Brokerage Fees.** Conditioned upon and subject to successful closing of the transactions contemplated under this Agreement, Seller shall be responsible for the payment of any fees to Receiver pursuant to the Receiver Order and any other applicable Court order, including but not limited to the disposition fee as set forth in the Receiver Order. Both parties represent that, except as otherwise disclosed in this Paragraph, Buyer, Seller, Far West and Receiver represent that they have not engaged any other broker and each party indemnifies the other against brokerage or commission claims arising out of the indemnifying party's actions.

15. **Feasibility Period.** Buyer acknowledges that Buyer was provided ample time prior to entering into this Agreement to inspect the Property and, therefore, waives any objection to the condition of the Property and any conditions to closing, except for Buyer's Conditions Precedent, as stated above.

16. **Buyer's Warranties and Representations.** Buyer warrants and represents that: (a) Buyer has the full right, power, and authority to purchase the Property from Seller as provided in this Agreement and to carry out Buyer's obligations hereunder; (b) Buyer is a corporation or limited liability company, duly organized and in good standing or in full force and effect under the laws of its state of formation; (c) all requisite action necessary to authorize Buyer to enter into this Agreement and to carry out Buyer's obligations has been obtained; (d) this Agreement has been duly authorized, executed and delivered by Buyer; and (e) the execution of this Agreement and the Closing to occur hereunder do not and will not violate any contract, covenant or other Agreement to which Buyer may be a party or by which Buyer may be bound. The provisions of this Paragraph shall survive the Closing.

17. **Estoppels.**

- a. Receiver shall, use commercially reasonable efforts obtain estoppel certificates from each of the tenants of the Shops (the "**Estoppels**") substantially in a form attached as **Exhibit J**, attached, or, if a tenant's lease requires a different form, in the form required by the tenant's lease, or as otherwise provided in this paragraph below. Receiver shall use commercially reasonable efforts to obtain Estoppels dated no more than forty-five (45) days prior to the Closing Date. Estoppels executed by Tenants and that (1) are dated not more than forty-five (45) days prior to the Closing Date, (2) have all blanks completed or marked not applicable, as appropriate, (3) have all exhibits completed and attached, as applicable, (4) do not indicate (w) any material discrepancy from the information provided by Seller, (x) any Lease amendment, assignment or subletting that was not previously provided by Seller or Receiver to Buyer (y) any default by Tenant, or (z) any material adverse claim or landlord default, and (5) if the Tenant's obligations under the applicable Lease have been guaranteed by another person or entity, also cover such guaranty and are also signed by the guarantor(s) shall be acceptable Estoppels. Obtaining Estoppels is not a condition to closing.

18. **No Joint Venture.** Buyer acknowledges and agrees that neither Receiver nor any member of Seller Group is a venturer, co-venturer, insurer, guarantor or partner of Buyer in Buyer's development of, construction upon and resale of the Property, and that Receiver and Seller Group bear no liability whatsoever resulting from or arising out of Buyer's ownership and development of, and construction upon, the Property. Therefore, Buyer agrees to indemnify and hold harmless Receiver from and against any and all losses, claims, demands, damages, costs and expenses of whatsoever kind of nature including reasonable attorneys' fees, related to or arising out of any claims against Receiver as a result of Buyer's ownership or development of, or construction upon, or resale of, the Property. The provisions of this Paragraph shall survive the Closing.

19. **Notices.** All notices and communications required or permitted to be given hereunder shall be in writing and (i) hand delivered, or (ii) mailed by certified or registered mail, postage prepaid, or (iii) by FedEx, Airborne Express, or similar overnight delivery service, or (iv) by electronic mail, if to the extent feasible, such transmission is immediately followed by any of the other methods for giving notice, addressed

as follows (except such other method shall not be required if the party providing or receiving such notice is in a jurisdiction subject to a governmental “stay home”, “shelter in place” or similar order):

If to Seller
Columbia Park East MHP, LLC
70 Old Stonefield Way
Pittsford, NY 14534

With a copy to:

Mansour Gavin LPA
North Point Tower
1001 Lakeside Ave., Suite 1400
Cleveland, OH 44114
Attn: John W. Monroe, Esq.
Telephone: 216-523-1500
Fax: 216-523-1705
E-Mail: jmonroe@mggmlpa.com

And a copy to Receiver:
M. Shapiro Real Estate Group Ohio, LLC
c/o Plunkett Cooney
Attn: Jeanna M. Weaver
300 E. Broad Street, Ste 590
Columbus, Ohio 43215

If to Buyer or its designee(s)
Green Courte Acquisition IV, LLC
C/O Green Courte Partners
Attn: William Glascott
303 West Madison, Suite 1500
Chicago, IL 60606
E-mail: billglasscott@greencourtepartners.com

With a copy to:

Hahn Loeser & Parks LLP
200 Public Square, Suite 2800
Cleveland, OH 44114
Attn: Lawrence E. Oscar, Esq.
Telephone: 216-274-2229
Fax: 216-274-2429
E-Mail: leo@hahnlaw.com

Notice shall be deemed to have been delivered upon receipt or refusal by the intended recipient. If such notice is delivered by electronic mail, it shall be deemed delivered on the day of such transmission if sent during regular business hours of the intended destination.

20. **Closing.** Closing shall occur at a place and time mutually agreed upon by the parties, but in any event no later than twenty (20) days after the Execution Date (the “**Closing Date**”); provided, however, in no event shall the Closing occur prior to the date that each of the conditions precedent set forth in Section 8.c above are satisfied (or waived in writing by Buyer) and in the event all such conditions precedent are not satisfied as of the Closing Date, Buyer shall have the right to extend the Closing Date until all such conditions precedent are satisfied (but in no event shall such extension exceed thirty (30) days) or provide written notice terminating this Agreement, in which event the Deposit shall be refunded to Buyer and this Agreement shall be deemed terminated except with respect to those provisions which expressly survive the termination of this Agreement.

21. **Time of Essence.** Time is of the essence of this Agreement. If the final day of any period or any date of performance under this Agreement falls on a date which is not considered a business day, then the final day of the period or the date of performance, as applicable, shall be extended to the next day which is a business day.

22. **Entire Agreement.** This Agreement contains the entire agreement between Seller and Buyer, and there are no other terms, conditions, promises, undertakings, statements or representations, either written or oral or express or implied, concerning the sale contemplated by this Agreement.

23. **Headings.** The Paragraph headings are for convenience of reference only and do not modify or restrict any provisions hereof and shall not be used to construe any provisions.

24. **Modifications and Waiver.** This Agreement may be amended only by an instrument in writing signed by both Seller and Buyer and approved in writing by Plaintiff and Receiver. This Agreement may be terminated only in accordance with the terms of this Agreement or by an instrument in writing signed by both Seller and Buyer. No waiver of any of the provisions of this Agreement shall constitute a waiver of any other provision, nor shall any waiver be a continuing waiver. Except as expressly provided in this Agreement, no waiver shall be binding unless executed in writing by the party making the waiver.

25. **Assignment.** Buyer's reputation, experience, and financial status constitute a material inducement and a substantial part of the consideration for sale of the Property by Seller to Buyer. Therefore, Buyer may not assign this Agreement, nor may any of Buyer's rights hereunder or any ownership interest in Buyer be transferred in any manner to any person or entity, without Seller's specific prior written consent, which consent may be withheld for any reason whatsoever except, however, that Buyer shall have the right to assign this Agreement, without Seller's consent, to one or more entities of which Buyer or its principals or Green Courte Partners, LLC maintain a direct or indirect ownership interest; provided, however, any such assignment shall be binding on Seller only to the extent Buyer provides Seller with written intent to so assign, specifically naming the assignee, no later than the Closing. If Buyer assigns this Agreement pursuant to the terms hereof: (a) the assignee shall be liable (jointly and severally with assignor) for all of Buyer's obligations hereunder; (b) the assignor (i.e., the original Buyer hereunder) shall remain obligated (but jointly and severally with assignee) with respect to all of Buyer's obligations hereunder; and (c) the assignor and any assignee shall execute such instruments of assignment and assumption in such form as Seller may require in confirmation of the provisions hereof. Upon an assignment by the then Buyer hereunder, the assignee shall thereafter be deemed to be the Buyer hereunder for all purposes under this Agreement.

26. **Attorney's Fees; Court Costs; Governing Law.** In any action or proceeding arising out of this Agreement, the non-prevailing party in such action shall be responsible for payment of all reasonable attorneys' fees, court costs and legal expenses incurred by the prevailing party. In the event of a legal dispute, the laws of the State of Ohio shall govern.

27. **Dates of Performance.** If any date for performance of any obligation hereunder falls on a Saturday, Sunday or nationally established holiday, the time for performance of such obligation shall be extended until the next business day following such date.

28. **Counterparts.** This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which will constitute the same Agreement and any executed copies may be delivered by email, facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals. Any signature page of this Agreement may be detached from any counterpart of this Agreement without impairing the legal effect of any signatures thereon and may be attached to another counterpart of this Agreement identical in form hereto, but having attached to it one or more additional signature pages.

29. **Severability and Waiver.** Invalidation of any one Paragraph or provision of this Agreement by judgment or court order shall in no way affect any other Paragraph or provision. Failure of any party to this Agreement to insist on the full performance of any of its provisions by the other party (or parties) shall not constitute a waiver of such performance unless the party failing to insist on full performance of the provision declares in writing signed by it that it is waiving such performance. A waiver of any breach under this Agreement by any party, unless otherwise expressly declared in writing, shall not be a continuing waiver or waiver of any subsequent breach of the same or other provision of this Agreement. The provisions of this Paragraph shall survive the Closing.

30. **Further Acts.** In addition to the acts and deeds recited in this Agreement and contemplated to be performed, executed, and/or delivered under this Agreement, Seller and Buyer agree to perform, execute and/or deliver or cause to be delivered, executed and/or delivered at Closing or after Closing all further acts, deeds, and assurances reasonably necessary to consummate the transactions contemplated

hereby, including but not limited to those acts which are necessary to effectuate the transfer to Buyer of the Property and/or any other tangible asset(s) necessary for the operation of the Real Property that may be discovered after Closing to be owned by one or more person(s) or entity(ies) in the Seller Group or one or more affiliate(s) of any such Seller Group person(s) or entity(ies). The provisions of this Section 30 shall survive Closing and recording of the Deed(s) for fourteen (14) months.

31. **No Third Party Beneficiary.** This Agreement is solely between Seller and Buyer and no other party shall be entitled to rely upon any provision hereof for any purpose whatsoever.

32. **Prohibited Persons.** Neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) is or will be an entity or person (i) that is listed in the Annex to, or is otherwise subject to the provisions of Executive Order 13224 issued on September 24, 2001 (“**E013224**”), (ii) whose name appears on the United States Treasury Department’s Office of Foreign Assets Control (“**OFAC**”) most current list of “**Specifically Designated National and Blocked Persons**” (which list may be published from time to time in various mediums including, but not limited to, the OFAC website, <http://www.treas.gov/offices/enforcement/ofac/sdn/tllsdn.pdf>), (iii) who commits, threatens to commit or supports “**terrorism,**” as that term is defined in E013224, (iv) is subject to sanctions of the United States government or is in violation of any federal, state, municipal or local laws, statutes, codes, ordinances, orders, decrees, rules or regulations relating to terrorism or money laundering, including, without limitation, E013224 and the Uniting and Strengthening America by Providing Appropriate Tools Required to Intercept and Obstruct Terrorism Act of 2001, or (v) who is otherwise affiliated with any entity or person listed above (any and all parties described in clauses (i) — (v) above are herein referred to as a “**Prohibited Person**”). Buyer covenants and agrees that neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) shall (aa) conduct any business, nor engage in any transaction or dealing, with any Prohibited Person, including, but not limited to, the making or receiving of any contribution of funds, goods, or services, to or for the benefit of a Prohibited Person, or (bb) engage in or conspire to engage in any transaction that evades or avoids, or has the purpose of evading or avoiding, or attempts to violate, any of the prohibitions set forth in E013224. The provisions of this Section shall survive the Closing or termination of this Agreement.

33. **WAIVER OF JURY TRIAL.** The parties hereby knowingly, voluntarily and intentionally waive the right either may have to a trial by jury in respect of any litigation based hereon, or arising out of, under or in connection with this Agreement and any document executed in connection herewith or related hereto, or any course or conduct, course of dealing, statements (whether oral or written) or actions of either party. This provision is a material inducement for the parties to enter into this transaction.

34. Notwithstanding anything else to the contrary in this Agreement, each party to this Agreement hereby agrees as follows:

a. Upon the occurrence of a “**Third Party Sale Consummation**” (as defined below), the Seller and Far West, jointly and severally, shall immediately pay to the Buyer a “**Purchaser Protection Fee**” in the amount of \$1,500,000 out of the proceeds of the sale consummated by the Third Party Sale Consummation and Receiver agrees to use a portion of said sale proceeds to pay Buyer the Purchaser Protection Fee. The Receiver and Seller further agree that upon a Third Party Sale Consummation to immediately request that the Title Company return all Deposits to Buyer. For the avoidance of doubt, no Purchaser Protection Fee shall be payable to Buyer in the event that the transactions contemplated by the Agreement are consummated with Buyer. As used herein, a “**Third Party Sale Consummation**” shall mean the consummation of the sale, transfer or other acquisition of the Receivership Property (or any part thereof, as such term is defined in the Receiver Order) to a purchaser, transferee and/or acquiror other than Buyer, and Plaintiff agrees to such sale. The Receiver, Seller and Far West agree only to accept an offer from a third party for the sale, transfer or other disposition of the Receivership Property (or any part thereof) that pays to the Title Company earnest money deposits totaling at least \$500,000 at the time of the

acceptance of the offer and that exceeds the aggregate amount of the Purchase Price plus the purchase price pursuant to the Far West Transaction by at least \$1,600,000.00. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee obligations shall survive any termination of this Agreement. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee shall not be and shall not be deemed to be a remedy at law that precludes the granting of any equitable remedy, including, without limitation, specific performance and Seller and Buyer further acknowledge and agree that money damages may not be an adequate remedy for a breach of this Agreement by Seller.

b. This Agreement is entered into by Seller and consented to by the Plaintiff and the Receiver pursuant to the authority of the Receiver Order and the January 10, 2020 Order and is binding without any further order of the Court.

c. Buyer and its designee(s) may allocate the Purchase Price for the Property as Buyer and/or its designee(s) deem(s) appropriate based upon its own valuation of the Property.

d. Notwithstanding anything contained in Section 20 above, Buyer, Seller and the Receiver agree that the Closing Date shall be extended if the occurrence or existence of, or a governmental or private party's action in response to, in connection with, or as a direct or indirect result of, a Force Majeure Event, directly or indirectly, (i) results in the Buyer's Conditions Precedent not being satisfied, (ii) restricts or otherwise prohibits Seller or the Receiver from timely transferring title to the Property to the Buyer as required by the terms of this Agreement, (iii) restricts or otherwise prohibits Buyer or the Title Company from recording or filing any Deed in the Cuyahoga County Records (or any other governmental records) or recording or filing any transfer tax forms, affidavits, or similar forms required by the State of Ohio or any local government in connection with the transaction, the delivery of the Deed(s), or the recording of the Deed(s), or (iv) restricts, limits, or prohibits Buyer or its property management company from transitioning management and operation of the Property from Seller or the Receiver. As used herein, a "**Force Majeure Event**" means any event beyond either party's reasonable control, including, without limitation, acts of God; earthquakes; fires; floods; wars; civil or military disturbances; acts of terrorism; sabotage; strikes; epidemics; pandemics (including but not limited to coronavirus or the related illness known as COVID-19); riots; power failures; computer failure, interruption, loss or malfunction of utility, transportation, computer (hardware or software) or telephone or internet communication service; accidents; labor disputes; acts of civil or military authority; governmental actions, declarations or orders (including, but not limited to, any declaration or order by the President of the United States of America, the Governor of the State of Ohio, by Cuyahoga County, Ohio, by any city or other municipality in which any portion of the Receivership Property is located, or by any public health department of any of the foregoing); or inability (or material limitations on the ability) to obtain labor, material, equipment, transportation, lodging, medicine, medical treatment or medical testing. In such event, the Closing Date shall be thirty (30) days from the cessation of such Force Majeure Event. If the Force Majeure Event has not ceased by December 31, 2020, Buyer shall have a unilateral right to withdraw and terminate this Agreement on or after such date without obligation to the Seller, Receiver or any third party.

e. From and after Buyer's delivery of this Agreement to the Seller prior to the acceptance of this offer in the manner described above, Buyer shall have a unilateral right to withdraw and terminate this Agreement for any or no reason without obligation to the Receiver, Seller or any third party.

f. In the event of any bankruptcy filing by or against Seller, and in addition to any other rights and remedies of Buyer and Plaintiff, Seller irrevocably consents to Receiver immediately being excused under 11 U.S.C. Section 543(d) from compliance with 11 U.S.C. Sections 543(a), (b) and (c). Seller and Plaintiff irrevocably (i) waive all rights to seek any relief contrary to or in conflict with Receiver being excused under 11 U.S.C. Section 543(d), (ii) consent to terminating the automatic stay with respect to the Receiver, and (iii) consent to terminating any other stay that limits the rights of the Receiver under the Receiver Order.

g. The release of any and all of Plaintiff's liens and encumbrances against Seller and the Property, including but not limited to its mortgage, shall be a condition precedent to Buyer closing and shall be included in the defined term "**Buyer's Condition Precedent**". In addition, Plaintiff agrees that any Internal Revenue Service ("IRS") tax form required by applicable law to be completed by Plaintiff in connection with the transactions contemplated by this Agreement (including but not limited to the payoff of the Existing Loan and any other amounts owing by Seller and/or Far West to Plaintiff pursuant to the loan documents related to the Existing Loan) shall not include or identify or otherwise attribute to Seller or East any cancellation of indebtedness income and that the IRS 1099-A submitted by Plaintiff will show \$55,000,000.00 applied to the principal amount owing on the Existing Loan and any remaining amount applied to interest and other charges.

h. Plaintiff consents to and agrees to be bound by this Agreement and all parties hereto have no objection to the dismissal of the receivership after payment of all obligations, including all fees, costs and expenses of the Receiver.

i. The Receiver agrees (1) to file at the time of or before the Closing with the Court a Notice of its and Plaintiff's consent to the transaction contemplated by this Agreement and (2) further to file with the Court a final report of the Receiver and a motion to wind up, conclude and dismiss the Receivership within 30 days of the Closing. The Plaintiff and each other party hereto (other than Buyer) consents to such filings and agrees not to oppose the relief sought therein.

j. Seller and Far West represent and warrant that attached hereto as **Exhibit O** is a true, correct and complete ownership structure of each of Seller and Far West, as applicable.

k. Far West consents to and agrees to be bound by this Agreement. Seller and Far West covenant that through and including the Closing there shall be no termination or amendment of the TIC Agreement or any dismissal of Case No. CV-17-880316 or any other modification of their respective rights related to the TIC Agreement or the Property. Notwithstanding any provision to the contrary in the TIC Agreement or any property management agreement related to the Property, Seller and Far West shall (i) terminate the TIC Agreement pursuant to that certain Termination Agreement attached hereto as **Exhibit K** (the "**TIC Termination Agreement**"), and (ii) terminate any manager as well as any separate management agreement related to any such manager(s) management of the Property pursuant to that certain Property Management Termination Agreement attached hereto as **Exhibit M** (the "**Property Management Termination Agreement**"). Seller and Far West shall indemnify Buyer and hold Buyer harmless from any loss related to such termination and any liability under and with respect to the TIC Agreement and any such property management agreement. As used herein, the "**TIC Agreement**" means that certain Tenant in Common Agreement between Far West and Seller dated as of May 1, 2007 and recorded May 3, 2007 as Instrument No. 200705030087 in the Cuyahoga County Recorder's office, a true, correct and complete copy is attached hereto as **Exhibit P**.

l. The following party is added to receive copies of notices sent to Buyer under Section 19 of this Agreement:

Steve Ehrlich
Managing Director, Deputy General Counsel
Green Courte Partners, LLC
303 W. Madison St., Suite 1500
Chicago, IL 60606
steveehrlich@greencourtepartners.com
Phone: (312) 966-3813
Cell: (312) 953-7004
Fax: (312) 863-2262

m. WWTP and PUCO Cooperation. From and after the execution of this Agreement, and, without limitation after the Closing, Seller, on behalf of itself as well as any affiliates of Seller, including without limitation, Columbia MHC East LLC, d/b/a Columbia Park Water and Sewer System, Far West, the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, the water supply system, and associated infrastructure, hereby agree to cooperate with Buyer's reasonable requests regarding transfer of the NPDES Permit ("**Permit**") from Ohio EPA for the WWTP, the transfer of the Certificate of Public Convenience and Necessity "**Certificate**") for the water supply system and the WWTP from the Public Utilities Commission of Ohio ("**PUCO**"), requests or requirements of Buyer to provide access, information, reports, correspondence, notices, claims, or any other documents required by Buyer in connection therewith, and any other requests for cooperation by Buyer that are necessary or appropriate in connection with securing transfer of the Permit from Ohio EPA, transfer of the Certificate from PUCO, or Buyer's efforts to achieve compliance of the WWTP after the Closing with applicable laws and regulations; provided, however, that Buyer agrees to reimburse Seller, as well as any affiliates of Seller, including without limitation, Columbia MHC East LLC, d/b/a Columbia Park Water and Sewer System, Far West (except as may otherwise be set forth in a separate agreement between Far West and/or its affiliates and Buyer (or Buyer's affiliates), the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, for any out-of-pocket travel expenses incurred by such party, but only to the extent such party's cooperation requires travelling to Ohio and such cooperation is outside of the standard procedures required by the Ohio EPA or PUCO to effectuate the transfer of the Permit or Certificate, as the case may be, and Buyer has consented in writing prior to such party incurring any such travel costs and expenses. The parties acknowledge and agree that it is their intent that the provision of this Section 34.m shall survive Closing and recording of the Deed(s). Notwithstanding anything contained in this section to the contrary, Receiver's obligation hereunder shall terminate upon entry of an order by the Court which discharges the Receiver. The parties acknowledge and agree such cooperation shall cease when Buyer or its designee has obtained all permits and licenses deemed necessary by the applicable governmental agency for Buyer or its designee to legally operate the WWTP, the water supply system and related facilities.

n. Like Kind Exchange. Buyer is aware that Seller is to or may perform an IRC Section 1031 tax-deferred exchange; provided, however, such like-kind exchange shall not increase Buyer's obligations or liabilities hereunder or excuse any of Seller's obligations or liabilities hereunder, nor delay the Closing Date or the Closing. If Seller exercises such right, Buyer agrees to execute and deliver any and all documents reasonably necessary and proper in order to effectuate the like-kind exchange, including, but not limited to, an exchange trust agreement, in form and content reasonably acceptable to Buyer and Seller, with the title company or another party that will act as trustee or "qualified intermediary" or other third party for such purposes. Seller agrees to hold Buyer harmless from any and all claims, costs or liabilities resulting from such an exchange.

o. All of the Assets. Seller, Far West and Receiver represent and warrant to Buyer that all of the Property, together with all of the real property and assets being acquired in connection with the Far West Transaction, constitute all of the physical and tangible assets necessary to operate (and currently being used to operate) the businesses at the Columbia Property (including the WWTP), the Shops and the Brook Park Property (but specifically excluding any state license necessary to operate a manufactured home park in the State of Ohio).

p. Payment of Expenses. Notwithstanding anything contained in this Agreement to the contrary, Seller, Far West and Plaintiff hereby acknowledge and agree that Seller shall receive from the sale proceeds at Closing a net amount equal to \$350,000 and, Plaintiff and Far West acknowledge and agree that (y) any net aggregate proration (or credits) owed by either Seller or Far West pursuant to this Agreement and the Far West Transaction, and (z) any costs or expenses that either Seller or Far West, or both, are responsible for paying pursuant to this Agreement and the Far West Transaction, shall be applied against or deducted from, as applicable, the sale proceeds at Closing to be received by Plaintiff. Seller, Far West and Plaintiff specifically acknowledge and agree that this Section 34.p. is an agreement between themselves and that Buyer and its affiliate(s) shall have no responsibility or obligation to comply with, or cause compliance with, this Section 34.p. In addition, Seller, Far West and Plaintiff specifically acknowledge

and agree that Buyer and its affiliate(s) (i) shall have no liability or obligation to pay, or cause to be paid, the \$350,000.00, and (ii) shall not be responsible for or obligated to pay any amounts to acquire the Property in excess of those already required by Section 5.

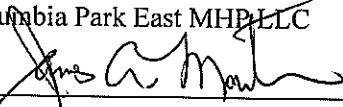
q. Ohio EPA Conditions, Fine and Escrow. It shall be a condition to each party's obligation to close under this Agreement that the amount required by the Ohio EPA to settle and dismiss with prejudice the Ohio EPA Case (as defined in Exhibit C) be an amount equal to \$100,000.00 (the "**Ohio EPA Settlement Fee**"). Plaintiff agrees to pay from the sale proceeds received in connection with the transactions contemplated by this Agreement and the East Transaction the Ohio EPA Settlement Fee, which the Title Company is hereby authorized to disburse at and in connection with Closing.

r. Release between Seller and Far West. Notwithstanding anything contained in this Agreement or the Closing Documents to the contrary, Seller and Far West each agree they will execute at or prior to Closing a Settlement Agreement in the form attached hereto as **Exhibit U** (the "**East-West Settlement Agreement**"). Seller and Far West agree that Seller and Far West shall forbear from taking any steps to enforce any liens or other claims against the Property, the Title Company, the Closing, Seller or Far West or their affiliates, including without limitation those related to (i) Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia, and (ii) Case No. 880316, Case No. 934734, Case No. 935449 and Case No. JL-20-978567, each in the Common Pleas Court of Cuyahoga County, Ohio during the period from and after the Execution Date until seven (7) days after the date this Agreement terminates because Closing does not occur due to a failure of a condition precedent to any party's obligation to close, or a Buyer default (and upon the Closing the East-West Settlement Agreement shall supersede the forbearance provisions of this sentence). Seller also consents to and agrees that the Title Company shall be permitted to disburse \$700,000.00 to Far West pursuant to the terms of Far West Transaction notwithstanding any claim Seller has or may have against such \$700,000.00, and Seller agrees to hold the Title Company harmless from the Title Company's disbursement of such funds. Seller and Far West agree to sign a separate agreement at or prior to Closing in favor of the Title Company and/or Buyer and its affiliates consistent with the terms of this Section 34.r. The provisions of this Section 34.r. shall survive Closing and recording of the Deed.

s. Release of Plaintiff. Seller and Far West each agree they will execute at or prior to Closing a Release Agreement in favor of Plaintiff in the form attached hereto as **Exhibit V**.

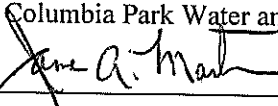
(SIGNATURES ON NEXT PAGE)

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

<p>Seller: Columbia Park East MHP LLC</p> <p>By: </p> <p>Name: _____</p> <p>Title: _____</p> <p>Date Signed: _____, 2020</p>	<p>Buyer: Green Courte Acquisition IV, LLC</p> <p>By: _____</p> <p>Name: William Glascott</p> <p>Title: Managing Director</p> <p>Date Signed: _____, 2020</p>
---	---

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: 

Name: _____

Title: _____

Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC

By: _____

Name: _____

Title: _____

Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____

Name: _____

Title: _____

Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____

Name: _____

Title: _____

Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: <u>William Glascott</u>
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: <u>9/29</u> , 2020

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC By: _____ Name: Title: Date Signed: _____, 2020	Buyer: Green Courte Acquisition IV, LLC By: _____ Name: William Glascott Title: Managing Director Date Signed: _____, 2020
--	--

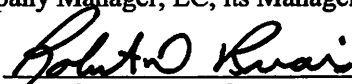
The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC
By: Columbia West Investors, LC, its sole member
By: Company Manager, LC, its Manager

By: 
Name: Robert D. Ruais
Title: Manager/Authorized Member
Date Signed: Sept. 30, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

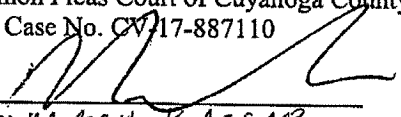
By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV 17-887110

By: 
Name: MARK KASSAB
Title:
Date Signed: 9/29, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Park East MHP LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following party consents and agrees to be bound by Section 34.m. of the Agreement:

Columbia MHC East LLC,
d/b/a Columbia Park Water and Sewer System

By: _____
Name:
Title:
Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Far West, LLC
By: Columbia West Investors, LC, its sole member
By: Company Manager, LC, its Manager

By: _____
Name: _____
Title: Manager/Authorized Member
Date Signed: Sept. 30, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1, THROUGH LNR PARTNERS, LLC,
ITS ATTORNEY-IN-FACT PURSUANT TO LPOA DATED 7/30/18

By: [Signature]
Name: JOHN J. RUTTER
Title: ATTORNEY
Date Signed: 9/30, 2020

LIST OF EXHIBITS

Exhibit A	Legal Description
Exhibit B	Rent Roll
Exhibit C	List of Property Litigation
Exhibit D	Form of Deed
Exhibit E	Form of Bill of Sale and General Assignment
Exhibit F	Form of Assignment of Lease
Exhibit G-1	Form of Owner's Affidavit (from Seller)
Exhibit G-2	Form of Owner's Affidavit (from Receiver)
Exhibit H	Tenant's Notice
Exhibit I	Form of Limited Power of Attorney
Exhibit J	Form of Estoppel
Exhibit K	TIC Termination Agreement
Exhibit L	Title Policy Proforma
Exhibit M	Property Management Termination Agreement
Exhibit N	Release and Indemnification Agreement
Exhibit O	Seller and Far West Ownership Structure
Exhibit P	TIC Agreement
Exhibit Q	Assignment of Claims
Exhibit R	Receiver Conveyance Instrument
Exhibit S	List of Manufactured Homes Titled in Seller or Receiver
Exhibit T	Waste Water Treatment Plant Conveyance Instrument
Exhibit U	East-West Settlement Agreement
Exhibit V	Release Agreement

EXHIBIT A

Legal Description

PARCEL NO. 1 (COLUMBIA TRAILER PARK)

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING "LOT 1" OF PLAT OF LOT SPLIT FOR TRAILER MART INC. AS RECORDED IN VOLUME 304, PAGE 47 OF CUYAHOGA COUNTY MAP RECORDS, OF PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS. 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG. 26' 40" WEST, 514.99 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

1. THENCE SOUTH 88 DEG. 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;
2. THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;
3. THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;
4. THENCE SOUTH 00 DEG. 49' 46" EAST, 110.00 FT. TO A POINT;
5. THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;
6. THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;
7. THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;
8. THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;
9. THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;
10. THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;
11. THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;
12. THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT. TO A CORNER;
13. THENCE SOUTH 89 DEG. 06' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;
14. THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;
15. THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;
16. THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;
17. THENCE NORTH 88 DEG. 29' 10" WEST, 500.32 FT. TO A POINT;
18. THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;
19. THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;
20. THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;

21. THENCE SOUTH 89 DEG. 32' 11" WEST, 150.00 FT. TO A POINT;
22. THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;
23. THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;
24. THENCE SOUTH 00 DEG. 41' 21" EAST, 264.24 FT. TO A POINT;
25. THENCE SOUTH 89 DEG. 32' 11" WEST, 320.00 FT. TO A POINT;
26. THENCE SOUTH 00 DEG. 41' 21" EAST, 430.00 FT, TO A POINT ON THE CENTERLINE OF COOK ROAD, 60 FT. WIDE;
27. THENCE SOUTH 89 DEG. 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO A POINT;
28. THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT. TO A POINT;
29. THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;
30. THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;
31. THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;
32. THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;
33. THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;
34. THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;
35. THENCE SOUTH 89 DEG. 32' 15" WEST, 680.00 FT. TO A POINT ON THE CENTERLINE OF FITCH ROAD, 60 FT. WIDE;
36. THENCE NORTH 00 DEG, 10' 10" EAST, 75,00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;
37. THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;
38. THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT. TO A POINT;
39. THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT. TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;
40. THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;
41. THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;
42. THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;
43. THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT. TO A POINT;
44. THENCE SOUTH 01 DEG. 21' 10" EAST, 666.99 FT. TO A POINT;
45. THENCE NORTH 89 DEG, 32' 00" EAST, 2,601.90 FT. TO A POINT;

- 46. THENCE SOUTH 00 DEG. 28' 00" EAST, 144.08 FT. TO A POINT;
- 47. THENCE NORTH 89 DEG. 27' 10" EAST, 231.71 FT. TO A POINT;
- 48. THENCE SOUTH 53 DEG. 22' 33" WEST, 217.76 FT. TO A POINT;
- 49. THENCE SOUTH 01 DEG. 44' 34" EAST, 145.00 FT. TO A POINT;
- 50. THENCE SOUTH 43 DEG. 30' 43" WEST, 56.32 FT. TO A POINT;
- 51. THENCE SOUTH 88 DEG. 46' 00" WEST, 105.00 FT. TO A POINT;
- 52. THENCE SOUTH 01 DEG. 44' 34" EAST, 387.90 FT. TO THE POINT OF BEGINNING AND CONTAINING 212.3636 ACRES OF LAND, ACCORDING TO A SURVEY BY ERIC NELSON, REGISTERED OHIO SURVEYOR NO. 7348 ON JANUARY 17, 2000, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 2 (COLUMBIA SHOPS)

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP TRACT NO. 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING IN THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE, AT A POINT DISTANT NORTH 01 DEG. 44' 34" WEST, 235.00 FT. THEREFROM FROM ITS POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID TRACT NO. 7;

THENCE SOUTH 88 DEG. 46' 00" WEST, 340.00 FT. TO A POINT;

THENCE SOUTH 01 DEG. 44' 34" EAST, 65.00 FT., PARALLEL WITH SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 46' 00" WEST, 175.00 FT. TO A POINT;

THENCE NORTH 01 DEG. 44' 34" WEST, 215.00 FT., PARALLEL WITH SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE NORTH 88 DEG. 46' 00" EAST, 105.00 FT, TO A POINT;

THENCE NORTH 43 DEG. 30' 43" EAST, 56.32 FT. TO A POINT;

THENCE NORTH 01 DEG. 44' 34" WEST, 145.00 FT. PARALLEL WITH SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE NORTH 53 DEG. 22' 23" EAST, 217.76 FT. TO A POINT;

THENCE NORTH 89 DEG. 27' 10" EAST, 191.39 FT. TO A POINT IN SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 01 DEG. 44' 34" EAST, 458.83 FT. TO THE PLACE OF BEGINNING CONTAINING 4.4318 ACRES OF LAND ACCORDING TO A SURVEY IN DECEMBER 1991 BY GILES NELSON, OHIO SURVEYOR NO. 4630, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

AND FURTHER KNOWN AS BEING PARCEL NO. 4 IN THE SUBDIVISION PLAT OF TRAILER MART, INC, AS SHOWN BY THE RECORDED PLAT IN VOLUME 266 OF MAPS, PAGE 64 OF CUYAHOGA COUNTY RECORDS.

PARCEL NO. 3 (LIFT STATION EASEMENT)

A NON-EXCLUSIVE EASEMENT FOR THE PURPOSE OF CONSTRUCTION, ERECTION, PLACEMENT, MAINTENANCE AND ALTERATION OF A SANITARY SEWER LIFT STATION AND PUMP STATION, AS ESTABLISHED BY INSTRUMENT RECORDED IN VOLUME 86-7223, PAGE 17 OF CUYAHOGA COUNTY RECORDS, AND ASSIGNED IN CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260775, OVER THE FOLLOWING PARCEL OF LAND, BOUNDED AND DESCRIBED AS FOLLOWS:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO, BEING KNOWN AS PART OF LOT 5, TRACT 5 IN SAID OLMSTED TOWNSHIP, AND MORE DEFINITELY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF COLUMBIA ROAD AND THE LINE BETWEEN OLMSTED TOWNSHIP TRACTS 5 AND 7;

THENCE SOUTH 01 DEG. 04' 57" WEST IN THE CENTERLINE OF COLUMBIA ROAD, A DISTANCE OF 365.00 FT. TO A POINT;

THENCE NORTH 89 DEG. 36' 58" WEST, A DISTANCE OF 291.00 FT. TO A POINT, SAID POINT IS THE PRINCIPAL PLACE OF BEGINNING;

THENCE CONTINUING NORTH 89 DEG. 36' 58" WEST, A DISTANCE OF 15.00 FT. TO A POINT;

THENCE SOUTH 01 DEG. 04' 57" WEST, A DISTANCE OF 110.00 FT. TO A POINT;

THENCE SOUTH 89 DEG. 36' 58" EAST, A DISTANCE OF 15.00 FT. TO A POINT;

THENCE NORTH 01 DEG. 04' 57" EAST, A DISTANCE OF 110.00 FT. TO THE PRINCIPAL PLACE OF BEGINNING BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 4 (PARKWAY DR. EASEMENT)

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS, ENCROACHMENTS AND UTILITIES APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED IN VOLUME 92-5575, PAGE 44 OF CUYAHOGA COUNTY RECORDS AND AMENDED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY AUDITOR'S FILE NUMBER 200106260770 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP TRACT NO. 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING IN THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE, DISTANT NORTH 01 DEG. 44' 34" WEST 160.00 FT. FROM ITS POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID TRACT NO. 7;

THENCE SOUTH 88 DEG. 46' WEST, 515.00 FT. TO A POINT IN AN EASTERLY LINE OF PARCEL 8 DESCRIBED IN INSTRUMENT RECORDED IN VOLUME 92-5575, PAGE 44 OF CUYAHOGA COUNTY RECORDS;

THENCE NORTH 01 DEG. 44' 34" WEST, 60 FT. ALONG SAID EASTERLY LINE OF PARCEL NO. 8 TO A POINT;

THENCE NORTH 88 DEG. 46' EAST, 515.00 FT. TO A POINT IN SAID CENTER LINE OF COLUMBIA ROAD;

THENCE SOUTH 01 DEG. 44' 34" EAST, 60.00 FT. TO THE PLACE OF BEGINNING CONTAINING 0.7094 ACRES OF LAND BE THE SAME MORE OR LESS BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 5 (EASEMENT FOR CARPORT AND ASPHALT DRIVE)

A NON-EXCLUSIVE EASEMENT FOR CARPORT AND ASPHALT DRIVE APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260776 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS. 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG. 26' 40" WEST, 514.99 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

THENCE SOUTH 88 DEG. 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 110.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT. TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;

THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;

THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;

THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 0' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;

THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 29' 10" WEST, 500.30 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;

THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 11" WEST, 150.00 FT. TO A POINT;
THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;
THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST, 264.24 FT. TO A POINT;
THENCE SOUTH 89 DEG, 32' 11" WEST, 320.00 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST, 430.00 FT, TO A POINT ON THE CENTERLINE OF COOK ROAD (60 FT. WIDE);
THENCE SOUTH 89 DEG. 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO A POINT;
THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT. TO A POINT;
THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;
THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;
THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;
THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;
THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;
THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 680.00 FT. TO A POINT ON THE CENTERLINE OF FITCH ROAD, (60 FT. WIDE);
THENCE NORTH 00 DEG. 10' 10" EAST, 75.00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;
THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;
THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT, TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT. TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;
THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;
THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;
THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;
THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT, TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 62.11 FT. TO THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES HEREIN DESCRIBED;

THENCE NORTH 88 DEG. 38' 50" EAST, 47.20 FT. TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 90.07 FT. TO A POINT;

THENCE SOUTH 88 DEG. 38' 50" WEST, 47.20 FT. TO A POINT;

THENCE NORTH 01 DEG. 21' 10" WEST, 90.07 FT. TO THE PRINCIPAL PLACE OF BEGINNING AND CONTAINING 0.0976 ACRES OF LAND (4,251 SQ. FT.) AS CALCULATED AND DESCRIBED BY THE NORTH COAST ENGINEERING AND SURVEYING CO., INC., IN JUNE, 2001, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 6 (EASEMENT FOR ASPHALT DRIVE)

A NON-EXCLUSIVE EASEMENT FOR ASPHALT DRIVE APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260777 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS. 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG, 26' 40" WEST, 514.99 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

THENCE SOUTH 88 DEG, 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;

THENCE SOUTH 00 DEG, 49' 46" EAST, 110.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT. TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;

THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;

THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;

THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT, TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;

THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 29' 10" WEST, 500.30 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;

THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;

THENCE SOUTH 89 DEG 32' 11" WEST, 150.00 FT. TO A POINT;

THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;

THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;

THENCE SOUTH 00 DEG 41' 21" EAST, 264.24 FT. TO A POINT;

THENCE SOUTH 89 DEG 32' 11" WEST, 320.00 FT. TO A POINT;

THENCE SOUTH 00 DEG 41' 21" EAST, 430.00 FT. TO A POINT ON THE CENTERLINE OF COOK ROAD (60 FT. WIDE);

THENCE SOUTH 89 DEG 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO POINT;

THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT. TO A POINT;

THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;

THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;

THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;

THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;

THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;

THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;

THENCE SOUTH 89 DEG . 32' 15" WEST, 680.00 FT, TO A POINT ON THE CENTERLINE OF FITCH ROAD, (60 FT. WIDE);

THENCE NORTH 00 DEG. 10' 10" EAST, 75.00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;

THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;

THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT, TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;

THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;

THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;

THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;

THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT. TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 246.62 FT. TO THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES DESCRIBED;

THENCE NORTH 88 DEG. 38' 50" EAST, 35.58 FT. TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 186.17 FT. TO A POINT;

THENCE SOUTH 88 DEG. 38' 50" WEST, 35.58 FT. TO A POINT;

THENCE NORTH 01 DEG. 21' 10" WEST, 186.17 FT. TO THE PRINCIPAL PLACE OF BEGINNING AND CONTAINING 0.1521 ACRES OF LAND (6,625 SQ. FT.) AS CALCULATED AND DESCRIBED BY THE NORTH COAST ENGINEERING AND SURVEYING CO., INC., IN JUNE, 2001, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 7 (EASEMENT FOR MANUFACTURED HOMES)

A NON-EXCLUSIVE EASEMENT FOR MANUFACTURED HOMES APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260778 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING "LOT 1" OF PLAT OF LOT SPLIT FOR TRAILER MART INC. AS RECORDED IN VOLUME 304, PAGE 47 OF CUYAHOGA COUNTY MAP RECORDS, OF PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS, 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG. 26' 40" WEST, 515.00 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

THENCE SOUTH 88 DEG. 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 110.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT. TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;
THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;
THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;
THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;
THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT. TO A CORNER;
THENCE SOUTH 89 DEG. 06' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;
THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;
THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;
THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;
THENCE NORTH 88 DEG. 29' 10" WEST, 500.32 FT. TO A POINT;
THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;
THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 11" WEST, 150.00 FT. TO A POINT;
THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;
THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST, 264.24 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 11" WEST, 320.00 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST 430.00 FT. TO A POINT ON THE CENTERLINE OF COOK ROAD, 60 FT. WIDE;
THENCE SOUTH 89 DEG. 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO A POINT;
THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT, TO A POINT;
THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;
THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;
THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;
THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;

THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;
THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 680.00 FT. TO A POINT ON THE CENTERLINE OF FITCH ROAD, 60 FT. WIDE;
THENCE NORTH 00 DEG. 10' 10" EAST, 75.00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;
THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;
THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT. TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;
THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;
THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;
THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;
THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT. TO A POINT;
THENCE SOUTH 01 DEG. 21' 10" EAST, 666.99 FT. TO A POINT;
THENCE NORTH 89 DEG. 32' 00" EAST, 2,601.90 FT. TO A POINT;
THENCE SOUTH 01 DEG. 28' 00" EAST, 92.46 FT. TO THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES HEREIN DESCRIBED;
THENCE SOUTH 55 DEG. 52' 41" EAST, 90.75 FT. TO A POINT;
THENCE SOUTH 89 DEG. 27' 10" WEST, 74.71 FT. TO A POINT;
THENCE NORTH 00 DEG. 28' 00" WEST, 51.62 FT. TO THE PRINCIPAL PLACE OF BEGINNING AND CONTAINING 0.0443 ACRES OF LAND (1,930 SQ. FT.) AS CALCULATED AND DESCRIBED BY THE NORTH COAST ENGINEERING AND SURVEYING CO., INC. IN JUNE, 2001, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS,
PARCEL NO. 8 (CLEVELAND TRAILER PARK)
SITUATED IN THE CITY OF CLEVELAND, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL ROCKPORT TOWNSHIP SECTION NO. 1 AND BOUNDED AND DESCRIBED AS FOLLOWS:
BEGINNING ON THE CENTERLINE OF BROOKPARK ROAD, S.W., (100 FT. WIDE), AT THE SOUTHEASTERLY CORNER OF SAID ORIGINAL ROCKPORT TOWNSHIP SECTION NO. 1;
THENCE SOUTH 89 DEG. 03' 00" WEST, ALONG THE CENTERLINE OF BROOKPARK ROAD, S.W., 429.11 FT. TO THE SOUTHEASTERLY CORNER OF LAND CONVEYED TO THE S.C.K. CORPORATION, BY DEED DATED MAY 12, 1954 AND RECORDED IN VOLUME 8043, PAGE 722 OF CUYAHOGA COUNTY RECORDS;

THENCE NORTH 00 DEG. 32' 30" WEST, ALONG THE EASTERLY LINE OF LAND SO CONVEYED TO THE S.C.K. CORPORATION, 1120.97 FT. TO THE SOUTHERLY LINE OF PARCEL NO. 1 OF LAND CONVEYED TO THE NEW YORK CENTRAL RAILROAD CO. BY DEED DATED OCTOBER 17, 1946 AND RECORDED IN VOLUME 6235, PAGE 526 OF CUYAHOGA COUNTY RECORDS;

THENCE SOUTH 89 DEG. 48' 10" EAST, ALONG THE SOUTHERLY LINE OF THE FIRST PARCEL OF LAND SO CONVEYED, 429.13 FT. TO THE EASTERLY LINE OF SAID ORIGINAL ROCKPORT TOWNSHIP SECTION NO. 1;

THENCE SOUTH 00 DEG. 32' 30" EAST, ALONG THE EASTERLY LINE OF SAID SECTION NO. 1, A DISTANCE OF 1,112.38 FT. TO THE PLACE OF BEGINNING, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

EXHIBIT B

Rent Roll

SEE ATTACHED

Rent Roll Analysis

All Properties
As of 09/25/20

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End	
Brook Park																
Lange, Rebecca	100	OO	0	390.00	410.00	0.00	0.00	410.00	676.13	200.00	-390.00	11/1/2019	6/1/11			
Mincik, Phillip	101	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17	
Dedo, Margaret	102	OO	0	390.00	410.00	0.00	0.00	410.00	0.00	200.00	10.00	11/1/2019	1/1/16			
<VACANT>	103	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
Lacy, Larue	104	OO	0	380.00	400.00	0.00	0.00	400.00	-4.11	100.00	10.00	11/1/2019	7/1/01		8/31/18	
Alberty, Ian	105	OO	0	380.00	400.00	0.00	0.00	400.00	193.72	200.00	10.00	11/1/2019	5/1/17			
<VACANT>	106	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
<VACANT>	107	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019				
<VACANT>	108	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019				
Martino, Mario	109	OO	0	380.00	400.00	0.00	0.00	400.00	2,645.93	200.00	10.00	11/1/2019	11/1/01			
<VACANT>	110	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019				
Moser, August	111	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	11/1/08			
<VACANT>	112	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
<VACANT>	113	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
<VACANT>	114	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019				
<VACANT>	115	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
<VACANT>	116	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019				
Barren, Bernard	117	OO	0	380.00	400.00	0.00	0.00	400.00	-375.00	200.00	10.00	11/1/2019	6/1/05		8/31/17	
<VACANT>	118	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
Martinez, Maragrite	119	OO	0	380.00	400.00	0.00	0.00	400.00	-4.08	200.00	10.00	11/1/2019	11/1/17			
<VACANT>	120	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
<VACANT>	121	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
Mader, Connie	122	OO	0	380.00	410.00	0.00	0.00	410.00	205.00	200.00	10.00	11/1/2019	10/1/04		8/31/17	
Swiderman Jr., W	123	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	11/1/08			
Vaughn (RA), Mary	124	OO	0	380.00	400.00	0.00	-58.70	341.30	0.00	200.00	10.00	11/1/2019	4/1/12			
Edwards, Lisa	125	OO	0	380.00	400.00	0.00	0.00	400.00	-90.35	200.00	10.00	11/1/2019	12/1/17			
Mangrum, Jay	126	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	6/1/14			
<VACANT>	127	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019				
<VACANT>	128	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019				
White, Steven and	129	OO	0	380.00	400.00	0.00	0.00	400.00	198.57	200.00	10.00	11/1/2019	10/1/15		8/31/17	
<VACANT>	130	Lot	0	380.00	400.00	380.00	0.00	400.00	256.90	200.00	10.00	11/1/2019	11/1/01		8/31/17	
Puleo, Dennis	131	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
<VACANT>	132	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019				
<VACANT>	133	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019				
Ruetling, Wreiland	134	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18	
<VACANT>	135	Lot	0	380.00	380.00	380.00	0.00	790.60	0.00	0.00	20.00	11/1/2019				
<VACANT>	136	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019				
Kiser, David	137	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	5/1/12		8/31/17	

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Tolbert, Howard	138	OO	0	380.00	400.00	0.00	0.00	400.00	-76.74	200.00	10.00	11/1/2019	2/1/09		
<VACANT>	139	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	141	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	142	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Lange, Gertrude	143	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	50.00	10.00	11/1/2019	7/1/01		
Wilke, Betty	144	OO	0	380.00	400.00	0.00	0.00	400.00	26.44	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	145	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019			
<VACANT>	146	COH	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	147	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Dubetz, Timothy	148	OO	0	380.00	400.00	0.00	0.00	400.00	107.93	200.00	10.00	11/1/2019	9/1/05		
Taylor, Karyn	149	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	12/1/04		
Nieswanger, Cont	150	OO	0	380.00	400.00	0.00	0.00	400.00	-0.75	200.00	10.00	11/1/2019	11/1/10		
DeForde, William	151	OO	0	380.00	400.00	0.00	0.00	400.00	-101.85	200.00	10.00	11/1/2019	5/1/07		
Wisniewski, Cecelie	152	OO	0	380.00	400.00	0.00	0.00	400.00	-2.00	200.00	10.00	11/1/2019	8/1/06		8/31/17
Manske, Tracene	153	OO	0	380.00	400.00	0.00	0.00	400.00	0.90	0.00	10.00	11/1/2019	10/1/19		
Montelone, Matthe	154	OO	0	380.00	400.00	0.00	0.00	400.00	-100.00	200.00	10.00	11/1/2019	9/1/11		
Montelone, Wendy	156	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Advertising, Lamar	1000	Retail	0	333.17	303.34	0.00	0.00	303.34	673.34	0.00	10.00	11/1/2019	7/1/01		8/31/16
Blum, Diane	A-1	OO	0	380.00	388.30	0.00	0.00	388.30	-388.30	200.00	10.00	11/1/2019	10/1/17		
Burton, Charles	A-2	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	5/1/20		8/31/17
Perry, Gay	A-3	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	6/1/13		
Jackson, Danielle	A-4	OO	0	380.00	400.00	0.00	0.00	400.00	103.98	200.00	10.00	11/1/2019	6/1/10		
Handlovics, Gerald	A-5	OO	0	380.00	400.00	0.00	0.00	400.00	-589.49	50.00	10.00	11/1/2019	7/1/01		
Rowe, John	A-6	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Moore, Deborah	A-8	OO	0	380.00	400.00	0.00	0.00	400.00	91.65	200.00	10.00	11/1/2019	6/1/06		8/31/17
Fedor, Joseph	A-9	OO	0	380.00	400.00	0.00	0.00	400.00	-85.63	200.00	10.00	11/1/2019	8/1/16		8/31/17
Adkins, Melvin	A-10	OO	0	380.00	400.00	0.00	0.00	400.00	316.54	200.00	10.00	11/1/2019	5/1/16		8/31/18
Chapman, Albert	B-9	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	7/1/07		
Foster, Russell	B-11	OO	0	380.00	400.00	0.00	0.00	400.00	251.99	200.00	10.00	11/1/2019	5/1/11		8/31/17
McFadden, Mark	B-13	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	10/1/04		
<VACANT>	B-15	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Marrate, Ruth	B-16	OO	0	380.00	400.00	0.00	0.00	400.00	25.00	200.00	10.00	11/1/2019	7/1/03		
<VACANT>	B-18	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	C-19	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
Krous, Robert	C-21	OO	0	380.00	400.00	0.00	0.00	400.00	52.72	200.00	10.00	11/1/2019	3/1/12		
<VACANT>	C-23	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Miller, Mariah	C-25	OO	0	380.00	400.00	0.00	0.00	400.00	205.26	200.00	10.00	11/1/2019	11/1/19		
Hogue, Miriam	D-28	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	11/1/09		
<VACANT>	D-30	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Moore, Richard	D-32	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	9/1/11		8/31/18
Thompson, Barry	D-34	OO	0	380.00	400.00	0.00	0.00	400.00	463.58	200.00	10.00	11/1/2019	10/1/14		
<VACANT>	E-36	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Lang III, Lawrence	E-37	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
<VACANT>	E-38	Abandoned	0	380.00	400.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Filtcraft, Michael	F-42	OO	0	380.00	400.00	0.00	0.00	400.00	90.00	200.00	10.00	11/1/2019	2/1/20		
Perzel, Jennifer	F-44	OO	0	380.00	400.00	0.00	0.00	400.00	111.77	200.00	10.00	11/1/2019	7/1/17		8/31/18

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	F-46	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	F-48	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	G-49	COH	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Liptay, Carl	G-50	OO	0	380.00	400.00	0.00	0.00	400.00	495.17	200.00	10.00	11/1/2019	8/1/11		
Mullins, Tabitha	G-51	OO	0	380.00	400.00	0.00	0.00	400.00	-0.95	0.00	10.00	11/1/2019	9/1/18		
<VACANT>	G-52	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	G-55	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	G-56	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Sabados, Thomas	G-57	OO	0	380.00	400.00	0.00	0.00	400.00	28.84	200.00	10.00	11/1/2019	3/1/06		
<VACANT>	H-58	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	H-59	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			8/31/17
McHue, Brian	H-60	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	9/1/16		
<VACANT>	H-62	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Romantic, Stephen	H-64	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	6/1/10		
<VACANT>	H-66	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Owens, Lisa	H-67	OO	0	380.00	400.00	0.00	0.00	400.00	-4.97	200.00	10.00	11/1/2019	4/1/18		
Vld, III, Charles	I-68	OO	0	380.00	400.00	0.00	0.00	400.00	2,163.19	200.00	10.00	11/1/2019	2/1/20	9/30/20	
<VACANT>	I-69	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-70	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-71	COH	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-72	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-73	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Zanney, Jeffrey	I-74	OO	0	380.00	400.00	0.00	0.00	400.00	168.12	200.00	10.00	11/1/2019	9/1/05		
Siamcik, Eugene	I-75	OO	0	380.00	400.00	0.00	0.00	400.00	551.01	50.00	10.00	11/1/2019	7/1/01		
Doody, Denise	J-76	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	0.00	10.00	11/1/2019	11/1/19		
<VACANT>	J-77	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	J-78	COH	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
Cook, Ed	J-79	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
Totals for Brook Park				0	42,533.17	43,721.64	19,000.00	-58.70	44,762.54	6,279.46	730.00				

Totals for Brook Park

Columbia Park

Banko, Lisa	1 Alice	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/20		
French, Charles	1 Ash	OO	0	475.20	510.20	0.00	9.00	519.20	-9.00	0.00	10.00	11/1/2019	7/1/01		
Healy, Marilyn	1 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
Nader, Fred	1 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/19		
<VACANT>	1 Chrry	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Robinson, Ruby	1 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/10		
Leiseberg, Dolores	1 Crppl	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/11		8/31/17
High, Twila	1 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/02		8/31/17
Treadway, Thomas	1 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Turos, Joseph	1 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Hanna, Robert	1 Fiddl	OO	0	541.20	576.20	0.00	9.00	585.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Dinger, Jean	1 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	1 Fndsp	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Smith, Theresa	1 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	200.00	10.00	11/1/2019	12/1/11		8/31/17
Rohr, Katherine	1 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Hartman, William	1 Hrmny	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/19		
<VACANT>	1 Hwfn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	1 Jesca	COH	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	1 Kmbyl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Vfdec, Raymond	1 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	20.00	200.00	10.00	11/1/2019	6/1/19		
Tokar, Deborah	1 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	-0.01	200.00	10.00	11/1/2019	4/1/12		
Schober, Lorene N	1 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.46	200.00	10.00	11/1/2019	10/1/18		
Holzheimer, Patrici	1 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/03		8/31/17
<VACANT>	1 Michl	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Lemke, Emma	1 Mpldr	OO	0	475.20	510.20	0.00	0.00	510.20	535.20	50.00	10.00	11/1/2019	7/1/01		
Rice, Doris	1 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Huffman, Loretta	1 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/09		8/31/17
Walker, Carole	1 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
<VACANT>	1 Parad	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	1 Peach	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Mills, Connie	1 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	586.20	200.00	10.00	11/1/2019	5/1/20		8/31/17
Dudas, Iris Ann	1 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/10		8/31/17
Deal, Susan	1 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/12		8/31/17
Ebel, Anne	1 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/02		8/31/17
Duché, Sharon	1 Short	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/06		8/31/17
Coburn, Charlotte	1 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/15		8/31/17
Abadie, Mary	1 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Roberts, Judy	1 Sympn	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Kurz, Leroy	1 Tympj	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/04		8/31/17
Rhnesmith, Jr, Herb	1 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	1,605.60	200.00	10.00	11/1/2019	10/1/07		
Gawronski, James	1 West	OO	0	475.20	510.20	0.00	0.00	510.20	4,850.35	200.00	10.00	11/1/2019	3/1/13		
Kramer, Leslie	1 Wnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/19		
<VACANT>	2 Alice	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Ballantyne, Mark	2 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/15		8/31/17
Smith, Lora	2 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	200.00	10.00	11/1/2019	6/1/19		
Kubit, Lynn	2 Blissm	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Foster, Michael	2 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/14		
Spagnola, Diane	2 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
<VACANT>	2 Chrry	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Miller, Charles	2 Cnct	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	10/1/11		
McKinnon (PR), Ka	2 Cnut	OO	0	541.20	560.20	0.00	-231.20	329.00	0.00	200.00	10.00	11/1/2019	8/1/17		
Kamola, Barbara	2 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Jeffrey, Kohler	2 Crppl	OO	0	490.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	8/1/20		
Farrell, Robert	2 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Disch, Michael	2 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Rowan, Judith	2 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/4/12		8/31/17
Kubec, Donald	2 Emrid	OO	0	541.20	576.20	0.00	0.00	576.20	22.29	200.00	10.00	11/1/2019	1/1/19		
Lehmann (RA), Ma	2 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	0.00	10.00	11/1/2019	7/1/01		8/31/17
Zisk, Carolyn	2 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/14		8/31/17
Fuentes, Laura	2 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	-0.01	200.00	10.00	11/1/2019	8/1/18		
Runyon, Arthur	2 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/09		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Sabot, Thomas	2 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Wagner, Margaret	2 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	50.00	200.00	10.00	11/1/2019	6/1/12		8/31/17
Meszaros, Michael	2 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	2/1/12		8/31/17
Crowl, Mary	2 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/11		8/31/17
Gasparro, Lawrenc	2 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Zuk, Lydia	2 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/18		
Polzin, Terence	2 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/20		
Jesser, Gary	2 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/12		8/31/17
Corrigan, Donald	2 Mrlct	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	2 Pagnl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	2 Parad	COH	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Greene, Karleen	2 Patln	OO	0	475.20	510.20	0.00	0.00	510.20	-0.25	200.00	10.00	11/1/2019	8/1/19		
Lunsford, Virginia	2 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.18	50.00	10.00	11/1/2019	7/1/01		8/31/17
Flanagan, Betty	2 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Warner, Ronald	2 Shbrt	OO	0	526.20	561.20	0.00	20.00	581.20	38.88	200.00	10.00	11/1/2019	9/1/16		8/31/17
Casey, William	2 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.71	200.00	10.00	11/1/2019	9/1/05		
Hylton (employee), 2 Sycmr	OO	OO	0	490.20	525.20	0.00	-525.20	0.00	0.00	0.00	10.00	11/1/2019	4/1/19		
Thoenes, Margare	2 SympH	OO	0	526.20	561.20	0.00	0.00	561.20	279.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Perhacs (PR), Man, 2 Trlww	OO	OO	0	485.20	520.20	0.00	-186.20	334.00	65.00	200.00	10.00	11/1/2019	12/1/17		
Chilton, Doreen	2 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Hlas, Wanda	2 Vpark	OO	0	475.20	510.20	0.00	0.00	510.20	1.77	50.00	10.00	11/1/2019	7/1/01		
Radney, Anne	2 West	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	2/1/05		8/31/17
Gennaro, Carolyn	2 Whut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/12		8/31/17
Tvrdik, Jerome	3 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	7/1/15		8/31/17
Durnwald (PR), De 3 Aura	OO	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Kelly, y	3 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/15		
Richards, Cheryl	3 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	5/1/13		
<VACANT>	3 Brkns	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
Meketa, Melvin	3 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/16		8/31/17
Grimm, Patricia	3 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/06		
Russo, Iva	3 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/19		
Soeder, Elisabeth	3 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Boscarello, Angela	3 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/01		
<VACANT>	3 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Boggs, Dennis	3 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/20		8/31/17
Pedley, Kenneth	3 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/10		8/31/17
Gajdos, Richard	3 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/13		8/31/17
Blair, Ethel	3 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	3 Flgrl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Smith, James	3 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	4/1/09		8/31/17
Cox (employee), Dr, 3 Grand	OO	OO	0	475.20	510.20	0.00	-510.20	0.00	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
Collins, Judy	3 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.02	200.00	10.00	11/1/2019	7/1/16		8/31/17
Knaak, Deborah	3 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	30.80	450.00	10.00	11/1/2019	7/1/18		
Van Meter, Gerald	3 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/17		8/31/17
Maynard, Sharon	3 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.20	200.00	10.00	11/1/2019	9/1/20		
Hooper, Melissa	3 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	4/1/20		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Miller, Lauren	3 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/15		
Thrasher, Lillian	3 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Ospichak, Richard	3 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	10/1/19		
Miller, Kathleen	3 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
McClelland, Richar	3 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	-0.80	50.00	10.00	11/1/2019	7/1/01		8/31/17
Powers, Kevin	3 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/17		
Coniglio, John	3 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.80	200.00	10.00	11/1/2019	7/1/11		
Pease, George	3 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	12/1/16		8/31/17
Watkins, Tonia	3 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	11/1/17		
<VACANT>	3 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Rachelson, David	3 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	24.60	200.00	10.00	11/1/2019	8/1/14		8/31/17
Armelli, Christine	3 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/10		8/31/17
Van Deusen, Denn	3 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	-0.50	100.00	10.00	11/1/2019	7/1/01		8/31/17
Carosella, Emma	3 Short	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	3 Sunrs	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Corrigan, Thomas	3 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	25.40	200.00	10.00	11/1/2019	5/1/16		8/31/17
Schulz, Carol Marie	3 SympH	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Baley-Preusutti, Dor	3 Trlwr	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	2/1/16		8/31/17
Pfaff, Georganne	3 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/02		8/31/17
<VACANT>	3 Vness	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Broestle, Teressia	3 West	OO	0	475.20	510.20	0.00	0.00	510.20	-4.61	200.00	10.00	11/1/2019	5/1/17		8/31/18
Akins Jr, (PR), Neil	3 Wnut	OO	0	541.20	560.20	0.00	-231.20	329.00	0.00	200.00	10.00	11/1/2019	1/1/17		8/31/18
Cocita, Thomas	4 Alice	OO	0	490.20	525.25	0.00	0.00	525.25	0.00	200.00	10.00	11/1/2019	10/1/12		
May (PR), Barbara	4 Ash	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
<VACANT>	4 Aura	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Herrmann, Carolyn	4 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
Kopko, Catherine	4 Blissm	OO	0	490.20	525.20	0.00	0.00	525.20	-16.84	50.00	10.00	11/1/2019	7/1/01		
Knudsen, Juanita	4 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	4 Chrch	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Moffat, Christopher	4 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	100.60	200.00	10.00	11/1/2019	7/1/19		8/31/17
Kullander, John	4 Cnrt	OO	0	526.20	561.20	0.00	0.00	561.20	-1.77	200.00	10.00	11/1/2019	10/1/14		8/31/17
Holmes, Kathleen	4 Cnut	OO	0	541.20	576.20	0.00	0.00	576.20	730.29	200.00	10.00	11/1/2019	12/1/14		8/31/17
Hulec, Jay	4 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/05		8/31/17
<VACANT>	4 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sweo, Elizabeth	4 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/18		
Castrucci, Frank	4 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-0.90	200.00	10.00	11/1/2019	7/1/20		
Weitzel, Timothy	4 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/06		8/31/17
Tomsick, Paula	4 Ermlid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/19		
Higgins (RA), Ivade	4 Festv	OO	0	485.20	520.20	0.00	-136.00	384.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Wallick, Robert	4 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
<VACANT>	4 Flgr	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ohler, Claudia	4 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	25.00	0.00	10.00	11/1/2019	11/1/19		
Smith, William	4 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-500.20	200.00	10.00	11/1/2019	8/1/15		
Demaline, William	4 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	-500.20	200.00	10.00	11/1/2019	7/1/12		8/31/17
Hauser, Karen	4 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	4 Hwfhv	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Bailey, Janet	4 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Miller, Owen	4 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/14		8/31/17
Shenal, Janet	4 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/18		
Hislop, Jr, John	4 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	3/1/18		
Roth, Suzanne	4 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	-1.58	0.00	10.00	11/1/2019	12/1/19		
Weaver, Helen	4 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	1/1/03	9/30/20	
Lilly, Kathleen	4 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/03		8/31/17
Hall, Clifford	4 Mrkct	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
Kirst, Rose	4 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Collier, Terrie	4 Pagnit	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/08		
Straubhaar (PR), Jr	4 Parad	OO	0	485.20	520.20	0.00	-176.20	344.00	-1.26	200.00	10.00	11/1/2019	6/1/16		8/31/17
Brooks, Cheri	4 Patln	OO	0	475.20	510.20	0.00	0.00	510.20	-8.72	200.00	10.00	11/1/2019	8/1/10		8/31/17
<VACANT>	4 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			8/31/17
Dewey, Rosetta	4 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.10	200.00	10.00	11/1/2019	11/1/06		
Lorello, Constance	4 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.20	200.00	10.00	11/1/2019	11/1/19		
<VACANT>	4 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sasala, Michael	4 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	20.00	200.00	10.00	11/1/2019	7/1/13		
Slovick (RA), Clara	4 Sunrs	OO	0	501.20	536.20	0.00	-55.35	480.85	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Haselden, Rodney	4 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-525.20	200.00	10.00	11/1/2019	5/1/16		8/31/17
Blahovec, Helen	4 SympH	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	4 TrlWv	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			8/31/17
Jones, Doris	4 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/16		
Schimmelman, Kar	4 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	-144.40	200.00	10.00	11/1/2019	6/1/19		8/31/18
Janovyak, Delores	4 Vpark	OO	0	475.20	510.20	0.00	0.00	510.20	-20.00	200.00	10.00	11/1/2019	2/1/17		8/31/17
Hartman, Ronald	4 West	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/05		8/31/17
sjd Enterprises, Inc	5	Retail	0	150.00	170.00	0.00	0.00	170.00	4,940.00	0.00	10.00	11/1/2019	12/1/02		8/31/06
LaBanc (PR), Holly	5 Ash	OO	0	475.20	510.20	0.00	-181.20	329.00	-329.00	200.00	10.00	11/1/2019	8/1/17		8/31/18
<VACANT>	5 Aura	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Herbruck, Victoria	5 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.81	200.00	10.00	11/1/2019	9/1/18		
<VACANT>	5 Birch	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Teitzlaff, John	5 Brkns	OO	0	501.20	536.20	0.00	0.00	536.20	0.40	200.00	10.00	11/1/2019	8/1/16		8/31/17
King, Barbara	5 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	5 Carri	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Crain, Dawn	5 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/10		8/31/17
Jones, Gladys	5 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/17		8/31/17
Merkle, Robert	5 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/06		8/31/17
<VACANT>	5 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Breneman, Janet	5 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
McCarthy, Karen	5 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	-566.20	200.00	10.00	11/1/2019	5/1/19		
<VACANT>	5 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Constable, Diane	5 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
Kinkopf, Gary	5 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.18	200.00	10.00	11/1/2019	3/1/07		8/31/17
<VACANT>	5 Fndsp	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Saunders, Linda	5 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-4.82	200.00	10.00	11/1/2019	7/1/16		8/31/17
Casino, Louise	5 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	-0.60	200.00	10.00	11/1/2019	8/1/16		8/31/17
Griffith, Edward	5 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	-10.00	200.00	10.00	11/1/2019	3/1/16		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Bamo, David	5 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/19		
Cerny, James	5 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/19		
Cipic, Edward	5 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.40	200.00	10.00	11/1/2019	2/1/14		8/31/17
Bentley, Joan	5 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/12		8/31/17
Griffin, Susan	5 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Damiano, Jim	5 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/09		8/31/17
Thomas, Mary A.	5 Mfct	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/04		8/31/17
McLaren, Elizabeth	5 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	181.14	200.00	10.00	11/1/2019	1/1/15		8/31/17
Kline, Bryon	5 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/08		8/31/17
Miller, James	5 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/15		
Henrich, Marguerit	5 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/06		8/31/17
Billingsley, Charles	5 Patln	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/09		8/31/17
Collins, James	5 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/18		
Karlak, Robert	5 Penwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/15		8/31/17
Laird, Mary	5 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	2/1/18		
Vidovic, Deborah	5 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/12	9/30/20	
Striffler, Jerry	5 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	14.90	200.00	10.00	11/1/2019	3/1/06		
Nunemaker, Cynthi	5 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	4/1/15		
Peters, Marie	5 Symp	OO	0	526.20	561.20	0.00	0.00	561.20	1.00	200.00	10.00	11/1/2019	6/1/20		
Roberts, Cynthia	5 Trlrv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	1/1/20		
Cajka, Joanne	5 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Handa (PR), Aretta	5 Vness	OO	0	475.20	510.20	0.00	-160.95	349.25	-359.25	200.00	10.00	11/1/2019	7/1/16		8/31/17
<VACANT>	5 West	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Brandt, Simon	5 Wnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/12		8/31/17
Todi, Maria	6 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kernan, Edward	6 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/20		
Fryberger, Donald	6 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	12/1/19		
<VACANT>	6 Carri	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gidzyn, James	6 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	10.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
Hearns, Shawn	6 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/16		8/31/17
Scharbach, Jeff	6 Cnrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Gance, Carolyn	6 Cnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/13		8/31/17
Podgorski, F. Darle	6 Crkr	OO	0	501.20	536.20	0.00	0.00	536.20	2.41	200.00	10.00	11/1/2019	1/1/05		8/31/17
<VACANT>	6 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Weidelling, Therese	6 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	-100.00	200.00	10.00	11/1/2019	12/1/15		8/31/17
<VACANT>	6 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Carr, David	6 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	200.00	10.00	11/1/2019	10/1/11		
Stech, Lillian R	6 Ermid	OO	0	541.20	576.20	0.00	9.00	585.20	0.00	200.00	10.00	11/1/2019	9/1/15		
<VACANT>	6 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Lang, Raymond	6 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	3/1/20		
Weidon (RA), Earl	6 Flgr	OO	0	475.20	510.20	0.00	-178.50	331.70	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	6 Fndsp	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Reichle (RA), Karei	6 Grand	OO	0	475.20	510.20	0.00	-100.80	409.40	0.00	100.00	10.00	11/1/2019	7/1/01		
Christofferson, Car	6 Grthv	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	9/1/19		
Dashiell, Dan	6 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	2.97	200.00	10.00	11/1/2019	10/1/18		
Romano, Mary Anr	6 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/05		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Peters, Mary	6 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Cox, James	6 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/17		
<VACANT>	6 Lees	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	6 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
George, Daniel	6 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	74.79	200.00	10.00	11/1/2019	1/1/18		
Yount, Virginia	6 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/09		8/31/17
<VACANT>	6 Pagnr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Flores, Donald	6 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	0.00	10.00	11/1/2019	12/1/19		
Nicholson, Denise	6 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/12		8/31/17
Kus, Sheila	6 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/13		
Malecki, Helen	6 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/09		
Atz, Marianne	6 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Baburek, James	6 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/15		8/31/17
Meier, Lorna	6 Short	OO	0	475.20	510.20	0.00	0.00	510.20	-470.20	200.00	10.00	11/1/2019	11/1/05		
Conley, Doris	6 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/12		
Lisy, Barbara	6 Sycnr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
Ramirez, George	6 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	6,457.75	200.00	10.00	11/1/2019	6/1/05		
Ressler, Lewis	6 Trlrv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	5/1/14		8/31/17
Jessie, Albie	6 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	2/1/12		8/31/17
Edmister, Clara	6 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Sullivan, Carol	6 Vpark	OO	0	475.20	510.20	0.00	9.00	519.20	-519.20	200.00	10.00	11/1/2019	9/1/19		
Genco, Joan	7 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	7 Aura	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sansbury, Thomas	7 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	-3.01	200.00	10.00	11/1/2019	8/1/08		8/31/17
Lipinski, John	7 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/10		
Cleveland, Nancy	7 Brkns	OO	0	501.20	536.20	0.00	0.00	536.20	26.33	0.00	10.00	11/1/2019	7/1/01		8/31/17
Sly, Steve	7 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/16		8/31/17
Henry (PR), Nancy	7 Carri	OO	0	475.20	510.20	0.00	-160.95	349.25	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Row, Darci	7 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	6.39	200.00	10.00	11/1/2019	2/1/20		
Murphy, Janice	7 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Siegel, Edward	7 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/19		
<VACANT>	7 Crppl	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hoffman, Diana	7 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
Shepard, Barbara	7 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/15		8/31/17
Bostnar, Emily	7 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/08		8/31/17
<VACANT>	7 Fiddl	OO	0	541.20	541.20	541.20	0.00	576.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	7 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	4/1/14		8/31/17
Campfield, Sheila	7 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/01		
Klecan, Wilma	7 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-27.07	50.00	10.00	11/1/2019	12/1/13		
Hadam, Michael	7 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Fein, Robert	7 Hwrhn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/01		
Vance, John	7 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	441.60	100.00	10.00	11/1/2019	11/1/15		8/31/17
Reinke, Wayne	7 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	51.20	200.00	10.00	11/1/2019	11/1/12		8/31/17
Jackam, Betty	7 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/14		
Brasdovich, Janice	7 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019			
<VACANT>	7 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Feifer, Rosemary	7 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	-536.80	200.00	10.00	11/1/2019	2/1/08		8/31/17
<VACANT>	7 Oak	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
Zaito, Kathleen	7 Ovrid	OO	0	490.20	525.20	0.00	20.00	545.20	90.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
<VACANT>	7 Pagnr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	7 Parad	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Uniack, Aimee	7 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/05		8/31/17
Welty, Patricia	7 Patln	OO	0	475.20	510.20	0.00	0.00	510.20	0.60	200.00	10.00	11/1/2019	8/1/10		8/31/17
Peabody, Jay	7 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	-510.00	200.00	10.00	11/1/2019	8/1/13		8/31/17
Block, Catherine	7 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.98	200.00	10.00	11/1/2019	5/1/14		8/31/17
Miller, Kimberly	7 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
Sutton, Julia	7 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	16.78	200.00	10.00	11/1/2019	5/1/20		8/31/17
Limpert, Phyllis	7 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/05		8/31/17
Kant, Frank	7 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Petrie, Nancy	7 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	5.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	7 Trlwr	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Hart, Thomas	7 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Yates, Robert	7 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01	9/30/20	8/31/17
<VACANT>	7 West	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Zolkowski (PR), R	7 Wnut	OO	0	541.20	576.20	0.00	-242.20	334.00	0.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
<VACANT>	8 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Knezevic, Maria	8 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	100.00	10.00	11/1/2019	7/1/01		8/31/17
McDonnell, Peter	8 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/04		8/31/18
Ladwig, Virginia	8 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/17		8/31/17
Wozniak, Stacy	8 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	-0.40	200.00	10.00	11/1/2019	12/1/15		8/31/17
Skeens, Martha	8 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/08		8/31/17
White, Tobin	8 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	-561.20	200.00	10.00	11/1/2019	10/1/15		8/31/17
Barto, Mary Beth	8 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/01		8/31/17
Lee, Michelle	8 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	20.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Dechant, Doris	8 Crppl	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/12		8/31/17
Barnes, Donald	8 Dogwd	OO	0	490.20	525.20	0.00	20.00	545.20	-20.00	200.00	10.00	11/1/2019	4/1/09		8/31/17
<VACANT>	8 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Andras, Mary	8 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	10.00	200.00	10.00	11/1/2019	8/1/19		8/31/17
Gale, James	8 Emrid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	8/1/20		8/31/17
<VACANT>	8 Festv	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Budzik, John	8 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/19		8/31/17
Focareto, Patrick	8 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/19		8/31/17
Bott, Henry	8 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	9/1/07		8/31/17
Paytosh, Dawn	8 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	260.88	200.00	10.00	11/1/2019	12/1/18		8/31/17
<VACANT>	8 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Drake, Beverly	8 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Erwine, Gloria	8 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/06		8/31/17
O'Neil, Margaret	8 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Layh, Sheryl	8 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	-536.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Gorsuch, Serafina	8 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Taseff (PR), Ky	8 Michl	OO	0	490.20	525.20	0.00	-196.20	329.00	0.09	200.00	10.00	11/1/2019	6/1/17		8/31/18
Stech, Daniel	8 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Angney, Patricia	8 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	0.00	10.00	11/1/2019	10/1/19		
Carte, Lucy	8 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	12/1/08		8/31/17
Burson, Mary Gail	8 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	0.00	10.00	11/1/2019	12/1/19		
<VACANT>	8 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Winans, William	8 Penwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/20		8/31/18
Gibbons-Woolfer, P 8 Piclo	OO	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Lenart (PR), Diane 8 Scnic	OO	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/17
Pleichner, John 8 Shbrt	OO	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/15		8/31/18
Roth, Mary Ann 8 Sycmr	OO	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/17		8/31/17
Tagliatferro, Donna 8 SympH	OO	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Bower, Kenneth 8 Trlww	OO	OO	0	485.20	520.20	0.00	0.00	520.20	1.40	200.00	10.00	11/1/2019	6/1/02		8/31/17
Brown, Richard 8 Tympi	OO	OO	0	541.20	576.20	0.00	15.00	591.20	0.00	200.00	10.00	11/1/2019	11/1/08		8/31/17
Berryman, James 8 Vness	OO	OO	0	475.20	510.20	0.00	30.00	540.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Whittaker, Justin 8 Vpark	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.03	200.00	10.00	11/1/2019	6/1/14		8/31/17
Kopchok Jr, Richa 9 Ash	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/13		8/31/17
Miller, Linda 9 Aura	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/12		8/31/17
Sensel, Lynne 9 Bgtwd	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.10	100.00	10.00	11/1/2019	7/1/01		8/31/17
Sutton, Donald 9 Birch	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	5/1/20		
<VACANT>	9 Brkns	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			8/31/17
Nowak, Alan 9 Carol	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.10	200.00	10.00	11/1/2019	5/1/10		8/31/17
Schmidt, Daniel 9 Carri	OO	OO	0	475.20	510.20	0.00	0.00	510.20	-500.20	200.00	10.00	11/1/2019	6/1/19		8/31/17
Neforos, James 9 Chrry	OO	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/06		8/31/17
Eppley, Arthur 9 Cnrt	OO	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/17		8/31/18
King, Betty 9 Crktr	OO	OO	0	501.20	536.20	0.00	0.00	536.20	-0.10	200.00	10.00	11/1/2019	6/1/08		
<VACANT>	9 Crpl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			8/31/17
Smith, Sandra 9 Dogwd	OO	OO	0	475.20	525.20	0.00	0.00	525.20	-525.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Fox, Wilma 9 Emrld	OO	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	8/1/20		
Renfro, Gail 9 Festv	OO	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Gribbeck, Linda 9 Fiddl	OO	OO	0	541.20	576.20	0.00	0.00	596.20	0.00	200.00	10.00	11/1/2019	3/1/16		8/31/17
Bercan, Rose 9 Flgr	OO	OO	0	475.20	510.20	0.00	20.00	510.20	25.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Nemec, Diana 9 Fndsp	OO	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/12		8/31/17
Tressa, Dennis 9 Grand	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/07		8/31/17
<VACANT>	9 Grhvn	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			8/31/17
Dubaniewicz, Henr 9 Harmy	OO	OO	0	526.20	561.20	0.00	0.00	561.20	8.80	200.00	10.00	11/1/2019	9/1/11		8/31/17
Dixon, Jack 9 Hwfn	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Heugel (RA), Patric 9 Jesca	OO	OO	0	526.20	561.20	0.00	-66.65	494.55	40.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Baxter, James 9 Kmblly	OO	OO	0	490.20	525.20	0.00	0.00	525.20	0.40	200.00	10.00	11/1/2019	4/1/13		8/31/17
Nichta, Diane 9 Lees	OO	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/18		8/31/17
Hamamey, David 9 Michl	OO	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/14		8/31/17
Rybak, Marliou 9 Mpidr	OO	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Neidlinger, Susan 9 Oak	OO	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/17		8/31/17
Schurr, Raymond 9 Ovrld	OO	OO	0	490.20	525.20	0.00	0.00	525.20	-2.40	100.00	10.00	11/1/2019	7/1/01		8/31/17
Duganier, Nicholas 9 Pagnr	OO	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/08		8/31/17
Meyer, Lynda 9 Parad	OO	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Cox, Wilma 9 Panwy	OO	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/18		
Telatco, Carolyn 9 Patln	OO	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	3/1/09		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	9 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Goebel, Carol	9 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	2/1/13		8/31/17
Patrick, Sheila	9 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.20	200.00	10.00	11/1/2019	8/1/19		
Lossman, Nancy	9 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	200.00	10.00	11/1/2019	8/1/18		
Norman, Patricia	9 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Pierson, Joseph	9 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/17		
Rhines, Deborah	9 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	10.00	200.00	10.00	11/1/2019	6/1/12		
Lenjer, Walter	9 SympH	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/18		
Limpert, Gloria	9 Trlhw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/01		8/31/17
Lewis, Richard	9 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/01		8/31/17
<VACANT>	9 West	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Massey, Theresa	10 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
<VACANT>	10 Aura	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Evancic, Susan	10 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/18		
Piazek, Edward	10 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	-0.05	200.00	10.00	11/1/2019	9/1/09		8/31/17
Tilman, Terry	10 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	-0.05	200.00	10.00	11/1/2019	10/1/12		
Horsfall, John	10 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/11		8/31/17
Walton, Lena	10 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	23.76	200.00	10.00	11/1/2019	10/1/12		8/31/17
Spicer, Gayle	10 Cnct	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/12		8/31/17
Hughes, William	10 CreeK	OO	0	526.20	561.20	0.00	0.00	561.20	-3.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Paradee, Dennis	10 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/19		
<VACANT>	10 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
McFarland, Sherry	10 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.40	200.00	10.00	11/1/2019	12/1/12		
Neubeck, Francine	10 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-0.30	200.00	10.00	11/1/2019	7/1/20		
Brown (RA), Gerak	10 Elm	OO	0	475.20	510.20	0.00	-153.75	356.45	0.00	200.00	10.00	11/1/2019	10/1/11		
Oschip, Andrew	10 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Brennan, David	10 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/12		
Gaughan, Josephir	10 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/03		
Hydock, Patricia	10 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	-19.60	200.00	10.00	11/1/2019	6/1/17		
<VACANT>	10 Fndsp	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	10 Grand	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	10 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Winowich, Claudia	10 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/10		8/31/17
<VACANT>	10 Hwrthn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Kives, Joseph	10 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/20		
O'Donnell, Albena	10 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	4/1/04		
<VACANT>	10 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Repasky, Alfred	10 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	2/1/09		
Kuebler, Stuart	10 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/06		
<VACANT>	10 Pagnr	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Rydzinski, Frank	10 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Yeo, Janet	10 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Brant, Henry	10 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.84	200.00	10.00	11/1/2019	10/1/11		8/31/17
Lowery, Tommy	10 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	-0.24	200.00	10.00	11/1/2019	12/1/16		8/31/18
Massicotte, Robert	10 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	25.99	200.00	10.00	11/1/2019	4/1/03		
<VACANT>	10 Shbrt	Abandoned	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Mary (RA), Harry	10 Sycmr	OO	0	490.20	525.20	0.00	-143.95	381.25	-1.51	50.00	10.00	11/1/2019	9/1/07		
Hoehn, Alberta	10 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	-566.20	200.00	10.00	11/1/2019	5/1/03		8/31/17
Nelson, Lenneth	10 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	9/1/11		8/31/17
Stann, Nancy	11 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	-0.18	200.00	10.00	11/1/2019	9/1/19		
Tressel, Sharon	11 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/09		8/31/17
Morgan, Margaret	11 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Fryberger, Mary	11 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	103.57	200.00	10.00	11/1/2019	5/1/13		
Earley, John	11 Blissm	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/11		
Spurrer, Alan	11 Brkns	OO	0	501.20	536.20	0.00	0.00	536.20	25.00	200.00	10.00	11/1/2019	9/1/04		8/31/17
<VACANT>	11 Carol	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Radva, Anita	11 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	200.00	200.00	10.00	11/1/2019	9/1/20		
Keiffer, Gregory	11 Chryr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/12		
Zawicki, Leon	11 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	-561.20	200.00	10.00	11/1/2019	11/1/12		8/31/17
Sprong, Linda	11 Crktr	OO	0	475.20	536.20	0.00	0.00	536.20	0.02	200.00	10.00	11/1/2019	7/1/14		8/31/17
<VACANT>	11 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Weiss, Mardell	11 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Kensick, Kenneth	11 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-505.10	10.00	10.00	11/1/2019	7/1/01		8/31/17
Oleniacz, John	11 Emrid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/10		8/31/17
<VACANT>	11 Festv	COH	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Davison, Avis	11 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Campbell, William	11 Figlr	OO	0	475.20	510.20	0.00	0.00	510.20	96.01	200.00	10.00	11/1/2019	9/1/11		
Capron, Stanley	11 Frndsp	OO	0	475.20	520.20	0.00	0.00	520.20	0.75	50.00	10.00	11/1/2019	7/1/01		
Hanson, Elizabeth	11 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	11 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Tekensky, Mary An	11 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	312.32	200.00	10.00	11/1/2019	10/1/17		
Wilmink, Charles	11 Hwrth	OO	0	475.20	510.20	0.00	0.00	510.20	7.31	200.00	10.00	11/1/2019	12/1/13		
Legat, Fern	11 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	-3.60	200.00	10.00	11/1/2019	3/1/17		8/31/18
Wyman, Daniel	11 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Henkel, Roberta	11 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/05		
Hopp, Carolyn	11 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Stacho, Sara	11 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/07		8/31/17
Feldt (PR), Anna	11 Pagnr	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Novich, Mary	11 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	-520.20	200.00	10.00	11/1/2019	1/1/19		
Abbott, Sandra	11 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
<VACANT>	11 Patln	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Wengstrom, Don	11 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Gerda, Estella	11 Penwk	OO	0	526.20	561.20	0.00	0.00	561.20	20.00	200.00	10.00	11/1/2019	12/1/06		8/31/17
Riley, Lillian Ruth	11 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/12		
Stuewe, Robert	11 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Cullen, Virginia	11 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/02		8/31/17
Roff, Joanna	11 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Bumbilis, Rhett	11 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
<VACANT>	11 Trviw	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Seman, Richard	11 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	2.00	200.00	10.00	11/1/2019	10/1/18		
Nichols, James	11 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/13		8/31/17
Hettinger, Raymond	11 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Horvath, Mary Ann	12 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Heger, Milo	12 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	91.80	200.00	10.00	11/1/2019	3/1/18		8/31/18
Boone, Susan	12 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	-0.24	100.00	10.00	11/1/2019	7/1/01		
Brigadier, Neil	12 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	4,617.12	200.00	10.00	11/1/2019	7/1/10		
Adams, Edward	12 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/10		
Kupchik, Jody	12 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Sturgeon, Thomas	12 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Myers, Russell	12 Creeek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	5/1/18		
Kaiser, Cynthia	12 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/17		
<VACANT>	12 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	10/1/11		8/31/17
MacLaren, Gary	12 Dogwd	OO	0	490.20	525.20	0.00	15.00	540.20	-9.80	200.00	10.00	11/1/2019			
<VACANT>	12 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Cooper, Sheila	12 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/16		8/31/17
Woodworth, Sandir	12 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	-5.26	200.00	10.00	11/1/2019	3/1/13	9/30/20	8/31/17
<VACANT>	12 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Veloski, Helene	12 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	12 Fligr	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gray, Shirley	12 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/17		8/31/18
Michailides, James	12 Grhvn	OO	0	475.20	510.20	0.00	15.00	525.20	15.00	200.00	10.00	11/1/2019	10/1/12		
Dudas, James	12 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/13		8/31/17
Rote, Edward	12 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/04		8/31/17
Smith, Ina	12 Lees	OO	0	501.20	536.20	0.00	15.00	551.20	0.00	200.00	10.00	11/1/2019	9/1/04		
<VACANT>	12 Michl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Schultz, Barbara	12 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Ferrito, Cheryl	12 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	-4.00	200.00	10.00	11/1/2019	12/1/10		
Dodson, Terry	12 Pagnt	OO	0	475.20	510.20	0.00	0.00	510.20	1.00	200.00	10.00	11/1/2019	2/1/17		8/31/18
Mowery (RA), Demr	12 Parad	OO	0	485.20	520.20	0.00	-57.00	463.20	3.00	200.00	10.00	11/1/2019	4/1/11	9/30/20	8/31/17
<VACANT>	12 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Balashak, Judy	12 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Hurguy, Margaret	12 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/05		
<VACANT>	12 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Zahorsky, Edward	12 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Sigley, Elizabeth	12 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/19		
<VACANT>	12 Symph	Abandoned	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			
Murphy, Jean	12 Tympl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/03		
<VACANT>	12 Vness	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sutton, James	12 Vpark	OO	0	490.20	525.20	0.00	0.00	525.20	24.50	200.00	10.00	11/1/2019	9/1/04		8/31/17
<VACANT>	13 Ash	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Maxwell, James	13 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/18		
Hahn, Richard	13 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Marks, Dianne	13 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
<VACANT>	13 Blssm	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Beecher, Nancy	13 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
McCray, Jr., Jeffrey	13 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	200.00	10.00	11/1/2019	7/1/20		
Mitchell (RA), Patrir	13 Chrry	OO	0	501.20	536.20	0.00	-67.20	469.00	-25.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
Gala, Karen	13 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/08		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	13 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	13 Elgin	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Plant, Jeffery	13 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.54	200.00	10.00	11/1/2019	6/1/13		
Bonnema, Cheryl	13 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	-0.10	200.00	10.00	11/1/2019	2/1/19		
Politi, Vladimir	13 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
Brooks, Chris	13 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/13		8/31/17
Judge, Nancy	13 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	5,827.64	200.00	10.00	11/1/2019	4/1/05		
Kortan, John	13 Hwrhn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/15		8/31/17
Cook, Larry	13 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/11		8/31/17
Valenta, Susan	13 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	12/1/19		
Hall, Gerald	13 Oak	OO	0	501.20	536.20	0.00	20.00	556.20	0.00	200.00	10.00	11/1/2019	5/1/07		
<VACANT>	13 Ovrid	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	13 Pagnl	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Strekey, Helen	13 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Glehn, Karen	13 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.20	200.00	10.00	11/1/2019	6/1/19		
Franz, Barbara	13 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	-4.00	200.00	10.00	11/1/2019	5/1/02		8/31/17
Bibb, Floyd	13 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	6/1/09		
Rogers, Elmer	13 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/06		8/31/17
Mandel, Robert	13 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	-5.40	200.00	10.00	11/1/2019	3/1/15		
<VACANT>	13 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ray, Patty	13 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	4.35	200.00	10.00	11/1/2019	11/1/12		8/31/17
<VACANT>	13 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Teklinsky, Francis	13 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/11		8/31/17
Pazderski, John	13 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	-0.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Stephens, Mary Ell	13 Trvlw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	11/1/02		8/31/17
Mazoh, Mary	13 Vnss	OO	0	475.20	510.20	0.00	0.00	510.20	45.66	200.00	10.00	11/1/2019	7/1/18		
Jones, Joni	13 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Schlosser, John	13 Wnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	6/1/18		
<VACANT>	14 Ash	Lot	0	475.20	475.20	475.20	0.00	494.95	0.00	0.00	10.00	11/1/2019			
McFadden, Diane	14 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	14 Carri	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Montague, Tara	14 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	9/1/17		
Klubert, Anita	14 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	-535.40	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kist, Mary "Marge"	14 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/13		8/31/17
Wunch, Fred	14 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	20.00	200.00	10.00	11/1/2019	5/1/04		
<VACANT>	14 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hydock (PR), Willie	14 Elm	OO	0	475.20	510.20	0.00	-160.95	349.25	349.25	200.00	10.00	11/1/2019	7/1/16		8/31/17
Pellegrino, Gail	14 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	-0.90	200.00	10.00	11/1/2019	10/1/16		8/31/18
Rafalski, Bridgette	14 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/20		
<VACANT>	14 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Pavlik-Fields, Lindé	14 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/09		8/31/17
Flowers, Mary	14 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/10		
<VACANT>	14 Hwrhn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Egan, William	14 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	5/1/18		
Perez, Sheryl	14 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	-535.20	200.00	10.00	11/1/2019	6/1/16		8/31/17
Squires, Elizabeth	14 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	14 Michl	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Brady (RA), Charle	14 Mpldr	OO	0	501.20	536.20	0.00	-95.73	440.47	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	14 Ovrid	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Klipatrick, Jeffrey	14 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	1/1/19		
Rohde, Earl	14 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	150.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
<VACANT>	14 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Lipfrd, Helen	14 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.06	200.00	10.00	11/1/2019	1/1/12		8/31/17
Ward, Dorothy	14 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Woloszyn, Michael	14 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	-61.20	200.00	10.00	11/1/2019	8/1/12		
Miller, Susan	14 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
<VACANT>	14 Sycmr	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Boyk, Martha	14 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.44	50.00	10.00	11/1/2019	7/1/01		8/31/17
Thomas, Tefla	14 Vpark	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	50.00	10.00	11/1/2019	7/1/01		
Shartzler, Charles	15 Ash	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/15		8/31/17
Ashie, Marilyn	15 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	-0.40	200.00	10.00	11/1/2019	9/1/12		8/31/17
Scharf, Jr, Walter	15 Bgthd	OO	0	475.20	510.20	0.00	0.00	510.20	-523.00	0.00	10.00	11/1/2019	11/1/19		
Hyatt Sr., Timothy	15 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
<VACANT>	15 Carol	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	15 Crippl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wiken, Cathy	15 Elgin	OO	0	475.20	510.20	0.00	9.00	519.20	0.00	200.00	10.00	11/1/2019	5/1/14		8/31/17
<VACANT>	15 Festv	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
McTaggart, Herber	15 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	110.17	200.00	10.00	11/1/2019	9/1/02		8/31/17
Schwede (RA), Els	15 Flgr	OO	0	475.20	510.20	0.00	-195.50	314.70	9.30	100.00	10.00	11/1/2019	7/1/01		
Mitchell, Robert	15 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/09		8/31/17
<VACANT>	15 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Taylor, Ellen	15 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Carriker, Darlene	15 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	12/1/18		
Thomas, Doris	15 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Butcher, Diana	15 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	73.04	0.00	10.00	11/1/2019	8/1/18		
Kish, Joyce	15 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	-19.80	200.00	10.00	11/1/2019	9/1/04		
Stein, Sarah	15 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/02		
<VACANT>	15 Patln	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	15 Peach	Lot	0	459.95	459.95	459.95	0.00	510.20	0.00	0.00	10.00	11/1/2019			
VanWinkle, Joanne	15 Penwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/17		8/31/17
Aust, Mary Lee	15 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	10/1/05		8/31/17
Montgomery (PR),	15 Scnic	OO	0	475.20	510.20	0.00	-160.95	349.25	0.05	200.00	10.00	11/1/2019	7/1/16		8/31/17
Lynn, Diana	15 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	5.00	200.00	10.00	11/1/2019	10/1/05		8/31/18
Hart, Diane	15 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	-520.20	0.00	10.00	11/1/2019	11/1/19		
Tatarowicz, Andree	15 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-525.20	200.00	10.00	11/1/2019	11/1/01		8/31/17
Ross, Daniel	15 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	13.00	200.00	10.00	11/1/2019	12/1/16		8/31/18
Friedel, Susan	15 Thrw	OO	0	485.20	520.20	0.00	0.00	520.20	-1.10	200.00	10.00	11/1/2019	7/1/13		
Calanog, Donna	15 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
Horstall, Shirley	16 Ash	OO	0	475.20	509.20	0.00	0.00	509.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Dudzinski, Adrienn	16 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/13		8/31/17
Schaefer, Ralph	16 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/15		8/31/17
Gendek, Alfred	16 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Kilbane, Edward	16 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	5/1/11		8/31/17
<VACANT>	16 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
McTigue, Catherine	16 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/13		
<VACANT>	16 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Pavelka (RA), Edit	16 Fiddl	OO	0	541.20	576.20	0.00	-216.15	360.05	385.05	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	16 Flgr	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Mersinas, Sandra	16 Grand	OO	0	475.20	510.20	475.20	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
<VACANT>	16 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Vedda (PR), Thom	16 Kmby	OO	0	490.20	525.20	0.00	-161.20	364.00	0.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
Hughes, Judith	16 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Gebbie, Charles	16 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Bergmann, Joan	16 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kilpatrick, Jeffrey	16 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/19		8/31/17
Patterson, Margare	16 Peach	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Cifranic (RA), Joan	16 Perwk	OO	0	526.20	561.20	0.00	-136.65	424.55	0.04	200.00	10.00	11/1/2019	9/1/04		8/31/17
Dalessandro, Sand	16 Piclo	OO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	2/1/20		8/31/17
<VACANT>	16 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gilles, Madelyn	16 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	0.00	10.00	11/1/2019	8/1/20		8/31/17
Yonke, Mark	16 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	384.40	50.00	10.00	11/1/2019	7/1/01		8/31/17
Nyerges, Robert	16 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/16		8/31/17
Shaffer, Robert	16 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	10.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Clark, Jason	17 Ash	OO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	3/1/20		8/31/17
<VACANT>	17 Bgtwd	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Christensen, Christ	17 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	10.00	200.00	10.00	11/1/2019	6/1/14		8/31/17
Barr (RA), Patricia	17 Carol	OO	0	475.20	510.20	0.00	-132.00	378.20	0.00	200.00	10.00	11/1/2019	5/1/05		8/31/17
Bommersbach, Der	17 Crppl	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/20		8/31/17
<VACANT>	17 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Matsako (PR), Elai	17 Festv	OO	0	485.20	520.20	0.00	-170.95	349.25	10.37	200.00	10.00	11/1/2019	7/1/16		8/31/17
Reckart, Jeri	17 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	12/1/16		8/31/18
<VACANT>	17 Flgr	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Pickering, Ralph	17 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	60.44	200.00	10.00	11/1/2019	1/1/13		8/31/18
<VACANT>	17 Grhvn	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	17 Kmby	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Hogan, Linda	17 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Dwyer, Patricia	17 Mpidr	OO	0	501.20	536.20	0.00	0.00	536.20	0.20	200.00	10.00	11/1/2019	2/1/20		8/31/18
Brunfield, James	17 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	12.00	200.00	10.00	11/1/2019	6/2/17		8/31/18
Eckart, Carol	17 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	-0.78	200.00	10.00	11/1/2019	1/1/06		8/31/18
Digney, Jacqueline	17 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/18		8/31/18
Ruda, Steve	17 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	83.22	200.00	10.00	11/1/2019	9/1/13		8/31/18
Harner, Paula	17 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	29.57	200.00	10.00	11/1/2019	12/1/14		8/31/18
Steeber, Judith	17 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	155.00	200.00	10.00	11/1/2019	5/1/17		8/31/18
<VACANT>	17 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Collins, Irene	17 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Fabian, John	17 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/13		8/31/18
Novak, Stan	17 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/18
O'Malley, Joyce	17 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	-0.08	0.00	10.00	11/1/2019	12/1/19		8/31/18

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Connor, Yvonne	17 Trlhw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/07		8/31/17
Zeeck, Betty	17 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/19		
Hromi, Ronald	17 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Wargo, Kim	18 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/19		
<VACANT>	18 Carri	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
DiPasquale, Laura	18 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	-0.49	200.00	10.00	11/1/2019	2/1/20		
Vacca, Margaret	18 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	18 Cripp	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Luzier, David	18 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/02		
Grauberger, Edwar	18 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Angus, Robert	18 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Berwald, Darlene	18 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	8/1/01		8/31/17
Miller, Barbara	18 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	528.10	200.00	10.00	11/1/2019	3/1/06		8/31/17
Love, Pamela	18 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-2.00	200.00	10.00	11/1/2019	3/1/18		8/31/17
Brown, Donald	18 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/07		
Jones, Karyn	18 Kmby	OO	0	490.20	525.20	0.00	0.00	525.20	-0.05	200.00	10.00	11/1/2019	10/1/04		
Jackson, Diane	18 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	1/1/12		8/31/17
<VACANT>	18 Michl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	18 Pagnt	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Marschall, Peggy	18 Peach	OO	0	501.20	536.20	0.00	0.00	536.20	-0.40	200.00	10.00	11/1/2019	7/1/07		8/31/17
Brant, Donna	18 Penwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	18 Piclo	Abandoned	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	18 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	10/1/14		
Jenkins, Barry	18 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	-0.40	200.00	10.00	11/1/2019			
<VACANT>	18 Sunrs	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sams (PR), Robert	18 Sycmr	OO	0	490.20	525.20	0.00	-196.20	329.00	-339.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Gannon, Harvey	18 Trlhw	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Tyler, John	18 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/02		8/31/17
<VACANT>	19 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Klinger (PR), Greg	19 Bgtwd	OO	0	475.20	510.20	0.00	0.00	329.00	0.00	200.00	10.00	11/1/2019	12/1/17		
Jennings, Donna	19 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
McMullen, David	19 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
<VACANT>	19 Cripp	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Docherty, John	19 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-41.07	200.00	10.00	11/1/2019	8/1/09		
Green, Susan	19 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.02	200.00	10.00	11/1/2019	4/1/06		8/31/17
Shannon, Monna	19 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Foster, Jill	19 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/19		
Fratiani, Dennis	19 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/16	9/30/20	8/31/17
Jones, Owen	19 Kmby	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Fabian, Martin	19 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/18		
Richlovsky, Theodc	19 Mplct	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	1/1/05		8/31/17
Rundle, Michael	19 Orgrv	OO	0	501.20	536.20	0.00	0.00	536.20	-1.00	200.00	10.00	11/1/2019	4/1/12		
Castanaras, Patrici	19 Pagnt	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	5/1/19		
Early, Raymond	19 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/17		
Mraz, Deborah	19 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Gilbert, Janice	19 Patin	OO	0	485.20	520.20	0.00	0.00	520.20	-0.20	200.00	10.00	11/1/2019	4/1/18		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Savage, John	19 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Lasley, James	19 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	35.00	200.00	10.00	11/1/2019	9/1/02		8/31/17
Chadock (RA), Joa	19 Scnic	OO	0	475.20	510.20	0.00	-83.60	426.60	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Kiessling, Ronald	19 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Hanosky, William	19 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Nester, John	19 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Viscomi, Georgiam	19 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	24.99	200.00	10.00	11/1/2019	8/1/11		8/31/17
Mastro, Vincent	19 Trlvr	OO	0	490.20	525.20	0.00	0.00	525.20	56.32	100.00	10.00	11/1/2019	7/1/01		8/31/17
Rudd, Geraldine	19 Vnss	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Adams, William	19 West	OO	0	501.20	536.20	0.00	0.00	536.20	-536.20	200.00	10.00	11/1/2019	9/1/20		8/31/17
<VACANT>	20 Carri	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Graven, Richard	20 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Genovese, Anthony	20 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	-1.10	200.00	10.00	11/1/2019	3/1/07		8/31/17
Kohler (employee)	20 Crppl	OO	0	475.20	510.20	0.00	-510.20	0.00	0.00	0.00	10.00	11/1/2019	4/1/18		
Daugenti, Carolyn	20 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/19		
Reali, Joseph	20 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Birt, Brian	20 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.20	200.00	10.00	11/1/2019	9/1/13		
Dalton, Neal	20 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/03		8/31/17
Fisher, Karl	20 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	5.90	200.00	10.00	11/1/2019	11/1/18		
Back, Christine	20 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
<VACANT>	20 Grhvn	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Berry, William	20 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/10		8/31/17
Burner, Monica	20 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	96.07	200.00	10.00	11/1/2019	3/1/18		8/31/18
<VACANT>	20 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Crago, John	20 Mplct	OO	0	501.20	536.20	0.00	0.00	536.20	-0.30	200.00	10.00	11/1/2019	2/1/15		8/31/17
Johnson, Judith	20 Parvw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Fink, Carol	20 Peach	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Papash, Jeanette	20 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Lawer, Helen	20 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
Rogers, Mark	20 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/14		8/31/17
Segar (PR), Philip	20 Sycmr	OO	0	490.20	525.20	0.00	-196.20	329.00	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Bowman Jr., Jerry	20 Vnss	OO	0	475.20	510.20	0.00	0.00	510.20	-4.55	200.00	10.00	11/1/2019	6/1/17		8/31/18
<VACANT>	21 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wendt, Daniel	21 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	1/1/11		8/31/17
Conti, Elaine	21 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/20		
<VACANT>	21 Carol	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hreha, Robert	21 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
Lightner (PR), Ann	21 Flgr	OO	0	475.20	510.20	0.00	-176.20	334.00	10.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
May (RA), Carolyn	21 Grand	OO	0	475.20	510.20	0.00	-115.75	394.45	0.00	200.00	10.00	11/1/2019	5/1/10		8/31/17
<VACANT>	21 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Angle, Claude	21 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	-3.57	0.00	10.00	11/1/2019	11/1/19		8/31/17
Smith, Steven	21 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Haby, Marie	21 Orgrv	OO	0	501.20	536.20	0.00	0.00	536.20	-1.35	50.00	10.00	11/1/2019	7/1/01		
Short, Robert	21 Pagnt	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	4/1/06		8/31/17
<VACANT>	21 Paray	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
French, David	21 Paray	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/05		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	21 Patin	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Palmer, Charles	21 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Kovach, Christine	21 Snic	OO	0	475.20	510.20	0.00	0.00	510.20	-49.26	200.00	10.00	11/1/2019	7/1/15		
<VACANT>	21 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hope, James	21 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	1/1/12		8/31/17
Noble, Nancy	21 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	1/1/09		8/31/17
Gadt, Robert	21 Thrw	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/13		8/31/17
Richards, Leola	21 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Nagei, Robert	21 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	12/1/18		
<VACANT>	22 Ash	Lot	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
Key, Richard C	22 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/01		8/31/17
Buttner, Daniel	22 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	8/1/13		
Prischak, Michael	22 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	0.00	10.00	11/1/2019	10/1/18		
Randall, Robert	22 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/04		
<VACANT>	22 Elm	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ferrenchak, Cynthia	22 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.20	0.00	10.00	11/1/2019	6/1/20		
Hand, Lora	22 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/20		
Lunsford (PR), Joa	22 Grand	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Ailee, Judy	22 Kmby	OO	0	490.20	525.20	0.00	0.00	525.20	5.20	200.00	10.00	11/1/2019	10/1/09		
Vokaty, Shirley	22 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	22 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Lewis, Mark	22 Mplct	OO	0	541.20	536.20	0.00	0.00	536.20	9.45	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kuzman, Marie	22 Parw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Juba, Marjorie	22 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/17		8/31/18
Hylton, Douglas	22 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/15		8/31/17
Pugliese, Gilbert	22 Snic	OO	0	475.20	510.20	0.00	0.00	510.20	48.82	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	22 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Warner, Charles	22 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-4.61	200.00	10.00	11/1/2019	8/1/17		8/31/18
<VACANT>	22 Vness	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	23 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Kaptain, Kathleen	23 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	-0.40	200.00	10.00	11/1/2019	12/1/18		
Howe, Dale	23 Brkns	OO	0	475.20	510.20	0.00	20.00	530.20	0.00	200.00	10.00	11/1/2019	6/1/15		8/31/17
DeRyke, Mary	23 Carol	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	1/1/18		
Doksa (PR), Mary	23 Elgin	OO	0	475.20	510.20	0.00	-181.20	329.00	-299.00	200.00	10.00	11/1/2019	8/1/17		8/31/18
Welky, Susan	23 Flgir	OO	0	475.20	494.95	0.00	0.00	494.95	-0.05	200.00	10.00	11/1/2019	5/1/17		8/31/17
Pelleau, Georgia	23 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Smith, William	23 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	-0.40	200.00	10.00	11/1/2019	2/1/04		
Frankenfield, Roy	23 Kmby	OO	0	490.20	525.20	0.00	0.00	525.20	21.50	200.00	10.00	11/1/2019	1/1/06		8/31/17
Pickwick, Rachelle	23 Lees	OO	0	490.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	1/1/20		
Sussmann, James	23 Pagnt	OO	0	475.20	510.20	0.00	0.00	510.20	-1.80	200.00	10.00	11/1/2019	5/1/11		8/31/17
<VACANT>	23 Parad	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Cottom, Debbie	23 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/01		
Leibitzki, Doris	23 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	12/1/12		8/31/17
Mattison, Elbert	23 Snic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
<VACANT>	23 Sunrs	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hite, Margie	23 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Puscher, Cheryl	23 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/11		8/31/17
Popovich, Carol	23 Trlhw	OO	0	490.20	525.20	0.00	0.00	525.20	2.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Graves (RA), Dora	23 Vness	OO	0	501.20	536.20	0.00	-133.65	402.55	-402.55	200.00	10.00	11/1/2019	11/1/07		
Keller (RA), Joyce	23 West	OO	0	501.20	536.20	0.00	-57.00	479.20	0.00	200.00	10.00	11/1/2019	8/1/11		
<VACANT>	24 Ash	Lot	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
O'Brien, Mary Beth	24 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	550.20	50.00	10.00	11/1/2019	7/1/01		
Mueller, William	24 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	8/1/15		8/31/17
Piorowski, Antoine	24 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Germana, Barbara	24 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
<VACANT>	24 Fligr	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wilke, Robert	24 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Vazquez, Victor	24 Kmbyl	OO	0	490.20	525.20	0.00	15.00	540.20	409.54	200.00	10.00	11/1/2019	5/1/17		8/31/18
Hall, Dorothy	24 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	8/1/03		8/31/17
<VACANT>	24 Parvw	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Malek, Daniel	24 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/06		8/31/17
Scholl, Joyce	24 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	23.62	200.00	10.00	11/1/2019	12/1/07		8/31/17
<VACANT>	24 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ali (PR), Dorothy	24 Sunrs	OO	0	475.20	510.20	0.00	-160.95	349.25	349.25	200.00	10.00	11/1/2019	7/1/16		8/31/17
Premura (RA), Josr	24 Sycmr	OO	0	490.20	525.20	0.00	-163.95	361.25	0.00	200.00	10.00	11/1/2019	9/1/06		
Scott, Sandra	24 Trlhw	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/09		8/31/17
<VACANT>	24 Vness	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Ash	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Goodman, Marie	25 Bgtrwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	0.00	10.00	11/1/2019	7/1/20		
<VACANT>	25 Brkns	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Jarvis, Denise	25 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/19		8/31/17
Bogar, Catherine	25 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	25 Kmbyl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Lees	Lot	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Parwy	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Badovick, Nicholas	25 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/06		
Moell, Richard	25 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/10		
<VACANT>	25 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Laughlin, Lawrence	25 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-0.50	200.00	10.00	11/1/2019	8/1/10		8/31/17
Cavanaugh, Rober	25 Trlhw	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Metz, Ralph	26 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	-0.01	200.00	10.00	11/1/2019	9/1/20		
English, Michael	26 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/18		
Ignath, James	26 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Trew, Luise	26 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/20		
<VACANT>	26 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	26 Kmbyl	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Biddulph, Fred	26 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
<VACANT>	26 Michl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	26 Parvw	COH	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Causey, Cynthia	26 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	5/1/19		
Jadick (PR), Andre	26 Scnic	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Zmij (PR), Sharon	26 Sycmr	OO	0	490.20	525.20	0.00	-175.95	349.25	-1,910.19	200.00	10.00	11/1/2019	8/1/16		8/31/17
Reimer, Nadene	26 Trlhw	OO	0	490.20	525.20	0.00	0.00	525.20	10.00	0.00	10.00	11/1/2019	7/1/01		8/31/17
Kiessling, Charles	26 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	27 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Rizzo, Lori	27 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/11		
Hilger, Dawn	27 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/12		8/31/17
Martof (RA), Ted	27 Flgr	OO	0	475.20	510.20	0.00	-91.75	418.45	0.00	200.00	10.00	11/1/2019	3/1/09		8/31/17
Stone, Sandra	27 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Plum, Beverly	27 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	1/1/04		8/31/17
Von Duhn, Kathlee	27 Kmbly	OO	0	490.20	525.20	0.00	0.00	525.20	15.70	200.00	10.00	11/1/2019	1/1/17		8/31/18
Tassie, Eileen	27 Lees	OO	0	501.20	536.20	0.00	9.00	545.20	0.00	200.00	10.00	11/1/2019	8/1/04		
<VACANT>	27 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Kalista, Anita	27 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Wiencek, James	27 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/13		
Lowery, Betty	27 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	-9.90	200.00	10.00	11/1/2019	6/1/18		
Taylor, Mary	27 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	95.80	200.00	10.00	11/1/2019	8/1/14		8/31/17
Roth, Jane	28 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/03		8/31/17
Thrun, Barbara	28 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/13		
Depenbrok, Edwin	28 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	1/1/09		8/31/17
O'Reilly, Myles	28 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	28 Flgr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	28 Kmbly	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Hauserman, David	28 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	3/1/20		
Steiner, Karen	28 Parvw	OO	0	485.20	520.20	0.00	15.00	535.20	0.00	200.00	10.00	11/1/2019	11/1/13		8/31/17
Koester, Kristine	28 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	10.00	200.00	10.00	11/1/2019	1/1/14		
Graf, Roberta	28 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
<VACANT>	28 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Locascio, Peter	28 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	39.16	200.00	10.00	11/1/2019	8/1/15		8/31/17
Meacher, Sandra	28 Trlhw	OO	0	490.20	525.20	0.00	20.00	545.20	-20.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Wolfe, Frederick	28 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/06		8/31/17
<VACANT>	29 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gilbert, Antone	29 Brkns	OO	0	475.20	510.20	0.00	45.00	555.20	20.80	200.00	10.00	11/1/2019	10/1/12		
Jablonski, Edward	29 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/02		8/31/17
<VACANT>	29 Flgr	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	29 Grand	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Papaleo, Sandra	29 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/18		
<VACANT>	29 Kmbly	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Smith, Janet	29 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	-536.20	0.00	10.00	11/1/2019	8/1/19		
Poling, Barbara	29 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	450.00	10.00	11/1/2019	7/1/18		
Bottomlee, Theres	29 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/07		8/31/18
Eimer, Barbara	29 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/17		
Neurohr, Joan	29 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Markle, William	30 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/09		
Machand, Jack	30 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/19		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Clark, Joan	30 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	545.20	200.00	10.00	11/1/2019	11/1/10		8/31/17
Brewer, Don	30 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	5/1/20		
Jones, Diane	30 Kimby	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/14		
Hoehn-Koip, Jillian	30 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/12		8/31/17
Konesky (RA), Janv	30 Parvw	OO	0	485.20	520.20	0.00	-172.00	348.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	30 Parwy	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ertmann, Sharon	30 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/10		
Donsante, Susan	30 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/15		8/31/17
Basar, Christine	30 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	2/1/20		
<VACANT>	30 Sycmr	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Greer, William	30 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Szabo, Juliann	31 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	4/1/11		
Kessie, Lawrence	31 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
<VACANT>	31 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Edgehouse, Jane	31 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/12		
Sutton, Peggy	31 Kmby	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/13		
Gartin, Lois	31 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
<VACANT>	31 Pathn	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Klass, Edward	31 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	2/1/20		8/31/17
Colombaro (RA), A	31 Scnic	OO	0	475.20	510.20	0.00	-82.45	427.75	0.00	200.00	10.00	11/1/2019	7/1/10		8/31/18
Boksner (PR), Sofir	31 Sycmr	OO	0	490.20	525.20	0.00	-186.20	339.00	-0.60	200.00	10.00	11/1/2019	9/1/17		8/31/17
Nussbaum, Rita	32 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	8/1/15		8/31/17
Jirgens, Susan	32 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/10		
Fischbach, Cynthia	32 Festv	OO	0	475.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Jevnikar, Charlette	32 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	7/1/01		
<VACANT>	32 Kmby	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Rosell, Theodore	32 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	-0.90	200.00	10.00	11/1/2019	10/1/01		8/31/17
<VACANT>	32 Parvw	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Politi, Deborah	32 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/10		8/31/17
<VACANT>	32 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Urban, Dorothy	32 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	33 Brkns	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Molek, Leo	33 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
Knick, Michael	33 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/12		
Kaczmarczyk, Shirl	33 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/13		8/31/17
<VACANT>	33 Kmby	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	33 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	33 Patin	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Beam, Frances	33 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Vroli, Cherie	33 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	525.20	200.00	10.00	11/1/2019	3/1/19		8/31/17
Wallen, Adelle	34 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Fetzer, Joyce	34 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	3/1/05		
Purcell, Kelly	34 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	112.29	200.00	10.00	11/1/2019	10/1/17		
DuBetz, Doris	34 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Roberts, Darby	34 Panwy	OO	0	475.20	510.20	0.00	0.00	510.20	309.92	200.00	10.00	11/1/2019	4/1/16		8/31/17
Graf, Patricia	34 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/10		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Lloyd, Betty	34 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	35.00	50.00	10.00	11/1/2019	7/1/01		
Smolen, Walter	35 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	50.00	10.00	11/1/2019	7/1/01		
Babbitt, David	35 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-39.80	200.00	10.00	11/1/2019	7/1/12		8/31/17
Bartholomew, Kenr	35 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/14		8/31/17
Dickey (PR), Patric	35 Panwy	OO	0	490.20	525.20	0.00	-191.20	334.00	-64.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
Forsmark, Diane	35 Patin	OO	0	485.20	520.20	0.00	20.00	540.20	0.00	200.00	10.00	11/1/2019	8/1/14		8/31/17
Kives, Ilse	35 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	35 Sycmr	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	36 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Estman, Karl	36 Lees	OO	0	501.20	536.20	0.00	20.00	556.20	-0.02	200.00	10.00	11/1/2019	3/1/18		
Ferenz, Michael	36 Panwy	OO	0	475.20	510.20	0.00	0.00	510.20	1.61	200.00	10.00	11/1/2019	12/1/09		
Ryan, Charles	36 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/14		
Hornack (PR), Virg	36 Sycmr	OO	0	490.20	525.20	0.00	-175.95	349.25	20.94	200.00	10.00	11/1/2019	7/1/16		8/31/17
Putt, Norman	37 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/08		
<VACANT>	37 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Raak (PR), Robert	37 Kmblly	OO	0	490.20	525.20	0.00	-175.95	349.25	3,631.08	200.00	10.00	11/1/2019	7/1/16		8/31/17
Rudnickas, Linda	37 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	37 Patin	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Costanzo, Marlene	37 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/10		
Whitcotton, Pame	37 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/08		
Danz, Dennis	38 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	5/1/18		
Norton, Dale	38 Panwy	OO	0	475.20	510.20	0.00	0.00	510.20	-514.09	200.00	10.00	11/1/2019	9/1/13		8/31/17
Connelly, Patricia	38 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	10.36	200.00	10.00	11/1/2019	8/1/11		8/31/17
Anderson, Clinton	38 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/07		
<VACANT>	39 Kmblly	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Parker, Shawn	39 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/06		8/31/17
Butler, Lucille	39 Patin	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Sternad, Gerald	39 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	632.20	100.00	10.00	11/1/2019	7/1/01		8/31/17
Svetz, Antoinette	39 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Nacarato, Diana	40 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	81.50	200.00	10.00	11/1/2019	1/1/18		
Magrey, Mary Jo	40 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/20		
Rivera, Susan	40 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/13		
Gunter, Barbara	41 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	48.96	200.00	10.00	11/1/2019	8/1/10		8/31/17
Teske, Arthur	41 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/03		
<VACANT>	41 Patin	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Lane, Charles	41 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	79.56	200.00	10.00	11/1/2019	9/1/16		8/31/17
Bittner, Thomas	41 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	42 Fligr	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Anderson (PR), Lin	42 Panwy	OO	0	475.20	510.20	0.00	-181.20	329.00	-321.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Saizgeber, Barbaræ	42 Penwk	OO	0	541.20	576.20	0.00	-5.00	571.20	-15.00	200.00	10.00	11/1/2019	5/1/15		8/31/17
Locksey, Alan	42 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-1.10	200.00	10.00	11/1/2019	9/1/11		8/31/17
Merrell, Patricia	43 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	7/1/12		8/31/17
Campbell, Catherin	43 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	9.39	200.00	10.00	11/1/2019	12/1/15		8/31/17
<VACANT>	43 Sycmr	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	44 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wood (RA), Edith	44 Panwy	OO	0	475.20	510.20	0.00	-26.40	483.80	0.00	200.00	10.00	11/1/2019	5/1/07		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Roberts, Elizabeth	44 Penwk	OO	0	541.20	576.20	0.00	9.00	565.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
<VACANT>	44 Sycmr	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Choby, Rosemary	45 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
May, Andrea	45 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
<VACANT>	45 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Field, Mitchell	45 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
Burke, Robert	45 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/05		8/31/17
Dillenbeck, Nancy	45 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	7/1/14		
Zond, Russell	46 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/10		8/31/17
<VACANT>	46 Parwy	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Rienerth, Louis	46 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Ezolt, Glenn	46 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/12		8/31/17
Ouellette, Dale	47 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/13		
<VACANT>	47 Flgr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Cival, Timothy	47 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/13		8/31/17
Jorgensen, Gale	47 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	9/1/17		8/31/17
Seidowsky, Karl	47 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.20	200.00	10.00	11/1/2019	5/1/06		8/31/17
Loomis, Patrice	47 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/17
Welke, Vivian	48 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Tillman, Randolph	48 Parwy	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/12		8/31/17
Kwiatkowski, Gilbei	48 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/13		8/31/17
<VACANT>	49 Brkns	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	49 Flgr	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	49 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Carnell, Clarence	49 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	-10.02	200.00	10.00	11/1/2019	10/1/15		8/31/17
Grabowski, Kennet	49 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.50	0.00	10.00	11/1/2019	11/1/18		8/31/17
Long, Marilyn	49 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Cunningham, Jane	50 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/12		8/31/17
MacPherson, Barb	50 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Galardi, Darryl	51 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	-3.20	200.00	10.00	11/1/2019	9/1/17		10/18/18
Strieter, Beverly	51 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/08		8/31/17
Long-Orr, Geraldin	51 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	-0.05	450.00	10.00	11/1/2019	8/1/18		8/31/17
Krokey, Jon	51 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	5/1/13		8/31/17
Edmonds, Joel	51 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/15		8/31/17
Piwinski, Linda	51 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	5.40	200.00	10.00	11/1/2019	1/1/18		8/31/17
Daughtery, John	52 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	10/1/18		8/31/17
Barr, Robert	52 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/17		8/31/17
Moncheck, Richard	53 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Shaw, Heather	53 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	41.19	200.00	10.00	11/1/2019	9/1/17		8/31/17
<VACANT>	53 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Ulker (PR), Sallih	53 Patln	OO	0	485.20	520.20	0.00	-191.20	329.00	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/17
Vance, Ruby	53 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.90	200.00	10.00	11/1/2019	8/1/10		8/31/17
<VACANT>	53 Sycmr	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Cole, Daniel	54 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	-10.00	200.00	10.00	11/1/2019	5/1/18		8/31/17
Vertal, Marilyn	54 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
<VACANT>	55 Flgr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	55 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Arnold, John	55 Patin	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	2/1/10		8/31/17
Patrick, Kathleen	55 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	59.08	200.00	10.00	11/1/2019	6/1/14		8/31/17
Gerus, Wendy	56 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	15.00	200.00	10.00	11/1/2019	5/1/19		
Buescher, Urban	56 Parwk	OO	0	541.20	576.20	0.00	20.00	596.20	0.00	200.00	10.00	11/1/2019	12/1/13		8/31/17
<VACANT>	57 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Milano, Carmelo	57 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/14		8/31/17
Keillums, Kathaleer	57 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Burke, Cheri	58 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	90.00	200.00	10.00	11/1/2019	10/1/12		
Oberg, David	58 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Penney, Joan	59 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	1.80	200.00	10.00	11/1/2019	10/1/17		
Szweda (PR), Dale	59 Fligr	OO	0	475.20	510.20	0.00	-176.20	334.00	72.99	200.00	10.00	11/1/2019	9/1/16		8/31/17
Price, Paula	59 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/07		8/31/17
Archer, Jennie	59 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	-1.00	50.00	10.00	11/1/2019	7/1/01		
Brewer, Nicole	60 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/19		
<VACANT>	61 Brkns	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Kancier, Dale	61 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/18		8/31/18
Halliwill, Eugene	61 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.05	200.00	10.00	11/1/2019	9/1/17		8/31/17
Rechner, James	62 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	200.00	10.00	11/1/2019	11/1/04		8/31/17
<VACANT>	63 Brkns	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
McMahon, Rita	63 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	300.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
McMillin, Mary	63 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.20	200.00	10.00	11/1/2019	4/1/11		8/31/17
Roether, Deloris	64 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.03	200.00	10.00	11/1/2019	7/1/13		8/31/17
Rodeback, Janet	65 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Mayer, Sybil	65 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	536.20	50.00	10.00	11/1/2019	7/1/01		8/31/18
Deyling, Dianna	65 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/17
Kosakowski, Judy	66 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/11		8/31/17
Mariner, Neil	67 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
Crozier, Carol	67 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01	9/30/20	8/31/17
Dorrictot, David	67 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
Love, John	68 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/19		
Thompson, Kristine	69 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	4/1/20		8/31/17
Brewer, Patricia	69 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	200.00	10.00	11/1/2019	9/1/05		
Emerick, Robert	70 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/29/17		8/31/17
Connely, Mary Jo	71 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/20		8/31/17
Grant, Cynthia	71 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/04		
McCready, Anna	72 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/12		8/31/17
Sordi, Victor	73 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	-561.20	200.00	10.00	11/1/2019	10/1/05		
Stiegelmeier, Mary	73 Parwk	OO	0	541.20	576.20	0.00	9.00	585.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Mihalik, Linda	74 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Crozier, Richard	75 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Zink, Barbara	75 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Crespo, Linda	76 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Hillenbrand, Nancy	77 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	-7.06	200.00	10.00	11/1/2019	4/1/08		8/31/17
Eberhardt, Bridget	77 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/14		
Logue, Doris	78 Parwk	OO	0	541.20	576.20	0.00	0.00	576.20	20.93	200.00	10.00	11/1/2019	10/1/17		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Grogan, Michael	79 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/06		8/31/17
Kuehn, Theresa	79 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/17		
Fortuna, Thomas	80 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	11/1/19		
<VACANT>	81 Parwy	Abandoned	0	501.20	501.20	501.20	0.00	576.20	0.00	0.00	10.00	11/1/2019			
Kolus, Gordon	81 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/17		
Wilson, Madelyn	82 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Venacro, Mary	83 Parwy	OO	0	541.20	536.20	0.00	0.00	536.20	561.20	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	83 Parwy	Abandoned	0	541.20	541.20	541.20	0.00	576.20	0.00	0.00	10.00	11/1/2019			
Bohwell, Roberta	84 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Stephenson, Chery	85 Parwy	OO	0	501.20	536.20	0.00	29.00	565.20	-4.16	0.00	10.00	11/1/2019	6/1/17		8/31/18
Ciannilli, Thomas	85 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Kalchert, James	86 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	10/1/19		
Miller, Nancy	87 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Pojman, Frank	87 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Cain, Mabel	88 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	-0.10	100.00	10.00	11/1/2019	7/1/01		
Laco, James	89 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/04		
McKeto, Gary	89 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	200.00	10.00	11/1/2019	12/1/11		
Capretto, Jeanite	91 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	12/1/19		
Wahluquist, Katherir	91 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	-576.20	200.00	10.00	11/1/2019	11/1/14		
Saiter, Deborah	93 Parwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	7/1/01		
Bryson, Nancy	93 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	28.09	100.00	10.00	11/1/2019	7/1/01		
Zergott, William	95 Parwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Newsletter Ads, CF office	Retail		0	0.00	0.00	0.00	0.00	0.00	-1,421.53	0.00	0.00		4/10/18		
Totals for Columbia Park			0	542,789.55	573,737.35	100,215.35	-10,015.83	571,041.52	21,091.38	149,060.00	10,940.00				
Columbia Shopping Center															
Real Estate Corp, §	COL7062	Retail	1,956	1,726.70	1,726.70	0.00	0.00	1,726.70	0.15	0.00	0.00		7/7/03		9/30/23
Barber Shop, Bill's	COL7064	Retail	435	500.00	500.00	0.00	86.96	586.96	0.00	0.00	500.00	6/1/2008	7/1/01		12/31/20
Trolley House Bar §	COL7066	Retail	2,482	2,494.33	2,494.33	0.00	475.84	2,970.17	989.74	0.00	0.00		7/1/01		
<VACANT>	COL7068A	Retail	3,174	3,703.00	3,703.00	3,703.00	0.00	0.00	0.00	0.00	0.00				
<VACANT>	COL7068B	Retail	1,926	2,247.00	2,247.00	2,247.00	0.00	0.00	0.00	0.00	0.00				
Trading Inc, Shiva	COL7070	Retail	7,756	3,564.83	3,716.42	0.00	1,482.21	5,198.63	1,600.01	0.00	3,716.42	1/1/2020	12/1/11		
RycoSports	COL7072	Retail	2,288	1,300.00	1,400.00	0.00	0.00	1,400.00	328.53	0.00	100.00	7/1/2020	2/1/18		
Community for Bell	COL7074	Retail	2,400	1,613.62	1,950.00	0.00	0.00	1,950.00	-18.97	1,700.00	1,950.00	1/1/2020	12/1/10		
<VACANT>	COL7088	Retail	1,600	1,350.00	1,350.00	1,350.00	0.00	0.00	0.00	0.00	-754.00	7/1/2019			
Olen, James	COL7092	Retail	1,600	1,250.00	1,350.00	0.00	0.00	1,350.00	100.00	0.00	100.00	9/1/2020	9/1/10		
<VACANT>	COL7096	Retail	3,200	1,600.00	1,600.00	1,600.00	0.00	0.00	0.00	0.00	-1,600.00	11/1/2019			
Totals for Columbia Shopping Center			28,817	21,339.48	22,037.45	8,900.00	2,045.01	15,182.46	2,999.46	1,700.00	4,012.42				
Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount							
28,817	606,662.20	639,496.44	128,115.35	-8,029.52	630,986.52	30,370.30	161,510.00	15,682.42							

Report Summary

Detail	Value
Total Possible Rent	639,496.44
Vacancy Rent	128,115.35
Occupied Unit Rent	511,381.09
# of Units	1219
Vacant Units	262
Occupancy	78.51%

EXHIBIT C

List of Property Litigation to Best of Receiver's and Seller's Knowledge

1. Columbia Far West, LLC v. Columbia Park East MHP LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-880316, consolidated with U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1. Commercial Pass-Through Certificates, Series 2007-C1 v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110;
2. State of Ohio, ex rel. Dave Yost, Attorney General of Ohio v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-18-903788 (the "**Ohio EPA Case**");
3. Columbia MHC East, LLC et al. v Melody J. Stewart, et al., U.S. Court of Appeals, 6th Circuit, Case No. 19-3748;
4. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-934734 and Certificate of Judgment JL20978567;
5. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-935449;
6. Pending Eviction Actions as of September 28, 2020:

Columbia Park:

- Neil Brigadier (12 Birch Lane)
- William Hewitt (13 Greenhaven Drive)
- Robert Raak (37 Kimberly Lane)
- Margaret Thoennes (2 Symphony Street)
- Janice Lecomte (23 Sunrise Boulevard)

Brook Park:

- Mario Martino (Lot 109)
- Charles Vild (Lot I-68)

7. Writs of Execution Obtained as of September 28, 2020:
 - Mary McHugh (14 Sycamore Drive)
 - Richard Hasenstab (33 Parkway Drive)
 - Charles Manus (45 Parkway Drive)
 - John and Sherry Zuchelli (1 Kimberly Lane)
 - Phyllis Hensen (12 Michael Drive)
 - Nels Nelson (18 Michael Drive)
 - Genevieve Crookshanks (7 Oak Drive)
 - Deanna Twigg (4 Hawthorne Drive)
 - Emogene Rundel (deceased)(3 Sunrise Boulevard)

8. Pending Probate Court Proceedings as of September 28, 2020

Name	Executor's Name	Address	Status	Balance
Herbert Rinesmith Jr - deceased	Herbert Rinesmith III	1 Van Ess Drive	Probate Court / Deceased	\$ 535.20
Margaret Thoennes - deceased	Michael Thoennes	2 Symphony Street	Probate Court / Deceased	\$ 586.19
George Ramirez -deceased	Pam Winkler	6 Symphony Street	Probate Court / Deceased	\$ 3,651.75
Neil Brigadier -deceased	Lindsey Brigadier	12 Birch Lane	Probate Court / Deceased	\$ 1,757.12
William Hewitt -deceased	No assigned executor - Shelly Ebersolis daughter	13 Greenhaven Drive	Probate Court / Deceased	\$ 2,842.64
Jayne Reed -deceased	Attorney David S. Bartos	19 West Drive	Probate Court / Deceased	\$ 2,834.23
David & Joyce Babbitt - deceased	Susan Thrun	35 Elgin Oval Blvd	Probate Court / Deceased	\$ 1,075.40
Robert Raak -deceased	Megan Loomis	37 Kimberly Lane	Probate Court / Deceased	\$ 1,475.83
Mary Venacro -deceased	John Pesci	83 Parkway Drive	Probate Court / Deceased	\$ 5,427.51
Kenneth Hes -deceased	Nancy Miller	87 Parkway Drive	Probate Court / Deceased	\$ 2,244.63
Virginia Schlather - deceased	William Schlather	2 Matthew's Corners	Probate Court / Deceased	\$ -
Patricia Patterson - deceased	Susan Boone	12 Brightwood Lane	Titled in Executor's Name	\$ 1,092.96
James Dreher -deceased	Diana Lynn	15 Schubert's Alley	Titled in Executor's Name	\$ 4,203.44
Carol Ramos -deceased	James Grawronski	1 West Drive	Titled in Executor's Name	\$ 2,174.35
Jean Murphy - deceased	Ramon Garcia	12 Tympani Trail	Titled in Executor's Name	\$ 601.20

9. Kenneth C. Burnham v. Richard Kellam, Braxton Hill, and Columbia Far West, LLC, Cuyahoga County Common Pleas Court, Case No. CV-17-883264, which case has been dismissed without prejudice and is not barred by a statute of limitations;

10. Securities and Exchange Commission v. Robert C. Morgan, et al., United States District Court for the Western District of New York, Case No. 19-661.

EXHIBIT D

Quit Claim Deed

Columbia Park East MHP, LLC, a Delaware limited liability company (“Grantor”), for Ten Dollars and 00/100 (\$10.00) paid and other good and valuable consideration, grants to _____, an Ohio limited liability company, whose tax-mailing address is _____, Grantor’s undivided 50% tenant in common interest in the real property more particularly described on Exhibit A, subject only to the exceptions on Exhibit B.

Prior Owner: Columbia Park East MHP LLC

Property Address: _____

Parcel Numbers: _____

Prior Instrument Number: _____

[SIGNATURE ON FOLLOWING PAGE]

Executed this ____ day of _____, 20__.

Columbia Park East MHP LLC

By: _____

STATE OF _____

COUNTY OF _____

The foregoing instruments was acknowledged before me the ____ day of _____, 20__, by _____, the _____ of Columbia Park East MHP LLC, a Delaware limited liability company, on behalf of said limited liability company.

_____,
Notary Public

_____, County, _____

My Commission Expires: _____

Acting in the county of: _____

PREPARED BY: _____

WHEN RECORDED RETURN TO:

EXHIBIT E

Bill of Sale and General Assignment

Columbia Park East MHP, LLC in accordance with the Purchase Agreement dated _____, 2020 and in consideration of the sum of Ten Dollars (\$10.00) (the sufficiency and receipt of which are hereby acknowledged), does hereby grant, bargain, sell, convey, assign, transfer, set over and deliver (collectively, "assign") unto _____, ("Assignee"), all of Assignor's right, title and interest in and to all of the tangible personal property and fixtures owned by Assignor and that is now affixed to and/or located on the Real Property described on Exhibit A attached hereto and used in connection with the management, operation, or repair of the Real Property, but excluding any property owned by any tenant on the Real Property (collectively, "Personal Property") free and clear of all liens and encumbrances.

TO HAVE AND TO HOLD the Personal Property unto Assignee and Assignee's heirs, legal representatives, successors and assigns forever.

The Personal Property is being assigned "as is", "where is", and "with all faults" as of the date of this bill of sale, without any representation or warranty whatsoever as to its condition, fitness for any particular purpose, merchantability or any other warranty, express or implied. Assignee is hereby acquiring the Personal Property based solely upon assignee's own independent investigations and inspections of that property and not in reliance on any information provided by Assignor or Assignor's agents or contractors. Assignor has made no agreement to alter, repair or improve any of the Personal Property. Assignor specifically disclaims any warranty, guaranty or representation, oral or written, past or present, express or implied, concerning the Personal Property or Assignor's title thereto.

IN WITNESS WHEREOF, Assignor has signed, sealed, and delivered this Bill of Sale as of the ____ day of _____, 20____.

Columbia Park East MHP LLC

By: _____

EXHIBIT F

Form of Assignment of Leases

KNOW ALL MEN BY THESE PRESENTS that Columbia Far West, LLC ("Far West"), Columbia Park East MHP, LLC ("East"), and M. Shapiro Real Estate Group Ohio LLC, as Court Appointed Receiver pursuant to an Order Appointing Receiver ("Receiver") entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, in consideration of Ten Dollars (\$10.(X)) and other good and valuable consideration paid by , a _____ limited liability company ("Purchaser"), the receipt and adequacy of which is acknowledged, do each hereby grant, assign, transfer, convey to Purchaser all of its respective right, title and interest in, to and under, if any:

(A) All leases, subleases, tenancy, occupancy, use and license agreements ("Leases") in which such party holds an interest or right with respect to the real property described in Exhibit A attached (the "Property"), which Leases are described in the rent roll Exhibit B, attached.

(B) All the original Leases, Lease records, and other evidence of the existence and status of the rights of tenants under the Leases being assigned.

To have and to hold the same unto Purchaser, its successors and assigns, forever from the date of this Assignment, subject to the respective rent, conditions, covenants, and provisions contained in such Leases that may be specifically applicable to such agreements.

Far West and East each state the following to Purchaser:

1. To the best of Far West's knowledge without independent investigation there is no default under any of the Leases by Far West or no event which, with the giving of notice or passage of time, or both, would constitute a default by Far West.

2. To the best of East's knowledge without independent investigation there is no default under any of the Leases by East or no event which, with the giving of notice or passage of time, or both, would constitute a default by East.

3. Far West has made no prior assignment or conveyance of the Leases or security deposits which are currently effective. Subject to any interest the Receiver may have, Far West and East are the valid holders of the Leases at the time of this Assignment, and Far West and East have the full power and authority to assign its respective undivided 50% tenant in common interest in the Leases to Purchaser.

4. East has made no prior assignment or conveyance of the Leases or security deposits which are currently effective. Subject to any interest the Receiver may have, Far West and East are the valid holders of the Leases at the time of this Assignment, and Far West and East have the full power and authority to assign their respective undivided 50% tenant in common interests in the Leases to Purchaser.

5. Purchaser accepts this Assignment and assumes the obligations of the lessor under the Leases being assigned, including, but not limited to, the obligation to account for all tenant security deposits as required by law, to the extent that said obligations shall arise from and after the date of this Assignment.

This Assignment shall be construed under and in accordance with the laws of the State of Ohio.

[signatures on following page]

In witness whereof, the parties have signed this Assignment as of _____.

FAR WEST:

Columbia Far West, LLC

By: _____

EAST:

Columbia Park East MHP, LLC

By: _____

RECEIVER:

M. Shapiro Real Estate Group Ohio LLC,
as Court Appointed Receiver pursuant to
an Order Appointing Receiver entered in
the Cuyahoga County Common Pleas Court,
Case No. CV17-887110

By: _____

PURCHASER:

_____,
A limited liability company

By: _____

Name: _____

Title: _____

EXHIBIT G-1

Owner's Affidavit

STATE OF _____

COUNTY OF _____

The undersigned affiant first being duly sworn, deposes and says:

1. That Columbia Park East MHP, LLC ("Owner") is the owner of a 50% undivided tenant in common interest in certain real property in the State of Ohio described in Commitment No. _____.

2. That the undersigned _____ is authorized to execute this affidavit, and is authorized to execute all instruments necessary to convey its interest in the Property subject to Receiver's consent. "Actual knowledge" of the Owner refers to the actual knowledge of _____ without any duty of inquiry or independent investigation of the relevant matter by any of such individuals.

3. [Intentionally omitted].

4. [Intentionally omitted].

5. [Intentionally omitted].

6. To the Owner's actual knowledge, there are no rights of first refusal or options to purchase all or any part of the Property.

7. [Intentionally omitted].

8. [Intentionally omitted].

9. That this affidavit is given for the purpose of inducing Old Republic National Title Insurance Company and/or its agent to issue its policies of title insurance which may provide coverage as to the matters listed above. The undersigned acknowledge that they have read the foregoing and fully understand the legal aspects of any misrepresentation and/or untrue statements made herein and indemnify and hold harmless OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY against liability occasioned by reason of reliance upon the statements made herein.

Columbia Park East MHP, LLC

By: _____

Sworn to, subscribed and acknowledged in my presence this _____ day of _____, 2020.

Notary Public

EXHIBIT G-2

Owner's Affidavit

STATE OF _____

COUNTY OF _____

The undersigned affiant first being duly sworn, deposes and says:

1. That M. Shapiro Real Estate Group Ohio LLC, an Ohio limited liability company ("Receiver") named herein is the court appointed receiver for certain real property in the State of Ohio described in Commitment No. _____.
2. That the undersigned Mark Kassab is authorized to execute this affidavit. "Actual knowledge" of the Receiver refers to the actual knowledge of Mark Kassab without any duty of inquiry or independent investigation of the relevant matter by any of such individuals.
3. To the Receiver's actual knowledge, there have been no construction, repairs, alterations, improvements made, ordered or contracted to be made on or to the Property, nor materials ordered within the last 6 months (or 75 days after completion of work) at the request of the Receiver, which have not been paid for or if unpaid will be paid by the closing, and there are no outstanding or disputed claims for any such work.
4. To the Receiver's actual knowledge, there has been no work done, nor notice received that work is to be done by the municipality (city, borough, or township), or at its direction, including but not limited to the installation of water or sewer lines, or for improvements such as paving or repaving of streets or alleys, or the installation of curbs or sidewalks.
5. To the Receiver's actual acknowledge, there are no one in possession of the Property, other than the tenants set forth in the rent rolls attached as Exhibit 1.
6. To the Receiver's actual knowledge, there are no rights of first refusal or options to purchase all or any part of the Property, except as provided in the Purchase Agreement dated _____, 2020 with Green Courte Acquisition IV, LLC.
7. That there are no unpaid real estate taxes or assessments except as shown on the current tax roll. That the undersigned has not received any supplemental tax bill which is unpaid.
8. To Receiver's actual knowledge, there are no matters pending against the Affiant that could give rise to a lien that would attach to the property between the most recent effective date of the title commitment and the recording of the interest to be insured, and that the Affiant has not and will not execute any instrument that would adversely affect the title or interest to be insured.
9. That this affidavit is given for the purpose of inducing Old Republic National Title Insurance Company and/or its agent to issue its policies of title insurance which may provide coverage as to the matters listed above. The undersigned acknowledge that they have read the foregoing and fully understand the legal aspects of any misrepresentation and/or untrue statements made herein and indemnify and hold harmless OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY against liability occasioned by reason of reliance upon the statements made herein.

Shapiro Real Estate Group Ohio, LLC,
the Court Appointed Receiver

By: _____
Mark S. Kassab, Authorized Agent

Sworn to, subscribed and acknowledged in my presence this ____ day of _____, 2020.

Notary Public

EXHIBIT H

Tenant's Notice

_____, 20_____

RE: _____

Dear Tenant:

Please be advised that on this date _____, a _____
and _____, a _____ (collectively, the "Prior Owner"), collectively
have transferred the ownership of the property known as _____ to
_____ (the "New Owner"). All correspondence regarding your lease
should hereafter be sent to the New Owner at _____. The New Owner has
assumed all obligations of the landlord under your lease from and after the above date. All security deposits
in the possession of the Prior Owner have been delivered to the New Owner. Please send all further rental
payments under the lease to the New Owner to the address designated above for receipt of such payments,
unless otherwise directed by the New Owner.

Thank you very much for your assistance in this matter.

Very truly yours

M. Shapiro Real Estate Group Ohio LLC,
as Court Appointed Receiver pursuant to
an Order Appointing Receiver

By: _____

Name: _____

Its: _____

EXHIBIT I

Form of Limited Power of Attorney

(Manufactured Home Certificate of Title - Unit [_____])

The undersigned, [_____], a _____ (“Seller”), d/b/a [_____], hereby constitutes and appoints any officer or other authorized signatory of [_____], a _____ limited liability company (“Purchaser”), including, without limitation, [_____], its true and lawful attorney-in-fact and agent with power and authority to do any and all acts and things reasonably necessary to transact all business connected with the manufactured home listed on Exhibit A attached hereto (the “Owned Home”), including but not limited to, the following:

- (a) Execute or endorse that certain certificate of title evidencing ownership of the Owned Home to indicate the transfer of ownership thereof from Seller to Purchaser; and
- (b) Execute and deliver any and all instruments and take any and all further action in the name of and on behalf of Seller as may be required or deemed desirable to accomplish any and all of the actions described herein and carry out the purpose of this Power of Attorney.

Purchaser is hereby empowered to do any and all lawful action required for effecting the transfer of the Owned Home, and Seller hereby ratifies and confirms any and all lawful acts that Purchaser shall do pursuant to and in conformity with this Power of Attorney. Seller further grants unto Purchaser and its agents full authority and power to do and perform any and all acts necessary or incident to the execution of the powers herein expressly granted, as Seller or their agents might or could do if personally present.

To induce any third party to act hereunder. Seller hereby agrees that any third party receiving a duly executed copy or facsimile of this instrument may act hereunder; and that revocation or termination hereof shall be ineffective as to such third party unless and until actual notice of knowledge of such revocation or termination shall have been received by such third party, and Seller, for itself and for its legal representatives, successors and assigns, hereby agrees to indemnify and hold harmless any such third party by reason of such third party having relied on the provisions of this instrument.

Seller has given this Power of Attorney in connection with the sale of the Owned Home pursuant to that certain Purchase Agreement dated as of [_____], 2020 (as the same may be amended from time to time, the “Purchase Agreement”) between _____, a limited liability company, as purchaser, and Columbia Park East MHP, LLC, as seller. Capitalized terms used but not defined herein shall have the meanings given to them in the Purchase Agreement.

This Power of Attorney coupled with an interest in the transaction, is irrevocable and shall terminate on the tenth (10th) anniversary of the date hereof.

Seller executes this Power of Attorney with the intent to be legally bound hereby.

Dated: _____, 2020

By: _____

Name: _____

Title: _____

EXHIBIT A

(Owned Home)

Community _____ Unit _____ Year _____ Manufacture _____ Serial # _____

EXHIBIT J

Form of Tenant Estoppel Certificate

_____, 20____

To: _____

Attention: _____

**Re: Columbia Shops, 7060-7069 Columbia Road, Olmsted Township, Ohio 44138 (the
“Property”)**

Gentlemen:

The undersigned tenant hereby certifies to _____, LLC, a Delaware limited liability company (“_____”) as of the date hereof as follows:

1. The undersigned is the tenant under a lease dated _____, (the “Lease”) between _____, as landlord (together with its successors and assigns, “Landlord”), and Tenant, as tenant (“Tenant”), for Store No. _____ (the “Leased Premises”) in the Property, located at _____ Columbia Road, Olmsted Township, Ohio 44138. All capitalized terms not otherwise defined herein shall have the meanings provided in the Lease, and all exhibits or schedules attached hereto are by this reference incorporated fully herein.

2. The Lease has commenced pursuant to its terms and is in full force and effect. Tenant has not given Landlord any notice of termination under the Lease.

3. There are no amendments, supplements or modifications of any kind to the Lease except as set forth on Schedule 1. The Lease represents the entire agreement between Tenant and Landlord with respect to the leasing and occupancy of the Leased Premises leased under the Lease; there are no other promises, agreements, understandings, or commitments of any kind between Landlord and Tenant with respect thereto.

4. There has not been and is now no subletting of the Leased Premises, or any part thereof, or assignment by Tenant of the Lease, or any rights therein, to any party, other than as follows; [list or if none, say “None”]: _____.

5. No uncured default, event of default, or breach by Landlord exists under the Lease, and no facts or circumstances exist that, with the passage of time or giving of notice, will or could constitute a default, event of default, or breach by Landlord under the Lease. Tenant has made no claim against Landlord alleging Landlord’s default under the Lease.

6. Except as otherwise set forth in the Lease, Tenant has no right to vacate the Leased Premises or cease to operate its business therefrom.

7. Tenant has accepted full possession of the Leased Premises at the Property and is in occupancy of the Leased Premises. All of the construction obligations of the Landlord under the Lease have been duly performed and completed including, without limitation, any obligations of the Landlord to make or to pay Tenant for any improvements, alterations or work done on the Leased Premises, and the improvements described in the Lease have been constructed in accordance with the plans and specifications therefor and have been accepted by Tenant. All common areas of the Property (including, without limitation, parking areas, sidewalks, access ways and landscaping) are in compliance with the Lease and are satisfactory for Tenant’s purposes.

8. To the best of Tenant's knowledge and belief, there are no rental, lease, or similar commissions payable with respect to the Lease, except as may be expressly set forth therein.

9. The term of the Lease commenced on _____, unless sooner terminated in accordance with the terms of the Lease. Tenant has no option to renew or extend the lease term except as follows [list or if none, say "None"]:_____

10. The minimum base rent in the monthly amount of \$_____ and a monthly operating expense and real estate tax estimate in the amount of \$_____ are currently payable under the Lease. The date of Tenant's last rental payment was _____, 20____. Tenant is current with respect to, and is paying the full rent and other charges, stipulated in the Lease.

11. As of the date hereof. Tenant is not entitled to any credits, reductions, offsets, defenses, free rent, rent concessions or abatements of rent under the Lease or otherwise against the payment of rent or other charges under the Lease.

12. A security deposit in the amount of \$_____ has been given by Tenant under the terms of, or with respect to, the Lease.

13. Tenant has no option or right to purchase the Property of which the Leased Premises are a part, or any part thereof.

14. Tenant has not at any time and does not presently use the Leased Premises for the generation, manufacture, refining, transportation, treatment, storage or disposal of any hazardous substance or waste or for any purpose which poses a substantial risk of imminent damage to public health or safety or to the environment.

15. The undersigned representative of Tenant is duly authorized and fully qualified to execute this instrument on behalf of Tenant thereby binding Tenant.

16. Neither Tenant nor any guarantor of the Lease is presently the subject of any proceeding pursuant to the United States Bankruptcy Code of 1978, as amended.

17. Tenant acknowledges and agrees that the above-named parties, and the respective successors and assigns of any of the foregoing shall be entitled to rely on Tenant's certifications set forth herein.

TENANT _____
(please type or print name of Tenant)

By:_____

Name:_____

Title:_____

EXHIBIT K

Form of TIC Termination Agreement

This **TERMINATION OF TENANT IN COMMON AGREEMENT** (this "*Termination Agreement*"), dated as of _____, 2020 (the "*Effective Date*"), is made by and between Columbia Park East MHP, LLC, a Delaware limited liability company ("*East*") and Columbia Far West, LLC, a Delaware limited liability company ("*West*", and together with East, the "*Parties*," and each a "*Party*").

Recitals

WHEREAS, the Parties entered into that certain Tenant in Common Agreement dated as of May 1, 2007 and recorded May 3, 2007 as Instrument No. 200705030087 in the Cuyahoga County Recorder's office (the "*TIC Agreement*"), which TIC Agreement has been recorded against that certain real estate legally described on Exhibit A attached hereto (the "*Property*"); and

WHEREAS, the Parties desire to mutually terminate the TIC Agreement as provided for below.

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this Termination Agreement (including the Recitals above), and for other good and valuable consideration, the receipt and sufficiency of which the Parties acknowledge, the Parties agree as follows:

1. **Recitals; Definitions**. The Recitals above are hereby incorporated in and made part of this Termination Agreement by this reference.
2. **Termination; Reserved Rights**. As of the Effective Date (i) the TIC Agreement is terminated and deleted of record against the Property and no longer encumbers title to the Property, and (ii) except as otherwise expressly set forth herein, the Parties' respective rights and obligations under the TIC Agreement will be terminated automatically and shall be of no further force or effect. Notwithstanding anything contained in this Termination Agreement to the contrary, East and West each hereby agree that they are not waiving or releasing the other from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney's fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively "*Claims*") any of them have or may have against the other for any reason whatsoever; provided, however, East and West acknowledge and agree that any such Claims or any resolution of such Claim (whether by court order or settlement) shall not affect or encumber title to the Property or any rights of any successor or assign of either Party's interest in the Property described on Exhibit A attached hereto.
3. **Binding Effect**. This Termination Agreement binds and inures to the benefit of the Parties and their respective successors, assigns, and legal representatives and may not be modified except by a written agreement signed by both Parties to this Termination Agreement and any party then holding title to any portion of the Property.

4. **Miscellaneous**. This Termination Agreement, including the Recitals, constitutes the Parties' entire understanding with respect to the matters this Termination Agreement contemplates. No oral statement, agreement, promise, undertaking, understanding, or arrangement made before or contemporaneously with this Termination Agreement's execution will bind either Party unless expressly set forth in this Termination Agreement. Nor will either Party's oral statement, agreement, promise, undertaking, or understanding after this Termination Agreement's execution be deemed an amendment of this Termination Agreement unless reduced to writing and signed by the Parties and any party then holding title to any portion of the Property. This Termination Agreement will be construed and interpreted in accordance with the laws of the State of Ohio, without regard to its conflict of laws principles. The captions and headings are only for convenience of reference, are not a part of this Termination Agreement, and will not limit or construe the provisions to which they apply. All signed counterparts of this Termination Agreement taken together will constitute one and the same Termination Agreement. Except for execution and delivery of this Termination Agreement by both Parties, there are no conditions precedent to this Termination Agreement's becoming effective.

[Signature Page Follows]

IN WITNESS WHEREOF, the Parties have duly executed this Termination Agreement as of the Effective Date set forth above.

Columbia Park East MHP LLC

By: _____
Name:
Title:

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me the ____ day of _____, 20____, by _____, the _____ of Columbia Park East MHP LLC, a Delaware limited liability company, on behalf of said limited liability company.

_____,
Notary Public
_____, County, _____

My Commission Expires: _____

Acting in the county of: _____

Columbia Far West, LLC

By: _____
Name:
Title:

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me the ____ day of _____, 20____, by _____, the _____ of Columbia Far West LLC, a Delaware limited liability company, on behalf of said limited liability company.

_____,
Notary Public
_____, County, _____

My Commission Expires: _____

Acting in the county of: _____

PREPARED BY: _____

EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

[TO BE INSERTED]

EXHIBIT L

Proforma Title Policy

SEE ATTACHED

SCHEDULE A

Name and Address of Title Insurance Company:
Old Republic National Title Insurance Company
400 Second Avenue South
Minneapolis, Minnesota 55401-2499

File No.: **31579**

Policy No.: **To Be Determined**

Address Reference: **11800 Brookpark Road, Cleveland, OH 44130**

7100 Columbia Road, Olmsted Twp., OH 44138

7060-7096 Columbia Road, Olmsted Twp., OH 44138

Amount of Insurance: **\$62,225,000.00**

Date of Policy: **Date and Time of Recording of Deed**

1. Name of Insured:

Columbia Park Owner, LLC as to Parcel Nos. 1 through 7
Brook Park Owner, LLC as to Parcel No. 8

2. The estate or interest in the Land that is insured by this policy is:

Fee Simple

3. Title is vested in:

Columbia Park Owner, LLC as to Parcel Nos. 1 through 7
Brook Park Owner, LLC as to Parcel No. 8

4. The Land referred to in this policy is described as follows:

Parcel No. 1 (Columbia Trailer Park)

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being "Lot 1" of Plat of Lot Split for Trailer Mart Inc. as recorded in Volume 304, Page 47 of Cuyahoga County Map Records, of part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg. 26' 40" West, 514.99 ft. therein from its point of intersection with the centerline of

Columbia Road, 60 ft. wide;

- 1. Thence South 88 deg. 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;**
- 2. Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;**
- 3. Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;**
- 4. Thence South 00 deg. 49' 46" East, 110.00 ft. to a point;**
- 5. Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;**
- 6. Thence South 00 deg. 49' 46" East, 115.25 ft to a point along said centerline of Columbia Road to a point;**
- 7. Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;**
- 8. Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;**
- 9. Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;**
- 10. Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;**
- 11. Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;**
- 12. Thence South 00 deg. 41' 40" East, 130.00 ft. to a corner;**
- 13. Thence South 89 deg. 06' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7, Tract 5 (O.L. 7) 64.94 ft. to a point;**
- 14. Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;**
- 15. Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;**
- 16. Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;**
- 17. Thence North 88 deg. 29' 10" West, 500.32 ft. to a point;**
- 18. Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;**
- 19. Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;**
- 20. Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;**

21. Thence South 89 deg. 32' 11" West, 150.00 ft. to a point;
22. Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;
23. Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;
24. Thence South 00 deg. 41' 21" East, 264.24 ft. to a point;
25. Thence South 89 deg. 32' 11" West, 320.00 ft. to a point;
26. Thence South 00 deg. 41' 21" East, 430.00 ft, to a point on the centerline of Cook Road, 60 ft. wide;
27. Thence South 89 deg. 32' 11" West, 40.00 ft. along said centerline of Cook Road to a point;
28. Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;
29. Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;
30. Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;
31. Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;
32. Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;
33. Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;
34. Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;
35. Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, 60 ft. wide;
36. Thence North 00 deg, 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;
37. Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;
38. Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;
39. Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

40. Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;
41. Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;
42. Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;
43. Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;
44. Thence South 01 deg. 21' 10" East, 666.99 ft. to a point;
45. Thence North 89 deg. 32' 00" East, 2,601.90 ft. to a point;
46. Thence South 00 deg. 28' 00" East, 144.08 ft. to a point;
47. Thence North 89 deg. 27' 10" East, 231.71 ft. to a point;
48. Thence South 53 deg. 22' 33" West, 217.76 ft. to a point;
49. Thence South 01 deg. 44' 34" East, 145.00 ft. to a point;
50. Thence South 43 deg. 30' 43" West, 56.32 ft. to a point;
51. Thence South 88 deg. 46' 00" West, 105.00 ft. to a point;
52. Thence South 01 deg. 44' 34" East, 387.90 ft. to the point of beginning and containing 212.3636 acres of land, according to a survey by Eric Nelson, Registered Ohio Surveyor No. 7348 on January 17, 2000, be the same more or less, but subject to all legal highways.

Parcel No. 2 (Columbia Shops)

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Tract No. 7 and bounded and described as follows:

Beginning in the centerline of Columbia Road, 60 ft. wide, at a point distant North 01 deg. 44' 34" West, 235.00 ft. therefrom from its point of intersection with the Southerly line of said Tract No. 7;

Thence South 88 deg. 46' 00" West, 340.00 ft. to a point;

Thence South 01 deg. 44' 34" East, 65.00 ft., parallel with said centerline of Columbia

Road to a point;

Thence South 88 deg. 46' 00" West, 175.00 ft. to a point;

Thence North 01 deg. 44' 34" West, 215.00 ft., parallel with said centerline of Columbia Road to a point;

Thence North 88 deg. 46' 00" East, 105.00 ft. to a point;

Thence North 43 deg. 30' 43" East, 56.32 ft. to a point;

Thence North 01 deg. 44' 34" West, 145.00 ft. parallel with said centerline of Columbia Road to a point;

Thence North 53 deg. 22' 23" East, 217.76 ft. to a point;

Thence North 89 deg. 27' 10" East, 191.39 ft. to a point in said centerline of Columbia Road;

Thence South 01 deg. 44' 34" East, 458.83 ft. to the place of beginning containing 4.4318 acres of land according to a survey in December 1991 by Giles Nelson, Ohio Surveyor No. 4630, be the same more or less, but subject to all legal highways.

And further known as being Parcel No. 4 in the Subdivision Plat of Trailer Mart, Inc, as shown by the recorded plat in Volume 266 of Maps, Page 64 of Cuyahoga County Records.

Parcel No. 3 (Lift Station Easement)

A Non-exclusive Easement for the purpose of construction, erection, placement, maintenance and alteration of a sanitary sewer lift station and pump station, as established by instrument recorded in Volume 86-7223, Page 17 of Cuyahoga County Records, and assigned in Cuyahoga County Recorders File Number 200106260775, over the following parcel of land, bounded and described as follows:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio, being known as part of Lot 5, Tract 5 in said Olmsted Township, and more definitely described as follows:

Beginning at the intersection of the centerline of Columbia Road and the line between Olmsted Township Tracts 5 and 7;

Thence South 01 deg. 04' 57" West in the centerline of Columbia Road, a distance of 365.00 ft. to a point;

Thence North 89 deg. 36' 58" West, a distance of 291.00 ft. to a point, said point is the principal place of beginning;

Thence continuing North 89 deg. 36' 58" West, a distance of 15.00 ft. to a point;

Thence South 01 deg. 04' 57" West, a distance of 110.00 ft. to a point;

Thence South 89 deg. 36' 58" East, a distance of 15.00 ft. to a point;

Thence North 01 deg. 04' 57" East, a distance of 110.00 ft. to the principal place of beginning be the same more or less, but subject to all legal highways.

Parcel No. 4 (Parkway Dr. Easement)

A Non-exclusive Easement for ingress and egress, encroachments and utilities appurtenant to Parcel 1, as established by instrument recorded in Volume 92-5575, Page 44 of Cuyahoga County Records and amended by instrument recorded as Cuyahoga County Auditor's File Number 200106260770 over the following described property:

Situated in the Township Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Tract No. 7 and bounded and described as follows:

Beginning in the centerline of Columbia Road, 60 ft. wide, distant North 01 deg, 44' 34" West 160.00 ft. from its point of intersection with the Southerly line of said Tract No. 7;

Thence South 88 deg. 46' West, 515.00 ft. to a point in an Easterly line of Parcel 8 described in instrument recorded in Volume 92-5575, Page 44 of Cuyahoga County Records;

Thence North 01 deg. 44' 34" West, 60 ft. along said Easterly line of Parcel No. 8 to a point;

Thence North 88 deg. 46' East, 515.00 ft. to a point in said center line of Columbia Road;

Thence South 01 deg. 44' 34" East, 60.00 ft. to the place of beginning containing 0.7094 acres of land be the same more or less but subject to all legal highways.

Parcel No. 5 (Easement for carport and asphalt drive)

A Non-exclusive Easement for carport and asphalt drive appurtenant to Parcel 1, as established by instrument recorded as Cuyahoga County Recorders File Number 200106260776 over the following described property:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg. 26' 40" West, 514.99 ft. therein from its point of intersection with the centerline of Columbia Road, 60 ft. wide;

Thence South 88 deg. 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;

Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;

Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;

Thence South 00 deg. 49' 46" East, 110.00 ft. to a point;

Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;

Thence South 00 deg. 49' 46" East, 115.25 ft. to a point along said centerline of Columbia Road to a point;

Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;

Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;

Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;

Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;

Thence South 00 deg. 41' 40" East, 130.00 ft. to a corner;

Thence South 89 deg. 0' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7,

Tract 5 (O.L. 7) 64.94 ft. to a point;

Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;

Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;

Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;

Thence North 88 deg. 29' 10" West, 500.30 ft. to a point;

Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;

Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;

Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;

Thence South 89 deg. 32' 11" West, 150.00 ft. to a point;

Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;

Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;

Thence South 00 deg. 41' 21" East, 264.24 ft. to a point;

Thence South 89 deg, 32' 11" West, 320.00 ft. to a point;

Thence South 00 deg. 41' 21" East, 430.00 ft, to a point on the centerline of Cook Road (60 ft. wide);

Thence South 89 deg. 32' 11" West, 40.00 ft. along said centerline of Cook Road to a point;

Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;

Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;

Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;

Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;

Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;

Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;

Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;

Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, (60 ft. wide);

Thence North 00 deg. 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;

Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;

Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;

Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;

Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;

Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;

Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;

Thence South 01 deg. 21' 10" East, 62.11 ft. to the principal point of beginning of the premises herein described;

Thence North 88 deg. 38' 50" East, 47.20 ft. to a point;

Thence South 01 deg. 21' 10" East, 90.07 ft. to a point;

Thence South 88 deg. 38' 50" West, 47.20 ft. to a point;

Thence North 01 deg. 21' 10" West, 90.07 ft. to the principal place of beginning and containing 0.0976 acres of land (4,251 sq. ft.) as calculated and described by The North

Coast Engineering and Surveying Co., Inc., in June, 2001, be the same more or less, but subject to all legal highways.

Parcel No. 6 (Easement for asphalt drive)

A Non-exclusive Easement for asphalt drive appurtenant to Parcel 1, as established by instrument recorded as Cuyahoga County Recorders File Number 200106260777 over the following described property:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg, 26' 40" West, 514.99 ft. therein from its point of intersection with the centerline of Columbia Road, 60 ft. wide;

Thence South 88 deg, 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;

Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;

Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;

Thence South 00 deg, 49' 46" East, 110.00 ft. to a point;

Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;

Thence South 00 deg. 49' 46" East, 115.25 ft. to a point along said centerline of Columbia Road to a point;

Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;

Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;

Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;

Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;

Thence South 00 deg. 41' 40" East, 130.00 ft, to a corner;

Thence South 89 deg. 06' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7,

Tract 5 (O.L. 7) 64.94 ft. to a point;

Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;

Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;

Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;

Thence North 88 deg. 29' 10" West, 500.30 ft. to a point;

Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;

Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;

Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;

Thence South 89 deg 32' 11" West, 150.00 ft. to a point;

Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;

Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;

Thence South 00 deg 41' 21" East, 264.24 ft. to a point;

Thence South 89 deg 32' 11" West, 320.00 ft. to a point;

Thence South 00 deg 41' 21" East, 430.00 ft. to a point on the centerline of Cook Road (60 ft. wide);

Thence South 89 deg 32' 11" West, 40.00 ft. along said centerline of Cook Road to point;

Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;

Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;

Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;

Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;

Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;

Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;

Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;

Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, (60 ft. wide);

Thence North 00 deg. 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;

Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;

Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;

Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;

Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;

Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;

Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;

Thence South 01 deg. 21' 10" East, 246.62 ft. to the principal point of beginning of the premises described;

Thence North 88 deg. 38' 50" East, 35.58 ft. to a point;

Thence South 01 deg. 21' 10" East, 186.17 ft. to a point;

Thence South 88 deg. 38' 50" West, 35.58 ft. to a point;

Thence North 01 deg. 21' 10" West, 186.17 ft. to the principal place of beginning and containing 0.1521 acres of land (6,625 sq. ft.) as calculated and described by The North Coast Engineering and Surveying Co., Inc., in June, 2001, be the same more or less, but subject to all legal highways.

Parcel No. 7 (Easement for manufactured homes)

A Non-exclusive Easement for manufactured homes appurtenant to Parcel 1, as established by instrument recorded as Cuyahoga County Recorders File Number 200106260778 over the following described property:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being "Lot 1" of Plat of Lot Split for Trailer Mart Inc. as recorded in Volume 304, Page 47 of Cuyahoga County Map Records, of part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg. 26' 40" West, 515.00 ft. therein from its point of intersection with the centerline of Columbia Road, 60 ft. wide;

Thence South 88 deg. 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;

Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;

Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;

Thence South 00 deg. 49' 46" East, 110.00 ft. to a point;

Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;

Thence South 00 deg. 49' 46" East, 115.25 ft. to a point along said centerline of Columbia Road to a point;

Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;

Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;

Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;

Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;

Thence South 00 deg. 41' 40" East, 130.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7,

Tract 5 (O.L. 7) 64.94 ft. to a point;

Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;

Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;

Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;

Thence North 88 deg. 29' 10" West, 500.32 ft. to a point;

Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;

Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;

Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;

Thence South 89 deg. 32' 11" West, 150.00 ft. to a point;

Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;

Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;

Thence South 00 deg. 41' 21" East, 264.24 ft. to a point;

Thence South 89 deg. 32' 11" West, 320.00 ft. to a point;

Thence South 00 deg. 41' 21" East 430.00 ft. to a point on the centerline of Cook Road, 60 ft. wide;

Thence South 89 deg. 32' 11" West, 40.00 ft. along said centerline of Cook Road to a point;

Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;

Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;

Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;

Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;

Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;

Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;

Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;

Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, 60 ft. wide;

Thence North 00 deg. 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;

Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;

Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;

Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;

Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;

Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;

Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;

Thence South 01 deg. 21' 10" East, 666.99 ft. to a point;

Thence North 89 deg. 32' 00" East, 2,601.90 ft. to a point;

Thence South 01 deg. 28' 00" East, 92.46 ft. to the principal point of beginning of the premises herein described;

Thence South 55 deg. 52' 41" East, 90.75 ft. to a point;

Thence South 89 deg. 27' 10" West, 74.71 ft. to a point;

Thence North 00 deg. 28' 00" West, 51.62 ft. to the principal place of beginning and containing 0.0443 acres of land (1,930 sq. ft.) as calculated and described by The North

Coast Engineering and Surveying Co., Inc, in June, 2001, be the same more or less, but subject to all legal highways.

Parcel No. 8 (Cleveland trailer park)

Situated in the City of Cleveland, County of Cuyahoga, State of Ohio and known as being part of Original Rockport Township Section No. 1 and bounded and described as follows:

Beginning on the centerline of Brookpark Road, S.W., (100 ft. wide), at the Southeasterly corner of said Original Rockport Township Section No. 1;

Thence South 89 deg. 03' 00" West, along the centerline of Brookpark Road, S.W., 429.11 ft. to the Southeasterly corner of land conveyed to The S.C.K. Corporation, by deed dated May 12, 1954 and recorded in Volume 8043, Page 722 of Cuyahoga County Records;

Thence North 00 deg. 32' 30" West, along the Easterly line of land so conveyed to The S.C.K. Corporation, 1120.97 ft. to the southerly line of Parcel No. 1 of land conveyed to The New York Central Railroad Co. by deed dated October 17, 1946 and recorded in Volume 6235, Page 526 of Cuyahoga County Records;

Thence South 89 deg. 48' 10" East, along the Southerly line of the first parcel of land so conveyed, 429.13 ft. to the easterly line of said Original Rockport Township Section No. 1;

Thence South 00 deg. 32' 30" East, along the easterly line of said Section No. 1, a distance of 1,112.38 ft. to the place of beginning, be the same more or less, but subject to all legal highways.



SCHEDULE B

File No.: 31579

Policy No.: **To Be Determined**

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees, or expenses that arise by reason of:

1. Intentionally Deleted
2. Intentionally Deleted
3. Intentionally Deleted
4. Intentionally Deleted
5. Rights of parties in actual possession of all or any part of the premises;
6. Oil, gas, coal and other mineral interests together with the rights appurtenant thereto whether created by deed, lease, grant, reservation, severance, sufferance or exception.
7. Intentionally Deleted
8. Intentionally Deleted
9. Taxes and assessments for the first half 2020 and thereafter.
Permanent Parcel No. 020-23-003
Permanent Parcel No. 262-14-050
Permanent Parcel No. 262-11-001
10. The following additional parcels are listed with the Permanent Parcel No. 262-11-001 for tax purposes: 262-17-005; 262-17-019; 262-19-001; 262-11-002; 262-11-016; 262-14-015; 262-14-016; 262-14-048 and 262-16-001
11. Anything to the contrary notwithstanding this policy shall not be construed to guarantee or insure the total quantity of land or acreage as described in Schedule "A" above.



FILE NO: 31579

Continuation of Schedule B

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12. Anything to the contrary notwithstanding, this Policy, when issued shall not insure for loss or damage, and the Company shall not be liable for attorneys' fees and defense costs, by reason of any requirement by the County for a new survey and description prior to transfer pursuant to those standards governing conveyances as adopted by Cuyahoga County, as authorized by O.R.C. Section 319.20.
 13. Excepting from the above described premises any part thereof acquired through change in the courses of an unnamed creek located within the parcels described in Schedule A herein occasioned by other than natural causes or by natural causes other than accretion.
 14. Rights of the public in that portion of the subject premises lying within the limits of Columbia Road, Cook Road, Fitch Road. (As to Parcels Nos. 1-7)
 15. Rights of the public in that portion of the subject premises lying within the limits of Brookpark Road. (As to Parcel No. 8)
 16. Intentionally Deleted
 17. Intentionally Deleted
 18. Intentionally Deleted
 19. Intentionally Deleted
 20. Intentionally Deleted
 21. Intentionally Deleted
 22. Intentionally Deleted
 23. Intentionally Deleted
 24. Intentionally Deleted
 25. Reservations, restrictions, covenants and other conditions as shown on Boundary Survey and Consolidation plat for National City Bank and Trailer Mart as recorded in Plat Volume 266, Page 88 of Cuyahoga County Records, which affect insured premises. (As to Parcel No. 1)



FILE NO: 31579

Continuation of Schedule B

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26. Reservations, restrictions, covenants and other conditions as shown on Consolidation and Lot Split for Trailer Mart as recorded in Plat Volume 290, Page 78 of Cuyahoga County Records, which affect insured premises. (As to Parcel No. 1)
 27. Reservations, restrictions, covenants and other conditions as shown on Dedication and Widening Plat of Brook Park Road as recorded in Plat Volume 119, Page 18 of Cuyahoga County Records, which affect insured premises. (As to Parcel No. 8)
 28. Easement/Right of Way from Wm Miller, etal to The Ohio Fuel Gas Co., filed October 4, 1929, as recorded in Volume 3958, Page 457 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)
 29. Easement from George Stoll and Matilda Stoll to The Ohio Fuel Gas Company, filed November 12, 1936, as recorded in Volume 4664, Page 674 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)
 30. Right of Way from Gerald E. Brookins and Alice M. Brookins to Columbia Gas of Ohio, Inc., filed November 18, 1966, as recorded in Volume 11875, Page 7, of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 through 7)
 31. In the deed from Board of American Missions of the Lutheran Church in America to Gerald E. Brookins, filed November 25, 1966, as recorded in Volume 11876, Page 845 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 1)
 32. Oil and Gas Lease by and between Gerald E. Brookins, Alice M. Brookins, Trailer Mart, Inc. and Green Gas Co., filed September 7, 1978, as recorded in Volume 529, Page 877 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 through 7)
 33. Easement from Trailer Mart, Inc. to The Ohio Bell Telephone Company, filed May 8, 1981, as recorded in Volume 15449 Page 147 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)
 34. Easement from Trailer Mart, Inc. to The Ohio Bell Telephone Company, filed August 18, 1982, as recorded in Volume 15661, Page 731, and as recorded September 29, 1982 in Volume 15672, Page 107 of Cuyahoga County Records, appears certain conditions which affect insured premises.



FILE NO: 31579

Continuation of Schedule B

35. Easement from Trailer Mart, Inc., an Ohio corporation to Olmsted Cable Company, filed November 16, 1982, as recorded in Volume 15684, Page 469 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcels 1 through 7)

NOTE: By Separate Instrument, dated March 29, 2010, filed for record April 30, 2010 as recorded in Cuyahoga County Records Instrument No. 201004300363, the above Easement was partially assigned from Olmsted Cable Company, an Ohio corporation to CoxCom, Inc., a Delaware corporation, d/b/a Cox Communications.

36. Deed Granting Easement (Appurtenant) from Paul G. Scheutzow and Lori A. Scheutzow to Trailer Mart, Inc., filed November 15, 1986, as recorded in Volume 86-7223 Page 17 of Cuyahoga County Records, appears certain conditions, which affect insured premises.

NOTE: Above Appurtenant Easement was Assigned and Assumed in Instrument by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as Instrument No. 200106260775 of Cuyahoga County Records.

37. Right of Way from Trailer Mart, Inc. to Columbia Gas of Ohio, filed January 26, 1988, as recorded in Volume 88-0324, Page 61, of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)

38. Underground Easement from Trailer Mart, Inc., an Ohio Corporation to The Ohio Bell Telephone Company, an Ohio Corporation, filed April 14, 1992, as recorded in Volume 92-2985, Page 28 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 1-4)

39. Declaration of Reciprocal Easement for Ingress and Egress by Trailer Mart, Inc., an Ohio corporation, filed June 29, 1992, as recorded in Volume 92-5575, Page 44 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1, 2 and 4)

NOTE: The above Declaration was amended in Amendment to Declaration of Reciprocal Easement for Ingress and Egress recorded June 26, 2001 as Instrument No. 200106260770 of Cuyahoga County Records.



FILE NO: 31579

Continuation of Schedule B

NOTE: Above Reciprocal Easement was Assigned and Assumed in Instrument by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as Instrument No. 200106260775 of Cuyahoga County Records.

40. In the Instrument from Trailer Mart, Inc. to James H. Dietes and Karen Y. Fry, filed April 14, 1998, as recorded in Volume 98-04306, Page 26 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No 1)
41. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation and Olmsted Cable Company, an Ohio corporation, filed June 26, 2000, as recorded in Instrument No. 200006260048, and as Amended in Instrument No. 200907300289 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1 through 4)
42. Memorandum of Lease by and between Columbia MHC East, LLC, a New York limited liability company, Columbia West Investors, LC, a Virginia limited liability company and Trailer Mart, Inc., an Ohio corporation, filed June 26, 2001, as recorded in Instrument No. 200106260773 of Cuyahoga County Records, appears certain conditions, which affect insured premises.

NOTE: This exception shall terminate and be of no further force and effect upon expiration of the "Sewage Service Terms" referenced in this instrument.

FURTHER NOTE: The Demised Premises (as defined in this item), is not included in the Land insured by this policy; however, the Land is burdened by this item.

43. Intentionally Deleted
44. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company, and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as recorded in Instrument No. 200106260776 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 and 5)
45. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company, and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as recorded in Instrument No. 200106260777 of Cuyahoga County Records, appears certain conditions which affect



Continuation of Schedule B

insured premises. (As to Parcel Nos. 1 and 6)

46. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company, and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as recorded in Instrument No. 200106260778 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 and 7)
47. Ameritech Exclusive Easement from Trailer Mart, Inc. to Ohio Bell Telephone Company, a.k.a. Ameritech Ohio, Inc., an Ohio corporation, filed March 30, 2001, as recorded in Instrument No. 200103300483 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1 through 7)
48. Easement Agreement between Columbia MHC East, LLC, a New York limited liability company, Columbia West Investors, LC, a Virginia limited liability company and Trailer Mart, Inc., an Ohio corporation, filed June 26, 2001, as recorded in Instrument No. 200106260780 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1-4)
49. Easement for Channel Purposes from Trailer Mart, Inc. to State of Ohio, filed April 19, 2001, as recorded in Instrument No. 200104190251 of Cuyahoga County Records, appears certain conditions, which affect insured premises.
50. Intentionally Deleted
51. Intentionally Deleted
52. Intentionally Deleted
53. Memorandum of Lease by and between Olmsted Cable Company, an Ohio corporation, and CoxCom, Inc., a Delaware corporation d/b/a Cox Communications, filed April 30, 2010, as recorded in Instrument No. 201004300362 of Cuyahoga County Records, appears certain conditions, which affect insured premises.
54. AT & T Exclusive Easement from Columbia MHC East, LLC and Columbia West Investors, LC dba Columbia Brookpark Management, LLC to Ohio Bell Telephone Company dba AT & T Ohio, an Ohio Corporation, filed September 2, 2011, as recorded in Instrument No. 201109020457 of Cuyahoga County Records, appears certain conditions which affect insured premises.



FILE NO: 31579

Continuation of Schedule B

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55. Easement from Columbia Park East MHP LLC, a Delaware limited liability to Columbia Gas of Ohio, Inc., filed March 27, 2018, as recorded in Instrument No. 201803270339 of Cuyahoga County Records, appears certain conditions which affect insured premises.
 56. In the Instrument from Ben F. Hopkins to The Buckeye Pipe Line Co., filed January 3, 1916, as recorded in Volume 1745, Page 317 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 57. In the Instrument from Russell J. Goss to The Buckeye Pipe Line Co., filed January 3, 1916, as recorded in Volume 1746, Page 18 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 58. In the Instrument from Central National Bank of Cleveland to The Cleveland Electric Illuminating Company, filed July 15, 1927, as recorded in Volume 3567, Page 517 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 59. In the Instrument from The Belt & Terminal Realty Company, an Ohio corporation, to Alice M. Brookins, filed October 18, 1948, as recorded in Volume 6642, Page 186 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 60. In the Instrument from The Belt & Terminal Realty Company, an Ohio corporation, to Alice M. Brookins, filed January 19, 1949, as recorded in Volume 6665, Page 339 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 61. In the Instrument from The Belt & Terminal Realty Company, an Ohio corporation, to Alice M. Brookins, filed June 9, 1950, as recorded in Volume 7021, Page 350 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)

NOTE: By Separate Instrument, dated April 12, 1951, filed for record May 31, 1951 as recorded in Cuyahoga County Records Volume 7258, Page 679, the above instrument was assigned from The Belt & Terminal Realty Company to The Cuyahoga Spring Company.

NOTE: By Separate Instrument, dated May 2, 1952, filed for record May 21, 1952 as recorded in Cuyahoga County Records Volume 7482, Page 396, the above instrument was assigned from The Cuyahoga Spring Company to The S-C-K Realty Company, a partnership.



FILE NO: 31579

Continuation of Schedule B

NOTE: By Separate Instrument, dated February 18, 1956, filed for record March 20, 1956 as recorded in Cuyahoga County Records Volume 8608, Page 115, the above instrument was assigned from The S-C-K Realty Company, a partnership to The Leonard H. Krill Company, Inc., a corporation.

62. Easement from Alice M. Brookins and Gerald E. Brookins to The Ohio Bell Telephone Company, filed May 23, 1979, as recorded in Volume 15015, Page 385 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 8)
63. Lease by and Between Trailer Mart, Inc. and Foster & Kleiser, a Metromedia company, filed November 7, 1984, as recorded in Volume 84-5308, Page 31 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
64. Survey Certificate No. 46763 made by Millman National Land Services indicates the following encroachments: 1- The 22,769 square foot Store building on the Columbia Shops, Parcel 2 of the subject property appears to lie a maximum distance of 3.1 feet into the 20 foot wide gas pipeline easement granted per Instrument No. 201803270339; and 2- The 22,769 square foot Store building on the Columbia Shops, Parcel 2 of the subject property appears to lie entirely over a portion of the 10 foot wide temporary construction easement granted per Instrument No. 201803270339 - As to Columbia Park Owner, LLC parcels
65. Survey Certificate No. 46764 made by Millman National Land Services indicates the following encroachment Survey Certificate No. 46763 made by Millman National Land Services indicates the following encroachment: Subject's site sign and planter extends 2.6 feet over the property line onto the westerly adjoiner. - As to Book Park Owners, LLC parcel

EXHIBIT M

Form of Property Management Termination Agreement

This **TERMINATION OF MANAGEMENT AGREEMENT** (this “*Termination Agreement*”), dated as of _____, 2020 (the “*Effective Date*”), is made by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“*East*”), Columbia Far West, LLC, a Delaware limited liability company (“*West*”), and Columbia-Brook Park Management, LLC, a New York limited liability company (“*Property Manager*”, and together with East and West, collectively, the “*Parties*,” and each a “*Party*”).

Recitals

WHEREAS, the Parties entered into that certain Management Agreement dated as of May 1, 2007, as same may have been amended from time to time, (the “*Property Management Agreement*”) related to Property Manager’s management of that certain real estate legally described on Exhibit A attached hereto and all improvements related thereto (the “*Property*”), all as more particularly identified in the Property Management Agreement; and

WHEREAS, the Parties desire to mutually terminate the Property Management Agreement as provided for below.

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this Termination Agreement (including the Recitals above), and for other good and valuable consideration, the receipt and sufficiency of which the Parties acknowledge, the Parties agree as follows:

1. **Recitals; Definitions.** The Recitals above are hereby incorporated in and made part of this Termination Agreement by this reference.
2. **Termination; Reserved Rights.** As of the Effective Date (i) the Property Management Agreement is terminated and (ii) except as otherwise expressly set forth herein, and the Parties’ respective rights and obligations under the Property Management Agreement will be terminated automatically and shall be of no further force or effect. The Parties acknowledge and agree that any prior notice of termination requirement contained in the Property Management Agreement is hereby waived and shall not be required. Notwithstanding anything contained in this Termination Agreement to the contrary, East, West and Property Manager each hereby agree that they are not waiving or releasing any of the other Parties from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney’s fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively “*Claims*”) any of the Parties have or may have against any of the other Parties for any reason whatsoever; provided, however, East, West and Property Manager acknowledge and agree that any such Claims or any resolution of such Claim (whether by court order or settlement) shall not affect or encumber title to the Property or any rights of any successor or assign of any Party’s interest in the Property.
3. **Binding Effect.** This Termination Agreement binds and inures to the benefit of the Parties and their respective successors, assigns, and legal representatives and may not be modified except by a written agreement signed by all Parties to this Termination Agreement and any party then holding title to any portion of the Property.

4. **Miscellaneous**. This Termination Agreement, including the Recitals, constitutes the Parties' entire understanding with respect to the matters this Termination Agreement contemplates. No oral statement, agreement, promise, undertaking, understanding, or arrangement made before or contemporaneously with this Termination Agreement's execution will bind any Party unless expressly set forth in this Termination Agreement. Nor will any Party's oral statement, agreement, promise, undertaking, or understanding after this Termination Agreement's execution be deemed an amendment of this Termination Agreement unless reduced to writing and signed by the Parties and any party then holding title to any portion of the Property. This Termination Agreement will be construed and interpreted in accordance with the laws of the State of Ohio, without regard to its conflict of laws principles. The captions and headings are only for convenience of reference, are not a part of this Termination Agreement, and will not limit or construe the provisions to which they apply. All signed counterparts (whether delivered by telecopy, electronic delivery or otherwise) of this Termination Agreement taken together will constitute one and the same Termination Agreement. Except for execution and delivery of this Termination Agreement by all Parties, there are no conditions precedent to this Termination Agreement's becoming effective.

[Signature Page Follows]

IN WITNESS WHEREOF, the Parties have duly executed this Termination Agreement as of the Effective Date set forth above.

Columbia Park East MHP LLC

By: _____
Name:
Title:

Columbia Far West, LLC

By: _____
Name:
Title:

Columbia-Brook Park Management, LLC

By: _____
Name:
Title:

EXHIBIT A
LEGAL DESCRIPTION OF PROPERTY
TO BE INSERTED

EXHIBIT N

Release, Covenant Not to Sue and Indemnification Agreement

SEE ATTACHED

RELEASE, COVENANT NOT TO SUE AND INDEMNIFICATION AGREEMENT

THIS RELEASE, COVENANT NOT TO SUE AND INDEMNIFICATION AGREEMENT (this “**Agreement**”) dated _____, 2020 (the “**Effective Date**”), is by and among each of the parties signing as a “Releasing Party” on the signature page hereto (as defined with greater particularity in Section 3 below, and sometimes collectively referred to herein as the “**Releasing Party**”) in favor of Green Courte Acquisition IV, LLC, a Delaware limited liability company, and each of the parties signing as a “Released Party” on the signature page hereto (collectively, “**GCP**”, along with GCP’s current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, which are sometimes individually or collectively referred to herein as the “**Released Party**”).

RECITALS:

A. East (as defined below) and Far West (as defined below) each own equally the Property (as defined on Schedule I attached hereto).

B. GCP is a party to that certain Purchase Agreement dated as of _____, 2020 (the “**East Purchase Agreement**”) by and among Columbia Park East MHP, LLC, as seller (the “**East**”), and GCP, as buyer, and which East Purchase Agreement has been consented to by Columbia Far West, LLC (“**Far West**”), M. Shapiro Real Estate Group Ohio LLC, as Court Appointed Receiver (“**Receiver**”) pursuant to an Order Appointing Receiver entered by the Cuyahoga County Common Pleas Court (the “**Court**”) in Case No. CV17-887110 (together with Case No. CV17-880316, the “**Lawsuit**”), and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), whereby GCP has agreed to purchase East’s interest in the Property.

C. GCP is a party to that certain Purchase Agreement dated as of _____, 2020 (the “**West Purchase Agreement**”) by and among Far West, as seller, and GCP, as buyer, and which West Purchase Agreement has been consented to by East, Receiver, and Plaintiff, whereby GCP has agreed to purchase Far West’s interest in the Property.

D. Delivery of a fully executed copy of this Agreement is a condition precedent to GCP’s obligation to close on the transactions (1) contemplated by the East Purchase Agreement and (2) contemplated by the West Purchase Agreement.

E. Each Releasing Party will benefit materially, directly and/or indirectly, by (1) GCP’s purchase of East’s interest in the Property from East pursuant to the East Purchase Agreement, and (2) GCP’s purchase of Far West’s interest in the Property from Far West pursuant to the West Purchase Agreement.

F. Each Releasing Party, without admitting or determining any liability, fault, wrongdoing, or responsibility whatsoever regarding the Property, wishes to release, and covenants not to sue based on, any and all past, present and future Claims (as defined below) that any of the undersigned may have or could assert against each Released Party or related, directly or indirectly, to the Property, on the terms and subject to the conditions set forth herein.

G. Each of Far West, East and Columbia MHC East, LLC (“**MHC East**”) agrees to release and to covenant not to sue each Released Party from and against any Claims and agrees to indemnify and hold each Released Party harmless from and against any Property Litigation Claims on the terms and subject to the conditions set forth herein.

NOW THEREFORE, in consideration of the promises and the mutual covenants hereinafter set forth, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and accepted, the parties, intending to be legally bound hereby, agree as follows:

1. All of the foregoing recitals are true and correct and material terms to this Agreement.
2. **Definitions.** As used herein, the below terms shall have the following meanings:
 - a. **"Claims"** shall mean any and all claims, potential claims, actions, causes of action, counts, cross-claims, counterclaims, proceedings, hearings, investigations, charges, complaints, injunctions, judgments, orders, decrees, rulings, rights, duties, requests, suits, demands, losses, damages, sums of money, accounts, compensation, contracts, controversies, promises, judgments, liabilities, obligations, debts, liens, suits, executions, penalties, fines, costs, rights to indemnification hereunder and attorneys' fees of any nature, character, type, kind, and description whatsoever, in law or equity, whether based in tort, contract, statute or other theory of recovery, pursuant or relating to any statute (including without limitation, the Comprehensive Environmental Response Compensation Liability Act of 1980, 42 U.S.C. §9601 *et seq.*, as amended ("**CERCLA**")), ordinance, agreement, organizational or governing documents, or regulation, that exist or are based upon actions, transactions, events, occurrences, things, acts or conduct, whether known or unknown, matured or unmatured, disputed or undisputed, fixed or contingent, liquidated or unliquidated, accrued or unaccrued, suspected or unsuspected, direct or consequential, foreseen or unforeseen, whether direct, indirect, derivative, or in any other capacity or posture, whether or not made the subject of the Lawsuit or any other legal proceeding, whether in the Court or any other court, judicial or administrative body or arbitrator, from the beginning of time, and that arise out of or relate, directly or indirectly, in any way whatsoever, to the Property.
 - b. **"Property Litigation Claims"** shall mean any and all claims, potential claims, actions, causes of action, counts, cross-claims, counterclaims, proceedings, hearings, investigations, charges, complaints, injunctions, judgments, orders, decrees, rulings, rights, duties, requests, suits, demands, losses, damages, sums of money, accounts, compensation, contracts, controversies, promises, judgments, liabilities, obligations, debts, liens, suits, executions, penalties, fines, costs, and attorneys' fees of any nature, character, type, kind, and description whatsoever, in law or equity, whether based in tort, contract, statute or other theory of recovery, pursuant or relating to any statute (including without limitation, CERCLA), ordinance, agreement, organizational or governing documents, or regulation, that exist or are based upon actions, transactions, events, occurrences, things, acts or conduct, whether known or unknown, matured or unmatured, disputed or undisputed, fixed or contingent, liquidated or unliquidated, accrued or unaccrued, suspected or unsuspected, direct or consequential, foreseen or unforeseen, whether direct, indirect, derivative, or in any other capacity or posture, whether in the Court or any other court, judicial or administrative body or arbitrator, from the beginning of time, and that arise out of or relate, directly or indirectly, in any way whatsoever, to those cases listed on Schedule II attached hereto.

3. Each of the undersigned signing as a "Releasing Party" on the signature page hereto, on behalf of himself, herself, itself and his, her or its respective past, present and future spouses, beneficiaries, heirs, representatives, predecessors, successors, grantees, transferees, trusts, agents, employees, estates, attorneys, affiliates, subsidiaries, agents, employees, members, managers, officers, directors, partners,

shareholders, sureties, insurers, successors and assigns and any person or entity acting through, on behalf of, or at the direction of any of them (each a "**Releasing Party**"), forever releases, remises and discharges each Released Party from any and all Claims, except: (i) that East does not release GCP for Claims of East that may arise related to any post-closing obligations of GCP arising under the East Purchase Agreement, and (ii) that Far West does not release GCP for any Claims that may arise related to any post-closing obligations of GCP arising under the West Purchase Agreement.

4. Each Releasing Party warrants, represents, agrees and covenants not to sue any party comprising the Released Party with respect to any Claim. The immediately preceding sentence shall not apply: (i) as between East and GCP, for Claims of East that may arise related to any post-closing obligations of GCP arising under the East Purchase Agreement, and (ii) as between Far West and GCP, for Claims of Far West that may arise related to any post-closing obligations of GCP arising under the West Purchase Agreement.

5. Far West hereby agrees that it will indemnify and save the Released Party harmless from and against any and all Property Litigation Claims.

6. East and MHC East each hereby agree that it will indemnify and save the Released Party harmless from and against any and all Property Litigation Claims.

7. This Agreement is absolute and unconditional and the obligations of the Releasing Party shall not be released, discharged, mitigated, impaired, or affected by any delay, waiver by or failure of the Released Party to enforce any of the terms, covenants and conditions contained in this Agreement.

8. It is expressly acknowledged and agreed that nothing in this Agreement shall constitute or be construed as an admission of any issue of law, fact or liability or an acknowledgement as to the validity of any potential claim asserted against any Released Party or as to the validity of any relief potentially sought by each of the undersigned.

9. This Agreement has been negotiated by counsel for each of the parties and the language of the Agreement shall not be construed for or against any particular party.

10. Each party hereto represents and warrants that he, she and/or it, as applicable, has full power and authority to enter into this Agreement and that the persons executing this Agreement on behalf of a party are duly authorized to do so. Each party hereto represents and warrants that there has been no assignment or other transfer of any Claim which might affect or impair the full and complete releases under this Agreement, and each Releasing Party hereby agrees that he, she or it will indemnify and save the Released Party harmless from and against any Claim asserted by any third party assignee or transferee from him, her or it.

11. Each party acknowledges that they have read this Agreement and understand its terms, and that this Agreement is executed voluntarily, without duress, with the opportunity for the advice of counsel of his or its own choosing, and with full knowledge of its legal significance.

12. This Agreement constitutes the entire agreement between the parties with respect to the subject matter hereof, and supersedes all other agreements and understandings, whether oral or written. No covenants, agreements, representations or warranties of any kind whatsoever have been made by any of the parties to this Agreement except as specifically set forth in this Agreement.

13. No modification of this Agreement shall be effective unless the same is in writing and is executed by the Releasing Party and the Released Party.

14. This Agreement and the parties' rights and remedies hereunder and in connection herewith shall be governed and interpreted in accordance with the laws of the State of Ohio notwithstanding any contrary choice of law provisions. The parties hereby consent to original and exclusive jurisdiction of the state and federal courts sitting in Cuyahoga County, Ohio (each an "**Enforcing Court**") for any and all actions to enforce, apply, or interpret this Agreement or any provision hereof. In the event that any Releasing Party, or any third party assignee or transferee from such Releasing Party, asserts any Claim against the Released Party, upon written request by the Released Party, such Releasing Party shall advance Released Party its attorneys' fees and costs to respond to such Claim. In the event that the Released Party commences any action in the Enforcing Court against any Releasing Party, upon written request by the Released Party, such Releasing Party shall advance Released Party its attorneys' fees and costs in respect of any such action to enforce the terms of this Agreement or to declare rights hereunder as the result of a breach of any covenant or condition of this Agreement or concerning the interpretation, validity, performance or breach of any of the terms and conditions of this Agreement, including with respect to any and all appeals or petitions relating thereto. Each Releasing Party hereby consents to the entry of any injunction against him or it enjoining or restraining any violation of this Agreement, or otherwise enforcing this Agreement, against any party violating, threatening to violate or attempting to violate, this Agreement, and hereby irrevocably consents to the jurisdiction and venue of the Enforcing Court for any such purpose.

15. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original and all of which, when taken together, shall constitute one and the same valid and binding agreement. Facsimile or other electronically-transmitted signatures shall be deemed to be original for purposes of this Agreement.

16. **WAIVER OF JURY TRIAL.** The parties hereby knowingly, voluntarily and intentionally waive the right any party may have to a trial by jury in respect of any litigation based hereon, or arising out of, under or in connection with this Agreement and any document executed in connection herewith or related hereto, or any course or conduct, course of dealing, statements (whether oral or written) or actions of any party. This provision is a material inducement for the parties to enter into this transaction.

[END OF AGREEMENT – SIGNATURES FOLLOW]

IN WITNESS WHEREOF, and intending to be legally bound, the parties hereto have made and executed this Agreement, or caused this Agreement to be executed by their duly authorized representatives, as of the Effective Date.

RELEASING PARTY:

Columbia Park East MHP LLC
sometimes d/b/a Columbia Park
Mobile Home Park and sometimes
d/b/a Columbia Park MHP

By: _____
Name: _____
Title: _____

Columbia MHC East LLC,
sometimes d/b/a Columbia Park
Water and Sewer System and
d/b/a Columbia Park Waste Water
Treatment Plant and sometimes
d/b/a Columbia Park WWTP

By: _____
Name: _____
Title: _____

Columbia Park Manufactured Home Sales, Inc.

By: _____
Name: _____
Title: _____

Columbia Brook Park Management, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP GD, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP JM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP KB, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP RM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP SG, LLC

By: _____
Name: _____
Title: _____

MHP Acquirers, LLC

By: _____
Name: _____
Title: _____

Columbia SPE, Inc.

By: _____
Name: _____
Title: _____

Robert C. Morgan

Robyn Morgan

Herbert Morgan

George Dagraca

James A. Martin

Steven J. Gordon

Kenneth C. Burnham

Columbia Far West, LLC

By: _____
Name: _____
Title: _____

Columbia West Investors, LLC

By: _____
Name: _____
Title: _____

Company Manager, LLC

By: _____
Name: _____
Title: _____

Palace Communities, LC

By: _____
Name: _____
Title: _____

Richard B. Kellam

RELEASED PARTY:

Green Courte Acquisition IV, LLC

By: _____
Name:
Title:

Columbia Park Owner, LLC

By: _____
Name:
Title:

Brook Park Owner, LLC

By: _____
Name:
Title:

Columbia Brook Park TRS, LLC

By: _____
Name:
Title:

Columbia Brook Park Holding Joint Venture, LLC

By: _____
Name:
Title:

WW Columbia Brook Park, LLC

By: _____
Name:
Title:

Columbia Brook Park Lender, LLC

By: _____
Name:
Title:

Columbia Brook Park Parent, LLC

By: _____
Name:
Title:

GCP REIT V MH, LLC

By: _____
Name:
Title:

Schedule I

The term "Property" shall mean:

1. That certain real property more particularly described on Exhibit A attached hereto (the "**Real Property**");
2. All tangible personal property and fixtures including any manufactured homes owned by East and/or Far West, as applicable, and located on or attached to the Real Property (the "**Personal Property**"); and
3. To the extent the same is transferable by East and Far West, as applicable, each of East's and Far West's interest in the Leases (as defined in the East Purchase Agreement and West Purchase Agreement, as applicable), the Service Contracts (as defined in the East Purchase Agreement and West Purchase Agreement, as applicable), the Permits (as defined in the East Purchase Agreement and West Purchase Agreement, as applicable), any and all warranties, telephone exchange numbers, architectural or engineering plan and specifications, and development rights related or pertaining to the Real Property or the Personal Property under the control of the Receiver, East or Far West, or all of them, as applicable, and any and all rights to the name of the improvements upon the Real Property, as well as any promissory notes and/or other evidence of debt obligations made in favor of East and/or Far West in connection with chattel loans or other financing arrangements secured by liens on manufactured homes owned by third parties, such as tenants.

Schedule II

List of cases referenced in the definition of "Property Litigation Claims":

- A. Columbia Far West, LLC v. Columbia Park East MHP LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-880316, consolidated with U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1. Commercial Pass-Through Certificates, Series 2007-C1 v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110;
- B. State of Ohio, ex rel. Dave Yost, Attorney General of Ohio v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-18-903788;
- C. Columbia MHC East, LLC et al. v Melody J. Stewart, et al., U.S. Court of Appeals, 6th Circuit, Case No. 19-3748;
- D. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-934734 and Certificate of Judgment JL20978567;
- E. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-935449;
- F. Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia;
- G. Case No. JL-20-978567 in the Cuyahoga County Common Pleas Court, Cuyahoga County, Ohio

Exhibit A

LEGAL DESCRIPTION OF REAL PROPERTY
TO BE INSERTED

EXHIBIT O

Seller and Far West Ownership Structure

SEE ATTACHED

**POST CLOSING COLUMBIA/BROOK PARK
APRIL 30, 2007**

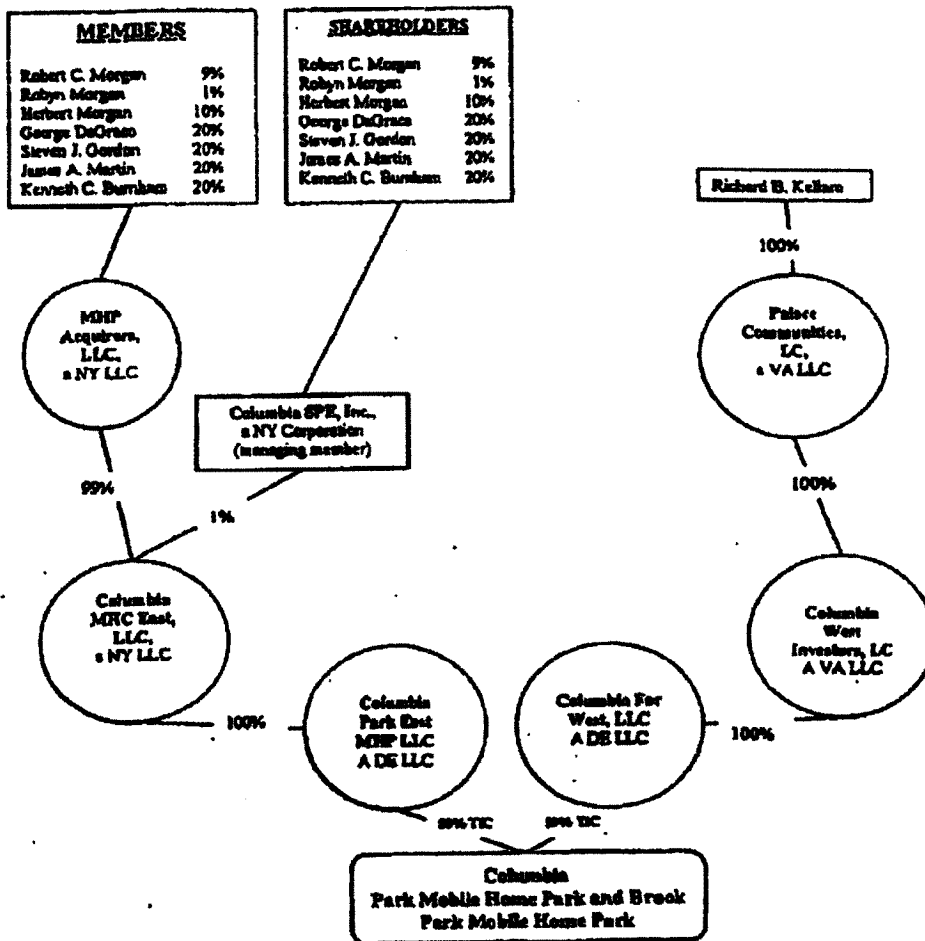


EXHIBIT P

TIC Agreement

SEE ATTACHED

2

TENANTS IN COMMON AGREEMENT

CUYAHOGA COUNTY RECORDER
PATRICK J. O'MALLEY - 19
DEED 05/03/2007 10:47:40 AM
200705030087

THIS TENANTS IN COMMON AGREEMENT ("Agreement") is made and shall be effective as of the 1st day of May, 2007, by COLUMBIA PARK EAST MHP LLC, a Delaware limited liability company, to be indexed for recording purposes as a grantor and a grantee ("Columbia East") and COLUMBIA FAR WEST, LLC, a Delaware limited liability company, to be indexed for recording purposes as a grantor and grantee ("Columbia West") (Columbia East and Columbia West are each sometimes referred to as a "Tenant in Common" or collectively as the "Tenants in Common"). This Agreement relates to property referenced in the instrument(s) recorded in Cuyahoga County, Ohio Recorder's Office as File Numbers 20010620771 and 200106260772.

RECITALS

The Tenants in Common own real property and related improvements, including two manufactured home communities, which are more particularly described in Exhibit "A" attached hereto and incorporated herein ("Property"). The Tenants in Common desire to enter into this Agreement to provide for the orderly administration of the Property.

General Electric Capital Corporation ("GECC") is about to make a loan (the "Loan") to Tenants in Common in the amount of Fifty-Five Million Dollars (\$55,000,000.00) to be secured by a mortgage which shall constitute a first security lien on the Property (the "Mortgage"). The Mortgage and other loan documents pertaining to the Loan are referred to in this Agreement as the "Loan Documents".

AGREEMENT

In consideration of the mutual covenants and conditions contained in this Agreement and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as set forth below.

I. Nature of Relationship Between Co-Tenants.

1.1 Tenants in Common Relationship: No Partnership. The Tenants in Common shall each hold their respective undivided tenancy in common interests in the Property (the "Interests") as tenants-in-common. The Tenants in Common do not intend by ownership of the Property as tenants in common or by this Agreement to create a partnership or joint venture among themselves, but merely to set forth the terms and conditions upon which each of them shall hold their respective Interests. In addition, the Tenants in Common do not intend to create a partnership or joint venture with the "Property Manager" (as defined below). Therefore, each Tenant in Common hereby elects to be excluded from the provisions of Subchapter K of Chapter I of the Internal Revenue Code of 1986, as amended (the "Code"), and any similar provision of state and/or local law, with respect to the tenancy in common ownership of the Property. The exclusion elected by the Tenants in Common hereunder shall commence effective as of the date of acquisition of the Property. Nothing in this Agreement shall deprive or otherwise affect the right of either party to own, invest in, manage, operate or conduct business activities, whether or

not they compete with the Property, nor shall the other Tenant in Common have any interest therein or right to any profits therefrom.

1.2 Reporting as Direct Owners and Not a Partnership. Each Tenant in Common hereby covenants and agrees to report on its Federal and state income tax returns all items of income, deduction and credits which result from its Interest. All such reporting shall be consistent with the exclusion of the Tenants in Common from Subchapter K of Chapter 1 of the Code, commencing with the taxable year during which this Agreement is executed. Further, each Tenant in Common covenants and agrees not to notify the Commissioner of Internal Revenue that it desires that Subchapter K of Chapter 1 of the Code apply to the Tenants in Common.

1.3 Indemnity. Each Tenant in Common hereby agrees to indemnify, defend and hold the other Tenant in Common harmless from all costs, liabilities, tax consequences and expenses (for example, interest and penalties), including, without limitation, attorneys' fees and costs, and all Other Costs (as defined below) and expenses incurred by a Tenant in Common, which may result from any Tenant in Common so notifying the Commissioner in violation of this Agreement or otherwise taking a position contrary to that described in Section 1.2 of this Agreement, on any tax return, report or other document.

1.4 Definition of Other Costs. "Other Costs" shall mean, in all instances where such term is used in this Agreement, all costs and expenses incurred by a Tenant in Common arising from or in connection with any dispute, cause of action, the exercise of any right or remedy or the defense of any claim or demand, or in connection with the resolution of any issue under, arising from or concerning this Agreement, including, without limitation, non-legal consulting costs and the reasonable billings (whether on a time basis or flat fee basis) and expenses of a third party (which is not affiliated with the Tenant in Common) acting for or on behalf of the Tenant in Common in this Agreement, in addition to attorneys' fees and other legal and court costs to which the Tenant in Common would also be entitled to receive reimbursement.

1.5 No Agency. No Tenant in Common is authorized to act as agent for, to act on behalf of, or to do any act that will bind, any other Tenant in Common, or to incur any obligations with respect to the Property. Any such action or authorization shall require the prior written approval of both of the Tenants in Common.

1.6 Special Mortgage Carve-Out Indemnity. The Tenants in Common have or shall obtain financing secured by the Property. The Tenants in Common anticipate that such financing will be "non-recourse", subject to "carve outs" or "springing recourse" upon Bankruptcy of either or both of Tenants in Common which may impose personal liability upon one or both of the Tenants in Common. The Tenants in Common also anticipate that the Property Manager under the "Management Agreement" (defined below) may be an entity or party related to one of the Tenants in Common (any party or person affiliated with a Tenant in Common, by common ownership or control, in whole or in part, whether direct or indirect, is an "Affiliate") and that the Property Manager will substantially control the use and operation of the Property and will be responsible for avoiding or causing liability to arise under certain of the non-recourse "carve-outs". Each ultimate individual equity owner of a Tenant in Common will be referred to herein and defined as a "Member" regardless of whether the Tenant in Common is a limited liability company, corporation or partnership. Each of the Members of a Tenant in Common who is also

an equity owner, whether directly or indirectly, of the Affiliate Property Manager hereby, jointly and severally, guarantees payment to the Tenants in Common, and each of their Members and managers, which are not also Members in the Affiliate Property Manager, all liabilities which may arise under any mortgage financing, as a result of any action or omission by the Property Manager or any agent or employee of the Property Manager which is an Affiliate of the Tenant in Common, which results in liability to the lender only under the following types of non-recourse carve-outs, (i) relating to intentional or grossly negligent or willful acts which would constitute a breach of fiduciary duty by an agent to its principal, (ii) relating to fraud, misappropriation or other defalcation by the Property Manager or any agent or employee of the Property Manager, (iii) relating to the misapplication of proceeds and income from the Property in contravention of the express written requirements of the documents evidencing or securing the financing provided by the lender, (iv) relating to waste (as such term is commonly understood under the common law and generally meaning abusive or destructive alteration or deterioration of the land and/or the improvements comprising the Property) to the Property resulting from the actions or omission of the Property Manager, unless such action or omissions were approved or consented to by both Tenants in Common, (v) arising from a breach of an environmental indemnity covenant or warranty caused exclusively by the Property Manager or one of its officers, agents or employees, or (vi) any other action or omission in direct and material contravention of the Tenants in Common duties and obligations under the financing documents taken or made without the express direction, consent or approval from or by both of the Tenants in Common.

2. **Management.** The Tenants in Common will enter into a Management Agreement ("Management Agreement") with Columbia Brook Park Management, LLC, a New York limited liability company ("Property Manager"). Pursuant to the Management Agreement, the Property Manager shall be the sole and exclusive manager of the Property to act on behalf of the Tenants in Common with respect to the management, operation, maintenance and leasing of the Property until the Management Agreement is terminated in accordance with its terms. The Management Agreement and any successor management agreement shall incorporate the terms of this Agreement therein. The Management Agreement shall provide for the distribution of all cash flow from the property (except for budgeted reserves) to be distributed-monthly. All personnel working at or for the Property shall be employees of the Property Manager and shall not be employed by either of the Tenants in Common. All of the terms, covenants and conditions of the Management Agreement are hereby incorporated herein.

3. **Income and Liabilities.** Each of the Tenants in Common owns a fifty percent (50%) tenant in common interest in and to the Property and shall be entitled to fifty percent (50%) of all benefits, obligations and other incidents of ownership of the Property. Accordingly, each of the Tenants in Common shall (a) be entitled to all benefits of ownership of the Property, on a gross and not a net basis, including, without limitation, all items of income and proceeds from sale or refinance or condemnation, in proportion to their respective Interests, and (b) bear, and shall be liable for, payment of all expenses of ownership of the Property, on a gross and not a net basis, including by way of illustration, but not limitation, all operating expenses and expenses of sale or refinancing or condemnation, in proportion to their respective Interests. All operating proceeds, net of operating expenses and required and agreed upon reserves shall be distributed to the Tenants in Common on a monthly basis.

4. **Co-Tenant's Obligations.** The Tenants in Common each agree to perform such acts as may be necessary to carry out the terms and conditions of this Agreement, including, without limitation:

4.1 **Documents.** Executing documents required in connection with a sale or refinancing of the Property in accordance with Section 5 below and such additional documents as may be required under this Agreement or may be reasonably required to affect the intent of the Tenants in Common with respect to the Property or any loans encumbering the Property.

4.2 **Leveraged Financing.** It is the intention of both of the Tenants in Common to maintain the maximum nonrecourse "leverage" of the Property as is commercially practical and to refinance from time to time as necessary to achieve this result. The Tenants in Common intend to secure financing producing the greatest amount of proceeds practical (80%-85% or higher loan to value ratio, if obtainable); while achieving non-recourse treatment, except for the usual "carve outs" and "springing recourse" in the event of bankruptcy, and while achieving the greatest possible cash flow (with the lowest possible fixed interest cost, with the longest possible amortization period and/or call period and resulting constant). Each Member of a Tenant in Common hereby unconditionally guarantees to the other Tenant in Common the performance by the Tenant in Common as to which it is a Member of all obligations of that Tenant in Common under this Agreement and in connection with any financing obtained by the Tenants in Common.

4.3 **Additional Funds.** Each Tenant in Common will be responsible for a pro rata share (based on each Tenant in Common's respective interest) of any future cash needed in connection with the ownership, operation and maintenance of the Property (i) as determined by the Property Manager and agreed upon by the Tenants in Common (whether in the Budget or otherwise); (ii) for any "Emergency Expenditures" (an "Emergency Expenditure" is an expenditure not within the budget approved by the Tenants in Common, but which in the reasonable judgment of the Property Manager or either Tenant in Common is required to avoid, but only in the amount necessary to avoid, personal injury, significant property damage, a default under any mortgage encumbering the Property, or any part thereof, a material violation of applicable law or the suspension of a material service); as well as (iii) any amounts owing under any note, mortgage, assignment, guaranty or other document evidencing or securing any financing for or secured by the Property or part thereof. If any claim or demand for payment by a lender providing financing secured by the Property or any part thereof is made against less than all of the Tenants in Common or Members, the party or parties against whom the claim or demand is made may provide notice of the claim or demand to all other Members and the other Tenant in Common. Upon receipt of such notice, the claim or demand by such lender shall, for purposes of this Agreement, be deemed to have been made upon each of the Tenants in Common and each of the Members. In such case, each Tenant in Common and, pursuant to Section 4.5 of this Agreement, each Member of a Tenant in Common shall have the joint and several obligation with all other Members of its Tenant in Common to immediately pay the Tenant in Common's respective pro rata portion of such claim within the time period provided in this Agreement or in the claim or demand, whichever is sooner. To the extent any Tenant in Common or any Member fails to pay any funds pursuant to this Section or fails to pay any amount owing to the other Tenant in Common by virtue of any right of contribution, guarantee or indemnification under this Agreement or under applicable law within fifteen (15) days after the Property Manager or the other Tenant in Common or another Member delivers notice that such additional funds are

required, such failure shall automatically, without further notice required, constitute an "Event of Default" under this Agreement.

4.4 Advance Loans. Upon an Event of Default by a Tenant in Common, in addition to all other rights hereunder, the non-defaulting Tenant in Common may, but shall not be required to, pay such amount, which payment shall be deemed a loan from the paying Tenant in Common to the defaulting Tenant in Common (each such loan and any amounts owing by virtue of an obligation for contribution or indemnification to the other Tenant in Common, and such amounts and expenses and Other Costs incurred by the other Tenant in Common obtaining and maintaining the funds which are the source of such loan, being called an "Advance Loan"). The principal of an Advance Loan shall also include all charges (not just the pro-rata portion of such charges) incurred by both Tenants in Common, including late fees and penalty interests and lender's costs of collection and attorneys' fees incurred and payable under a financing by virtue of a default under any financing where such default occurred as a result of one Tenant in Common's failure to pay a sum it was obligated to pay under this Agreement and/or the financing documents when due. Each Advance Loan shall be due and payable upon demand. As an inducement to each Tenant in Common to avoid causing the occurrence of an Event of Default, each Advance Loan shall accrue interest, compounded daily, from the date advanced or incurred at the annual rate of sixteen percent (16%). In no case shall the interest rate on an Advance Loan exceed the highest rate allowable by applicable law. The Property Manager is hereby authorized and directed to pay the Tenant in Common making or deemed to have made an Advance Loan the amounts owing under the Advance Loan (with interest thereon as provided above) out of future cash from operations or from sale or refinancing of the Property or other distributions pursuant to the Management Agreement that would otherwise be due the defaulting Tenant in Common until the Advance Loan is paid in full.

4.5 Personal Guaranty. Each member, for itself and its successors, assigns, personal representatives and estate, by execution of this Agreement, hereby, jointly and severally, unconditionally guarantees to pay in full, including all interest and costs of collection and Other Costs, each and every Advance Loan made to the Tenant in Common in which it holds an equity interest. This obligation is an obligation of payment and not a guaranty of collection. If either Tenant in Common desires to evidence the Members' obligation to pay an Advance Loan by a separate Unconditional Guaranty of payment for the benefit of and in favor of the Tenants in Common, each Member hereby agrees, promptly upon presentation, to execute a standard bank or other lending institution commercial loan form of Unconditional Guaranty of Payment in favor of the Tenants in Common as chosen by the requesting Tenant in Common. Failure to promptly execute and deliver such document within fifteen (15) days after written request shall independently constitute an Event of Default. Each of the Members waives any and all usual, common and standard rights and defenses applicable to guarantors and sureties and affirmatively agrees that a separate action to receive the Advance Loan may be brought against any one or more Members without joinder or prior action against any other Member or the Tenant in Common. Each of the Members waives and releases all of their respective homestead rights and exemptions as the same may be applicable to any obligation or liability arising under this Agreement.

4.6 [Intentionally Deleted]

4.7 Remedies. Upon the occurrence of an Event of Default, the non-defaulting Tenant in Common, provided the non-defaulting Tenant in Common has not caused -all-in-dependent or other Event of Default which remains uncured, shall have each of the following rights and remedies:

(a) The non-defaulting Tenant in Common may make an Advance Loan as provided above. If the Advance Loan is not repaid in full within fifteen (15) days after written demand for payment (which demand shall be in addition to the prior notice given pursuant to Section 4.3 of this Agreement as a condition to the occurrence of an Event of Default and which demand shall specify that if cure is not timely effected, the non-defaulting Tenant in Common may exercise its rights under Section 9 of this Agreement), the non-defaulting Tenant in Common may:

(i) seek recovery of the Advance Loan by civil action against the defaulting Tenant in Common and/or each or any Member of the defaulting Tenant in Common;

(ii) exercise its rights under Section 9 of this Agreement.

(b) Decline to make an Advance Loan and, if the Event of Default is not cured within fifteen (15) days after giving written demand to the defaulting Tenant in Common (which demand shall be in addition to the prior notice given pursuant to Section 4.3 of this Agreement as a condition to the occurrence of an Event of Default and which demand shall specify that if cure is not timely effected, the non-defaulting Tenant in Common may exercise its rights under Section 9 of this Agreement), exercise its rights under Section 9 of this Agreement.

(c) The remedies against a defaulting Tenant in Common provided for herein are in addition to any other remedies that may otherwise be available at law. Delay in or failure to exercise a remedy or right under this Section or under any other provision of this Agreement shall not constitute a waiver of such remedy or right. No Tenant in Common shall be deemed to have waived any right or remedy under this Agreement unless such waiver is explicit and in writing. No remedy except for the remedy to complete the procedures once initiated under Section 9 of this Agreement, shall be exercised after an Advance Loan has been repaid in full. Once the procedures under Section 9 of this Agreement have been initiated after the occurrence of an Event of Default, the subsequent repayment of an Advance Loan shall not terminate such procedures, but shall only be taken into account in determining the amounts payable at closing and whether an Event of Default has been cured for the purpose of any other remedy or calculation hereunder. Additionally, if a claim or demand for payment of monies is rightfully made on a Tenant in Common or a Member hereunder, no Event of Default shall be deemed to have occurred if within the time before such payment must be made, payment is made in escrow with a title insurance company or an attorney-at-law pursuant to irrevocable instructions to disburse to the rightful payee (whether a lender, Property Manager or other Tenant in Common) upon the sooner to occur of (i) irrevocable payment of the amounts which must be paid by all other Tenants in Common and/or Members who are required to pay; (ii) payment by any other Tenants in Common and/or Members of the full amount to be paid by all Tenants in Common and/or Members; (iii) direction by the payor to release such funds from escrow in payment to the rightful payee; or (iv) completion of and closing under the procedures of Section 9 of this Agreement.

4.8 Regardless of anything to the contrary contained in Section 4.7 above or otherwise contained in this Agreement, the remedies contained in Section 4.7 above and the other remedies contained in this Agreement and the right to receive payment by either Tenant in Common and/or a Member under this Agreement and the other rights and interests of the Tenants in Common under this Agreement shall be subordinate to the indebtedness to GECC secured by the Mortgage and subject to the terms of the Loan Documents. Notwithstanding the foregoing, the Tenants in Common shall be permitted to receive distributions of cash flow and exercise their remedies under this Agreement so long as (i) no Event of Default has occurred and is continuing under the Loan Documents and (ii) such receipt and exercise is otherwise not inconsistent with the terms of the Loan Documents.

5. Sale or Encumbrance of Property.

5.1 **Sale or Encumbrance.** Any loan encumbering the Property or any Interest in the Property, and any sale or conveyance of the Property, shall be subject to the prior unanimous written approval by the Tenants in Common, which approval shall not be unreasonably withheld in those refinancing circumstances described in Section 4.2 of this Agreement.

5.2 **Use of Loan Proceeds.** Notwithstanding any other provisions of this Agreement, proceeds of a loan on the Property or sale of the Property shall be used to satisfy the following obligations in the following order:

5.2.1 To the extent necessary, the proceeds shall first be used to pay in full or defease any loans other than Advance Loans encumbering title to the Property.

5.2.2 The proceeds shall next be used to pay all outstanding costs and expenses incurred in connection with the holding, marketing and sale of the Property.

5.2.3 The proceeds shall next be used to pay all outstanding fees and costs as set forth in the Management Agreement.

5.3 **Payments to Tenants in Common.** Any proceeds from a loan on the Property or a sale of the Property that are not used as described in Section 5.2, and are not paid out under any other provision of this Agreement, shall be paid to each Tenant in Common in accordance with its Interest, as provided in Section 3; provided, however, that payment shall first be made from a Tenant in Common's share of such proceeds, to the extent necessary, to pay in full any Advance Loans made by the Tenants in Common in Section 4.4 of this Agreement with respect to the Property.

6. Transfer or Encumbrance. Except as specifically provided in this Agreement and subject to compliance with covenants made in connection with any loan (and associated loan agreement and documents) secured by the Property, and subject to prior compliance with the procedures set forth in Section 9 of this Agreement, each Tenant in Common may sell, transfer or convey its Interest or any part thereof, provided that any transferee shall take such Interests subject to this Agreement, and each transferee and its Members must expressly assume in writing all obligations and covenants under this Agreement in form reasonably satisfactory to the non-transferring Tenant in Common. To assure that no violation occurs under any "due on

encumbrance" clause contained in any mortgage or other documentation securing financing for the Property, no Tenant in Common may encumber its Interest. Any encumbrance of an Interest in breach of this prohibition shall (i) constitute an Event of Default, and (ii) shall be invalid and unenforceable and subject to the rights of the other Tenant in Common, including specifically the rights of the other Tenant in Common under Section 9 of this Agreement to purchase an Interest under such Section 9 free and clear of any such invalid encumbrance.

7. **Partition.** The Tenants in Common each hereby unconditionally and irrevocably waive any rights they may have to partition the Property, whether by sale or in kind, whether statutory or under the common law. If a court of competent jurisdiction issues a final order invalidating or expunging from this Agreement the mutual waiver of the right of partition, then to avoid the inequity of a forced sale and the potential adverse affect on the investment by the other Tenant in Common, the Tenants in Common agree that, as a condition precedent to filing a partition action, the Tenant in Common desiring to file such action shall first follow the procedure set forth in Section 9. In such event, the Tenant in Common desiring to partition shall first submit an "Offer" as hereinafter defined to the other Tenant in Common.

8. **Bankruptcy.** The Tenants in Common agree that an Event of Bankruptcy with respect to any Tenant in Common (and in any of his successors in interests) shall occur if a receiver, liquidator or trustee is appointed for any Tenant in Common; if any Tenant in Common becomes insolvent, makes an assignment for the benefit of creditors; if any petition for bankruptcy, reorganization, liquidation or arrangement pursuant to Federal bankruptcy law, or similar Federal or state law shall be filed by or against, consented to, or acquiesced in by, any Tenant in Common. Notwithstanding the foregoing, an Event of Bankruptcy shall be deemed not to have occurred if such appointment, adjudication, petition or proceeding was involuntary and not consented to by such Tenant in Common and the same is discharged or dismissed within sixty (60) days after the date of filing. To avoid the inequity of a forced sale and the potential adverse effect on the investment of the other Tenant in Common, the Tenants in Common agree that, as an inducement to entering into this Agreement, the Tenant in Common causing such Event of Bankruptcy shall follow the buy-sell procedure set forth in Section 9. In such event, the Tenants in Common causing such Event of Bankruptcy shall first submit an "Offer" to the other Tenant in Common.

9. **Buy-Sell Procedure.**

9.1 **Sale of Interest -- Seller's Offer.** Prior to selling its Interest or any part thereof to a third party in accordance with Section 6 (this Section 9 shall not apply to gifts, devises or other transfers to Affiliates, to Members or family members within three degrees of a Member), or upon the occurrence of an Event of Bankruptcy in accordance with Section 8, or prior to filing any action to partition the Property, the Tenant in Common desiring to sell its Interest ("Seller") shall first make a written offer ("Offer") to sell its undivided interest to the other Tenant in Common at a price equal to the Fair Market Value (as defined below) of Seller's Interest. The other Tenant in Common ("Purchaser") shall be entitled to exercise the options described in Subsection 9.4 in accordance with the procedures set forth in this Section. If no Event of Default has occurred, and the Purchaser elects not to purchase the Seller's Interest in accordance with the procedure set forth in this Section, Seller may proceed to sell its Interest in strict accordance with the Offer within sixty (60) days thereafter, time being of the essence. If the Offer is submitted in

connection with the proposed sale of a Tenant in Common's Interest to a third party under Section 6 of this Agreement, the Offer ("Third Party Offer") shall include the identity of the prospective purchaser and every entity and individual person holding an equity interest, whether directly or indirectly, in the prospective purchaser. If the Purchaser elects not to purchase the Seller's Interest or to sell the Property in accordance with the procedure set forth in this Section, Seller may proceed, within sixty (60) days thereafter, time being of the essence, to sell its Interest in strict accordance with the Third Party Offer only to the purchaser identified in the Third Party Offer, and only if the identity of the underlying equity owners of the prospective purchaser remain absolutely identical.

9.2 Event of Default or Event of Bankruptcy. Upon the occurrence of an Event of Default or an Event of Bankruptcy by one Tenant in Common, the other Tenant in Common (which shall be deemed a "Purchaser" under this Section 9) shall be entitled to and shall have the right to purchase the defaulting Tenant in Common's (a "Seller" for the purposes of this Section) Interest for a purchase price equal to "Fair Market Value" as defined below or to direct that the Property to be marketed for sale as provided in Subsection 9.4.

9.3 Determination of Price by Appraisal. "Fair Market Value" shall mean the fair market value of Seller's Interest in the Property on the date the Offer is made as determined by the following procedures. If the Tenants in Common cannot agree upon the Fair Market Value of the Interest within ten (10) days after the submission by the Seller of Seller's Offer, each party shall select an "Appraiser" (together the "Initial Appraisers"). The Initial Appraisers shall be furnished with a copy of this Agreement. The term "Appraiser" shall mean an appraiser who (i) holds the designation "MAI", (ii) has been actively engaged for at least the five (5) previous years in the appraisal of manufactured home communities in the United States, (iii) can demonstrate that he or she has prepared more than nine (9) appraisals of manufactured home communities in the previous three (3) years, and is currently approved by at least three (3) institutional commercial lenders (conduits or life insurance companies) to conduct appraisals of manufactured home communities. The Initial Appraisers shall promptly proceed to prepare and submit to each of the parties their respective determination of the fair market value of the Property and the Interest based upon the commonly recognized practices and standards of the appraisal industry, and in particular the standards and methodologies (considering vacancy rates, common expense factors, reserves, standard management fees and similar criteria) utilized when conducting appraisals for institutional commercial real estate lenders such as life insurance companies and conduit lenders. The determination of Fair Market Value of the Interest shall be made by determining one-half (1/2) of the Fair Market Value of the Property and shall be based upon a valuation of the Property in its then current condition, based upon then current market conditions and shall be predicated on an usual arms length sale made after customary marketing in the ordinary course and shall not be based upon a "forced sale" or a "liquidation" basis. The determination of Fair Market Value shall not take into account any so called "minority discount". If the two determinations of Fair Market Value of Interest by the Initial Appraisers differ by eight percent (8%) or less of the lesser of the two determinations of the Fair Market Value of the Interest, Fair Market Value shall be equal to the average of the two determinations. If the two determinations of the Fair Market Value of the Interest have a variance of greater than eight percent (8%) of the lesser of the two determinations, the two Initial Appraisers shall agree upon the selection of a third Appraiser who meets the qualifications set forth above (the "Third Appraiser"). The Third Appraiser shall also be given a copy of this Agreement, as well as copies

of the appraisals prepared by the Initial Appraisers. The Third Appraiser shall independently determine the Fair Market Value of the Interest. The determination made by the one of the two Initial Appraisers which is closest in value to the determination of the Third Appraiser shall be the "Fair Market Value" of the Interest. Except as specifically set forth in this paragraph, the determination of the Appraisers shall be binding, final and nonreversible. The costs and fees of each of the Initial Appraisers shall be borne solely by the party selecting the same. The costs and fees of the Third Appraiser shall be equally divided by the two parties.

9.4 **Purchaser's Options.** After completion of the determination of Fair Market Value, the Purchaser shall have the following options, which shall be exercised in writing by the Purchaser at any time within thirty (30) days after completion of such determination:

(a) If the procedures of this Section have been initiated as a result of an Event of Default:

- (i) Purchaser may elect to proceed to purchase the Interest as provided in this Section; or
- (ii) Purchaser may elect to direct that the Property be marketed for sale by an independent real estate brokerage company at a listing price determined by Purchaser, but not less than 106% of Fair Market Value of the Property as determined by the appraisal procedures set forth above. In such event, Seller shall be deemed to have fully approved and consented to such sale at the price determined by Purchaser and hereby irrevocably and unconditionally agrees to execute and do all things necessary to affect such sale. Seller's agreement in the preceding sentence shall be deemed a binding agreement to sell the Property and shall be specifically enforceable by a court of competent jurisdiction.
- (iii) Each Tenant in Common hereby irrevocably and unconditionally appoints the other Tenant in Common as its attorney-in-fact, which appointment is coupled with an interest and shall not terminate for so long as this Agreement is in effect, to sign and do, directly in its name, or on its behalf as attorney-in-fact, such documents and things as are reasonably necessary to effectuate the provisions of this Subsection 9.4(a).

(b) If the procedures of this Section have been initiated as a result, of any reason but the occurrence of an Event of Default:

- (i) Purchaser may elect not to purchase the Interest, but to permit the Seller to proceed to sell its Interest in accordance with the Offer subject to the limitations set forth in Section 9.1 above, or
- (ii) Purchaser may elect to proceed to purchase the Interest as provided in this Section; or
- (iii) Purchaser may elect to direct that the Property be marketed for sale by an

independent real estate brokerage company at a listing price determined by Purchaser, but not less than 106% of Fair Market Value of the Property as determined by the appraisal procedures set forth above. In such event, Seller shall be deemed to have fully approved and consented to such sale at the price determined by Purchaser and hereby irrevocably and unconditionally agrees to execute and do all things necessary to effect such sale Seller's agreement in the preceding sentence shall be deemed to be a binding agreement to sell the Property and shall be specifically enforceable by a court of competent jurisdiction.

- (iv) Each Tenant in Common hereby irrevocably and unconditionally appoints the other Tenant in Common as its attorney-in-fact, which appointment is coupled with an interest and shall not terminate for so long as this Agreement is in effect, to sign and do, directly in its name, or on its behalf as attorney-in-fact, such documents and things as are reasonably necessary to effectuate the provisions of this Subsection 9.4(b).

9.5 **The Sale.** The closing of the acquisition of the Interest by the Purchaser shall be held on a date not less than fifteen (15) days after, but not more than ninety (90) days after the final determination of Fair Market Value of the Interest. The closing shall be held at the offices of Purchaser's attorney or other location selected by Purchaser. The Purchase Price, in an amount equal to Fair Market Value, shall be paid by Purchaser in cash at closing subject to the following adjustments: (i) the Purchase Price shall be reduced by an amount equal to one half (1/2) of the debt secured by the Property or part thereof; (ii) the Purchase Price shall be reduced by the amounts, if any, owing to Purchaser from Seller under Section 4.4 or any other provision of this Agreement; (iii) the Purchase Price shall be increased by the amounts, if any, owing to Seller from Purchaser under Section 4.4 or any other provision of this Agreement; and (iv) the Purchase Price shall be adjusted to reflect one-half (1/2) of the customary and appropriate proration of expenses, income, real estate taxes and interest on debt secured by the Property as of the date of closing. It shall be a necessary precondition of the closing, that Purchaser obtain the release of Seller and each entity and individual holding an equity interest, whether directly or indirectly, in Seller, from any and all personal liability arising from the financing of the Property. Each party shall pay their own expenses associated with the transaction, including legal fees and recording costs. The Seller's Interest shall be conveyed by Seller to Purchaser by general warranty deed with all usual covenants of title. Seller and Purchaser shall each execute such other instruments, assignments and certificates as are customary or as may be required by Purchaser's title insurance company. If the sale of the Interest fails to close due to the fault of the selling Tenant in Common, the purchasing Tenant in Common shall have the right of specific performance and shall receive a credit against the purchase price payable at closing in an amount equal to the attorneys' fees and court costs and Other Costs incurred as a result of such default. If the sale of the Interest or partial Interest fails to close due to the fault of the purchasing Tenant in Common, the purchasing Tenant in Common shall be solely responsible for all costs incurred in connection with the procedures under this Section 9, but shall not forfeit any other rights and remedies the Tenant in Common may have under this Agreement; and if such failure to close occurred in connection with the presentation of an Offer rather than in connection with an Event of Default or Event of Bankruptcy, the selling Tenant in Common shall be free to sell its Interest strictly in accordance with the Offer within sixty (60) days after the failure to close.

10. General Provisions.

10.1 **Mutuality: Reciprocity; Runs With the Land.** Except as otherwise provided herein all provisions, conditions, covenants, restrictions, obligations and agreements contained herein or in the Management Agreement are made for the direct, mutual and reciprocal benefit of each and every part of the Property; shall be binding upon and shall inure to the benefit of each of the Tenants in Common and their respective heirs, executors, administrators, permitted successors, assigns and devisees, representatives, lessees and all other persons acquiring any undivided interest in the Property or any portion thereof whether by operation of law or any manner whatsoever (collectively, "Successors"); shall create mutual, equitable servitudes and burdens upon the undivided interest in the Property of each Tenant in Common in favor of the interest of every other Tenant in Common; shall create reciprocal rights and obligations between the respective Tenants in Common, their interests in the Property, and their Successors; and shall, as to each of the Tenants in Common and their Successors operate as covenants running with the land, for the benefit of the other Tenants in Common. Except as otherwise provided herein it is expressly agreed that each covenant contained herein or in the Management Agreement (i) is for the benefit of and is a burden upon the undivided interests in the Property of each of the Tenants in Common, (ii) runs with the undivided interest in the Property of each Tenant in Common and (iii) benefits and is binding upon each Successor owner during its ownership of any undivided interest in the Property, and each owner having any interest therein derived in any manner through any Tenant in Common or Successor. Every person or entity, including the ultimate individuals owning equity, whether directly or indirectly in any such entity, who now or hereafter owns or acquires any right, title or interest in or to any portion of the Property is and shall be conclusively deemed to have consented and agreed to every restriction, provision, covenant, right and limitation contained herein or in the Management Agreement, whether or not such person or entity expressly assumes such obligations or whether or not any reference to this Agreement or the Management Agreement is contained in the instrument conveying such interest in the Property to such person or entity. The Tenants in Common agree that, subject to the restrictions on transfer contained herein, any Successor shall agree in writing to become a party to this Agreement and the Management Agreement upon acquisition of an undivided interest in the Property as if such person was a Tenant in Common initially executing this Agreement.

10.2 **Enforcement.** This Agreement and all rights, remedies, covenants, duties and obligations hereunder or arising from this Agreement by operation of law may be enforced by the parties hereto and their successors, at law or in equity, in the courts of the State of Ohio.

10.3 **Attorneys' Fees and Other Costs.** If any action or proceeding is instituted between the Tenants in Common arising from or related to or with this Agreement, the Tenant in Common substantially prevailing in such action or arbitration shall be entitled to recover from the other Tenant in Common all of its costs of action, including, without limitation, its reasonable attorneys' fees, costs and expenses and Other Costs.

10.4 **Entire Agreement.** This Agreement, together with the Management Agreement and associated letter agreements dated the date hereof to which the Tenants in Common are parties, constitutes the entire agreement between the parties hereto pertaining to the subject matter hereof and all prior and contemporaneous agreements, representations, negotiations and

understandings of the parties hereto, oral or written, are hereby superseded and merged herein.

10.5 Governing Law. This Agreement shall be governed by and construed under the internal laws of the State of Ohio without regard to choice of law rules.

10.6 Modification. No modification, waiver, amendment, discharge or change of this Agreement shall be valid unless the same is in writing and signed by the party against which the enforcement of such modification, waiver, amendment, discharge or change is or may be sought.

10.7 Decisions by the Tenants in Common. The Tenants in Common agree, for the purpose of assuring the greatest efficiency practical insofar as decisions to be made by each of the Tenants in Common concerning the Property and this Agreement, that notwithstanding any contrary provisions of their respective organizational documents, internal decisions of each of the Tenants in Common respecting the Property or this Agreement shall be determined by a majority of the equity interests of the respective members of the Tenant in Common making such decision.

10.8 Notice and Payments. Any notice to be given or other document or payment to be delivered by any party to any other party hereunder may be delivered in person, or may be deposited in the United States mail, duly certified or registered, return receipt requested, with postage prepaid, or by Federal Express or other similar overnight delivery service, and addressed to the Tenants in Common at the addresses specified below, or may be delivered by facsimile transmission to the fax number below. Any notice given to invoke the procedures under Section 9 of this Agreement shall be made by at least three (3) of the methods set forth below. Any party hereto may from time to time, by written notice to the others, designate a different address which shall be substituted for the one above specified. Unless otherwise specifically provided for herein, all notices, payments, demands or other communications given hereunder shall be in writing and shall be deemed to have been duly given and received (i) upon personal delivery, or (ii) as of the fifth business day after mailing by United States registered or certified mail, return receipt requested, postage prepaid, addressed as set forth above, or (iii) the immediately succeeding business day after deposit with Federal Express or other similar overnight delivery system, or (iv) the date and time printed on the facsimile transmission by automatic dating and timing device. The notice addresses of the Parties are as follows:

Columbia Park East MHP LLC
1170 Pittsford Victor Road
Pittsford, New York 14534

with a copy to: Fix Spindelman Brovitz & Goldman, P.C.
295 Woodcliff Drive, Suite 200
Fairport, New York 14450
Attn: Jeffrey F. DeVoesick, Esq.

Columbia Far West, LLC
~~642 Kreag Road~~
~~Pittsford, New York 14534~~

484 VIKING DRIVE, STE 105
VA Beach, VA 23451

BA

with a copy to:

R. Braxton Hill III, Manager ~~ESR~~.

150 West Main Street, Suite 2100
NORFOLK, VA 23510

(BWA)

10.9 Successors and Assigns. All provisions of this Agreement shall inure to the benefit of and shall be binding upon the successors-in-interest, assigns, and legal representatives of the parties hereto.

10.10 Term. This Agreement shall commence as of the date both Tenants in Common execute this Agreement and shall terminate at such time as the Tenants in Common or their successors-in-interest or assigns no longer own the Property as tenants-in-common.

10.11 Waivers. No act of any Tenant in Common shall be construed to be a waiver of any provision of this Agreement, unless such waiver is in writing and signed by the Tenant in Common affected. Any Tenant in Common hereto may specifically waive in writing any breach of this Agreement by any other Tenant in Common, but no such waiver shall constitute a continuing waiver of similar or other breaches.

10.12 Savings. It is the absolute intention of the Tenants in Common to hold their respective Interests as Tenants in Common and not as co-partners. If any term or provision of this Agreement, or the application thereof to any party or circumstance, shall to any extent be found, by a Federal court considering the issue whether a provision in this Agreement would cause the Tenants in Common to be partners under applicable Federal tax law and regulations, to cause the Tenants in Common to be deemed partners in a partnership or otherwise anything but tenants in common, such term or provision shall be excluded from and expunged from this Agreement and of no force and effect, and the remainder of this Agreement shall be unaffected thereby and shall without giving effect to such excluded and expunged terms, continue to be binding upon the parties and in full force and effect.

10.13 Usury Savings Clause. The Tenants in Common intend to comply at all times with applicable usury laws. If at any time applicable law would render usurious any sums payable under this Agreement or any documentation contemplated under this Agreement, then (i) the amount by which sums collected exceed the maximum rate of interest permitted by applicable law shall, at the option of the party entitled to payment, either be repaid to the payor or credited against the principal amount of the obligation, and (ii) the interest rate to thereafter accrue on the unpaid obligations shall ipso facto be reduced to the maximum rate of interest permitted by applicable law.

10.14 Severability. If any portion of this Agreement shall become illegal, unenforceable or void or against public policy, for any reason, or shall be held by any court of competent jurisdiction to be illegal, unenforceable or void or against public policy, the remaining portions of this Agreement shall not be affected thereby and shall remain in full force and effect to the fullest extent permissible by law.

10.15 Time is of the Essence. Time is of the essence of each and every provision of this Agreement.

10.16 Special Purpose Entity. Each Tenant in Common covenants and agrees to maintain its existence as a single or limited asset, special purpose entity as such terms are understood in the commercial finance industry and shall own no assets except for the Tenant in Common Interest in the real property described on Exhibit A attached hereto and related assets.

10.17 No Third Party Beneficiaries. This Agreement is entered into solely by and for the sole and exclusive benefit of the Tenants in Common (except for the Members who shall have the limited rights herein specified and except for GECC which shall have the rights set forth in the Loan Documents). No third party (except for the Members who shall have the limited rights herein specified and except for GECC which shall have the rights set forth in the Loan Documents) shall have any right or claim or interest in this Agreement or the subject matter governed hereby.

10.18 Waiver During Term of Loan. During the term of the Loan, each Tenant in Common waives any lien rights it may have against the Property or the interests of the other Tenant in Common.

10.19 Inconsistencies Between Agreement and Loan Documents. Regardless of anything to the contrary contained in this Agreement, the terms of this Agreement, except the terms of this Agreement which characterize and constitute the Tenants in Common as tenants in common and not as partners or other co-venturers, are subject to terms of the Loan Documents and if there are any inconsistencies between the terms of this Agreement and the terms of the Loan Documents, the terms of the Loan Documents shall prevail.

10.20 Provisions Relating to Loan.

- (a) Notwithstanding anything to the contrary contained herein, this Agreement and the rights of the parties hereunder is, and shall be, subordinate to the rights of the lender pursuant to the Loan Documents and the other instruments, agreements and documents related to the loan evidenced by the Note. Lender shall be a third-party beneficiary hereof.
- (b) Each Tenant in Common hereby authorizes Columbia Park East MHP LLC to be the only party the holder of the Loan need notify or provide written notice or other communication pursuant to the Loan documents. Any such notice shall be valid and effective under the Loan as though given to all Tenants in Common. Columbia Park East MHP LLC hereby agrees to provide such notice to each Tenant in Common as soon as commercially reasonable, but failure to do so will not alter the effect of such notice under the Loan, however, Columbia Park East MHP LLC shall indemnify, defend and hold harmless the other Tenant in Common absolutely harmless from and against any losses, damages, costs and expenses (including reasonable attorney's fees) suffered as a result of its failure to provide such notice as required hereunder this Section 10.20(b).
- (c) Notwithstanding anything else to the contrary herein, no Tenant in Common may sell or transfer its Tenants in Common Interest unless (i) the transferee enters into this Tenants in Common Agreement on or prior to such transfer, and (ii) each of

the transferees shall meet all requirements of lender under the Loan Documents, including single purpose entity criteria, as set forth in the Loan Documents, so long as the Loan is outstanding.

- (d) So long as the Loan is outstanding and until 91 days following payment of the Loan in full: (a) each Tenant in Common waives any lien rights it has or may acquire against the Property, arising under the terms of this Agreement for failure of the other Tenant in Common to make a capital call and (b) this Agreement and all the rights and remedies of the Tenants in Common under this Agreement, including without limitation, any purchase right or rights of first refusal, are and will remain subordinate to the Loan Documents and the rights of lender under the Loan Documents, including any modifications, amendments, renewals, and extensions of the Loan Documents.
- (e) The Tenants in Common each agree that this Agreement shall not be modified or amended without the express written consent of Lender.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

COLUMBIA FAR WEST, LLC
a Delaware limited liability company

By: Columbia West Investors, LC
a Virginia limited liability company
Its: Sole Member

By: Company Manager, LC, a
Virginia limited liability company
Its: Manager

By: 
R. Braxton Hill III, Manager

COLUMBIA PARK EAST MHP LLC
a Delaware limited liability company

By: Columbia MHC East, LLC
A New York limited liability company
Its: Sole Member

By: Columbia SPE, Inc.,
A New York corporation
Its: Managing Member

By: _____
Robert C. Morgan, President

STATE OF NEW YORK)
: SS.
COUNTY OF MONROE)

On the ____ day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert C. Morgan, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Notary Public

STATE OF Virginia)
: SS.
COUNTY OF Virginia Beach)

On the 30 day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared R. Braxton Hill III, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public

Robert C. Morgan is My
Commonwealth of Virginia Notary Public Seal
My Commission Expires July 31, 2008
ROBERT C. MORGAN



the transferees shall meet all requirements of lender under the Loan Documents, including single purpose entity criteria, as set forth in the Loan Documents, so long as the Loan is outstanding.

- (d) So long as the Loan is outstanding and until 91 days following payment of the Loan in full: (a) each Tenant in Common waives any lien rights it has or may acquire against the Property, arising under the terms of this Agreement for failure of the other Tenant in Common to make a capital call and (b) this Agreement and all the rights and remedies of the Tenants in Common under this Agreement, including without limitation, any purchase right or rights of first refusal, are and will remain subordinate to the Loan Documents and the rights of lender under the Loan Documents, including any modifications, amendments, renewals, and extensions of the Loan Documents.
- (e) The Tenants in Common each agree that this Agreement shall not be modified or amended without the express written consent of Lender.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

COLUMBIA FAR WEST, LLC
a Delaware limited liability company

By: Columbia West Investors, LC
a Virginia limited liability company
Its: Sole Member

By: Company Manager, LC, a
Virginia limited liability company
Its: Manager

By: _____
R. Braxton Hill III, Manager

COLUMBIA PARK EAST MHP LLC
a Delaware limited liability company

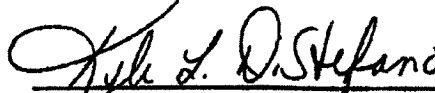
By: Columbia MHC East, LLC
A New York limited liability company
Its: Sole Member

By: Columbia SPE, Inc.,
A New York corporation
Its: Managing Member

By: _____
Robert C. Morgan, President

STATE OF NEW YORK)
 : SS.
COUNTY OF MONROE)

On the 30th day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert C. Morgan, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public

KYLE L. DISTEFANO
Notary Public, State of New York
County of Monroe, Reg# 01016028169
Commission Expires July 26, 2009

STATE OF)
 : SS.
COUNTY OF)

On the ___ day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared R. Braxton Hill III, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Notary Public

EXHIBIT Q

Form of Assignment of Claims

This Assignment of Claims (this “**Assignment**”), effective as of _____, 2020, is granted by M. SHAPIRO REAL ESTATE GROUP OHIO LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, Columbia Park East MHP, LLC, a Delaware limited liability company (“**East**”) and Columbia Far West, LLC, a Delaware limited liability company (“**Far West**”, and together with Receiver and East, collectively the “**Assignors**” and each an “**Assignor**”), to [GREEN COURTE ACQUISITION ENTITY], a Delaware limited liability company, or its designee (“**Assignee**”).

WITNESSETH:

WHEREAS, pursuant to (i) that certain Purchase Agreement (“**East Purchase Agreement**”), dated _____, 2020, by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“**East**”), and _____ (“**GCP**”), and consented to by Columbia Far West, LLC, a Delaware limited liability company (“**Far West**”), Receiver, and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), and (ii) that certain Purchase Agreement (“**West Purchase Agreement**”), dated _____, 2020, by and between Far West and GCP, and consented to by East, Receiver and Plaintiff, Assignee elects to succeed the Receiver in those certain Pending Eviction Proceedings and Pending Probate Court Proceedings, as defined in the Purchase Agreement, and as more specifically set forth on Exhibit A attached hereto (the “**Claims**”).

NOW, THEREFORE, in consideration of the mutual covenants set forth below, and of other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree as follows:

1. Assignors do hereby assign to Assignee any and all claims, demands, obligations, costs, expenses, causes of action, suits, or any other such rights or remedies Assignors have related to the Claims.
2. Assignors hereby covenant and agree to execute and deliver to Assignee all such documents, instruments and agreements and to take all such further action as Assignee may reasonably deem necessary from time to time, but at no additional cost to Assignors, to effectuate the succession and facilitate the substitution of Assignee as a party to the Claims, and to carry out the intent and purpose of this Assignment. Assignee agrees to promptly take all necessary action to substitute itself as the real party interest to the Claims.
3. For the convenience of the undersigned, this Assignment may be executed in counterparts, and each such executed counterpart shall be deemed an original, and the signature of any individual appearing on any such counterpart shall be deemed to appear on all such counterparts. The execution of this Assignment may be effected by facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, Assignors have caused this Assignment of Claims to be executed effective as of the _____ day of _____, 2020.

ASSIGNORS:

M. SHAPIRO REAL ESTATE GROUP OHIO LLC, an Ohio limited liability company, acting solely in its capacity as the Court Appointed Receiver

COLUMBIA PARK EAST MHP, LLC, a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

By: _____
Printed Name: _____
Its: _____

COLUMBIA FAR WEST, LLC, a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____, 2020 by _____, the _____ of M. Shapiro Real Estate Group Ohio LLC, an Ohio limited liability company, on behalf of the limited liability company.

Notary Public
Printed Name: _____
My Commission Expires: _____

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____, 2020 by _____, the _____ of Columbia Park East MHP, LLC, a Delaware limited liability company, on behalf of the limited liability company.

Notary Public
Printed Name: _____
My Commission Expires: _____

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____, 2020 by
_____, the _____ of Columbia
Far West, a Delaware limited liability company, on behalf of the limited liability company.

Notary Public
Printed Name: _____
My Commission Expires: _____

EXHIBIT A
List of Claims

TO BE INSERTED AND UPDATED PRIOR TO CLOSING

EXHIBIT R

Form of Receiver Conveyance Instrument

This Quit Claim Bill of Sale, effective as of _____, 2020, is granted by M. SHAPIRO REAL ESTATE GROUP OHIO LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, to [GREEN COURTE ACQUISITION ENTITY], a Delaware limited liability company, or its designee (“**Buyer**”).

WITNESSETH:

WHEREAS, Receiver does hereby, pursuant to (i) that certain Purchase Agreement (“**East Purchase Agreement**”), dated _____, 2020, by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“**East**”), and _____ (“**GCP**”), and consented to by Columbia Far West, LLC, a Delaware limited liability company (“**Far West**”), Receiver, and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), and (ii) that certain Purchase Agreement (“**West Purchase Agreement**”), dated _____, 2020, by and between Far West and GCP, and consented to by East, Receiver and Plaintiff, and other good and valuable consideration, receipt of which is herewith acknowledged, transfer and quit claim to GCP any and all interest Receiver may have in the Property, as such term is defined in the East Purchase Agreement and the West Purchase Agreement, as applicable, which includes all leases (referred to herein collectively as the “**Property**”).

NOW, THEREFORE, Receiver hereby **CONVEYS, GRANTS, BARGAINS, SELLS, QUIT CLAIMS AND DELIVERS** all of Receiver’s respective rights, title and interests, if any, in and to the Property to GCP.

TO HAVE AND TO HOLD all of Receiver’s respective rights, title and interests, if any, in and to the Property unto Buyer, its successors and assigns, to its own use forever.

IN WITNESS WHEREOF, Receiver has caused this Quit Claim Bill of Sale to be executed effective as of the _____ day of _____, 2020.

RECEIVER:

**M. SHAPIRO REAL ESTATE GROUP
OHIO LLC**, acting solely in its capacity as the
Court Appointed Receiver for the Property

By: _____

Printed Name: _____

Its: _____

EXHIBIT S

List of Manufactured Homes Titled in Seller or Receiver

Inventory	Address (Parcel Number)	Owner Listed on Certificate of Title
1984 Schult 14*70 VIN: M193347	53 Sycamore Drive (262-11-1992)	Columbia Park East MHP, LLC
1979 Schult 14*70 VIN: 167304	2 Parade Street (262-11-1640)	Columbia Park East MHP, LLC
1995 Redman 14*70 VIN: NZ70F3BSMGL003Q	10 Aurora Drive (262-11-1039)	Columbia Park East MHP, LLC
1978 Herrli 14*70 VIN: NH4722	24 Flagler Drive (262-11-1349)	Columbia Park East MHP, LLC
1973 Highland 12*60 VIN: 184950369	26 Parkview Drive (262-11-1661)	Columbia Park East MHP, LLC

EXHIBIT T

**Form of Quit Claim Bill of Sale and Assignment
(Waste Water Treatment Plant)**

Effective as of _____, 2020 (the “**Effective Date**”), for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, COLUMBIA PARK EAST MHP, LLC, a Delaware limited liability company (“**MHP**”), COLUMBIA MHC EAST, LLC dba COLUMBIA PARK WATER & SEWER SYSTEM, a New York limited liability company (“**MHC East**”), and COLUMBIA FAR WEST, LLC, a Delaware limited liability company (“**Far West**”, and collectively with MHP and MHC East, the “**Transferors**” and each a “**Transferor**”), hereby convey, assign, transfer and deliver unto _____ (the “**Recipient**”), any and all of such respective Transferor’s right, title and interest in and to that certain waste water treatment plant, water supply system, and associated infrastructure located within the Columbia Park Manufactured Home Park on that certain real estate legally described on Exhibit A attached hereto (the “**WWTP**”).

This Bill of Sale and Assignment shall inure to the benefit of the Recipient, its successors and assigns.

For the convenience of the undersigned, this Bill of Sale and Assignment may be executed in counterparts, and each such executed counterpart shall be deemed an original, and the signature of any individual appearing on any such counterpart shall be deemed to appear on all such counterparts. The execution of this Bill of Sale and Assignment may be effected by facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the parties below have signed this Quit Claim Bill of Sale and Assignment (Waste Water Treatment Plant) as of the Effective Date.

TRANSFERORS:

COLUMBIA PARK EAST MHP, LLC,
a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

**COLUMBIA MHC EAST, LLC dba
COLUMBIA PARK WATER & SEWER
SYSTEM**, a New York limited liability
company

By: _____
Printed Name: _____
Its: _____

COLUMBIA FAR WEST, LLC,
a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

EXHIBIT A
LEGAL DESCRIPTION

See attached.

EXHIBIT U

Form of East-West Settlement Agreement

SEE ATTACHED

SETTLEMENT AGREEMENT

This **SETTLEMENT AGREEMENT** (this “**Agreement**”), dated as of _____, 2020 (the “**Effective Date**”), is made by and among each of the parties signing as “**East**” on the signature page hereto (“**East**”) and each of the parties signing as a “**West**” on the signature page hereto (“**West**”). Each party signing this Agreement is referred to herein individually as a “**Party**” and collectively, the “**Parties**”).

Recitals

WHEREAS, pursuant to (i) that certain Purchase Agreement (“**East Purchase Agreement**”), dated _____, 2020, by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“**East Seller**”), and _____ (“**GCP**”), as successor by assignment from Green Courte Acquisition IV, LLC, and consented to by Columbia Far West, LLC, a Delaware limited liability company (“**West Seller**”), M. Shapiro Real Estate Group Ohio LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), and (ii) that certain Purchase Agreement (“**West Purchase Agreement**” and together with the East Purchase Agreement, collectively, the “**Purchase Agreements**”), dated _____, 2020, by and between West Seller and GCP, as successor by assignment from Green Courte Acquisition IV, LLC, and consented to by East Seller, Receiver and Plaintiff, East and West agree to release the other pursuant to the terms of this Agreement.

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this Agreement (including the Recitals above), and for other good and valuable consideration, the receipt and sufficiency of which the Parties acknowledge, the Parties agree as follows:

1. **Recitals; Definitions.** The Recitals above are hereby incorporated in and made part of this Agreement by this reference.
2. **Release.** East and West agree that from and after the Effective Date (A) East and West hereby forever forbear from taking, and hereby agree that they shall not take, any steps to enforce any liens or other claims against the Property (as defined in the Purchase Agreements), the Title Company (as defined in the Purchase Agreements), or the Closing (as defined in the Purchase Agreements) or the proceeds from the sale of the Property or the sale thereof; (B) West releases East and its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, from any claims, including without limitation those related to any or all of (i) Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia, and (ii) Case No. 880316, Case No. 934734, Case No. 935449 and Case No. JL-20-978567, each in the Common Pleas Court of Cuyahoga County, Ohio (collectively, the “**Cases**”); (C) East releases West and its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, from any claims, including without limitation those related to the Cases; (D) East (for itself and on behalf of its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns) and West (for itself and on behalf of its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns) hereby forever waive and release any liens, claims or other rights against the Property, the Title Company, the Closing (including any proceeds that any party receives from the Closing) or, except as expressly provided in Sections 3 and 4 of the Release and Indemnification Agreement (as defined in the Purchase Agreements), GCP and its current and former affiliates, subsidiaries, agents, employees,

officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, including without limitation those related to any or all of the Cases, and (E) within two (2) business days after West Seller's receipt of \$700,000 at Closing by wire transfer, West Seller shall dismiss with prejudice Case No. 935449.

3. **Binding Effect.** This Agreement binds and inures to the benefit of the Parties and their respective successors, assigns, and legal representatives and may not be modified except by a written agreement signed by both Parties to this Agreement.

4. **Miscellaneous.** This Agreement, including the Recitals, constitutes the Parties' entire understanding with respect to the matters this Agreement contemplates. No oral statement, agreement, promise, undertaking, understanding, or arrangement made before or contemporaneously with this Agreement's execution will bind either Party unless expressly set forth in this Agreement. Nor will either Party's oral statement, agreement, promise, undertaking, or understanding after this Agreement's execution be deemed an amendment of this Agreement unless reduced to writing and signed by the Parties. This Agreement will be construed and interpreted in accordance with the laws of the State of Ohio, without regard to its conflict of laws principles. The captions and headings are only for convenience of reference, are not a part of this Agreement, and will not limit or construe the provisions to which they apply. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original and all of which, when taken together, shall constitute one and the same valid and binding agreement. Facsimile or other electronically-transmitted signatures shall be deemed to be original for purposes of this Agreement. Except for execution and delivery of this Agreement by both Parties, there are no conditions precedent to this Agreement's becoming effective.

[Signature Pages Follow]

IN WITNESS WHEREOF, the Parties have duly executed this Agreement as of the Effective Date set forth above.

EAST:

Columbia Park East MHP LLC
sometimes d/b/a Columbia Park
Mobile Home Park and sometimes
d/b/a Columbia Park MHP

By: _____
Name: _____
Title: _____

Columbia MHC East LLC,
sometimes d/b/a Columbia Park
Water and Sewer System and
d/b/a Columbia Park Waste Water
Treatment Plant and sometimes
d/b/a Columbia Park WWTP

By: _____
Name: _____
Title: _____

Columbia Park Manufactured Home Sales, Inc.

By: _____
Name: _____
Title: _____

Columbia Brook Park Management, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP GD, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP JM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP KB, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP RM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP SG, LLC

By: _____
Name: _____
Title: _____

MHP Acquirers, LLC

By: _____
Name: _____
Title: _____

Columbia SPE, Inc.

By: _____
Name: _____
Title: _____

WEST:

Columbia Far West, LLC

By: _____
Name: _____
Title: _____

[Signature page to Settlement Agreement]

Columbia West Investors, LLC

By: _____
Name: _____
Title: _____

Company Manager, LLC

By: _____
Name: _____
Title: _____

Palace Communities, LC

By: _____
Name: _____
Title: _____

EXHIBIT V

Form of Release Agreement

SEE ATTACHED

GENERAL RELEASE

This General Release (this "**Release**") is given and delivered in connection with the Payoff Statement ("**Statement**") issued by LNR Partners, LLC to Old Republic Title with respect to the closing of the short sale of the real and personal property securing Loan Number 190206017 in the original principal amount of \$55,000,000.00 (the "**Loan**") originally made by General Electric Capital Corporation and is given by **COLUMBIA PARK EAST MHP LLC**, a Delaware limited liability company and **COLUMBIA FAR WEST, LLC**, a Delaware limited liability company (collectively, "**Borrower**"), and **KENNETH C. BURNHAM, ROBERT C. MORGAN, GEORGE DAGRACA, JAMES A. MARTIN, and STEVEN J. GORDON** (collectively, "**Guarantor**") (Borrower and Guarantor shall be referred to individually and collectively as "**Borrower Party**"), on behalf of themselves and each and all of their respective past, present and future partners, members, managers, officers, directors, shareholders and heirs and each and all of the successors and assigns of each of the foregoing, to and for the benefit of U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE REGISTERED HOLDERS OF MERRILL LYNCH MORTGAGE TRUST 2007-C1, COMMERCIAL PASS-THROUGH CERTIFICATES, SERIES 2007-C1 ("**Lender**"), LNR Partners, LLC, as special servicer, Wells Fargo Bank, N.A. as master servicer, and any and all other past, present, and future parties appointed and/or serving as servicers of the Loan ("**Servicer**"), any past, present, and future trustee for Lender, all subsidiaries, parents and affiliates of Lender, Trustee and Servicer and each of the foregoing parties' predecessors in interest, and each and all of their respective past, present and future owners, partners, members, managers, certificate holders, officers, directors, shareholders, employees, agents, contractors, representatives, participants, beneficiaries and heirs and each and all of the successors and assigns of each of the foregoing (Lender, Trustee, Servicer and all such other parties shall be referred to individually and collectively as "**Lender Party**").

For Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Borrower Party and Lender, each Borrower Party absolutely, unconditionally, and irrevocably has waived, remised, released, acquitted, satisfied, and forever discharged, and by these presents does, absolutely, unconditionally, and irrevocably waive, remise, release, acquit, satisfy and forever discharge each Lender Party from and against any and all manner of debts, liens, accountings, bonds, warranties, representations, covenants, promises, contracts, controversies, agreements, liabilities, obligations, costs, expenses (including, without limitation, attorneys' fees), damages, losses, suits, judgments, executions, actions, inactions, claims, counterclaims, set offs, demands and causes of action of any nature whatsoever, at law or in equity, known or unknown matured or unmatured, fixed or contingent, liquidated or unliquidated, which any Borrower Party now has or claimed to have had or hereafter can, shall or may have the right to assert by reason of any matter, cause or thing, occurring from the beginning of the world to and including the date of this Release arising out of or relating to, whether directly or indirectly (a) the Loan and all documents evidencing, securing guaranteeing or otherwise related to the Loan (collectively, the "**Loan Documents**") and the administration of the Loan or any cash management or similar accounts relating to any cash management or similar agreement with respect to the Loan, (b) any other agreement or transaction between any Borrower Party and any Lender Party relating to the property and/or

collateral encumbered by any of the Loan Documents (the "Property"), and (c) the Property or its development, financing and operation (collectively, "Claims").

Borrower Party represents and warrants to Lender Party that no Borrower Party has assigned or transferred or purported to assign or transfer, and hereby covenants that no Borrower Party will assign or transfer (or purport to assign or transfer), any Claims or any portion thereof or any interest therein to any person or entity; and each Borrower Party hereby agrees to indemnify, defend (with counsel selected by Lender Party), and hold Lender Party harmless from and against any Claims based on, or arising out of, whether directly or indirectly, any such assignment or transfer, or purported assignment or transfer.

This Release may be executed and delivered in counterparts, each of which so executed and delivered shall be deemed to be an original and all of which shall constitute one and the same instrument.

Signed, sealed and delivered in the presence of:

BORROWER:
COLUMBIA PARK EAST MHP LLC

Signature: _____
Print Name: _____

By: _____
Name: _____
Title: _____
Dated: _____, 2020

Signature: _____
Print Name: _____

Signed, sealed and delivered in the presence of:

BORROWER:
COLUMBIA FAR WEST, LLC

Signature: _____
Print Name: _____

By: _____
Name: _____
Title: _____
Dated: _____, 2020

Signature: _____
Print Name: _____

Signed, sealed and delivered in the presence of:

GUARANTOR:

Signature: _____
Print Name: _____

KENNETH C. BURNHAM

Signature: _____
Print Name: _____

Dated: _____, 2020

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

ROBERT C. MORGAN
Dated: _____, 2020

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

GEORGE DAGRACA
Dated: _____, 2020

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

JAMES A. MARTIN
Dated: _____, 2020

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

STEVEN J. GORDON
Dated: _____, 2020

PURCHASE AGREEMENT

This Purchase Agreement (“**Agreement**”) is made and entered into this 30th day of September, 2020 (the “**Execution Date**”), by and between Columbia Far West, LLC, as Seller (the “**Seller**”), and Green Courte Acquisition IV, LLC a Delaware limited liability company, or its assignee(s), as Buyer (the “**Buyer**”), and consented to by Columbia Park East MHP, LLC (“**East**”), and M. Shapiro Real Estate Group Ohio LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver (the “**Receiver Order**”) entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, and Plaintiff (as defined below), upon the following terms and conditions:

1. **Definitions.** As used herein, the below terms shall have the following meanings:
 - a. “**Deposits**” means the amount from time to time held by the Title Company as Buyer’s earnest money deposit, including One Hundred and Twenty Five Thousand and 00/100 Dollars (\$125,000.00) as required by Paragraph 5, below.
 - b. “**General Intangibles**” means any and all warranties, telephone exchange numbers, architectural or engineering plans and specifications, and development rights that relate to the Real Property or the Personal Property under the control of the Receiver or Seller, or both, as applicable.
 - c. “**Hazardous Materials**” means any toxic, radioactive, caustic or otherwise hazardous substance, including petroleum, its derivatives, by-products and other hydrocarbons, or any substance having any constituent elements displaying any of the foregoing characteristics. The term “**Hazardous Materials**” includes, without limitation, any substance regulated under any and all federal, state and local statutes, laws (including case law), regulations, ordinances, rules, judgments, orders, decrees, codes, plans, injunctions, permits, concessions, grants, franchises, licenses, agreements and other governmental restrictions, whether now or hereafter in effect, relating to human health, the environment or to emissions, discharges or releases of pollutants, contaminants, toxic substances, hazardous substances or wastes into the environment including, without limitation, ambient air, surface water, ground water, or land, or otherwise relating to the manufacture, processing, distribution, use, treatment, storage, disposal, transport or handling of pollutants, contaminants, hazardous materials or wastes or the clean-up or other remediation thereof.
 - d. “**Intangible Property**” means, to the extent the same is transferable by Seller, Seller’s interest in the Leases, the Service Contracts, the Permits, the General Intangibles and any and all rights to the name of the improvements upon the Real Property. “**Intangible Property**” shall also include any promissory notes and/or other evidence of debt obligations made in favor of Seller or in favor of Seller and East in connection with chattel loans or other financing arrangements secured by liens on manufactured homes owned by third parties, such as Tenants (as defined below).
 - e. “**January 10, 2020 Order**” means the Order Approving Sale of the Receivership Property entered January 10, 2020 in the Court (defined below).
 - f. “**Leases**” means any and all leases, tenancies, licenses and other rights of occupancy or use of or for any portion of the Real Property or the Personal Property (including all amendments and renewals thereof) identified on the rent roll attached hereto **Exhibit B** (the “**Rent Roll**”).
 - g. “**Permits**” means any and all licenses, permits, authorizations, certificates of occupancy and other approvals that are in effect for the current use and operation of the Property.

- h. **“Personal Property”** means all tangible personal property and fixtures owned by Seller or owned jointly by Seller and East and located on or attached to the Real Property. **“Personal Property”** includes any manufactured homes owned by Seller or owned jointly by Seller and East but does not include property owned by others such as Tenants under Leases or parties to Service Contracts.
- i. **“Property”** means collectively Seller’s undivided fifty percent (50%) tenant in common interest in the Real Property, and all of Seller’s right, title and interest in the Personal Property and Intangible Property.
- j. **“Property Litigation”** means each of the administrative actions or other legal proceedings identified on **Exhibit C** attached hereto and shall be deemed to include any future administrative action or other legal proceedings related to the Property commenced or continued after the Execution Date and on or prior to the Closing Date (as defined below).
- k. **“Service Contracts”** means any and all service, maintenance, supply, operating, or employment contracts or other agreements, however termed, written or oral, affecting the use, ownership, maintenance, or operation of all or any part of the Property (but specifically excluding any Leases and any management agreements).
- l. **“Seller Group”** means Seller, and its direct or indirect members, managers, officers, directors, shareholders, general partners, limited partners, owners, agents, representatives, heirs, successors, assigns and attorneys and their respective heirs, successors, and assigns.
- m. **“Tenants”** means those persons or entities holding rights of tenants under any valid leases with respect to any part of the Property.

2. **Sale and Purchase.** Pursuant to this Agreement, Seller shall sell and Buyer shall purchase all of Seller’s right, title and interest in the Property. For purposes of this Agreement the term **“Real Property”** shall mean collectively, that certain real property, commonly known as follows and more particularly described on **Exhibit A**:

- a. Columbia Park Mobile Home Park, 7100 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-11-001 (**“Columbia Property”**)
- b. Columbia Shops, 7060-7096 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-14-050 (**“Shops”**)
- c. Brook Park Mobile Home Park, 11800 Brookpark Road, Cleveland, Ohio 44130; Parcel No. 020-23-003 (**“Brook Park Property”**)

together with all buildings, other improvements and fixtures located on the real property and all rights and appurtenances, including but not limited to that certain waste water treatment plant and its related facilities (**“WWTP”**), that are or will be permanently affixed to the real property, and subject to taxes which are a lien against the Real Property but which are not due and payable, any and all existing building and use restrictions, zoning ordinances, easements, other matters of record, and any and all matters which would be disclosed by an accurate survey or inspection of the Real Property. Receiver represents and warrants that as of the Execution Date, to the best of Receiver’s knowledge, the only litigation impacting the Real Property is the Property Litigation specifically identified on **Exhibit C**. Seller represents and warrants that as of the Execution Date, Seller is not a party to and has not received written notice of, any other litigation impacting the Real Property or ownership thereof other than the Property Litigation specifically identified on **Exhibit C**. Receiver and Seller agree that Buyer (or one or more of Buyer’s designees, as determined by Buyer in its sole discretion) may, in its sole discretion by written notice to Seller and Receiver prior to Closing, succeed to the Receiver in any existing litigation related to any of the pending landlord/tenant or

probate disputes involving Tenants which are identified as the Pending Eviction Proceedings and Pending Probate Court Proceedings on **Exhibit C**, respectively, at the time of the Closing related to the Property (and if the Buyer so elects to succeed the Receiver in said pending disputes, the Receiver shall cooperate with the Buyer and its counsel to effectuate such succession and facilitate the substitution of the Buyer as a party in such litigation. Receiver and Seller agree to execute an assignment of claims document in the form attached hereto as **Exhibit Q** (the “**Assignment of Claims**”) related to said Pending Eviction Proceedings and Pending Probate Court Proceedings for which Buyer elects to succeed the Receiver.

3. Court Appointed Receiver.

- a. Buyer acknowledges that the Property is under receivership pursuant to the Receiver Order entered in U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”) vs. Columbia Park East MHP LLC and Columbia Far West, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110 (the “**Court**”).
- b. Buyer acknowledges that the Receiver has no ownership interest in the Property, and agrees that this Agreement and any documents executed by Receiver in connection herewith are and will be executed and delivered by the Receiver, not in its own right, but on behalf of Seller and pursuant to the exercise of the powers conferred upon Receiver by the Court as set forth in the Receiver Order, January 10, 2020 Order, and any subsequent order, and that no liability, personal or otherwise, is assumed by, nor shall at any time be asserted or enforceable against, the Receiver on account of this Agreement or the documents executed in connection herewith. The provisions of this Paragraph shall survive the Closing (as hereafter defined). Further, the Buyer and Seller acknowledge and agree and any representation of the Receiver in this Agreement or any documents related to this Agreement, notwithstanding any survival provision, shall terminate upon entry of an order by the Court which discharges the Receiver. Notwithstanding anything contained in this Agreement to the contrary, Receiver represents and warrants to Buyer that it does not have an ownership interest in any Property; however, Receiver shall deliver to Buyer in connection with Closing a quit-claim bill of sale or other similar conveyance instrument whereby Receiver transfers to Buyer any and all interest Receiver may have in the Property, which shall be in form attached hereto as **Exhibit R** (the “**Receiver Conveyance Instrument**”).

4. Condition of Property; Release of Claims.

- a. Buyer acknowledges, represents, warrants and agrees to and with Seller that, subject to the terms and conditions of this Agreement: (i) Buyer is expressly purchasing the Property in its existing condition “as is, where is, and with all faults” and specifically and expressly without any warranties, representations or guarantees, either express or implied, of any kind, nature, or type whatsoever from Seller with respect to all facts, circumstances, conditions and defects; (ii) Seller has no obligation to inspect for, repair or correct any such facts, circumstances, conditions or defects or to compensate Buyer for same; (iii) Seller has specifically bargained for the assumption by Buyer of all responsibility to inspect and investigate the Property and of all risk of adverse conditions, and has structured the Purchase Price (as defined below) and other terms of this Agreement in consideration thereof; (iv) Buyer is and will be relying strictly and solely upon such inspections and examinations and the advice and counsel of its own consultants, agents, legal counsel and officers and Buyer is and will be fully satisfied that the Purchase Price is fair and adequate consideration for the Property; (v) neither Seller nor Receiver is making and has not made any warranty or representation with respect to any materials or other data provided by Seller to Buyer (whether prepared by or for the Seller, Receiver or others) or the education, skills, competence or diligence of the preparers thereof or the physical condition or any other

aspect of all or any part of the Property as an inducement to Buyer to enter into this Agreement and thereafter to purchase the Property or for any other purpose; (vi) the Property is being operated by Receiver for Seller and East, and (vii) by reason of all the foregoing, Buyer assumes the full risk of any loss or damage occasioned by any fact, circumstance, condition or defect pertaining to the Property; and

- b. Seller disclaims all warranties of any kind or nature whatsoever (including warranties of condition, merchantability, habitability and fitness for particular purposes), whether expressed or implied, including, but not limited to warranties with respect to the Property, tax liabilities, zoning, land value, subdivision or land use, availability of access or utilities, ingress or egress, governmental approvals, or the soil conditions of the Real Property. Buyer further acknowledges that, subject to the terms and conditions of this Agreement, Buyer is buying the Property “as is” and in its present condition and is not relying upon any representation of any kind or nature made by any member of Seller Group or Receiver, or any of their employees or agents with respect to the Property, and that, in fact, no such representations were made; and
- c. Further and without in any way limiting any other provision of this Agreement, Seller makes no warranty with respect to the presence on or beneath the Real Property (or any parcel in proximity thereto) of Hazardous Materials. By acceptance of this Agreement and the Deed(s), Buyer acknowledges that Buyer’s opportunity for inspection and investigation of such land (and other parcels in proximity thereto) has been adequate to enable Buyer to make Buyer’s own determination with respect to the presence on or beneath the Real Property (and other parcels in proximity thereto) of such Hazardous Materials. Furthermore, Buyer’s closing hereunder shall be deemed to constitute an express waiver of Buyer’s and its successors’ and assigns’ rights to sue any of the Seller Group or Receiver and of Buyer’s right to cause any of the Seller Group or Receiver to be joined in an action brought under any federal, state or local law, rule, act, or regulation now existing or hereafter enacted or amended which prohibits or regulates the use, handling, storage, transportation or disposal of Hazardous Materials or which requires removal or remedial action with respect to such Hazardous Materials, specifically including but not limited to federal “CERCLA”, “RCRA”, and “SARA” acts; and
- d. Seller and Receiver represent and warrant that from and after the entry of the January 10, 2020 Order (i) neither Seller nor Receiver has made any transfer of any of the Property except for Leases of sites or manufactured homes with Tenants in the ordinary course; and (ii) the Receiver has operated the Property in accordance with the Receiver Order; and
- e. Without limiting the provisions of Paragraph 3.b. and this Paragraph 4, Buyer releases Seller, Receiver and Plaintiff, and all of their respective officers, directors, members and agents, and holds Receiver and Plaintiff, and all of their respective officers, directors, and agents, harmless of and from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney’s fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively “**Claims**”) arising from or in any way related to: (a) any defects, errors or omissions in the design or construction of the Property, whether the same are a result of negligence or otherwise; or (b) other conditions (including environmental conditions and all matters concerning the waste water treatment plant and sewer lines) affecting the Property, whether the same are a result of negligence or otherwise; or (c) the ownership, use, management or leasing of the Property. The release set forth in this Paragraph 4.e specifically includes any Claims under any Environmental Laws, under the Americans with Disabilities Act of 1990, 42 U.S.C. §§12101, et seq., or with respect to any environmental risk. “**Environmental Laws**” includes, but is not limited to, the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act (42 U.S.C. §§6901, et seq.),

the Comprehensive Environmental Response, Compensation and Liability Act of 1980 (42 U.S.C. §§9601, et seq.), the Emergency Planning and Community Right to Know Act (42 U.S.C. §§11001, et seq.), the Clean Air Act (42 U.S.C. §§7401, et seq.), the Clean Water Act (33 U.S.C. §§1251, et seq.), the Toxic Substances Control Act (15 U.S.C. §§2601, et seq.), the Hazardous Materials Transportation Act (49 U.S.C. §§1801, et seq.), the Occupational Safety and Health Act (29 U.S.C. §§651, et seq.), the Federal Insecticide, Fungicide and Rodenticide Act (7 U.S.C. §§136, et seq.), the Safe Drinking Water Act (42 U.S.C. §§300f, et seq.), and any other federal, state or municipal statute, ordinance, rule or regulation dealing with environmental matters, and any regulations, orders, rules, procedures, guidelines and the like promulgated in connection therewith, regardless of whether the same are in existence on the Execution Date of this Agreement. Notwithstanding the foregoing, the parties acknowledge and agree that the indemnification and save harmless obligations provided in Sections 5 and 6 of the Release and Indemnification Agreement (as defined below) shall not be released or otherwise affected by the provisions of this Section 4.e.

5. **Purchase Price; Deposits.** The purchase price for the Property (the “**Purchase Price**”) is THIRTY ONE MILLION ONE HUNDRED TWELVE THOUSAND FIVE HUNDRED AND 00/100 DOLLARS (\$31,112,500.00). **This is a “cash” sale and is NOT contingent on Buyer obtaining financing.** Seller and Buyer acknowledge that Old Republic National Title Insurance Company (the “**Title Company**”) shall act as the title company and escrow agent for this transaction. The Title Company’s contact information is as follows, 160 Cleveland Street, Elyria, OH 44035, Attention: Judy Glenn, Telephone: (440) 322-5300, Email: jglenn@oldrepublictitle.com. Within three (3) business days after the Execution Date, Buyer shall deliver to the Title Company the non-refundable Deposit. The Purchase Price, after application of the Deposit, will be paid upon closing of this sale (“**Closing**”) in immediately available funds or otherwise disbursed in accordance with the terms of this Agreement and as may be required by Plaintiff.

- a. The Property is currently subject to a mortgage and other security interests (collectively, the “**Existing Mortgage**”) in favor of Plaintiff, as the holder of that certain loan (the “**Existing Loan**”) in the original principal amount of \$55,000,000.00 made to Seller and East on or about May 7, 2007. The Property will be conveyed by Seller to Buyer free and clear of the Existing Mortgage.
- b. At Closing, Seller will cause Plaintiff to deposit into escrow (i) recordable release(s) of the Existing Mortgage, including (without limitation) UCC termination statements with respect to all Personal Property and Intangible Property (including manufactured homes and chattel paper) (the “**Existing Loan Release Documents**”), in form and substance satisfactory to Buyer and the Title Company, and (ii) a binding, irrevocable pay-off statement(s) with respect to the Existing Loan, in form and substance satisfactory to Buyer and the Title Company (the “**Existing Loan Pay-Off Statement**”), confirming the amount (which shall not exceed \$62,225,000.00) that is required to satisfy in full the Existing Loan and all other amounts due and payable to Plaintiff and the Receiver as of the Closing Date (the “**Pay-Off Amount**”) and confirming that the Existing Loan will be satisfied and the Existing Loan Release Documents may be released and recorded upon payment to Plaintiff of an amount equal to the Pay-Off Amount less an amount equal to the sum of any net aggregate proration(s) (or credits) owed by either Seller or East, or both, pursuant to this Agreement and the East Transaction (as defined below),(y) any amounts payable pursuant to Sections 34.q. and 34.r of this Agreement and the documents evidencing the East Transaction and (z) any costs or expenses that either Seller or East, or both, are responsible for paying pursuant to this Agreement and the East Transaction (as such amount is approved by Plaintiff in connection with Plaintiff’s execution of the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the East Transaction or by other written confirmation by Plaintiff or

Plaintiff's legal counsel). (For avoidance of doubt, the Pay-Off Amount shall be for the entire Existing Loan, including the portion thereof that is allocated to East.)

- c. On the Closing Date, at the Closing, the Title Company, as escrow agent, shall use the net funds received from Buyer under this Agreement and under the East Transaction to pay-off the Existing Loan in accordance with the Existing Loan Pay-Off Statement (after reduction of the Pay-Off Amount in accordance with Section 5.b. above).
6. **Survey.** A survey of the Real Property (the "**Survey**") may be prepared at the direction and expense of Buyer. Notwithstanding the foregoing, in the event Buyer elects to obtain a Survey, the preparation and completion of same shall not delay the Closing Date as stated herein.
7. **Title Review.** Seller, at Seller's expense, has provided Buyer with a title commitment (the "**Commitment**") for a standard ALTA owner's title policy (the "**Commitment**") on the Real Property issued by the Title Company. By entering into this Agreement Buyer has approved all exceptions to title identified in the proforma title insurance policy attached hereto as **Exhibit L** (the "**Proforma**"). Any additional exception items required by the Title Company to be added to the Proforma, including those, if any, added as a result of the East Transaction, shall be subject to Buyer's approval in all respects ("**Additional Exception Items**"). Each of the Schedule B Items set forth in the Proforma and any Additional Exception Items approved in writing by Buyer shall be deemed to be the "**Permitted Exceptions**" for all purposes under this Agreement.

8. **Title Insurance, Deed, Closing Documents and Conditions Precedent.**

- a. At Closing, Seller shall convey title to its undivided 50% tenant in common interest in the Real Property to Buyer or its designee(s) by one or more quit-claim deeds in the form attached hereto as **Exhibit D** (each a "**Deed**") subject only to the Permitted Exceptions. Seller and East, at their sole expense to be shared equally, will jointly cause the Title Company to deliver to Buyer or one or more of Buyer's designees, at Closing, a standard form ALTA Owner's Title Insurance Policy with extended coverage (the "**Policy**") issued by the Title Company in the form of the Proforma (or such other form as Buyer otherwise agrees to accept in its sole and absolute discretion), and subject only to the Permitted Exceptions, insuring collectively, marketable title in fee simple absolute in the Real Property in an aggregate amount equal to Sixty Two Million Two Hundred Twenty Five Thousand and 00/100 Dollars (\$62,225,000.00); provided, Buyer shall be permitted in its sole discretion to allocate the insured amounts of such Policy among the interests being insured therein. Notwithstanding anything contained herein to the contrary, as long as Buyer obtains a Survey, Seller and East shall be responsible for payment of the costs associated with the issuance of the Policy without standard survey exceptions and with a survey endorsement. Any closing or escrow fee charged by the Title Company to close the transaction in connection with the Closing and the consummation of the East Transaction shall be shared half by Seller and East equally, on the one hand, and half by Buyer on the other hand. If Buyer does not obtain the Survey in a form deemed sufficient by the Title Company for the removal of the survey exception, then the Policy shall be issued with a survey exception and if Buyer does obtain a Survey in the form deemed sufficient by the Title Company for the removal of the survey exception, then, the Policy shall be issued without a survey exception. Buyer shall pay all costs of recording, and the cost of any endorsements to the Policy requested or required by Buyer (other than the survey endorsement). Attorneys' fees, consulting fees, and other due diligence expenses shall be borne by the party incurring such expense. The provisions of this Paragraph shall survive the Closing.
- b. At Closing, Buyer and Seller shall each deliver such documents as are required by this Agreement and the Title Company to consummate the purchase and sale of the Property in

accordance with the terms hereof. Exclusive possession of the Property, subject only to the Leases, Permitted Exceptions and East's undivided 50% tenant in common interest in the Real Property, shall be surrendered to Buyer or its designee(s) at the Closing. At or before Closing, Seller shall be required to cause the following documents (the "**Closing Documents**") to be properly executed and delivered, as applicable, to Buyer or its designee(s):

- i. One or more Deeds, together with any required original transfer tax forms, affidavits and similar forms required by the State of Ohio and any local government in connection with the transaction and the recording of such Deed(s);
- ii. Bill of Sale and General Assignment in the form attached hereto as **Exhibit E**;
- iii. Assignment of Leases in the form attached hereto as **Exhibit F**;
- iv. Owner's Affidavits executed by Seller and Receiver in the forms attached hereto as **Exhibit G-1** and **G-2**, respectively;
- v. Non-Foreign Persons Affidavit;
- vi. Updated Rent Roll;
- vii. A Tenant Notice from Receiver to be addressed to each Tenant in the form attached hereto as **Exhibit H** informing the Tenant of the sale of the Property and the assignment of Tenant's security deposits and directing each Tenant to make all future payments to Buyer at such address or location as Buyer shall designate in such Tenant Notice;
- viii. A Closing Statement;
- ix. A notice to all vendors notifying such vendors of the sale and containing such other customary and reasonable information as Buyer may request;
- x. Estoppels for commercial tenants in the Shops as provided in Section 17;
- xi. Original Certificates of Title for each manufactured home titled in the name of Seller or East, or both, if any, including those listed on **Exhibit S**, that are in Receiver's, Seller's or East's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee;
- xii. Release, Covenant Not to Sue and Indemnification Agreement in the form attached hereto as **Exhibit N**, executed by all parties a signatory thereto (the "Release and Indemnification Agreement");
- xiii. Bill of Sale and Assignment (Waste Water Treatment Plant) in the form attached hereto as **Exhibit T**, executed by Seller, Columbia MHC East, LLC dba Columbia Park Water & Sewer System and East, whereby said parties convey any and all of their respective interests in the WWTP to Buyer or its designee;

- xiv. Receiver Conveyance Instrument;
 - xv. Such documents, agreements, orders, releases, consents or dismissals as the Title Company may require from the Receiver, Seller, Seller Group (or any affiliates of any Seller Group person or entity), East or Court evidencing the Seller's authority to convey the Property from Seller to Buyer or one of more of Buyer's designees free and clear of all liens other than the Permitted Exceptions;
 - xvi. Assignment of Claims;
 - xvii. TIC Termination Agreement (as defined below); and
 - xviii. Property Management Agreement Termination (as defined below).
- c. Buyer's or its designee(s) obligation to acquire the Property shall be subject to satisfaction of each of the conditions precedent set forth below (the "**Buyer's Conditions Precedent**"):
 - i. Buyer's receipt of each of the Closing Documents, except for any Estoppels which Receiver was unable to obtain;
 - ii. Buyer's receipt of the Policy issued by the Title Company in the form required under this Agreement and which Policy shall evidence that the Real Property is being conveyed free and clear of the Property Litigation and any new litigation filed by Seller or East against Buyer or against each other or any of their affiliates related to this Agreement or the Property or other assets to be acquired in connection with the East Transaction, and receipt of a lender's policy of title insurance in form and substance satisfactory to the lender of Buyer or its designee(s);
 - iii. Issuance of Director's Final Findings and Orders ("**DFFO**") from the Director of the Ohio EPA, with an effective date not later than the Closing Date and agreed upon by Buyer and/or Buyer's affiliates, containing a series of agreed upon actions toward the operation of the WWTP achieving compliance with applicable water pollution control laws and regulation together with an agreement by Ohio EPA confirming that (i) Buyer and Buyer's affiliates are not liable for violations with respect to the ownership or operation of the WWTP that occurred prior to Closing (including with respect to the pending enforcement action against Seller and certain other parties) and (ii) Buyer and Buyer affiliates will be in compliance on and after Closing as long as Buyer complies with the terms of the DFFO.
 - iv. Buyer's receipt of the updated Rent Roll together with an updated security deposit list;
 - v. Simultaneous closing of the transaction(s) between Buyer and its affiliates, if applicable, and East related to East's right, title and interest in the Property, including East's undivided 50% tenant in common interest in the Real Property, as well as all of East's right, title and interest in certain personal property and other intangible property and assets related to such Real Property, in form and substance satisfactory to Buyer in its sole and absolute discretion (the "**East Transaction**");
 - vi. Receipt of the Original Certificates of Title for each manufactured home titled in the name of Seller or East, or both, if any, including those listed on **Exhibit S**, that

are in Receiver's, Seller's or East's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee; and

- vii. There are no additional liens against or litigation pertaining to the Property since Buyer's receipt of lien, tax and litigation search results, the last of which was dated April 30, 2020, and if any such additional liens or litigation exist, Seller agrees that it shall cause such liens to be terminated and such litigation to be dismissed with prejudice at or prior to Closing.
- d. Exclusive possession of the Property shall be conveyed to Buyer or its designee(s) at Closing subject only to the Permitted Exceptions, rights of Tenants in possession pursuant to the Leases identified on the updated Rent Roll delivered by Seller at Closing, East's undivided 50% tenant in common interest in the Real Property and except for the Leases and Service Contracts, if any, which Buyer affirmatively elects to assume in writing. Buyer shall not assume or accept liability for and Seller shall remain liable for and shall discharge when due all debts, expenses, liabilities, obligations, fines, penalties, contracts, commitments and claims related to the Property arising and/or incurred prior to the Closing Date (the "**Pre-Closing Operating Expenses**"). Notwithstanding the foregoing, Receiver shall cause all Pre-Closing Operating Expenses accrued prior to the day of Closing to be paid, as Receiver has done in connection with operating the Property in accordance with the Receiver Order, and, Buyer and its affiliates shall have no responsibility or obligation to pay for any such Pre-Closing Operating Expenses. The parties further acknowledge that any Pre-Closing Operating Expenses that are not paid prior to Closing will be paid by Receiver after the Closing but prior to termination of the Receivership.

9. **Risk of Loss and Condemnation**. Seller agrees to give Buyer prompt notice of any fire or other casualty affecting the Property after the Execution Date or of any actual or threatened (to the extent that Receiver or Seller has current actual knowledge thereof) taking or condemnation of all or any portion of the Property after the Execution Date. If after the Execution Date and prior to Closing, there shall occur damage to the Property caused by fire or other casualty which would cost an amount greater than, or equal to, Five Hundred Thousand and 00/100 Dollars (\$500,000.00) to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking or condemnation of all or any portion of the Property which would materially interfere with the present use of such Property or a casualty or condemnation impacting more than fifteen (15) manufactured homes, then, in such event, Buyer shall have the right to terminate this Agreement by giving written notice to Seller and Receiver, within ten (10) days after Buyer has received notice from Seller or otherwise learns of that event. Upon such termination, the Deposits shall be delivered to Buyer and neither party shall have any further rights or obligations hereunder, except however, that Buyer shall remain obligated with respect to the indemnities and obligations herein which specifically survive termination. If Buyer does not so timely elect to terminate this Agreement, then the Closing shall take place, as provided herein and there shall be assigned to Buyer at the Closing all interest of Seller in and to the insurance proceeds or condemnation awards payable to Seller, East, the Receiver or the Plaintiff on account of that event (the "**Proceeds**") in an amount up to, but not including, any Proceeds in excess of the aggregate Purchase Price payable in connection with this Agreement and such amounts payable under the East Transaction (the "**Excess Proceeds**", the Proceeds minus any Excess Proceeds shall be hereinafter referred to as the "**Buyer's Proceeds**"), less sums which Seller, East, the Receiver or the Plaintiff incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If after the Execution Date and prior to Closing there shall occur damage to the Property caused by fire or other casualty which would cost less than Five Hundred Thousand and 00/100 Dollars (\$500,000.00) of the Purchase Price to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking

or condemnation of a portion of the Property which would not materially interfere with the present use of the Property and which has not impacted more than fifteen (15) manufactured homes, then, Buyer may not terminate this Agreement and there shall be assigned to Buyer at the Closing all interest of Seller, East, the Receiver or the Plaintiff in and to the Proceeds, less sums which Receiver incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If any Buyer's Proceeds in connection with a casualty to the Property are assigned to Buyer at Closing in accordance with this Paragraph, Buyer shall have the exclusive right to process and handle the claim with Seller's and East's insurance company. Seller and Buyer agree to use good faith efforts to cooperate with each other and East in resolving the amount of the Proceeds, including, without limitation, promptly providing any and all materials requested by the insurance company and promptly responding to any and all inquiries from the insurance company. Seller shall not have the right to agree to the amount of Buyer's Proceeds with the insurance company without the prior reasonable written consent of Buyer unless the Buyer's Proceeds equal the Purchase Price. Upon payment by the insurance company, the Buyer's Proceeds shall be disbursed to Buyer and the Excess Proceeds, if any, shall be disbursed to Receiver. Seller makes no representation or warranty with respect to the amount of the Proceeds that will be paid by the insurance company in connection with any such casualty, including, without limitation, whether Buyer will be entitled to the actual cash value or the replacement cost of the Property. The provisions of this Paragraph shall survive the Closing.

10. **Maintenance of Property.** Except as Buyer may otherwise consent in writing, until the Closing Date, Receiver shall: (i) carry on the business of the Property in the ordinary course and in a manner consistent with Receiver's current practice, and in accordance with the Receiver Order; (ii) maintain the Property in its present condition and repair; ordinary wear and tear excepted; (iii) maintain the existing insurance policies for the Property (and any replacement thereof) in full force and effect; (iv) not sell, transfer, encumber, mortgage or place any lien upon the Property, excluding any mobile homes that may become park owned homes and may be sold and transferred (but not mortgaged or encumbered) in the ordinary course of business; (v) not enter into any Service Contracts or other similar agreements relating to the maintenance and repair of the Property unless they are cancelable upon thirty (30) days or less notice and which may be cancelled, at Buyer's option, as of the Closing Date; (vi) charge rental rates and offer concessions consistent with the rent roll attached hereto as **Exhibit B**; (vii) not sell any manufactured homes owned by Seller or owned by both of Seller and East other than to residents entering into site leases at the Property and not remove any mobile homes owned by Seller or owned by both Seller and East from the Property, unless required by law; (viii) provide monthly financial reports for the Property by the 30th of the month for the preceding month to Buyer; and (ix) provide such other reasonable information pertaining to the Property as Buyer may request from time to time including, without limitation, updated Rent Rolls, updated security deposits listings and such other information as Buyer may reasonably request.

11. **Closing Adjustments and Prorations.** Except as otherwise provided in this Paragraph, all adjustments and prorations to the Purchase Price payable at Closing shall be computed as of the end of the date prior to the Closing Date (the "**Prorations Date**"). Notwithstanding anything contained in this Section to the contrary, such adjustments and prorations shall be allocated for the following items based on Seller's undivided 50% tenant in common interest in the Real Property such that any proration made hereunder shall only be for 50% of the whole amount of such item (the remaining 50% of the whole amount of such item shall be prorated in connection with the East Transaction), evidence of which Seller shall deliver or cause to be delivered to Buyer and the Title Company at least two (2) business days prior to Closing:

- a. **Revenues and Expenses.** Seller through Receiver shall be entitled to receive all revenues and shall be charged with all expenses attributable to the ownership and operation of the Property through the Prorations Date, and Buyer or its designee(s) and Seller shall prorate collected rents for the month of Closing as of the Prorations Date and, following Closing, to the extent any rents are received by Buyer or its designee(s) or Receiver or Seller, such amounts shall be first applied to rents coming due following Closing, then to rents for the month of Closing and thereafter, rents shall be remitted by Buyer or its designee(s) to Seller

with respect to any rents delinquent as of the Closing Date. If rents are received after Closing by Receiver or Seller, such rents shall be remitted promptly to Buyer for application as provided in this Section 11. Buyer and its designee(s) shall have no obligation to bring any actions against residents in order to collect any of Seller's delinquent rents and Buyer's or its designee(s)' obligation to remit delinquent rents shall terminate one hundred twenty (120) days following the Closing Date. In no event shall Seller, East or Receiver be permitted to bring any actions against residents of the Property to collect any delinquent rents after the Closing. All revenues and expenses shall be prorated as of the Prorations Date. Within 90 days following the Closing Date, but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual revenue and expenses (the "**Revenue and Expense Adjustment**"), determined as of the Closing Date. The Revenue and Expense Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Revenue and Expense Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Revenue and Expense Adjustment and the reasonable approval of the same by Plaintiff. For the avoidance of doubt, except as otherwise expressly permitted by this Agreement, no revenues or sale proceeds will be disbursed to Seller, unless approved by Plaintiff on the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the East Transaction or by other written confirmation by Plaintiff or Plaintiff's legal counsel. The provisions of this Paragraph shall survive the Closing.

- b. Lease Prepayments and Security Deposits. Buyer or its designee(s) shall receive credits against the Purchase Price at Closing for (i) any security deposits which Buyer or its designee(s) may be required to refund to a Tenant, (ii) any other money, together with any earned interest, in Receiver's actual possession for the account of tenants, including, all rental security, utility, key, damage, and other deposits or for which Buyer or its designee(s) may be required to refund to a Tenant, and (iii) any prepaid rents paid to Receiver or Seller by the tenants. Seller represents and warrants to Buyer and its designee(s) that Seller is not in possession of any such security deposits, other money on account of any tenants and/or prepaid rent. After the appropriate credits, prorations and escrows are given pursuant to this Agreement, the funds in the Receiver's accounts related to the Property will be transferred to Plaintiff upon discharge of the Receiver.
- c. Taxes and Assessments. Seller shall pay all real estate taxes, assessments, water rates and sewer charges which are then due and payable as of the Prorations Date. The real estate taxes and assessments due and payable for the calendar year in which Closing occurs shall be prorated between Seller and Buyer or its designee(s), as of the Prorations Date in accordance with the last available tax duplicate. If the tax bills are not available as of the Prorations Date, the amount of the prorated taxes and assessments shall be based on the most recent available tax duplicate, and the proration shall be final. Any state and county transfer taxes shall be paid by Seller at Closing, including any such transfer taxes based upon Buyer's or its designee(s) completion of the DTE 100 conveyance form.
- d. Utility Charges. Electric, water, sewer, gas, fuel, waste collection and removal and other utility and operating expenses relating to the Property shall be prorated as of the Prorations Date. It shall be assumed that the utility charges were incurred uniformly during the billing period in which the Closing occurs. If bills for the applicable period are unavailable, the amounts of such charges will be estimated based upon the latest known bills; provided, however, if all such utility bills are not known and paid for as of the Closing Date, then, at Closing, a utility escrow shall be established by Seller with a portion of proceeds from the sale of the Property in an amount reasonably estimated by Seller and Buyer and which

amount shall be escrowed with the Title Company to be used to pay all utility bills through the date of Closing and to the extent that there are excess funds in such escrow account following Closing, such amounts shall be released to Seller. Notwithstanding the foregoing, to the extent possible, Seller and Buyer shall request the utility companies to read the meters as of the Prorations Date, and the Seller shall be responsible for all charges incurred through the Prorations Date. All prepaid deposits for utilities shall be refunded to Seller at the time of Closing by the utility companies, and it shall be Buyer's or its designee(s)' responsibility to make any utility deposits requested for service. Within 90 days following the Closing Date but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual utility charges (the "**Utility Adjustment**"), determined as of the Closing Date. The Utility Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Utility Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Utility Adjustment and the reasonable approval of the same by Plaintiff.

- e. Other Prorations. In addition to the previously stated adjustments and prorations at Closing, the parties shall also make such adjustments and prorations to the Purchase Price as are customary and usual in transactions similar to the transaction contemplated by this Agreement.
- f. Re-proration and Post-Closing Adjustments. All prorations, adjustments and credits made and determined as herein provided shall be final as of the Prorations Date, unless otherwise specified herein. This provision shall survive the Closing.

12. **Remedies**.

- a. In the event of a breach or default hereunder by Buyer resulting in Buyer's or its designee(s) failure to close on the purchase of the Property at Closing, Seller may, after written notice of default to Buyer specifying the nature of such default(s) and the failure of Buyer to cure such default(s) within five (5) days after Buyer's receipt of such notice, declare a forfeiture hereunder and the Deposits shall be paid to Receiver, to be deposited in the Property's operating account, as liquidated damages, the same to be Seller's sole remedy for any breach or default hereunder by Buyer. After payment to the Receiver of the Deposits none of Seller, Buyer, or its designee(s) shall have any further rights or obligations hereunder except that Buyer shall remain obligated pursuant to the provisions hereof which survive termination. If subsequent to Closing, Buyer shall fail to comply with its obligations contained herein which survive Closing, Seller, in addition to any rights and remedies provided herein, shall be entitled to any and all remedies available at law or in equity.
- b. In the event of a breach or default hereunder by Seller, without limiting any of Buyer's rights under Section 34 of this Agreement, Buyer may after written notice of default to Seller specifying the nature of such default(s) and the failure of Seller to cure such default(s) within five (5) days after Seller's receipt of such notice, terminate this Agreement and be entitled to an immediate refund of the Deposit which shall be paid within ten (10) days following the date of termination, or Buyer may seek specific performance.

13. **Reserved**.

14. **Brokerage Fees**. Conditioned upon and subject to successful closing of the transactions contemplated under this Agreement, Seller shall be responsible for the payment of any fees to Receiver pursuant to the Receiver Order and any other applicable Court order, including but not limited to the disposition fee as set forth in the Receiver Order. Both parties represent that, except as otherwise disclosed

in this Paragraph, Buyer, Seller, East and Receiver represent that they have not engaged any other broker and each party indemnifies the other against brokerage or commission claims arising out of the indemnifying party's actions.

15. **Feasibility Period.** Buyer acknowledges that Buyer was provided ample time prior to entering into this Agreement to inspect the Property and, therefore, waives any objection to the condition of the Property and any conditions to closing, except for Buyer's Conditions Precedent, as stated above.

16. **Buyer's Warranties and Representations.** Buyer warrants and represents that: (a) Buyer has the full right, power, and authority to purchase the Property from Seller as provided in this Agreement and to carry out Buyer's obligations hereunder; (b) Buyer is a corporation or limited liability company, duly organized and in good standing or in full force and effect under the laws of its state of formation; (c) all requisite action necessary to authorize Buyer to enter into this Agreement and to carry out Buyer's obligations has been obtained; (d) this Agreement has been duly authorized, executed and delivered by Buyer; and (e) the execution of this Agreement and the Closing to occur hereunder do not and will not violate any contract, covenant or other Agreement to which Buyer may be a party or by which Buyer may be bound. The provisions of this Paragraph shall survive the Closing.

17. **Estoppels.**

- a. Receiver shall, use commercially reasonable efforts obtain estoppel certificates from each of the tenants of the Shops (the "Estoppels") substantially in a form attached as **Exhibit J**, attached, or, if a tenant's lease requires a different form, in the form required by the tenant's lease, or as otherwise provided in this paragraph below. Receiver shall use commercially reasonable efforts to obtain Estoppels dated no more than forty-five (45) days prior to the Closing Date. Estoppels executed by Tenants and that (1) are dated not more than forty-five (45) days prior to the Closing Date, (2) have all blanks completed or marked not applicable, as appropriate, (3) have all exhibits completed and attached, as applicable, (4) do not indicate (w) any material discrepancy from the information provided by Seller, (x) any Lease amendment, assignment or subletting that was not previously provided by Seller or Receiver to Buyer (y) any default by Tenant, or (z) any material adverse claim or landlord default, and (5) if the Tenant's obligations under the applicable Lease have been guaranteed by another person or entity, also cover such guaranty and are also signed by the guarantor(s) shall be acceptable Estoppels. Obtaining Estoppels is not a condition to closing.

18. **No Joint Venture.** Buyer acknowledges and agrees that neither Receiver nor any member of Seller Group is a venturer, co-venturer, insurer, guarantor or partner of Buyer in Buyer's development of, construction upon and resale of the Property, and that Receiver and Seller Group bear no liability whatsoever resulting from or arising out of Buyer's ownership and development of, and construction upon, the Property. Therefore, Buyer agrees to indemnify and hold harmless Receiver from and against any and all losses, claims, demands, damages, costs and expenses of whatsoever kind of nature including reasonable attorneys' fees, related to or arising out of any claims against Receiver as a result of Buyer's ownership or development of, or construction upon, or resale of, the Property. The provisions of this Paragraph shall survive the Closing.

19. **Notices.** All notices and communications required or permitted to be given hereunder shall be in writing and (i) hand delivered, or (ii) mailed by certified or registered mail, postage prepaid, or (iii) by FedEx, Airborne Express, or similar overnight delivery service, or (iv) by electronic mail, if to the extent feasible, such transmission is immediately followed by any of the other methods for giving notice, addressed as follows (except such other method shall not be required if the party providing or receiving such notice is in a jurisdiction subject to a governmental "stay home", "shelter in place" or similar order):

If to Seller

If to Buyer or its designee(s)

Columbia Far West, LLC
70 Old Stonefield Way
Pittsford, NY 14534

With a copy to:

Frantz Ward LLP
200 Public Square, Suite 3000
Cleveland, OH 44114
Attn: Mark Rodio, Esq.
Telephone: 216-515-1640
Fax: 216-515-1650
E-Mail: mrodio@frantzward.com

And a copy to Receiver:
M. Shapiro Real Estate Group Ohio, LLC
c/o Plunkett Cooney
Attn: Jeanna M. Weaver
300 E. Broad Street, Ste 590
Columbus, Ohio 43215

Green Courte Acquisition IV, LLC
C/O Green Courte Partners
Attn: William Glascott
303 West Madison, Suite 1500
Chicago, IL 60606
E-mail: billglasscott@greencourtepartners.com

With a copy to:

Hahn Loeser & Parks LLP
200 Public Square, Suite 2800
Cleveland, OH 44114
Attn: Lawrence E. Oscar, Esq.
Telephone: 216-274-2229
Fax: 216-274-2429
E-Mail: leo@hahnlaw.com

Notice shall be deemed to have been delivered upon receipt or refusal by the intended recipient. If such notice is delivered by electronic mail, it shall be deemed delivered on the day of such transmission if sent during regular business hours of the intended destination.

20. **Closing.** Closing shall occur at a place and time mutually agreed upon by the parties, but in any event no later than twenty (20) days after the Execution Date (the “**Closing Date**”); provided, however, in no event shall the Closing occur prior to the date that each of the conditions precedent set forth in Section 8.c above are satisfied (or waived in writing by Buyer) and in the event all such conditions precedent are not satisfied as of the Closing Date, Buyer shall have the right to extend the Closing Date until all such conditions precedent are satisfied (but in no event shall such extension exceed thirty (30) days) or provide written notice terminating this Agreement, in which event the Deposit shall be refunded to Buyer and this Agreement shall be deemed terminated except with respect to those provisions which expressly survive the termination of this Agreement.

21. **Time of Essence.** Time is of the essence of this Agreement. If the final day of any period or any date of performance under this Agreement falls on a date which is not considered a business day, then the final day of the period or the date of performance, as applicable, shall be extended to the next day which is a business day.

22. **Entire Agreement.** This Agreement contains the entire agreement between Seller and Buyer, and there are no other terms, conditions, promises, undertakings, statements or representations, either written or oral or express or implied, concerning the sale contemplated by this Agreement.

23. **Headings.** The Paragraph headings are for convenience of reference only and do not modify or restrict any provisions hereof and shall not be used to construe any provisions.

24. **Modifications and Waiver.** This Agreement may be amended only by an instrument in writing signed by both Seller and Buyer and approved in writing by Plaintiff and Receiver. This Agreement may be terminated only in accordance with the terms of this Agreement or by an instrument in writing signed by both Seller and Buyer. No waiver of any of the provisions of this Agreement shall constitute a waiver of any other provision, nor shall any waiver be a continuing waiver. Except as expressly provided in this Agreement, no waiver shall be binding unless executed in writing by the party making the waiver.

25. **Assignment.** Buyer's reputation, experience, and financial status constitute a material inducement and a substantial part of the consideration for sale of the Property by Seller to Buyer. Therefore, Buyer may not assign this Agreement, nor may any of Buyer's rights hereunder or any ownership interest in Buyer be transferred in any manner to any person or entity, without Seller's specific prior written consent, which consent may be withheld for any reason whatsoever except, however, that Buyer shall have the right to assign this Agreement, without Seller's consent, to one or more entities of which Buyer or its principals or Green Courte Partners, LLC maintain a direct or indirect ownership interest; provided, however, any such assignment shall be binding on Seller only to the extent Buyer provides Seller with written intent to so assign, specifically naming the assignee, no later than the Closing. If Buyer assigns this Agreement pursuant to the terms hereof: (a) the assignee shall be liable (jointly and severally with assignor) for all of Buyer's obligations hereunder; (b) the assignor (i.e., the original Buyer hereunder) shall remain obligated (but jointly and severally with assignee) with respect to all of Buyer's obligations hereunder; and (c) the assignor and any assignee shall execute such instruments of assignment and assumption in such form as Seller may require in confirmation of the provisions hereof. Upon an assignment by the then Buyer hereunder, the assignee shall thereafter be deemed to be the Buyer hereunder for all purposes under this Agreement.

26. **Attorney's Fees; Court Costs; Governing Law.** In any action or proceeding arising out of this Agreement, the non-prevailing party in such action shall be responsible for payment of all reasonable attorneys' fees, court costs and legal expenses incurred by the prevailing party. In the event of a legal dispute, the laws of the State of Ohio shall govern.

27. **Dates of Performance.** If any date for performance of any obligation hereunder falls on a Saturday, Sunday or nationally established holiday, the time for performance of such obligation shall be extended until the next business day following such date.

28. **Counterparts.** This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which will constitute the same Agreement and any executed copies may be delivered by email, facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals. Any signature page of this Agreement may be detached from any counterpart of this Agreement without impairing the legal effect of any signatures thereon and may be attached to another counterpart of this Agreement identical in form hereto, but having attached to it one or more additional signature pages.

29. **Severability and Waiver.** Invalidation of any one Paragraph or provision of this Agreement by judgment or court order shall in no way affect any other Paragraph or provision. Failure of any party to this Agreement to insist on the full performance of any of its provisions by the other party (or parties) shall not constitute a waiver of such performance unless the party failing to insist on full performance of the provision declares in writing signed by it that it is waiving such performance. A waiver of any breach under this Agreement by any party, unless otherwise expressly declared in writing, shall not be a continuing waiver or waiver of any subsequent breach of the same or other provision of this Agreement. The provisions of this Paragraph shall survive the Closing.

30. **Further Acts.** In addition to the acts and deeds recited in this Agreement and contemplated to be performed, executed, and/or delivered under this Agreement, Seller and Buyer agree to perform, execute and/or deliver or cause to be delivered, executed and/or delivered at Closing or after Closing all further acts, deeds, and assurances reasonably necessary to consummate the transactions contemplated hereby, including but not limited to those acts which are necessary to effectuate the transfer to Buyer of the Property and/or any other tangible asset(s) necessary for the operation of the Real Property that may be discovered after Closing to be owned by one or more person(s) or entity(ies) in the Seller Group or one or more affiliate(s) of any such Seller Group person(s) or entity(ies). The provisions of this Section 30 shall survive Closing and recording of the Deed(s) for fourteen (14) months.

31. **No Third Party Beneficiary.** This Agreement is solely between Seller and Buyer and no other party shall be entitled to rely upon any provision hereof for any purpose whatsoever.

32. **Prohibited Persons.** Neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) is or will be an entity or person (i) that is listed in the Annex to, or is otherwise subject to the provisions of Executive Order 13224 issued on September 24, 2001 (“E013224”), (ii) whose name appears on the United States Treasury Department’s Office of Foreign Assets Control (“OFAC”) most current list of “Specifically Designated National and Blocked Persons” (which list may be published from time to time in various mediums including, but not limited to, the OFAC website, <http://www.treas.gov/offices/enforcement/ofac/sdn/tllsdn.pdf>), (iii) who commits, threatens to commit or supports “terrorism,” as that term is defined in E013224, (iv) is subject to sanctions of the United States government or is in violation of any federal, state, municipal or local laws, statutes, codes, ordinances, orders, decrees, rules or regulations relating to terrorism or money laundering, including, without limitation, E013224 and the Uniting and Strengthening America by Providing Appropriate Tools Required to Intercept and Obstruct Terrorism Act of 2001, or (v) who is otherwise affiliated with any entity or person listed above (any and all parties described in clauses (i) — (v) above are herein referred to as a “Prohibited Person”). Buyer covenants and agrees that neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) shall (aa) conduct any business, nor engage in any transaction or dealing, with any Prohibited Person, including, but no limited to, the making or receiving of any contribution of funds, goods, or services, to or for the benefit of a Prohibited Person, or (bb) engage in or conspire to engage in any transaction that evades or avoids, or has the purpose of evading or avoiding, or attempts to violate, any of the prohibitions set forth in E013224. The provisions of this Section shall survive the Closing or termination of this Agreement.

33. **WAIVER OF JURY TRIAL.** The parties hereby knowingly, voluntarily and intentionally waive the right either may have to a trial by jury in respect of any litigation based hereon, or arising out of, under or in connection with this Agreement and any document executed in connection herewith or related hereto, or any course or conduct, course of dealing, statements (whether oral or written) or actions of either party. This provision is a material inducement for the parties to enter into this transaction.

34. Notwithstanding anything else to the contrary in this Agreement, each party to this Agreement hereby agrees as follows:

a. Upon the occurrence of a “Third Party Sale Consummation” (as defined below), the Seller and East, jointly and severally, shall immediately pay to the Buyer a “Purchaser Protection Fee” in the amount of \$1,500,000 out of the proceeds of the sale consummated by the Third Party Sale Consummation and Receiver agrees to use a portion of said sale proceeds to pay Buyer the Purchaser Protection Fee. The Receiver and Seller further agree that upon a Third Party Sale Consummation to immediately request that the Title Company return all Deposits to Buyer. For the avoidance of doubt, no Purchaser Protection Fee shall be payable to Buyer in the event that the transactions contemplated by the Agreement are consummated with Buyer. As used herein, a “Third Party Sale Consummation” shall mean the consummation of the sale, transfer or other acquisition of the Receivership Property (or any part thereof, as such term is defined in the Receiver Order) to a purchaser, transferee and/or acquiror other than Buyer, and Plaintiff agrees to such sale. The Receiver, Seller and East agree only to accept an offer from a third party for the sale, transfer or other disposition of the Receivership Property (or any part thereof) that pays to the Title Company earnest money deposits totaling at least \$500,000 at the time of the acceptance of the offer and that exceeds the aggregate amount of the Purchase Price plus the purchase price pursuant to the East Transaction by at least \$1,600,000.00. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee obligations shall survive any termination of this Agreement. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee shall not be and shall not be deemed to be a remedy at law that precludes the granting of any equitable remedy, including, without

limitation, specific performance and Seller and Buyer further acknowledge and agree that money damages may not be an adequate remedy for a breach of this Agreement by Seller.

b. This Agreement is entered into by Seller and consented to by the Plaintiff and the Receiver pursuant to the authority of the Receiver Order and the January 10, 2020 Order and is binding without any further order of the Court.

c. Buyer and its designee(s) may allocate the Purchase Price for the Property as Buyer and/or its designee(s) deem(s) appropriate based upon its own valuation of the Property.

d. Notwithstanding anything contained in Section 20 above, Buyer, Seller and the Receiver agree that the Closing Date shall be extended if the occurrence or existence of, or a governmental or private party's action in response to, in connection with, or as a direct or indirect result of, a Force Majeure Event, directly or indirectly, (i) results in the Buyer's Conditions Precedent not being satisfied, (ii) restricts or otherwise prohibits Seller or the Receiver from timely transferring title to the Property to the Buyer as required by the terms of this Agreement, (iii) restricts or otherwise prohibits Buyer or the Title Company from recording or filing any Deed in the Cuyahoga County Records (or any other governmental records) or recording or filing any transfer tax forms, affidavits, or similar forms required by the State of Ohio or any local government in connection with the transaction, the delivery of the Deed(s), or the recording of the Deed(s), or (iv) restricts, limits, or prohibits Buyer or its property management company from transitioning management and operation of the Property from Seller or the Receiver. As used herein, a "**Force Majeure Event**" means any event beyond either party's reasonable control, including, without limitation, acts of God; earthquakes; fires; floods; wars; civil or military disturbances; acts of terrorism; sabotage; strikes; epidemics; pandemics (including but not limited to coronavirus or the related illness known as COVID-19); riots; power failures; computer failure, interruption, loss or malfunction of utility, transportation, computer (hardware or software) or telephone or internet communication service; accidents; labor disputes; acts of civil or military authority; governmental actions, declarations or orders (including, but not limited to, any declaration or order by the President of the United States of America, the Governor of the State of Ohio, by Cuyahoga County, Ohio, by any city or other municipality in which any portion of the Receivership Property is located, or by any public health department of any of the foregoing); or inability (or material limitations on the ability) to obtain labor, material, equipment, transportation, lodging, medicine, medical treatment or medical testing. In such event, the Closing Date shall be thirty (30) days from the cessation of such Force Majeure Event. If the Force Majeure Event has not ceased by December 31, 2020, Buyer shall have a unilateral right to withdraw and terminate this Agreement on or after such date without obligation to the Seller, Receiver or any third party.

e. From and after Buyer's delivery of this Agreement to the Seller prior to the acceptance of this offer in the manner described above, Buyer shall have a unilateral right to withdraw and terminate this Agreement for any or no reason without obligation to the Receiver, Seller or any third party.

f. In the event of any bankruptcy filing by or against Seller, and in addition to any other rights and remedies of Buyer and Plaintiff, Seller irrevocably consents to Receiver immediately being excused under 11 U.S.C. Section 543(d) from compliance with 11 U.S.C. Sections 543(a), (b) and (c). Seller and Plaintiff irrevocably (i) waive all rights to seek any relief contrary to or in conflict with Receiver being excused under 11 U.S.C. Section 543(d), (ii) consent to terminating the automatic stay with respect to the Receiver, and (iii) consent to terminating any other stay that limits the rights of the Receiver under the Receiver Order.

g. The release of any and all of Plaintiff's liens and encumbrances against Seller and the Property, including but not limited to its mortgage, shall be a condition precedent to Buyer closing and shall be included in the defined term "Buyer's Condition Precedent". In addition, Plaintiff agrees that any Internal Revenue Service ("**IRS**") tax form required by applicable law to be completed by Plaintiff in connection with the transactions contemplated by this Agreement (including but not limited to the payoff of the Existing Loan and any other amounts owing by Seller and/or East to Plaintiff pursuant to the loan

documents related to the Existing Loan) shall not include or identify or otherwise attribute to Seller or East any cancellation of indebtedness income and that the IRS 1099-A submitted by Plaintiff will show \$55,000,000.00 applied to the principal amount owing on the Existing Loan and any remaining amount applied to interest and other charges.

h. Plaintiff consents to and agrees to be bound by this Agreement and all parties hereto have no objection to the dismissal of the receivership after payment of all obligations, including all fees, costs and expenses of the Receiver.

i. The Receiver agrees (1) to file at the time of or before the Closing with the Court a Notice of its and Plaintiff's consent to the transaction contemplated by this Agreement and (2) further to file with the Court a final report of the Receiver and a motion to wind up, conclude and dismiss the Receivership within 30 days of the Closing. The Plaintiff and each other party hereto (other than Buyer) consents to such filings and agrees not to oppose the relief sought therein.

j. Seller and East represent and warrant that attached hereto as **Exhibit O** is a true, correct and complete ownership structure of each of Seller and East, as applicable. Seller hereby represents and warrants to Buyer that the estate of Braxton Hill III is not an owner or manager of, and has no equity interest in, Seller or any entity in Seller's organizational structure, including but not limited to Company Manager, LLC.

k. East consents to and agrees to be bound by this Agreement. Seller and East covenant that through and including the Closing there shall be no termination or amendment of the TIC Agreement or any dismissal of Case No. CV-17-880316 or any other modification of their respective rights related to the TIC Agreement or the Property. Notwithstanding any provision to the contrary in the TIC Agreement or any property management agreement related to the Property, Seller and East shall (i) terminate the TIC Agreement pursuant to that certain Termination Agreement attached hereto as **Exhibit K** (the "**TIC Termination Agreement**"), and (ii) terminate any manager as well as any separate management agreement related to any such manager(s) management of the Property pursuant to that certain Property Management Termination Agreement attached hereto as **Exhibit M** (the "**Property Management Termination Agreement**"). Seller and East shall indemnify Buyer and hold Buyer harmless from any loss related to such termination and any liability under and with respect to the TIC Agreement and any such property management agreement. As used herein, the "**TIC Agreement**" means that certain Tenant in Common Agreement between East and Seller dated as of May 1, 2007 and recorded May 3, 2007 as Instrument No. 200705030087 in the Cuyahoga County Recorder's office, a true, correct and complete copy is attached hereto as **Exhibit P**.

l. The following party is added to receive copies of notices sent to Buyer under Section 19 of this Agreement:

Steve Ehrlich
Managing Director, Deputy General Counsel
Green Courte Partners, LLC
303 W. Madison St., Suite 1500
Chicago, IL 60606
steveehrlich@greencourtepartners.com
Phone: (312) 966-3813
Cell: (312) 953-7004
Fax: (312) 863-2262

m. WWTP and PUCO Cooperation. From and after the execution of this Agreement, and, without limitation after the Closing, Seller, on behalf of itself as well as any affiliates of Seller, East, the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, the water supply system, and associated infrastructure, hereby agree to cooperate with Buyer's reasonable requests

regarding transfer of the NPDES Permit (“**Permit**”) from Ohio EPA for the WWTP, the transfer of the Certificate of Public Convenience and Necessity “**Certificate**”) for the water supply system and the WWTP from the Public Utilities Commission of Ohio (“**PUCO**”), requests or requirements of Buyer to provide access, information, reports, correspondence, notices, claims, or any other documents required by Buyer in connection therewith, and any other requests for cooperation by Buyer that are necessary or appropriate in connection with securing transfer of the Permit from Ohio EPA, transfer of the Certificate from PUCO, or Buyer’s efforts to achieve compliance of the WWTP after the Closing with applicable laws and regulations; provided, however, that Buyer agrees to reimburse Seller, as well as any affiliates of Seller, East (except as may otherwise be set forth in a separate agreement between East and/or its affiliates and Buyer (or Buyer’s affiliates)), the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, for any out-of-pocket travel expenses incurred by such party, but only to the extent such party’s cooperation requires travelling to Ohio and such cooperation is outside of the standard procedures required by the Ohio EPA or PUCO to effectuate the transfer of the Permit or Certificate, as the case may be, and Buyer has consented in writing prior to such party incurring any such travel costs and expenses. The parties acknowledge and agree that it is their intent that the provision of this Section 34.m shall survive Closing and recording of the Deed(s). Notwithstanding anything contained in this section to the contrary, Receiver’s obligation hereunder shall terminate upon entry of an order by the Court which discharges the Receiver. The parties acknowledge and agree such cooperation shall cease when Buyer or its designee has obtained all permits and licenses deemed necessary by the applicable governmental agency for Buyer or its designee to legally operate the WWTP, the water supply system and related facilities.

n. Like Kind Exchange. Buyer is aware that Seller is to or may perform an IRC Section 1031 tax-deferred exchange; provided, however, such like-kind exchange shall not increase Buyer’s obligations or liabilities hereunder or excuse any of Seller’s obligations or liabilities hereunder, nor delay the Closing Date or the Closing. If Seller exercises such right, Buyer agrees to execute and deliver any and all documents reasonably necessary and proper in order to effectuate the like-kind exchange, including, but not limited to, an exchange trust agreement, in form and content reasonably acceptable to Buyer and Seller, with the title company or another party that will act as trustee or “qualified intermediary” or other third party for such purposes. Seller agrees to hold Buyer harmless from any and all claims, costs or liabilities resulting from such an exchange.

o. All of the Assets. Seller, East and Receiver represent and warrant to Buyer that all of the Property, together with all of the real property and assets being acquired in connection with the East Transaction, constitute all of the physical and tangible assets necessary to operate (and currently being used to operate) the businesses at the Columbia Property (including the WWTP), the Shops and the Brook Park Property (but specifically excluding any state license necessary to operate a manufactured home park in the State of Ohio).

p. Payment of Expenses. Notwithstanding anything contained in this Agreement to the contrary, Seller, East and Plaintiff hereby acknowledge and agree that Seller shall receive from the sale proceeds at Closing a net amount equal to \$700,000.00 and, Plaintiff and East acknowledge and agree that (y) any net aggregate proration (or credits) owed by either Seller or East pursuant to this Agreement and the East Transaction, and (z) any costs or expenses that either Seller or East, or both, are responsible for paying pursuant to this Agreement and the East Transaction, shall be applied against or deducted from, as applicable, the sale proceeds at Closing to be received by Plaintiff. Seller, East and Plaintiff specifically acknowledge and agree that this Section 34.p. is an agreement between themselves and that Buyer and its affiliate(s) shall have no responsibility or obligation to comply with, or cause compliance with, this Section 34.p. In addition, Seller, East and Plaintiff specifically acknowledge and agree that Buyer and its affiliate(s) (i) shall have no liability or obligation to pay, or cause to be paid, the \$700,000.00, and (ii) shall not be responsible for or obligated to pay any amounts to acquire the Property in excess of those already required by Section 5.

q. Ohio EPA Conditions, Fine and Escrow. It shall be a condition to each party’s obligation to close under this Agreement that the amount required by the Ohio EPA to settle and dismiss with prejudice

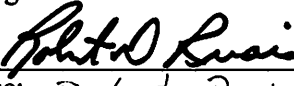
the Ohio EPA Case (as defined in Exhibit C) be an amount equal to \$100,000.00 (the “**Ohio EPA Settlement Fee**”). Plaintiff agrees to pay from the sale proceeds received in connection with the transactions contemplated by this Agreement and the East Transaction the Ohio EPA Settlement Fee, which the Title Company is hereby authorized to disburse at and in connection with Closing.

r. Release between Seller and East. Notwithstanding anything contained in this Agreement or the Closing Documents to the contrary, Seller and East each agree they will execute at or prior to Closing a Settlement Agreement in the form attached hereto as **Exhibit U** (the “**East-West Settlement Agreement**”). Seller and East agree that Seller and East shall forbear from taking any steps to enforce any liens or other claims against the Property, the Title Company, the Closing, Seller or East or their affiliates, including without limitation those related to (i) Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia, and (ii) Case No. 880316, Case No. 934734, Case No. 935449 and Case No. JL-20-978567, each in the Common Pleas Court of Cuyahoga County, Ohio during the period from and after the Execution Date until seven (7) days after the date this Agreement terminates because Closing does not occur due to a failure of a condition precedent to any party’s obligation to close, or a Buyer default (and upon the Closing the East-West Settlement Agreement shall supersede the forbearance provisions of this sentence). Seller also consents to and agrees that the Title Company shall be permitted to disburse \$350,000.00 to East pursuant to the terms of the East Transaction notwithstanding any claim Seller has or may have against such \$350,000.00, and Seller agrees to hold the Title Company harmless from the Title Company’s disbursement of such funds. Seller and East agree to sign a separate agreement at or prior to Closing in favor the Title Company and/or Buyer and its affiliates consistent with the terms of this Section 34.r. The provisions of this Section 34.r. shall survive Closing and recording of the Deed.

s. Release of Plaintiff. Seller and East each agree they will execute at or prior to Closing a Release Agreement in favor of Plaintiff in the form attached hereto as **Exhibit V**.

(SIGNATURES ON NEXT PAGE)

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

<p>Seller: Columbia Far West, LLC By: Columbia West Investors, LC, its sole member By: Company Manager, LC, its Manager</p> <p>By: <u></u> Name: <u>Robert Ruais</u> Title: Manager/Authorized Member Date Signed: Sept. 30, 2020</p>	<p>Buyer: Green Courte Acquisition IV, LLC</p> <p>By: _____ Name: William Glascott Title: Managing Director Date Signed: _____, 2020</p>
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The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

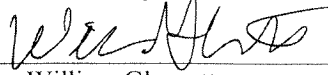
M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Far West, LLC By: _____ Name: Title: Date Signed: _____, 2020	Buyer: Green Courte Acquisition IV, LLC By:  Name: William Glascott Title: Managing Director Date Signed: <u>9/29</u> , 2020
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The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

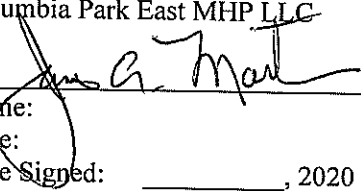
By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Far West, LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: 
Name: _____
Title: _____
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

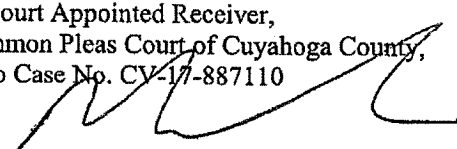
Seller: Columbia Far West, LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name: _____	Name: William Glascott
Title: _____	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: 
Name: MARK KASSAB
Title: _____
Date Signed: 9/29, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

<p>Seller: Columbia Far West, LLC By: Columbia West Investors, LC, its sole member By: Company Manager, LC, its Manager</p> <p>By: _____ Name: _____ Title: Manager/Authorized Member Date Signed: Sept. 30, 2020</p>	<p>Buyer: Green Courte Acquisition IV, LLC</p> <p>By: _____ Name: William Glascott Title: Managing Director Date Signed: _____, 2020</p>
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The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1, THROUGH LNR PARTNERS, LLC,
ATTORNEY-IN-FACT PURSUANT TO LPOA DATED 7/30/18

By: John J. Rutter
Name: JOHN J. RUTTER
Title: ATTORNEY
Date Signed: 9/30, 2020

LIST OF EXHIBITS

Exhibit A	Legal Description
Exhibit B	Rent Roll
Exhibit C	List of Property Litigation
Exhibit D	Form of Deed
Exhibit E	Form of Bill of Sale and General Assignment
Exhibit F	Form of Assignment of Lease
Exhibit G-1	Form of Owner's Affidavit (from Seller)
Exhibit G-2	Form of Owner's Affidavit (from Receiver)
Exhibit H	Tenant's Notice
Exhibit I	Form of Limited Power of Attorney
Exhibit J	Form of Estoppel
Exhibit K	TIC Termination Agreement
Exhibit L	Title Policy Proforma
Exhibit M	Property Management Termination Agreement
Exhibit N	Release and Indemnification Agreement
Exhibit O	Seller and East Ownership Structure
Exhibit P	TIC Agreement
Exhibit Q	Assignment of Claims
Exhibit R	Receiver Conveyance Instrument
Exhibit S	List of Manufactured Homes Titled in Seller or Receiver
Exhibit T	Waste Water Treatment Plant Conveyance Instrument
Exhibit U	East-West Settlement Agreement
Exhibit V	Release Agreement

PURCHASE AGREEMENT

This Purchase Agreement (“**Agreement**”) is made and entered into this 30th day of September, 2020 (the “**Execution Date**”), by and between Columbia Far West, LLC, as Seller (the “**Seller**”), and Green Courte Acquisition IV, LLC a Delaware limited liability company, or its assignee(s), as Buyer (the “**Buyer**”), and consented to by Columbia Park East MHP, LLC (“**East**”), and M. Shapiro Real Estate Group Ohio LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver (the “**Receiver Order**”) entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, and Plaintiff (as defined below), upon the following terms and conditions:

1. **Definitions.** As used herein, the below terms shall have the following meanings:
 - a. “**Deposits**” means the amount from time to time held by the Title Company as Buyer’s earnest money deposit, including One Hundred and Twenty Five Thousand and 00/100 Dollars (\$125,000.00) as required by Paragraph 5, below.
 - b. “**General Intangibles**” means any and all warranties, telephone exchange numbers, architectural or engineering plans and specifications, and development rights that relate to the Real Property or the Personal Property under the control of the Receiver or Seller, or both, as applicable.
 - c. “**Hazardous Materials**” means any toxic, radioactive, caustic or otherwise hazardous substance, including petroleum, its derivatives, by-products and other hydrocarbons, or any substance having any constituent elements displaying any of the foregoing characteristics. The term “**Hazardous Materials**” includes, without limitation, any substance regulated under any and all federal, state and local statutes, laws (including case law), regulations, ordinances, rules, judgments, orders, decrees, codes, plans, injunctions, permits, concessions, grants, franchises, licenses, agreements and other governmental restrictions, whether now or hereafter in effect, relating to human health, the environment or to emissions, discharges or releases of pollutants, contaminants, toxic substances, hazardous substances or wastes into the environment including, without limitation, ambient air, surface water, ground water, or land, or otherwise relating to the manufacture, processing, distribution, use, treatment, storage, disposal, transport or handling of pollutants, contaminants, hazardous materials or wastes or the clean-up or other remediation thereof.
 - d. “**Intangible Property**” means, to the extent the same is transferable by Seller, Seller’s interest in the Leases, the Service Contracts, the Permits, the General Intangibles and any and all rights to the name of the improvements upon the Real Property. “**Intangible Property**” shall also include any promissory notes and/or other evidence of debt obligations made in favor of Seller or in favor of Seller and East in connection with chattel loans or other financing arrangements secured by liens on manufactured homes owned by third parties, such as Tenants (as defined below).
 - e. “**January 10, 2020 Order**” means the Order Approving Sale of the Receivership Property entered January 10, 2020 in the Court (defined below).
 - f. “**Leases**” means any and all leases, tenancies, licenses and other rights of occupancy or use of or for any portion of the Real Property or the Personal Property (including all amendments and renewals thereof) identified on the rent roll attached hereto **Exhibit B** (the “**Rent Roll**”).
 - g. “**Permits**” means any and all licenses, permits, authorizations, certificates of occupancy and other approvals that are in effect for the current use and operation of the Property.

- h. **“Personal Property”** means all tangible personal property and fixtures owned by Seller or owned jointly by Seller and East and located on or attached to the Real Property. **“Personal Property”** includes any manufactured homes owned by Seller or owned jointly by Seller and East but does not include property owned by others such as Tenants under Leases or parties to Service Contracts.
- i. **“Property”** means collectively Seller’s undivided fifty percent (50%) tenant in common interest in the Real Property, and all of Seller’s right, title and interest in the Personal Property and Intangible Property.
- j. **“Property Litigation”** means each of the administrative actions or other legal proceedings identified on **Exhibit C** attached hereto and shall be deemed to include any future administrative action or other legal proceedings related to the Property commenced or continued after the Execution Date and on or prior to the Closing Date (as defined below).
- k. **“Service Contracts”** means any and all service, maintenance, supply, operating, or employment contracts or other agreements, however termed, written or oral, affecting the use, ownership, maintenance, or operation of all or any part of the Property (but specifically excluding any Leases and any management agreements).
- l. **“Seller Group”** means Seller, and its direct or indirect members, managers, officers, directors, shareholders, general partners, limited partners, owners, agents, representatives, heirs, successors, assigns and attorneys and their respective heirs, successors, and assigns.
- m. **“Tenants”** means those persons or entities holding rights of tenants under any valid leases with respect to any part of the Property.

2. **Sale and Purchase.** Pursuant to this Agreement, Seller shall sell and Buyer shall purchase all of Seller’s right, title and interest in the Property. For purposes of this Agreement the term **“Real Property”** shall mean collectively, that certain real property, commonly known as follows and more particularly described on **Exhibit A**:

- a. Columbia Park Mobile Home Park, 7100 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-11-001 (**“Columbia Property”**)
- b. Columbia Shops, 7060-7096 Columbia Road, Olmsted Township, Ohio 44138; Parcel No. 262-14-050 (**“Shops”**)
- c. Brook Park Mobile Home Park, 11800 Brookpark Road, Cleveland, Ohio 44130; Parcel No. 020-23-003 (**“Brook Park Property”**)

together with all buildings, other improvements and fixtures located on the real property and all rights and appurtenances, including but not limited to that certain waste water treatment plant and its related facilities (**“WWTP”**), that are or will be permanently affixed to the real property, and subject to taxes which are a lien against the Real Property but which are not due and payable, any and all existing building and use restrictions, zoning ordinances, easements, other matters of record, and any and all matters which would be disclosed by an accurate survey or inspection of the Real Property. Receiver represents and warrants that as of the Execution Date, to the best of Receiver’s knowledge, the only litigation impacting the Real Property is the Property Litigation specifically identified on **Exhibit C**. Seller represents and warrants that as of the Execution Date, Seller is not a party to and has not received written notice of, any other litigation impacting the Real Property or ownership thereof other than the Property Litigation specifically identified on **Exhibit C**. Receiver and Seller agree that Buyer (or one or more of Buyer’s designees, as determined by Buyer in its sole discretion) may, in its sole discretion by written notice to Seller and Receiver prior to Closing, succeed to the Receiver in any existing litigation related to any of the pending landlord/tenant or

probate disputes involving Tenants which are identified as the Pending Eviction Proceedings and Pending Probate Court Proceedings on **Exhibit C**, respectively, at the time of the Closing related to the Property (and if the Buyer so elects to succeed the Receiver in said pending disputes, the Receiver shall cooperate with the Buyer and its counsel to effectuate such succession and facilitate the substitution of the Buyer as a party in such litigation. Receiver and Seller agree to execute an assignment of claims document in the form attached hereto as **Exhibit Q** (the “**Assignment of Claims**”) related to said Pending Eviction Proceedings and Pending Probate Court Proceedings for which Buyer elects to succeed the Receiver.

3. Court Appointed Receiver.

- a. Buyer acknowledges that the Property is under receivership pursuant to the Receiver Order entered in U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”) vs. Columbia Park East MHP LLC and Columbia Far West, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110 (the “**Court**”).
- b. Buyer acknowledges that the Receiver has no ownership interest in the Property, and agrees that this Agreement and any documents executed by Receiver in connection herewith are and will be executed and delivered by the Receiver, not in its own right, but on behalf of Seller and pursuant to the exercise of the powers conferred upon Receiver by the Court as set forth in the Receiver Order, January 10, 2020 Order, and any subsequent order, and that no liability, personal or otherwise, is assumed by, nor shall at any time be asserted or enforceable against, the Receiver on account of this Agreement or the documents executed in connection herewith. The provisions of this Paragraph shall survive the Closing (as hereafter defined). Further, the Buyer and Seller acknowledge and agree and any representation of the Receiver in this Agreement or any documents related to this Agreement, notwithstanding any survival provision, shall terminate upon entry of an order by the Court which discharges the Receiver. Notwithstanding anything contained in this Agreement to the contrary, Receiver represents and warrants to Buyer that it does not have an ownership interest in any Property; however, Receiver shall deliver to Buyer in connection with Closing a quit-claim bill of sale or other similar conveyance instrument whereby Receiver transfers to Buyer any and all interest Receiver may have in the Property, which shall be in form attached hereto as **Exhibit R** (the “**Receiver Conveyance Instrument**”).

4. Condition of Property; Release of Claims.

- a. Buyer acknowledges, represents, warrants and agrees to and with Seller that, subject to the terms and conditions of this Agreement: (i) Buyer is expressly purchasing the Property in its existing condition “as is, where is, and with all faults” and specifically and expressly without any warranties, representations or guarantees, either express or implied, of any kind, nature, or type whatsoever from Seller with respect to all facts, circumstances, conditions and defects; (ii) Seller has no obligation to inspect for, repair or correct any such facts, circumstances, conditions or defects or to compensate Buyer for same; (iii) Seller has specifically bargained for the assumption by Buyer of all responsibility to inspect and investigate the Property and of all risk of adverse conditions, and has structured the Purchase Price (as defined below) and other terms of this Agreement in consideration thereof; (iv) Buyer is and will be relying strictly and solely upon such inspections and examinations and the advice and counsel of its own consultants, agents, legal counsel and officers and Buyer is and will be fully satisfied that the Purchase Price is fair and adequate consideration for the Property; (v) neither Seller nor Receiver is making and has not made any warranty or representation with respect to any materials or other data provided by Seller to Buyer (whether prepared by or for the Seller, Receiver or others) or the education, skills, competence or diligence of the preparers thereof or the physical condition or any other

aspect of all or any part of the Property as an inducement to Buyer to enter into this Agreement and thereafter to purchase the Property or for any other purpose; (vi) the Property is being operated by Receiver for Seller and East, and (vii) by reason of all the foregoing, Buyer assumes the full risk of any loss or damage occasioned by any fact, circumstance, condition or defect pertaining to the Property; and

- b. Seller disclaims all warranties of any kind or nature whatsoever (including warranties of condition, merchantability, habitability and fitness for particular purposes), whether expressed or implied, including, but not limited to warranties with respect to the Property, tax liabilities, zoning, land value, subdivision or land use, availability of access or utilities, ingress or egress, governmental approvals, or the soil conditions of the Real Property. Buyer further acknowledges that, subject to the terms and conditions of this Agreement, Buyer is buying the Property “as is” and in its present condition and is not relying upon any representation of any kind or nature made by any member of Seller Group or Receiver, or any of their employees or agents with respect to the Property, and that, in fact, no such representations were made; and
- c. Further and without in any way limiting any other provision of this Agreement, Seller makes no warranty with respect to the presence on or beneath the Real Property (or any parcel in proximity thereto) of Hazardous Materials. By acceptance of this Agreement and the Deed(s), Buyer acknowledges that Buyer’s opportunity for inspection and investigation of such land (and other parcels in proximity thereto) has been adequate to enable Buyer to make Buyer’s own determination with respect to the presence on or beneath the Real Property (and other parcels in proximity thereto) of such Hazardous Materials. Furthermore, Buyer’s closing hereunder shall be deemed to constitute an express waiver of Buyer’s and its successors’ and assigns’ rights to sue any of the Seller Group or Receiver and of Buyer’s right to cause any of the Seller Group or Receiver to be joined in an action brought under any federal, state or local law, rule, act, or regulation now existing or hereafter enacted or amended which prohibits or regulates the use, handling, storage, transportation or disposal of Hazardous Materials or which requires removal or remedial action with respect to such Hazardous Materials, specifically including but not limited to federal “CERCLA”, “RCRA”, and “SARA” acts; and
- d. Seller and Receiver represent and warrant that from and after the entry of the January 10, 2020 Order (i) neither Seller nor Receiver has made any transfer of any of the Property except for Leases of sites or manufactured homes with Tenants in the ordinary course; and (ii) the Receiver has operated the Property in accordance with the Receiver Order; and
- e. Without limiting the provisions of Paragraph 3.b. and this Paragraph 4, Buyer releases Seller, Receiver and Plaintiff, and all of their respective officers, directors, members and agents, and holds Receiver and Plaintiff, and all of their respective officers, directors, and agents, harmless of and from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney’s fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively “**Claims**”) arising from or in any way related to: (a) any defects, errors or omissions in the design or construction of the Property, whether the same are a result of negligence or otherwise; or (b) other conditions (including environmental conditions and all matters concerning the waste water treatment plant and sewer lines) affecting the Property, whether the same are a result of negligence or otherwise; or (c) the ownership, use, management or leasing of the Property. The release set forth in this Paragraph 4.e specifically includes any Claims under any Environmental Laws, under the Americans with Disabilities Act of 1990, 42 U.S.C. §§12101, et seq., or with respect to any environmental risk. “**Environmental Laws**” includes, but is not limited to, the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act (42 U.S.C. §§6901, et seq.),

the Comprehensive Environmental Response, Compensation and Liability Act of 1980 (42 U.S.C. §§9601, et seq.), the Emergency Planning and Community Right to Know Act (42 U.S.C. §§11001, et seq.), the Clean Air Act (42 U.S.C. §§7401, et seq.), the Clean Water Act (33 U.S.C. §§1251, et seq.), the Toxic Substances Control Act (15 U.S.C. §§2601, et seq.), the Hazardous Materials Transportation Act (49 U.S.C. §§1801, et seq.), the Occupational Safety and Health Act (29 U.S.C. §§651, et seq.), the Federal Insecticide, Fungicide and Rodenticide Act (7 U.S.C. §§136, et seq.), the Safe Drinking Water Act (42 U.S.C. §§300f, et seq.), and any other federal, state or municipal statute, ordinance, rule or regulation dealing with environmental matters, and any regulations, orders, rules, procedures, guidelines and the like promulgated in connection therewith, regardless of whether the same are in existence on the Execution Date of this Agreement. Notwithstanding the foregoing, the parties acknowledge and agree that the indemnification and save harmless obligations provided in Sections 5 and 6 of the Release and Indemnification Agreement (as defined below) shall not be released or otherwise affected by the provisions of this Section 4.e.

5. **Purchase Price; Deposits.** The purchase price for the Property (the “**Purchase Price**”) is THIRTY ONE MILLION ONE HUNDRED TWELVE THOUSAND FIVE HUNDRED AND 00/100 DOLLARS (\$31,112,500.00). **This is a “cash” sale and is NOT contingent on Buyer obtaining financing.** Seller and Buyer acknowledge that Old Republic National Title Insurance Company (the “**Title Company**”) shall act as the title company and escrow agent for this transaction. The Title Company’s contact information is as follows, 160 Cleveland Street, Elyria, OH 44035, Attention: Judy Glenn, Telephone: (440) 322-5300, Email: jglenn@oldrepublictitle.com. Within three (3) business days after the Execution Date, Buyer shall deliver to the Title Company the non-refundable Deposit. The Purchase Price, after application of the Deposit, will be paid upon closing of this sale (“**Closing**”) in immediately available funds or otherwise disbursed in accordance with the terms of this Agreement and as may be required by Plaintiff.

- a. The Property is currently subject to a mortgage and other security interests (collectively, the “**Existing Mortgage**”) in favor of Plaintiff, as the holder of that certain loan (the “**Existing Loan**”) in the original principal amount of \$55,000,000.00 made to Seller and East on or about May 7, 2007. The Property will be conveyed by Seller to Buyer free and clear of the Existing Mortgage.
- b. At Closing, Seller will cause Plaintiff to deposit into escrow (i) recordable release(s) of the Existing Mortgage, including (without limitation) UCC termination statements with respect to all Personal Property and Intangible Property (including manufactured homes and chattel paper) (the “**Existing Loan Release Documents**”), in form and substance satisfactory to Buyer and the Title Company, and (ii) a binding, irrevocable pay-off statement(s) with respect to the Existing Loan, in form and substance satisfactory to Buyer and the Title Company (the “**Existing Loan Pay-Off Statement**”), confirming the amount (which shall not exceed \$62,225,000.00) that is required to satisfy in full the Existing Loan and all other amounts due and payable to Plaintiff and the Receiver as of the Closing Date (the “**Pay-Off Amount**”) and confirming that the Existing Loan will be satisfied and the Existing Loan Release Documents may be released and recorded upon payment to Plaintiff of an amount equal to the Pay-Off Amount less an amount equal to the sum of any net aggregate prorations (or credits) owed by either Seller or East, or both, pursuant to this Agreement and the East Transaction (as defined below),(y) any amounts payable pursuant to Sections 34.q. and 34.r of this Agreement and the documents evidencing the East Transaction and (z) any costs or expenses that either Seller or East, or both, are responsible for paying pursuant to this Agreement and the East Transaction (as such amount is approved by Plaintiff in connection with Plaintiff’s execution of the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the East Transaction or by other written confirmation by Plaintiff or

Plaintiff's legal counsel). (For avoidance of doubt, the Pay-Off Amount shall be for the entire Existing Loan, including the portion thereof that is allocated to East.)

- c. On the Closing Date, at the Closing, the Title Company, as escrow agent, shall use the net funds received from Buyer under this Agreement and under the East Transaction to pay-off the Existing Loan in accordance with the Existing Loan Pay-Off Statement (after reduction of the Pay-Off Amount in accordance with Section 5.b. above).

6. **Survey.** A survey of the Real Property (the "**Survey**") may be prepared at the direction and expense of Buyer. Notwithstanding the foregoing, in the event Buyer elects to obtain a Survey, the preparation and completion of same shall not delay the Closing Date as stated herein.

7. **Title Review.** Seller, at Seller's expense, has provided Buyer with a title commitment (the "**Commitment**") for a standard ALTA owner's title policy (the "**Commitment**") on the Real Property issued by the Title Company. By entering into this Agreement Buyer has approved all exceptions to title identified in the proforma title insurance policy attached hereto as **Exhibit L** (the "**Proforma**"). Any additional exception items required by the Title Company to be added to the Proforma, including those, if any, added as a result of the East Transaction, shall be subject to Buyer's approval in all respects ("**Additional Exception Items**"). Each of the Schedule B Items set forth in the Proforma and any Additional Exception Items approved in writing by Buyer shall be deemed to be the "**Permitted Exceptions**" for all purposes under this Agreement.

8. **Title Insurance, Deed, Closing Documents and Conditions Precedent.**

- a. At Closing, Seller shall convey title to its undivided 50% tenant in common interest in the Real Property to Buyer or its designee(s) by one or more quit-claim deeds in the form attached hereto as **Exhibit D** (each a "**Deed**") subject only to the Permitted Exceptions. Seller and East, at their sole expense to be shared equally, will jointly cause the Title Company to deliver to Buyer or one or more of Buyer's designees, at Closing, a standard form ALTA Owner's Title Insurance Policy with extended coverage (the "**Policy**") issued by the Title Company in the form of the Proforma (or such other form as Buyer otherwise agrees to accept in its sole and absolute discretion), and subject only to the Permitted Exceptions, insuring collectively, marketable title in fee simple absolute in the Real Property in an aggregate amount equal to Sixty Two Million Two Hundred Twenty Five Thousand and 00/100 Dollars (\$62,225,000.00); provided, Buyer shall be permitted in its sole discretion to allocate the insured amounts of such Policy among the interests being insured therein. Notwithstanding anything contained herein to the contrary, as long as Buyer obtains a Survey, Seller and East shall be responsible for payment of the costs associated with the issuance of the Policy without standard survey exceptions and with a survey endorsement. Any closing or escrow fee charged by the Title Company to close the transaction in connection with the Closing and the consummation of the East Transaction shall be shared half by Seller and East equally, on the one hand, and half by Buyer on the other hand. If Buyer does not obtain the Survey in a form deemed sufficient by the Title Company for the removal of the survey exception, then the Policy shall be issued with a survey exception and if Buyer does obtain a Survey in the form deemed sufficient by the Title Company for the removal of the survey exception, then, the Policy shall be issued without a survey exception. Buyer shall pay all costs of recording, and the cost of any endorsements to the Policy requested or required by Buyer (other than the survey endorsement). Attorneys' fees, consulting fees, and other due diligence expenses shall be borne by the party incurring such expense. The provisions of this Paragraph shall survive the Closing.
- b. At Closing, Buyer and Seller shall each deliver such documents as are required by this Agreement and the Title Company to consummate the purchase and sale of the Property in

accordance with the terms hereof. Exclusive possession of the Property, subject only to the Leases, Permitted Exceptions and East's undivided 50% tenant in common interest in the Real Property, shall be surrendered to Buyer or its designee(s) at the Closing. At or before Closing, Seller shall be required to cause the following documents (the "**Closing Documents**") to be properly executed and delivered, as applicable, to Buyer or its designee(s):

- i. One or more Deeds, together with any required original transfer tax forms, affidavits and similar forms required by the State of Ohio and any local government in connection with the transaction and the recording of such Deed(s);
- ii. Bill of Sale and General Assignment in the form attached hereto as **Exhibit E**;
- iii. Assignment of Leases in the form attached hereto as **Exhibit F**;
- iv. Owner's Affidavits executed by Seller and Receiver in the forms attached hereto as **Exhibit G-1** and **G-2**, respectively;
- v. Non-Foreign Persons Affidavit;
- vi. Updated Rent Roll;
- vii. A Tenant Notice from Receiver to be addressed to each Tenant in the form attached hereto as **Exhibit H** informing the Tenant of the sale of the Property and the assignment of Tenant's security deposits and directing each Tenant to make all future payments to Buyer at such address or location as Buyer shall designate in such Tenant Notice;
- viii. A Closing Statement;
- ix. A notice to all vendors notifying such vendors of the sale and containing such other customary and reasonable information as Buyer may request;
- x. Estoppels for commercial tenants in the Shops as provided in Section 17;
- xi. Original Certificates of Title for each manufactured home titled in the name of Seller or East, or both, if any, including those listed on **Exhibit S**, that are in Receiver's, Seller's or East's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee;
- xii. Release, Covenant Not to Sue and Indemnification Agreement in the form attached hereto as **Exhibit N**, executed by all parties a signatory thereto (the "Release and Indemnification Agreement");
- xiii. Bill of Sale and Assignment (Waste Water Treatment Plant) in the form attached hereto as **Exhibit T**, executed by Seller, Columbia MHC East, LLC dba Columbia Park Water & Sewer System and East, whereby said parties convey any and all of their respective interests in the WWTP to Buyer or its designee;

- xiv. Receiver Conveyance Instrument;
 - xv. Such documents, agreements, orders, releases, consents or dismissals as the Title Company may require from the Receiver, Seller, Seller Group (or any affiliates of any Seller Group person or entity), East or Court evidencing the Seller's authority to convey the Property from Seller to Buyer or one of more of Buyer's designees free and clear of all liens other than the Permitted Exceptions;
 - xvi. Assignment of Claims;
 - xvii. TIC Termination Agreement (as defined below); and
 - xviii. Property Management Agreement Termination (as defined below).
- c. Buyer's or its designee(s) obligation to acquire the Property shall be subject to satisfaction of each of the conditions precedent set forth below (the "**Buyer's Conditions Precedent**"):
 - i. Buyer's receipt of each of the Closing Documents, except for any Estoppels which Receiver was unable to obtain;
 - ii. Buyer's receipt of the Policy issued by the Title Company in the form required under this Agreement and which Policy shall evidence that the Real Property is being conveyed free and clear of the Property Litigation and any new litigation filed by Seller or East against Buyer or against each other or any of their affiliates related to this Agreement or the Property or other assets to be acquired in connection with the East Transaction, and receipt of a lender's policy of title insurance in form and substance satisfactory to the lender of Buyer or its designee(s);
 - iii. Issuance of Director's Final Findings and Orders ("**DFFO**") from the Director of the Ohio EPA, with an effective date not later than the Closing Date and agreed upon by Buyer and/or Buyer's affiliates, containing a series of agreed upon actions toward the operation of the WWTP achieving compliance with applicable water pollution control laws and regulation together with an agreement by Ohio EPA confirming that (i) Buyer and Buyer's affiliates are not liable for violations with respect to the ownership or operation of the WWTP that occurred prior to Closing (including with respect to the pending enforcement action against Seller and certain other parties) and (ii) Buyer and Buyer affiliates will be in compliance on and after Closing as long as Buyer complies with the terms of the DFFO.
 - iv. Buyer's receipt of the updated Rent Roll together with an updated security deposit list;
 - v. Simultaneous closing of the transaction(s) between Buyer and its affiliates, if applicable, and East related to East's right, title and interest in the Property, including East's undivided 50% tenant in common interest in the Real Property, as well as all of East's right, title and interest in certain personal property and other intangible property and assets related to such Real Property, in form and substance satisfactory to Buyer in its sole and absolute discretion (the "**East Transaction**");
 - vi. Receipt of the Original Certificates of Title for each manufactured home titled in the name of Seller or East, or both, if any, including those listed on **Exhibit S**, that

are in Receiver's, Seller's or East's possession, duly endorsed to Buyer or Buyer's designee and if any such Certificates of Title are provided, together with a limited power-of-attorney in the form attached hereto as **Exhibit I** which will permit Buyer to file the necessary documents with the appropriate governmental office to transfer such certificates of title to Buyer or its designee; and

- vii. There are no additional liens against or litigation pertaining to the Property since Buyer's receipt of lien, tax and litigation search results, the last of which was dated April 30, 2020, and if any such additional liens or litigation exist, Seller agrees that it shall cause such liens to be terminated and such litigation to be dismissed with prejudice at or prior to Closing.
- d. Exclusive possession of the Property shall be conveyed to Buyer or its designee(s) at Closing subject only to the Permitted Exceptions, rights of Tenants in possession pursuant to the Leases identified on the updated Rent Roll delivered by Seller at Closing, East's undivided 50% tenant in common interest in the Real Property and except for the Leases and Service Contracts, if any, which Buyer affirmatively elects to assume in writing. Buyer shall not assume or accept liability for and Seller shall remain liable for and shall discharge when due all debts, expenses, liabilities, obligations, fines, penalties, contracts, commitments and claims related to the Property arising and/or incurred prior to the Closing Date (the "**Pre-Closing Operating Expenses**"). Notwithstanding the foregoing, Receiver shall cause all Pre-Closing Operating Expenses accrued prior to the day of Closing to be paid, as Receiver has done in connection with operating the Property in accordance with the Receiver Order, and, Buyer and its affiliates shall have no responsibility or obligation to pay for any such Pre-Closing Operating Expenses. The parties further acknowledge that any Pre-Closing Operating Expenses that are not paid prior to Closing will be paid by Receiver after the Closing but prior to termination of the Receivership.

9. **Risk of Loss and Condemnation**. Seller agrees to give Buyer prompt notice of any fire or other casualty affecting the Property after the Execution Date or of any actual or threatened (to the extent that Receiver or Seller has current actual knowledge thereof) taking or condemnation of all or any portion of the Property after the Execution Date. If after the Execution Date and prior to Closing, there shall occur damage to the Property caused by fire or other casualty which would cost an amount greater than, or equal to, Five Hundred Thousand and 00/100 Dollars (\$500,000.00) to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking or condemnation of all or any portion of the Property which would materially interfere with the present use of such Property or a casualty or condemnation impacting more than fifteen (15) manufactured homes, then, in such event, Buyer shall have the right to terminate this Agreement by giving written notice to Seller and Receiver, within ten (10) days after Buyer has received notice from Seller or otherwise learns of that event. Upon such termination, the Deposits shall be delivered to Buyer and neither party shall have any further rights or obligations hereunder, except however, that Buyer shall remain obligated with respect to the indemnities and obligations herein which specifically survive termination. If Buyer does not so timely elect to terminate this Agreement, then the Closing shall take place, as provided herein and there shall be assigned to Buyer at the Closing all interest of Seller in and to the insurance proceeds or condemnation awards payable to Seller, East, the Receiver or the Plaintiff on account of that event (the "**Proceeds**") in an amount up to, but not including, any Proceeds in excess of the aggregate Purchase Price payable in connection with this Agreement and such amounts payable under the East Transaction (the "**Excess Proceeds**", the Proceeds minus any Excess Proceeds shall be hereinafter referred to as the "**Buyer's Proceeds**"), less sums which Seller, East, the Receiver or the Plaintiff incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If after the Execution Date and prior to Closing there shall occur damage to the Property caused by fire or other casualty which would cost less than Five Hundred Thousand and 00/100 Dollars (\$500,000.00) of the Purchase Price to repair (as determined by the average of three (3) bids obtained by Receiver), or the taking

or condemnation of a portion of the Property which would not materially interfere with the present use of the Property and which has not impacted more than fifteen (15) manufactured homes, then, Buyer may not terminate this Agreement and there shall be assigned to Buyer at the Closing all interest of Seller, East, the Receiver or the Plaintiff in and to the Proceeds, less sums which Receiver incurs before the Closing to repair any of the damage and Buyer shall receive a credit for the amount of any insurance deductible.

If any Buyer's Proceeds in connection with a casualty to the Property are assigned to Buyer at Closing in accordance with this Paragraph, Buyer shall have the exclusive right to process and handle the claim with Seller's and East's insurance company. Seller and Buyer agree to use good faith efforts to cooperate with each other and East in resolving the amount of the Proceeds, including, without limitation, promptly providing any and all materials requested by the insurance company and promptly responding to any and all inquiries from the insurance company. Seller shall not have the right to agree to the amount of Buyer's Proceeds with the insurance company without the prior reasonable written consent of Buyer unless the Buyer's Proceeds equal the Purchase Price. Upon payment by the insurance company, the Buyer's Proceeds shall be disbursed to Buyer and the Excess Proceeds, if any, shall be disbursed to Receiver. Seller makes no representation or warranty with respect to the amount of the Proceeds that will be paid by the insurance company in connection with any such casualty, including, without limitation, whether Buyer will be entitled to the actual cash value or the replacement cost of the Property. The provisions of this Paragraph shall survive the Closing.

10. **Maintenance of Property.** Except as Buyer may otherwise consent in writing, until the Closing Date, Receiver shall: (i) carry on the business of the Property in the ordinary course and in a manner consistent with Receiver's current practice, and in accordance with the Receiver Order; (ii) maintain the Property in its present condition and repair; ordinary wear and tear excepted; (iii) maintain the existing insurance policies for the Property (and any replacement thereof) in full force and effect; (iv) not sell, transfer, encumber, mortgage or place any lien upon the Property, excluding any mobile homes that may become park owned homes and may be sold and transferred (but not mortgaged or encumbered) in the ordinary course of business; (v) not enter into any Service Contracts or other similar agreements relating to the maintenance and repair of the Property unless they are cancelable upon thirty (30) days or less notice and which may be cancelled, at Buyer's option, as of the Closing Date; (vi) charge rental rates and offer concessions consistent with the rent roll attached hereto as **Exhibit B**; (vii) not sell any manufactured homes owned by Seller or owned by both of Seller and East other than to residents entering into site leases at the Property and not remove any mobile homes owned by Seller or owned by both Seller and East from the Property, unless required by law; (viii) provide monthly financial reports for the Property by the 30th of the month for the preceding month to Buyer; and (ix) provide such other reasonable information pertaining to the Property as Buyer may request from time to time including, without limitation, updated Rent Rolls, updated security deposits listings and such other information as Buyer may reasonably request.

11. **Closing Adjustments and Prorations.** Except as otherwise provided in this Paragraph, all adjustments and prorations to the Purchase Price payable at Closing shall be computed as of the end of the date prior to the Closing Date (the "**Prorations Date**"). Notwithstanding anything contained in this Section to the contrary, such adjustments and prorations shall be allocated for the following items based on Seller's undivided 50% tenant in common interest in the Real Property such that any proration made hereunder shall only be for 50% of the whole amount of such item (the remaining 50% of the whole amount of such item shall be prorated in connection with the East Transaction), evidence of which Seller shall deliver or cause to be delivered to Buyer and the Title Company at least two (2) business days prior to Closing:

- a. **Revenues and Expenses.** Seller through Receiver shall be entitled to receive all revenues and shall be charged with all expenses attributable to the ownership and operation of the Property through the Prorations Date, and Buyer or its designee(s) and Seller shall prorate collected rents for the month of Closing as of the Prorations Date and, following Closing, to the extent any rents are received by Buyer or its designee(s) or Receiver or Seller, such amounts shall be first applied to rents coming due following Closing, then to rents for the month of Closing and thereafter, rents shall be remitted by Buyer or its designee(s) to Seller

with respect to any rents delinquent as of the Closing Date. If rents are received after Closing by Receiver or Seller, such rents shall be remitted promptly to Buyer for application as provided in this Section 11. Buyer and its designee(s) shall have no obligation to bring any actions against residents in order to collect any of Seller's delinquent rents and Buyer's or its designee(s)' obligation to remit delinquent rents shall terminate one hundred twenty (120) days following the Closing Date. In no event shall Seller, East or Receiver be permitted to bring any actions against residents of the Property to collect any delinquent rents after the Closing. All revenues and expenses shall be prorated as of the Prorations Date. Within 90 days following the Closing Date, but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual revenue and expenses (the "**Revenue and Expense Adjustment**"), determined as of the Closing Date. The Revenue and Expense Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Revenue and Expense Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Revenue and Expense Adjustment and the reasonable approval of the same by Plaintiff. For the avoidance of doubt, except as otherwise expressly permitted by this Agreement, no revenues or sale proceeds will be disbursed to Seller, unless approved by Plaintiff on the settlement statement(s) prepared at Closing by the Title Company in connection with the Closing and the consummation of the East Transaction or by other written confirmation by Plaintiff or Plaintiff's legal counsel. The provisions of this Paragraph shall survive the Closing.

- b. Lease Prepayments and Security Deposits. Buyer or its designee(s) shall receive credits against the Purchase Price at Closing for (i) any security deposits which Buyer or its designee(s) may be required to refund to a Tenant, (ii) any other money, together with any earned interest, in Receiver's actual possession for the account of tenants, including, all rental security, utility, key, damage, and other deposits or for which Buyer or its designee(s) may be required to refund to a Tenant, and (iii) any prepaid rents paid to Receiver or Seller by the tenants. Seller represents and warrants to Buyer and its designee(s) that Seller is not in possession of any such security deposits, other money on account of any tenants and/or prepaid rent. After the appropriate credits, prorations and escrows are given pursuant to this Agreement, the funds in the Receiver's accounts related to the Property will be transferred to Plaintiff upon discharge of the Receiver.
- c. Taxes and Assessments. Seller shall pay all real estate taxes, assessments, water rates and sewer charges which are then due and payable as of the Prorations Date. The real estate taxes and assessments due and payable for the calendar year in which Closing occurs shall be prorated between Seller and Buyer or its designee(s), as of the Prorations Date in accordance with the last available tax duplicate. If the tax bills are not available as of the Prorations Date, the amount of the prorated taxes and assessments shall be based on the most recent available tax duplicate, and the proration shall be final. Any state and county transfer taxes shall be paid by Seller at Closing, including any such transfer taxes based upon Buyer's or its designee(s) completion of the DTE 100 conveyance form.
- d. Utility Charges. Electric, water, sewer, gas, fuel, waste collection and removal and other utility and operating expenses relating to the Property shall be prorated as of the Prorations Date. It shall be assumed that the utility charges were incurred uniformly during the billing period in which the Closing occurs. If bills for the applicable period are unavailable, the amounts of such charges will be estimated based upon the latest known bills; provided, however, if all such utility bills are not known and paid for as of the Closing Date, then, at Closing, a utility escrow shall be established by Seller with a portion of proceeds from the sale of the Property in an amount reasonably estimated by Seller and Buyer and which

amount shall be escrowed with the Title Company to be used to pay all utility bills through the date of Closing and to the extent that there are excess funds in such escrow account following Closing, such amounts shall be released to Seller. Notwithstanding the foregoing, to the extent possible, Seller and Buyer shall request the utility companies to read the meters as of the Prorations Date, and the Seller shall be responsible for all charges incurred through the Prorations Date. All prepaid deposits for utilities shall be refunded to Seller at the time of Closing by the utility companies, and it shall be Buyer's or its designee(s)' responsibility to make any utility deposits requested for service. Within 90 days following the Closing Date but prior to the termination of the Receiver, if necessary, Receiver and Buyer shall cooperate in good faith to prepare a report setting forth a detailed calculation of the actual utility charges (the "**Utility Adjustment**"), determined as of the Closing Date. The Utility Adjustment is subject to Plaintiff's approval, which shall not be unreasonably withheld, conditioned or delayed. The parties hereto agree that both Receiver and Buyer, to the extent the Utility Adjustment shows money owing to the other, shall pay such amount within five (5) Business Days following such Utility Adjustment and the reasonable approval of the same by Plaintiff.

- e. Other Prorations. In addition to the previously stated adjustments and prorations at Closing, the parties shall also make such adjustments and prorations to the Purchase Price as are customary and usual in transactions similar to the transaction contemplated by this Agreement.
- f. Re-proration and Post-Closing Adjustments. All prorations, adjustments and credits made and determined as herein provided shall be final as of the Prorations Date, unless otherwise specified herein. This provision shall survive the Closing.

12. **Remedies**.

- a. In the event of a breach or default hereunder by Buyer resulting in Buyer's or its designee(s) failure to close on the purchase of the Property at Closing, Seller may, after written notice of default to Buyer specifying the nature of such default(s) and the failure of Buyer to cure such default(s) within five (5) days after Buyer's receipt of such notice, declare a forfeiture hereunder and the Deposits shall be paid to Receiver, to be deposited in the Property's operating account, as liquidated damages, the same to be Seller's sole remedy for any breach or default hereunder by Buyer. After payment to the Receiver of the Deposits none of Seller, Buyer, or its designee(s) shall have any further rights or obligations hereunder except that Buyer shall remain obligated pursuant to the provisions hereof which survive termination. If subsequent to Closing, Buyer shall fail to comply with its obligations contained herein which survive Closing, Seller, in addition to any rights and remedies provided herein, shall be entitled to any and all remedies available at law or in equity.
- b. In the event of a breach or default hereunder by Seller, without limiting any of Buyer's rights under Section 34 of this Agreement, Buyer may after written notice of default to Seller specifying the nature of such default(s) and the failure of Seller to cure such default(s) within five (5) days after Seller's receipt of such notice, terminate this Agreement and be entitled to an immediate refund of the Deposit which shall be paid within ten (10) days following the date of termination, or Buyer may seek specific performance.

13. **Reserved**.

14. **Brokerage Fees**. Conditioned upon and subject to successful closing of the transactions contemplated under this Agreement, Seller shall be responsible for the payment of any fees to Receiver pursuant to the Receiver Order and any other applicable Court order, including but not limited to the disposition fee as set forth in the Receiver Order. Both parties represent that, except as otherwise disclosed

in this Paragraph, Buyer, Seller, East and Receiver represent that they have not engaged any other broker and each party indemnifies the other against brokerage or commission claims arising out of the indemnifying party's actions.

15. **Feasibility Period.** Buyer acknowledges that Buyer was provided ample time prior to entering into this Agreement to inspect the Property and, therefore, waives any objection to the condition of the Property and any conditions to closing, except for Buyer's Conditions Precedent, as stated above.

16. **Buyer's Warranties and Representations.** Buyer warrants and represents that: (a) Buyer has the full right, power, and authority to purchase the Property from Seller as provided in this Agreement and to carry out Buyer's obligations hereunder; (b) Buyer is a corporation or limited liability company, duly organized and in good standing or in full force and effect under the laws of its state of formation; (c) all requisite action necessary to authorize Buyer to enter into this Agreement and to carry out Buyer's obligations has been obtained; (d) this Agreement has been duly authorized, executed and delivered by Buyer; and (e) the execution of this Agreement and the Closing to occur hereunder do not and will not violate any contract, covenant or other Agreement to which Buyer may be a party or by which Buyer may be bound. The provisions of this Paragraph shall survive the Closing.

17. **Estoppels.**

a. Receiver shall, use commercially reasonable efforts obtain estoppel certificates from each of the tenants of the Shops (the "Estoppels") substantially in a form attached as **Exhibit J**, attached, or, if a tenant's lease requires a different form, in the form required by the tenant's lease, or as otherwise provided in this paragraph below. Receiver shall use commercially reasonable efforts to obtain Estoppels dated no more than forty-five (45) days prior to the Closing Date. Estoppels executed by Tenants and that (1) are dated not more than forty-five (45) days prior to the Closing Date, (2) have all blanks completed or marked not applicable, as appropriate, (3) have all exhibits completed and attached, as applicable, (4) do not indicate (w) any material discrepancy from the information provided by Seller, (x) any Lease amendment, assignment or subletting that was not previously provided by Seller or Receiver to Buyer (y) any default by Tenant, or (z) any material adverse claim or landlord default, and (5) if the Tenant's obligations under the applicable Lease have been guaranteed by another person or entity, also cover such guaranty and are also signed by the guarantor(s) shall be acceptable Estoppels. Obtaining Estoppels is not a condition to closing.

18. **No Joint Venture.** Buyer acknowledges and agrees that neither Receiver nor any member of Seller Group is a venturer, co-venturer, insurer, guarantor or partner of Buyer in Buyer's development of, construction upon and resale of the Property, and that Receiver and Seller Group bear no liability whatsoever resulting from or arising out of Buyer's ownership and development of, and construction upon, the Property. Therefore, Buyer agrees to indemnify and hold harmless Receiver from and against any and all losses, claims, demands, damages, costs and expenses of whatsoever kind of nature including reasonable attorneys' fees, related to or arising out of any claims against Receiver as a result of Buyer's ownership or development of, or construction upon, or resale of, the Property. The provisions of this Paragraph shall survive the Closing.

19. **Notices.** All notices and communications required or permitted to be given hereunder shall be in writing and (i) hand delivered, or (ii) mailed by certified or registered mail, postage prepaid, or (iii) by FedEx, Airborne Express, or similar overnight delivery service, or (iv) by electronic mail, if to the extent feasible, such transmission is immediately followed by any of the other methods for giving notice, addressed as follows (except such other method shall not be required if the party providing or receiving such notice is in a jurisdiction subject to a governmental "stay home", "shelter in place" or similar order):

If to Seller

If to Buyer or its designee(s)

Columbia Far West, LLC
70 Old Stonefield Way
Pittsford, NY 14534

With a copy to:

Frantz Ward LLP
200 Public Square, Suite 3000
Cleveland, OH 44114
Attn: Mark Rodio, Esq.
Telephone: 216-515-1640
Fax: 216-515-1650
E-Mail: mrodio@frantzward.com

And a copy to Receiver:
M. Shapiro Real Estate Group Ohio, LLC
c/o Plunkett Cooney
Attn: Jeanna M. Weaver
300 E. Broad Street, Ste 590
Columbus, Ohio 43215

Green Courte Acquisition IV, LLC
C/O Green Courte Partners
Attn: William Glascott
303 West Madison, Suite 1500
Chicago, IL 60606
E-mail: billglasscott@greencourtepartners.com

With a copy to:

Hahn Loeser & Parks LLP
200 Public Square, Suite 2800
Cleveland, OH 44114
Attn: Lawrence E. Oscar, Esq.
Telephone: 216-274-2229
Fax: 216-274-2429
E-Mail: leo@hahnlaw.com

Notice shall be deemed to have been delivered upon receipt or refusal by the intended recipient. If such notice is delivered by electronic mail, it shall be deemed delivered on the day of such transmission if sent during regular business hours of the intended destination.

20. **Closing.** Closing shall occur at a place and time mutually agreed upon by the parties, but in any event no later than twenty (20) days after the Execution Date (the “**Closing Date**”); provided, however, in no event shall the Closing occur prior to the date that each of the conditions precedent set forth in Section 8.c above are satisfied (or waived in writing by Buyer) and in the event all such conditions precedent are not satisfied as of the Closing Date, Buyer shall have the right to extend the Closing Date until all such conditions precedent are satisfied (but in no event shall such extension exceed thirty (30) days) or provide written notice terminating this Agreement, in which event the Deposit shall be refunded to Buyer and this Agreement shall be deemed terminated except with respect to those provisions which expressly survive the termination of this Agreement.

21. **Time of Essence.** Time is of the essence of this Agreement. If the final day of any period or any date of performance under this Agreement falls on a date which is not considered a business day, then the final day of the period or the date of performance, as applicable, shall be extended to the next day which is a business day.

22. **Entire Agreement.** This Agreement contains the entire agreement between Seller and Buyer, and there are no other terms, conditions, promises, undertakings, statements or representations, either written or oral or express or implied, concerning the sale contemplated by this Agreement.

23. **Headings.** The Paragraph headings are for convenience of reference only and do not modify or restrict any provisions hereof and shall not be used to construe any provisions.

24. **Modifications and Waiver.** This Agreement may be amended only by an instrument in writing signed by both Seller and Buyer and approved in writing by Plaintiff and Receiver. This Agreement may be terminated only in accordance with the terms of this Agreement or by an instrument in writing signed by both Seller and Buyer. No waiver of any of the provisions of this Agreement shall constitute a waiver of any other provision, nor shall any waiver be a continuing waiver. Except as expressly provided in this Agreement, no waiver shall be binding unless executed in writing by the party making the waiver.

25. **Assignment.** Buyer's reputation, experience, and financial status constitute a material inducement and a substantial part of the consideration for sale of the Property by Seller to Buyer. Therefore, Buyer may not assign this Agreement, nor may any of Buyer's rights hereunder or any ownership interest in Buyer be transferred in any manner to any person or entity, without Seller's specific prior written consent, which consent may be withheld for any reason whatsoever except, however, that Buyer shall have the right to assign this Agreement, without Seller's consent, to one or more entities of which Buyer or its principals or Green Courte Partners, LLC maintain a direct or indirect ownership interest; provided, however, any such assignment shall be binding on Seller only to the extent Buyer provides Seller with written intent to so assign, specifically naming the assignee, no later than the Closing. If Buyer assigns this Agreement pursuant to the terms hereof: (a) the assignee shall be liable (jointly and severally with assignor) for all of Buyer's obligations hereunder; (b) the assignor (i.e., the original Buyer hereunder) shall remain obligated (but jointly and severally with assignee) with respect to all of Buyer's obligations hereunder; and (c) the assignor and any assignee shall execute such instruments of assignment and assumption in such form as Seller may require in confirmation of the provisions hereof. Upon an assignment by the then Buyer hereunder, the assignee shall thereafter be deemed to be the Buyer hereunder for all purposes under this Agreement.

26. **Attorney's Fees; Court Costs; Governing Law.** In any action or proceeding arising out of this Agreement, the non-prevailing party in such action shall be responsible for payment of all reasonable attorneys' fees, court costs and legal expenses incurred by the prevailing party. In the event of a legal dispute, the laws of the State of Ohio shall govern.

27. **Dates of Performance.** If any date for performance of any obligation hereunder falls on a Saturday, Sunday or nationally established holiday, the time for performance of such obligation shall be extended until the next business day following such date.

28. **Counterparts.** This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which will constitute the same Agreement and any executed copies may be delivered by email, facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals. Any signature page of this Agreement may be detached from any counterpart of this Agreement without impairing the legal effect of any signatures thereon and may be attached to another counterpart of this Agreement identical in form hereto, but having attached to it one or more additional signature pages.

29. **Severability and Waiver.** Invalidation of any one Paragraph or provision of this Agreement by judgment or court order shall in no way affect any other Paragraph or provision. Failure of any party to this Agreement to insist on the full performance of any of its provisions by the other party (or parties) shall not constitute a waiver of such performance unless the party failing to insist on full performance of the provision declares in writing signed by it that it is waiving such performance. A waiver of any breach under this Agreement by any party, unless otherwise expressly declared in writing, shall not be a continuing waiver or waiver of any subsequent breach of the same or other provision of this Agreement. The provisions of this Paragraph shall survive the Closing.

30. **Further Acts.** In addition to the acts and deeds recited in this Agreement and contemplated to be performed, executed, and/or delivered under this Agreement, Seller and Buyer agree to perform, execute and/or deliver or cause to be delivered, executed and/or delivered at Closing or after Closing all further acts, deeds, and assurances reasonably necessary to consummate the transactions contemplated hereby, including but not limited to those acts which are necessary to effectuate the transfer to Buyer of the Property and/or any other tangible asset(s) necessary for the operation of the Real Property that may be discovered after Closing to be owned by one or more person(s) or entity(ies) in the Seller Group or one or more affiliate(s) of any such Seller Group person(s) or entity(ies). The provisions of this Section 30 shall survive Closing and recording of the Deed(s) for fourteen (14) months.

31. **No Third Party Beneficiary.** This Agreement is solely between Seller and Buyer and no other party shall be entitled to rely upon any provision hereof for any purpose whatsoever.

32. **Prohibited Persons.** Neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) is or will be an entity or person (i) that is listed in the Annex to, or is otherwise subject to the provisions of Executive Order 13224 issued on September 24, 2001 (“**E013224**”), (ii) whose name appears on the United States Treasury Department’s Office of Foreign Assets Control (“**OFAC**”) most current list of “**Specifically Designated National and Blocked Persons**” (which list may be published from time to time in various mediums including, but not limited to, the OFAC website, <http://www.treas.gov/offices/enforcement/ofac/sdn/tllsdn.pdf>), (iii) who commits, threatens to commit or supports “**terrorism**,” as that term is defined in E013224, (iv) is subject to sanctions of the United States government or is in violation of any federal, state, municipal or local laws, statutes, codes, ordinances, orders, decrees, rules or regulations relating to terrorism or money laundering, including, without limitation, E013224 and the Uniting and Strengthening America by Providing Appropriate Tools Required to Intercept and Obstruct Terrorism Act of 2001, or (v) who is otherwise affiliated with any entity or person listed above (any and all parties described in clauses (i) — (v) above are herein referred to as a “**Prohibited Person**”). Buyer covenants and agrees that neither Buyer nor any of its respective officers, directors, shareholders, partners, members or affiliates (including without limitation indirect holders of equity interests in Buyer) shall (aa) conduct any business, nor engage in any transaction or dealing, with any Prohibited Person, including, but no limited to, the making or receiving of any contribution of funds, goods, or services, to or for the benefit of a Prohibited Person, or (bb) engage in or conspire to engage in any transaction that evades or avoids, or has the purpose of evading or avoiding, or attempts to violate, any of the prohibitions set forth in E013224. The provisions of this Section shall survive the Closing or termination of this Agreement.

33. **WAIVER OF JURY TRIAL.** The parties hereby knowingly, voluntarily and intentionally waive the right either may have to a trial by jury in respect of any litigation based hereon, or arising out of, under or in connection with this Agreement and any document executed in connection herewith or related hereto, or any course or conduct, course of dealing, statements (whether oral or written) or actions of either party. This provision is a material inducement for the parties to enter into this transaction.

34. Notwithstanding anything else to the contrary in this Agreement, each party to this Agreement hereby agrees as follows:

a. Upon the occurrence of a “**Third Party Sale Consummation**” (as defined below), the Seller and East, jointly and severally, shall immediately pay to the Buyer a “**Purchaser Protection Fee**” in the amount of \$1,500,000 out of the proceeds of the sale consummated by the Third Party Sale Consummation and Receiver agrees to use a portion of said sale proceeds to pay Buyer the Purchaser Protection Fee. The Receiver and Seller further agree that upon a Third Party Sale Consummation to immediately request that the Title Company return all Deposits to Buyer. For the avoidance of doubt, no Purchaser Protection Fee shall be payable to Buyer in the event that the transactions contemplated by the Agreement are consummated with Buyer. As used herein, a “**Third Party Sale Consummation**” shall mean the consummation of the sale, transfer or other acquisition of the Receivership Property (or any part thereof, as such term is defined in the Receiver Order) to a purchaser, transferee and/or acquiror other than Buyer, and Plaintiff agrees to such sale. The Receiver, Seller and East agree only to accept an offer from a third party for the sale, transfer or other disposition of the Receivership Property (or any part thereof) that pays to the Title Company earnest money deposits totaling at least \$500,000 at the time of the acceptance of the offer and that exceeds the aggregate amount of the Purchase Price plus the purchase price pursuant to the East Transaction by at least \$1,600,000.00. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee obligations shall survive any termination of this Agreement. The parties to this Agreement acknowledge and agree that the Purchaser Protection Fee shall not be and shall not be deemed to be a remedy at law that precludes the granting of any equitable remedy, including, without

limitation, specific performance and Seller and Buyer further acknowledge and agree that money damages may not be an adequate remedy for a breach of this Agreement by Seller.

b. This Agreement is entered into by Seller and consented to by the Plaintiff and the Receiver pursuant to the authority of the Receiver Order and the January 10, 2020 Order and is binding without any further order of the Court.

c. Buyer and its designee(s) may allocate the Purchase Price for the Property as Buyer and/or its designee(s) deem(s) appropriate based upon its own valuation of the Property.

d. Notwithstanding anything contained in Section 20 above, Buyer, Seller and the Receiver agree that the Closing Date shall be extended if the occurrence or existence of, or a governmental or private party's action in response to, in connection with, or as a direct or indirect result of, a Force Majeure Event, directly or indirectly, (i) results in the Buyer's Conditions Precedent not being satisfied, (ii) restricts or otherwise prohibits Seller or the Receiver from timely transferring title to the Property to the Buyer as required by the terms of this Agreement, (iii) restricts or otherwise prohibits Buyer or the Title Company from recording or filing any Deed in the Cuyahoga County Records (or any other governmental records) or recording or filing any transfer tax forms, affidavits, or similar forms required by the State of Ohio or any local government in connection with the transaction, the delivery of the Deed(s), or the recording of the Deed(s), or (iv) restricts, limits, or prohibits Buyer or its property management company from transitioning management and operation of the Property from Seller or the Receiver. As used herein, a "**Force Majeure Event**" means any event beyond either party's reasonable control, including, without limitation, acts of God; earthquakes; fires; floods; wars; civil or military disturbances; acts of terrorism; sabotage; strikes; epidemics; pandemics (including but not limited to coronavirus or the related illness known as COVID-19); riots; power failures; computer failure, interruption, loss or malfunction of utility, transportation, computer (hardware or software) or telephone or internet communication service; accidents; labor disputes; acts of civil or military authority; governmental actions, declarations or orders (including, but not limited to, any declaration or order by the President of the United States of America, the Governor of the State of Ohio, by Cuyahoga County, Ohio, by any city or other municipality in which any portion of the Receivership Property is located, or by any public health department of any of the foregoing); or inability (or material limitations on the ability) to obtain labor, material, equipment, transportation, lodging, medicine, medical treatment or medical testing. In such event, the Closing Date shall be thirty (30) days from the cessation of such Force Majeure Event. If the Force Majeure Event has not ceased by December 31, 2020, Buyer shall have a unilateral right to withdraw and terminate this Agreement on or after such date without obligation to the Seller, Receiver or any third party.

e. From and after Buyer's delivery of this Agreement to the Seller prior to the acceptance of this offer in the manner described above, Buyer shall have a unilateral right to withdraw and terminate this Agreement for any or no reason without obligation to the Receiver, Seller or any third party.

f. In the event of any bankruptcy filing by or against Seller, and in addition to any other rights and remedies of Buyer and Plaintiff, Seller irrevocably consents to Receiver immediately being excused under 11 U.S.C. Section 543(d) from compliance with 11 U.S.C. Sections 543(a), (b) and (c). Seller and Plaintiff irrevocably (i) waive all rights to seek any relief contrary to or in conflict with Receiver being excused under 11 U.S.C. Section 543(d), (ii) consent to terminating the automatic stay with respect to the Receiver, and (iii) consent to terminating any other stay that limits the rights of the Receiver under the Receiver Order.

g. The release of any and all of Plaintiff's liens and encumbrances against Seller and the Property, including but not limited to its mortgage, shall be a condition precedent to Buyer closing and shall be included in the defined term "Buyer's Condition Precedent". In addition, Plaintiff agrees that any Internal Revenue Service ("**IRS**") tax form required by applicable law to be completed by Plaintiff in connection with the transactions contemplated by this Agreement (including but not limited to the payoff of the Existing Loan and any other amounts owing by Seller and/or East to Plaintiff pursuant to the loan

documents related to the Existing Loan) shall not include or identify or otherwise attribute to Seller or East any cancellation of indebtedness income and that the IRS 1099-A submitted by Plaintiff will show \$55,000,000.00 applied to the principal amount owing on the Existing Loan and any remaining amount applied to interest and other charges.

h. Plaintiff consents to and agrees to be bound by this Agreement and all parties hereto have no objection to the dismissal of the receivership after payment of all obligations, including all fees, costs and expenses of the Receiver.

i. The Receiver agrees (1) to file at the time of or before the Closing with the Court a Notice of its and Plaintiff's consent to the transaction contemplated by this Agreement and (2) further to file with the Court a final report of the Receiver and a motion to wind up, conclude and dismiss the Receivership within 30 days of the Closing. The Plaintiff and each other party hereto (other than Buyer) consents to such filings and agrees not to oppose the relief sought therein.

j. Seller and East represent and warrant that attached hereto as **Exhibit O** is a true, correct and complete ownership structure of each of Seller and East, as applicable. Seller hereby represents and warrants to Buyer that the estate of Braxton Hill III is not an owner or manager of, and has no equity interest in, Seller or any entity in Seller's organizational structure, including but not limited to Company Manager, LLC.

k. East consents to and agrees to be bound by this Agreement. Seller and East covenant that through and including the Closing there shall be no termination or amendment of the TIC Agreement or any dismissal of Case No. CV-17-880316 or any other modification of their respective rights related to the TIC Agreement or the Property. Notwithstanding any provision to the contrary in the TIC Agreement or any property management agreement related to the Property, Seller and East shall (i) terminate the TIC Agreement pursuant to that certain Termination Agreement attached hereto as **Exhibit K** (the "**TIC Termination Agreement**"), and (ii) terminate any manager as well as any separate management agreement related to any such manager(s) management of the Property pursuant to that certain Property Management Termination Agreement attached hereto as **Exhibit M** (the "**Property Management Termination Agreement**"). Seller and East shall indemnify Buyer and hold Buyer harmless from any loss related to such termination and any liability under and with respect to the TIC Agreement and any such property management agreement. As used herein, the "**TIC Agreement**" means that certain Tenant in Common Agreement between East and Seller dated as of May 1, 2007 and recorded May 3, 2007 as Instrument No. 200705030087 in the Cuyahoga County Recorder's office, a true, correct and complete copy is attached hereto as **Exhibit P**.

l. The following party is added to receive copies of notices sent to Buyer under Section 19 of this Agreement:

Steve Ehrlich
Managing Director, Deputy General Counsel
Green Courte Partners, LLC
303 W. Madison St., Suite 1500
Chicago, IL 60606
steveehrlich@greencourtepartners.com
Phone: (312) 966-3813
Cell: (312) 953-7004
Fax: (312) 863-2262

m. WWTP and PUCO Cooperation. From and after the execution of this Agreement, and, without limitation after the Closing, Seller, on behalf of itself as well as any affiliates of Seller, East, the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, the water supply system, and associated infrastructure, hereby agree to cooperate with Buyer's reasonable requests

regarding transfer of the NPDES Permit (“**Permit**”) from Ohio EPA for the WWTP, the transfer of the Certificate of Public Convenience and Necessity “**Certificate**”) for the water supply system and the WWTP from the Public Utilities Commission of Ohio (“**PUCO**”), requests or requirements of Buyer to provide access, information, reports, correspondence, notices, claims, or any other documents required by Buyer in connection therewith, and any other requests for cooperation by Buyer that are necessary or appropriate in connection with securing transfer of the Permit from Ohio EPA, transfer of the Certificate from PUCO, or Buyer’s efforts to achieve compliance of the WWTP after the Closing with applicable laws and regulations; provided, however, that Buyer agrees to reimburse Seller, as well as any affiliates of Seller, East (except as may otherwise be set forth in a separate agreement between East and/or its affiliates and Buyer (or Buyer’s affiliates)), the Receiver, or any other person or entity that owns, operates or controls the WWTP prior to Closing, for any out-of-pocket travel expenses incurred by such party, but only to the extent such party’s cooperation requires travelling to Ohio and such cooperation is outside of the standard procedures required by the Ohio EPA or PUCO to effectuate the transfer of the Permit or Certificate, as the case may be, and Buyer has consented in writing prior to such party incurring any such travel costs and expenses. The parties acknowledge and agree that it is their intent that the provision of this Section 34.m shall survive Closing and recording of the Deed(s). Notwithstanding anything contained in this section to the contrary, Receiver’s obligation hereunder shall terminate upon entry of an order by the Court which discharges the Receiver. The parties acknowledge and agree such cooperation shall cease when Buyer or its designee has obtained all permits and licenses deemed necessary by the applicable governmental agency for Buyer or its designee to legally operate the WWTP, the water supply system and related facilities.

n. Like Kind Exchange. Buyer is aware that Seller is to or may perform an IRC Section 1031 tax-deferred exchange; provided, however, such like-kind exchange shall not increase Buyer’s obligations or liabilities hereunder or excuse any of Seller’s obligations or liabilities hereunder, nor delay the Closing Date or the Closing. If Seller exercises such right, Buyer agrees to execute and deliver any and all documents reasonably necessary and proper in order to effectuate the like-kind exchange, including, but not limited to, an exchange trust agreement, in form and content reasonably acceptable to Buyer and Seller, with the title company or another party that will act as trustee or “qualified intermediary” or other third party for such purposes. Seller agrees to hold Buyer harmless from any and all claims, costs or liabilities resulting from such an exchange.

o. All of the Assets. Seller, East and Receiver represent and warrant to Buyer that all of the Property, together with all of the real property and assets being acquired in connection with the East Transaction, constitute all of the physical and tangible assets necessary to operate (and currently being used to operate) the businesses at the Columbia Property (including the WWTP), the Shops and the Brook Park Property (but specifically excluding any state license necessary to operate a manufactured home park in the State of Ohio).

p. Payment of Expenses. Notwithstanding anything contained in this Agreement to the contrary, Seller, East and Plaintiff hereby acknowledge and agree that Seller shall receive from the sale proceeds at Closing a net amount equal to \$700,000.00 and, Plaintiff and East acknowledge and agree that (y) any net aggregate prorations (or credits) owed by either Seller or East pursuant to this Agreement and the East Transaction, and (z) any costs or expenses that either Seller or East, or both, are responsible for paying pursuant to this Agreement and the East Transaction, shall be applied against or deducted from, as applicable, the sale proceeds at Closing to be received by Plaintiff. Seller, East and Plaintiff specifically acknowledge and agree that this Section 34.p. is an agreement between themselves and that Buyer and its affiliate(s) shall have no responsibility or obligation to comply with, or cause compliance with, this Section 34.p. In addition, Seller, East and Plaintiff specifically acknowledge and agree that Buyer and its affiliate(s) (i) shall have no liability or obligation to pay, or cause to be paid, the \$700,000.00, and (ii) shall not be responsible for or obligated to pay any amounts to acquire the Property in excess of those already required by Section 5.

q. Ohio EPA Conditions, Fine and Escrow. It shall be a condition to each party’s obligation to close under this Agreement that the amount required by the Ohio EPA to settle and dismiss with prejudice

the Ohio EPA Case (as defined in Exhibit C) be an amount equal to \$100,000.00 (the “**Ohio EPA Settlement Fee**”). Plaintiff agrees to pay from the sale proceeds received in connection with the transactions contemplated by this Agreement and the East Transaction the Ohio EPA Settlement Fee, which the Title Company is hereby authorized to disburse at and in connection with Closing.

r. Release between Seller and East. Notwithstanding anything contained in this Agreement or the Closing Documents to the contrary, Seller and East each agree they will execute at or prior to Closing a Settlement Agreement in the form attached hereto as **Exhibit U** (the “**East-West Settlement Agreement**”). Seller and East agree that Seller and East shall forbear from taking any steps to enforce any liens or other claims against the Property, the Title Company, the Closing, Seller or East or their affiliates, including without limitation those related to (i) Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia, and (ii) Case No. 880316, Case No. 934734, Case No. 935449 and Case No. JL-20-978567, each in the Common Pleas Court of Cuyahoga County, Ohio during the period from and after the Execution Date until seven (7) days after the date this Agreement terminates because Closing does not occur due to a failure of a condition precedent to any party’s obligation to close, or a Buyer default (and upon the Closing the East-West Settlement Agreement shall supersede the forbearance provisions of this sentence). Seller also consents to and agrees that the Title Company shall be permitted to disburse \$350,000.00 to East pursuant to the terms of the East Transaction notwithstanding any claim Seller has or may have against such \$350,000.00, and Seller agrees to hold the Title Company harmless from the Title Company’s disbursement of such funds. Seller and East agree to sign a separate agreement at or prior to Closing in favor the Title Company and/or Buyer and its affiliates consistent with the terms of this Section 34.r. The provisions of this Section 34.r. shall survive Closing and recording of the Deed.

s. Release of Plaintiff. Seller and East each agree they will execute at or prior to Closing a Release Agreement in favor of Plaintiff in the form attached hereto as **Exhibit V**.

(SIGNATURES ON NEXT PAGE)

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

<p>Seller: Columbia Far West, LLC By: Columbia West Investors, LC, its sole member By: Company Manager, LC, its Manager</p> <p>By: <u><i>Robert Ruais</i></u> Name: <u>Robert Ruais</u> Title: Manager/Authorized Member Date Signed: Sept. 30, 2020</p>	<p>Buyer: Green Courte Acquisition IV, LLC</p> <p>By: _____ Name: William Glascott Title: Managing Director Date Signed: _____, 2020</p>
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The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

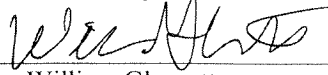
M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Far West, LLC By: _____ Name: Title: Date Signed: _____, 2020	Buyer: Green Courte Acquisition IV, LLC By:  Name: William Glascott Title: Managing Director Date Signed: <u>9/29</u> , 2020
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The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

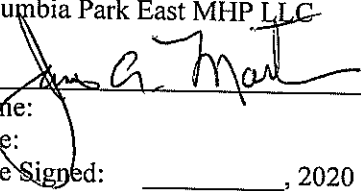
By: _____
Name:
Title:
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

Seller: Columbia Far West, LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name:	Name: William Glascott
Title:	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: 
Name: _____
Title: _____
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

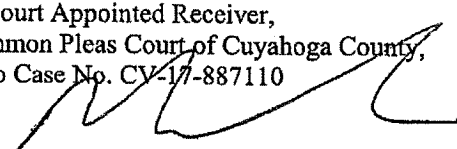
Seller: Columbia Far West, LLC	Buyer: Green Courte Acquisition IV, LLC
By: _____	By: _____
Name: _____	Name: William Glascott
Title: _____	Title: Managing Director
Date Signed: _____, 2020	Date Signed: _____, 2020

The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: 
Name: MARK KASSAB
Title: _____
Date Signed: 9/29, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1

By: _____
Name: _____
Title: _____
Date Signed: _____, 2020

WHEREOF, the parties have executed this Agreement as of the dates set forth below their respective signatures.

<p>Seller: Columbia Far West, LLC By: Columbia West Investors, LC, its sole member By: Company Manager, LC, its Manager</p> <p>By: _____ Name: _____ Title: Manager/Authorized Member Date Signed: Sept. 30, 2020</p>	<p>Buyer: Green Courte Acquisition IV, LLC</p> <p>By: _____ Name: William Glascott Title: Managing Director Date Signed: _____, 2020</p>
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The following parties consent and agree to the Agreement:

Columbia Park East MHP LLC

By: _____
Name:
Title:
Date Signed: _____, 2020

M. Shapiro Real Estate Group Ohio, LLC,
as Court Appointed Receiver,
Common Pleas Court of Cuyahoga County,
Ohio Case No. CV-17-887110

By: _____
Name:
Title:
Date Signed: _____, 2020

U.S. Bank National Association, as Trustee for
the Registered Holders of Merrill Lynch Mortgage
Trust 2007-C1, Commercial Mortgage Pass-Through
Certificates, Series 2007-C1, THROUGH LNR PARTNERS, LLC,
ATTORNEY-IN-FACT PURSUANT TO LPOA DATED 7/30/18

By: John J. Rutter
Name: JOHN J. RUTTER
Title: ATTORNEY
Date Signed: 9/30, 2020

LIST OF EXHIBITS

Exhibit A	Legal Description
Exhibit B	Rent Roll
Exhibit C	List of Property Litigation
Exhibit D	Form of Deed
Exhibit E	Form of Bill of Sale and General Assignment
Exhibit F	Form of Assignment of Lease
Exhibit G-1	Form of Owner's Affidavit (from Seller)
Exhibit G-2	Form of Owner's Affidavit (from Receiver)
Exhibit H	Tenant's Notice
Exhibit I	Form of Limited Power of Attorney
Exhibit J	Form of Estoppel
Exhibit K	TIC Termination Agreement
Exhibit L	Title Policy Proforma
Exhibit M	Property Management Termination Agreement
Exhibit N	Release and Indemnification Agreement
Exhibit O	Seller and East Ownership Structure
Exhibit P	TIC Agreement
Exhibit Q	Assignment of Claims
Exhibit R	Receiver Conveyance Instrument
Exhibit S	List of Manufactured Homes Titled in Seller or Receiver
Exhibit T	Waste Water Treatment Plant Conveyance Instrument
Exhibit U	East-West Settlement Agreement
Exhibit V	Release Agreement

EXHIBIT A

Legal Description

PARCEL NO. 1 (COLUMBIA TRAILER PARK)

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING "LOT 1" OF PLAT OF LOT SPLIT FOR TRAILER MART INC. AS RECORDED IN VOLUME 304, PAGE 47 OF CUYAHOGA COUNTY MAP RECORDS, OF PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS. 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG. 26' 40" WEST, 514.99 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

1. THENCE SOUTH 88 DEG. 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;
2. THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;
3. THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;
4. THENCE SOUTH 00 DEG. 49' 46" EAST, 110.00 FT. TO A POINT;
5. THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;
6. THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;
7. THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;
8. THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;
9. THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;
10. THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;
11. THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;
12. THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT. TO A CORNER;
13. THENCE SOUTH 89 DEG. 06' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;
14. THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;
15. THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;
16. THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;
17. THENCE NORTH 88 DEG. 29' 10" WEST, 500.32 FT. TO A POINT;
18. THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;
19. THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;
20. THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;

21. THENCE SOUTH 89 DEG. 32' 11" WEST, 150.00 FT. TO A POINT;
22. THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;
23. THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;
24. THENCE SOUTH 00 DEG. 41' 21" EAST, 264.24 FT. TO A POINT;
25. THENCE SOUTH 89 DEG. 32' 11" WEST, 320.00 FT. TO A POINT;
26. THENCE SOUTH 00 DEG. 41' 21" EAST, 430.00 FT, TO A POINT ON THE CENTERLINE OF COOK ROAD, 60 FT. WIDE;
27. THENCE SOUTH 89 DEG. 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO A POINT;
28. THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT. TO A POINT;
29. THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;
30. THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;
31. THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;
32. THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;
33. THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;
34. THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;
35. THENCE SOUTH 89 DEG. 32' 15" WEST, 680.00 FT. TO A POINT ON THE CENTERLINE OF FITCH ROAD, 60 FT. WIDE;
36. THENCE NORTH 00 DEG, 10' 10" EAST, 75,00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;
37. THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;
38. THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT. TO A POINT;
39. THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT. TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;
40. THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;
41. THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;
42. THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;
43. THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT. TO A POINT;
44. THENCE SOUTH 01 DEG. 21' 10" EAST, 666.99 FT. TO A POINT;
45. THENCE NORTH 89 DEG, 32' 00" EAST, 2,601.90 FT. TO A POINT;

- 46. THENCE SOUTH 00 DEG. 28' 00" EAST, 144.08 FT. TO A POINT;
- 47. THENCE NORTH 89 DEG. 27' 10" EAST, 231.71 FT. TO A POINT;
- 48. THENCE SOUTH 53 DEG. 22' 33" WEST, 217.76 FT. TO A POINT;
- 49. THENCE SOUTH 01 DEG. 44' 34" EAST, 145.00 FT. TO A POINT;
- 50. THENCE SOUTH 43 DEG. 30' 43" WEST, 56.32 FT. TO A POINT;
- 51. THENCE SOUTH 88 DEG. 46' 00" WEST, 105.00 FT. TO A POINT;
- 52. THENCE SOUTH 01 DEG. 44' 34" EAST, 387.90 FT. TO THE POINT OF BEGINNING AND CONTAINING 212.3636 ACRES OF LAND, ACCORDING TO A SURVEY BY ERIC NELSON, REGISTERED OHIO SURVEYOR NO. 7348 ON JANUARY 17, 2000, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 2 (COLUMBIA SHOPS)

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP TRACT NO. 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING IN THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE, AT A POINT DISTANT NORTH 01 DEG. 44' 34" WEST, 235.00 FT. THEREFROM FROM ITS POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID TRACT NO. 7;

THENCE SOUTH 88 DEG. 46' 00" WEST, 340.00 FT. TO A POINT;

THENCE SOUTH 01 DEG. 44' 34" EAST, 65.00 FT., PARALLEL WITH SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 46' 00" WEST, 175.00 FT. TO A POINT;

THENCE NORTH 01 DEG. 44' 34" WEST, 215.00 FT., PARALLEL WITH SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE NORTH 88 DEG. 46' 00" EAST, 105.00 FT, TO A POINT;

THENCE NORTH 43 DEG. 30' 43" EAST, 56.32 FT. TO A POINT;

THENCE NORTH 01 DEG. 44' 34" WEST, 145.00 FT. PARALLEL WITH SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE NORTH 53 DEG. 22' 23" EAST, 217.76 FT. TO A POINT;

THENCE NORTH 89 DEG. 27' 10" EAST, 191.39 FT. TO A POINT IN SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 01 DEG. 44' 34" EAST, 458.83 FT. TO THE PLACE OF BEGINNING CONTAINING 4.4318 ACRES OF LAND ACCORDING TO A SURVEY IN DECEMBER 1991 BY GILES NELSON, OHIO SURVEYOR NO. 4630, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

AND FURTHER KNOWN AS BEING PARCEL NO. 4 IN THE SUBDIVISION PLAT OF TRAILER MART, INC, AS SHOWN BY THE RECORDED PLAT IN VOLUME 266 OF MAPS, PAGE 64 OF CUYAHOGA COUNTY RECORDS.

PARCEL NO. 3 (LIFT STATION EASEMENT)

A NON-EXCLUSIVE EASEMENT FOR THE PURPOSE OF CONSTRUCTION, ERECTION, PLACEMENT, MAINTENANCE AND ALTERATION OF A SANITARY SEWER LIFT STATION AND PUMP STATION, AS ESTABLISHED BY INSTRUMENT RECORDED IN VOLUME 86-7223, PAGE 17 OF CUYAHOGA COUNTY RECORDS, AND ASSIGNED IN CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260775, OVER THE FOLLOWING PARCEL OF LAND, BOUNDED AND DESCRIBED AS FOLLOWS:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO, BEING KNOWN AS PART OF LOT 5, TRACT 5 IN SAID OLMSTED TOWNSHIP, AND MORE DEFINITELY DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE CENTERLINE OF COLUMBIA ROAD AND THE LINE BETWEEN OLMSTED TOWNSHIP TRACTS 5 AND 7;

THENCE SOUTH 01 DEG. 04' 57" WEST IN THE CENTERLINE OF COLUMBIA ROAD, A DISTANCE OF 365.00 FT. TO A POINT;

THENCE NORTH 89 DEG. 36' 58" WEST, A DISTANCE OF 291.00 FT. TO A POINT, SAID POINT IS THE PRINCIPAL PLACE OF BEGINNING;

THENCE CONTINUING NORTH 89 DEG. 36' 58" WEST, A DISTANCE OF 15.00 FT. TO A POINT;

THENCE SOUTH 01 DEG. 04' 57" WEST, A DISTANCE OF 110.00 FT. TO A POINT;

THENCE SOUTH 89 DEG. 36' 58" EAST, A DISTANCE OF 15.00 FT. TO A POINT;

THENCE NORTH 01 DEG. 04' 57" EAST, A DISTANCE OF 110.00 FT. TO THE PRINCIPAL PLACE OF BEGINNING BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 4 (PARKWAY DR. EASEMENT)

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS, ENCROACHMENTS AND UTILITIES APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED IN VOLUME 92-5575, PAGE 44 OF CUYAHOGA COUNTY RECORDS AND AMENDED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY AUDITOR'S FILE NUMBER 200106260770 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP TRACT NO. 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING IN THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE, DISTANT NORTH 01 DEG, 44' 34" WEST 160.00 FT. FROM ITS POINT OF INTERSECTION WITH THE SOUTHERLY LINE OF SAID TRACT NO. 7;

THENCE SOUTH 88 DEG. 46' WEST, 515.00 FT. TO A POINT IN AN EASTERLY LINE OF PARCEL 8 DESCRIBED IN INSTRUMENT RECORDED IN VOLUME 92-5575, PAGE 44 OF CUYAHOGA COUNTY RECORDS;

THENCE NORTH 01 DEG. 44' 34" WEST, 60 FT. ALONG SAID EASTERLY LINE OF PARCEL NO. 8 TO A POINT;

THENCE NORTH 88 DEG. 46' EAST, 515.00 FT. TO A POINT IN SAID CENTER LINE OF COLUMBIA ROAD;

THENCE SOUTH 01 DEG. 44' 34" EAST, 60.00 FT. TO THE PLACE OF BEGINNING CONTAINING 0.7094 ACRES OF LAND BE THE SAME MORE OR LESS BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 5 (EASEMENT FOR CARPORT AND ASPHALT DRIVE)

A NON-EXCLUSIVE EASEMENT FOR CARPORT AND ASPHALT DRIVE APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260776 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS. 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG. 26' 40" WEST, 514.99 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

THENCE SOUTH 88 DEG. 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 110.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT. TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;

THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;

THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;

THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 0' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;

THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 29' 10" WEST, 500.30 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;

THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 11" WEST, 150.00 FT. TO A POINT;
THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;
THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST, 264.24 FT. TO A POINT;
THENCE SOUTH 89 DEG, 32' 11" WEST, 320.00 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST, 430.00 FT, TO A POINT ON THE CENTERLINE OF COOK ROAD (60 FT. WIDE);
THENCE SOUTH 89 DEG. 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO A POINT;
THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT. TO A POINT;
THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;
THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;
THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;
THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;
THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;
THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 680.00 FT. TO A POINT ON THE CENTERLINE OF FITCH ROAD, (60 FT. WIDE);
THENCE NORTH 00 DEG. 10' 10" EAST, 75.00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;
THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;
THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT, TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT. TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;
THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;
THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;
THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;
THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT, TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 62.11 FT. TO THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES HEREIN DESCRIBED;

THENCE NORTH 88 DEG. 38' 50" EAST, 47.20 FT. TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 90.07 FT. TO A POINT;

THENCE SOUTH 88 DEG. 38' 50" WEST, 47.20 FT. TO A POINT;

THENCE NORTH 01 DEG. 21' 10" WEST, 90.07 FT. TO THE PRINCIPAL PLACE OF BEGINNING AND CONTAINING 0.0976 ACRES OF LAND (4,251 SQ. FT.) AS CALCULATED AND DESCRIBED BY THE NORTH COAST ENGINEERING AND SURVEYING CO., INC., IN JUNE, 2001, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 6 (EASEMENT FOR ASPHALT DRIVE)

A NON-EXCLUSIVE EASEMENT FOR ASPHALT DRIVE APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260777 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS. 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG, 26' 40" WEST, 514.99 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

THENCE SOUTH 88 DEG, 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;

THENCE SOUTH 00 DEG, 49' 46" EAST, 110.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT. TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;

THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;

THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;

THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT, TO A CORNER;

THENCE SOUTH 89 DEG. 06' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;

THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 29' 10" WEST, 500.30 FT. TO A POINT;

THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;

THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;

THENCE SOUTH 89 DEG 32' 11" WEST, 150.00 FT. TO A POINT;

THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;

THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;

THENCE SOUTH 00 DEG 41' 21" EAST, 264.24 FT. TO A POINT;

THENCE SOUTH 89 DEG 32' 11" WEST, 320.00 FT. TO A POINT;

THENCE SOUTH 00 DEG 41' 21" EAST, 430.00 FT. TO A POINT ON THE CENTERLINE OF COOK ROAD (60 FT. WIDE);

THENCE SOUTH 89 DEG 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO POINT;

THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT. TO A POINT;

THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;

THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;

THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;

THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;

THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;

THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;

THENCE SOUTH 89 DEG . 32' 15" WEST, 680.00 FT, TO A POINT ON THE CENTERLINE OF FITCH ROAD, (60 FT. WIDE);

THENCE NORTH 00 DEG. 10' 10" EAST, 75.00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;

THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;

THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT. TO A POINT;

THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT, TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;

THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;

THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;

THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;

THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT. TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 246.62 FT. TO THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES DESCRIBED;

THENCE NORTH 88 DEG. 38' 50" EAST, 35.58 FT. TO A POINT;

THENCE SOUTH 01 DEG. 21' 10" EAST, 186.17 FT. TO A POINT;

THENCE SOUTH 88 DEG. 38' 50" WEST, 35.58 FT. TO A POINT;

THENCE NORTH 01 DEG. 21' 10" WEST, 186.17 FT. TO THE PRINCIPAL PLACE OF BEGINNING AND CONTAINING 0.1521 ACRES OF LAND (6,625 SQ. FT.) AS CALCULATED AND DESCRIBED BY THE NORTH COAST ENGINEERING AND SURVEYING CO., INC., IN JUNE, 2001, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

PARCEL NO. 7 (EASEMENT FOR MANUFACTURED HOMES)

A NON-EXCLUSIVE EASEMENT FOR MANUFACTURED HOMES APPURTENANT TO PARCEL 1, AS ESTABLISHED BY INSTRUMENT RECORDED AS CUYAHOGA COUNTY RECORDERS FILE NUMBER 200106260778 OVER THE FOLLOWING DESCRIBED PROPERTY:

SITUATED IN THE TOWNSHIP OF OLMSTED, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING "LOT 1" OF PLAT OF LOT SPLIT FOR TRAILER MART INC. AS RECORDED IN VOLUME 304, PAGE 47 OF CUYAHOGA COUNTY MAP RECORDS, OF PART OF ORIGINAL OLMSTED TOWNSHIP LOT NOS, 5 AND 7, TRACT 5 AND PART OF ORIGINAL OLMSTED TRACT 7 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE SOUTHERLY LINE OF SAID TRACT NO. 7 DISTANT SOUTH 88 DEG. 26' 40" WEST, 515.00 FT. THEREIN FROM ITS POINT OF INTERSECTION WITH THE CENTERLINE OF COLUMBIA ROAD, 60 FT. WIDE;

THENCE SOUTH 88 DEG. 26' 40" WEST, 85.00 FT. ALONG THE SAID SOUTHERLY LINE OF SAID TRACT NO. 7 TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 365.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 00" EAST, 294.00 FT. TO A POINT;

THENCE SOUTH 00 DEG. 49' 46" EAST, 110.00 FT. TO A POINT;

THENCE NORTH 88 DEG. 26' 40" EAST, 306.00 FT. TO A POINT ON THE SAID CENTERLINE OF COLUMBIA ROAD;

THENCE SOUTH 00 DEG. 49' 46" EAST, 115.25 FT. TO A POINT ALONG SAID CENTERLINE OF COLUMBIA ROAD TO A POINT;

THENCE SOUTH 88 DEG. 26' 40" WEST, 1,183.43 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 40" EAST, 632.41 FT. TO A CORNER;
THENCE SOUTH 89 DEG. 06' 30" WEST, 120.00 FT. TO A CORNER;
THENCE NORTH 00 DEG. 41' 40" WEST, 30.00 FT. TO A CORNER;
THENCE SOUTH 89 DEG. 06' 30" WEST, 148.20 FT. TO A CORNER;
THENCE SOUTH 00 DEG. 41' 40" EAST, 130.00 FT. TO A CORNER;
THENCE SOUTH 89 DEG. 06' 30" WEST, 314.69 FT., PASSING THROUGH THE WESTERLY LINE OF SAID ORIGINAL LOT NO. 5, TRACT 5 (O.L. 5) BEING ALSO THE EASTERLY LINE OF SAID ORIGINAL LOT 7, TRACT 5 (O.L. 7) 64.94 FT. TO A POINT;
THENCE NORTH 00 DEG. 37' 00" WEST, 216.05 FT. TO A POINT;
THENCE SOUTH 89 DEG. 09' 46" WEST, 184.83 FT. TO A POINT;
THENCE NORTH 00 DEG. 37' 00" WEST, 133.00 FT. TO A POINT;
THENCE NORTH 88 DEG. 29' 10" WEST, 500.32 FT. TO A POINT;
THENCE NORTH 00 DEG. 37' 00" WEST, 17.19 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 11" WEST, 193.84 FT. TO A POINT;
THENCE SOUTH 01 DEG. 42' 50" EAST, 152.29 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 11" WEST, 150.00 FT. TO A POINT;
THENCE NORTH 01 DEG. 42' 50" WEST, 285.91 FT. TO A POINT;
THENCE NORTH 89 DEG. 43' 30" WEST, 658.12 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST, 264.24 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 11" WEST, 320.00 FT. TO A POINT;
THENCE SOUTH 00 DEG. 41' 21" EAST 430.00 FT. TO A POINT ON THE CENTERLINE OF COOK ROAD, 60 FT. WIDE;
THENCE SOUTH 89 DEG. 32' 11" WEST, 40.00 FT. ALONG SAID CENTERLINE OF COOK ROAD TO A POINT;
THENCE NORTH 00 DEG. 41' 21" WEST, 361.96 FT, TO A POINT;
THENCE NORTH 87 DEG. 30' 25" WEST, 859.07 FT. TO A POINT ON THE WESTERLY LINE OF SAID O.L. 7;
THENCE NORTH 00 DEG. 38' 50" WEST, 1,058.60 FT. ALONG THE SAID WESTERLY LINE OF O.L. 7 TO THE NORTHWESTERLY CORNER THEREOF;
THENCE NORTH 89 DEG. 03' 10" EAST, 653.06 FT. ALONG THE SAID NORTHERLY LINE OF O.L. 7 TO A POINT;
THENCE NORTH 01 DEG. 28' 49" WEST, 854.37 FT. TO A POINT;

THENCE SOUTH 89 DEG. 18' 35" WEST, 422.97 FT. TO A POINT;
THENCE NORTH 00 DEG. 12' 42" WEST, 318.71 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 680.00 FT. TO A POINT ON THE CENTERLINE OF FITCH ROAD, 60 FT. WIDE;
THENCE NORTH 00 DEG. 10' 10" EAST, 75.00 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO A POINT;
THENCE NORTH 89 DEG. 32' 15" EAST, 422.91 FT. TO A POINT;
THENCE NORTH 00 DEG. 10' 10" EAST, 103.00 FT. TO A POINT;
THENCE SOUTH 89 DEG. 32' 15" WEST, 422.91 FT. TO A POINT ON THE SAID CENTERLINE OF FITCH ROAD;
THENCE NORTH 00 DEG. 10' 10" EAST, 737.70 FT. ALONG SAID CENTERLINE OF FITCH ROAD TO ITS POINT OF INTERSECTION WITH THE NORTHERLY LINE OF SAID TRACT 7;
THENCE NORTH 89 DEG. 02' 55" EAST, 1,682.02 FT. ALONG THE SAID NORTHERLY LINE OF TRACT 7 TO A POINT;
THENCE SOUTH 01 DEG. 20' 20" EAST, 545.77 FT. TO A POINT;
THENCE NORTH 89 DEG. 56' 15" EAST, 382.43 FT. TO A POINT;
THENCE SOUTH 01 DEG. 21' 10" EAST, 666.99 FT. TO A POINT;
THENCE NORTH 89 DEG. 32' 00" EAST, 2,601.90 FT. TO A POINT;
THENCE SOUTH 01 DEG. 28' 00" EAST, 92.46 FT. TO THE PRINCIPAL POINT OF BEGINNING OF THE PREMISES HEREIN DESCRIBED;
THENCE SOUTH 55 DEG. 52' 41" EAST, 90.75 FT. TO A POINT;
THENCE SOUTH 89 DEG. 27' 10" WEST, 74.71 FT. TO A POINT;
THENCE NORTH 00 DEG. 28' 00" WEST, 51.62 FT. TO THE PRINCIPAL PLACE OF BEGINNING AND CONTAINING 0.0443 ACRES OF LAND (1,930 SQ. FT.) AS CALCULATED AND DESCRIBED BY THE NORTH COAST ENGINEERING AND SURVEYING CO., INC. IN JUNE, 2001, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS,

PARCEL NO. 8 (CLEVELAND TRAILER PARK)

SITUATED IN THE CITY OF CLEVELAND, COUNTY OF CUYAHOGA, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL ROCKPORT TOWNSHIP SECTION NO. 1 AND BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING ON THE CENTERLINE OF BROOKPARK ROAD, S.W., (100 FT. WIDE), AT THE SOUTHEASTERLY CORNER OF SAID ORIGINAL ROCKPORT TOWNSHIP SECTION NO. 1;

THENCE SOUTH 89 DEG. 03' 00" WEST, ALONG THE CENTERLINE OF BROOKPARK ROAD, S.W., 429.11 FT. TO THE SOUTHEASTERLY CORNER OF LAND CONVEYED TO THE S.C.K. CORPORATION, BY DEED DATED MAY 12, 1954 AND RECORDED IN VOLUME 8043, PAGE 722 OF CUYAHOGA COUNTY RECORDS;

THENCE NORTH 00 DEG. 32' 30" WEST, ALONG THE EASTERLY LINE OF LAND SO CONVEYED TO THE S.C.K. CORPORATION, 1120.97 FT. TO THE SOUTHERLY LINE OF PARCEL NO. 1 OF LAND CONVEYED TO THE NEW YORK CENTRAL RAILROAD CO. BY DEED DATED OCTOBER 17, 1946 AND RECORDED IN VOLUME 6235, PAGE 526 OF CUYAHOGA COUNTY RECORDS;

THENCE SOUTH 89 DEG. 48' 10" EAST, ALONG THE SOUTHERLY LINE OF THE FIRST PARCEL OF LAND SO CONVEYED, 429.13 FT. TO THE EASTERLY LINE OF SAID ORIGINAL ROCKPORT TOWNSHIP SECTION NO. 1;

THENCE SOUTH 00 DEG. 32' 30" EAST, ALONG THE EASTERLY LINE OF SAID SECTION NO. 1, A DISTANCE OF 1,112.38 FT. TO THE PLACE OF BEGINNING, BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS.

EXHIBIT B

Rent Roll

SEE ATTACHED

Rent Roll Analysis

All Properties
As of 09/25/20

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Brook Park															
Lange, Rebecca	100	OO	0	390.00	410.00	0.00	0.00	410.00	676.13	200.00	-390.00	11/1/2019	6/1/11		
Mincik, Phillip	101	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Dedo, Margaret	102	OO	0	390.00	410.00	0.00	0.00	410.00	0.00	200.00	10.00	11/1/2019	1/1/16		
<VACANT>	103	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Lacy, Larue	104	OO	0	380.00	400.00	0.00	0.00	400.00	-4.11	100.00	10.00	11/1/2019	7/1/01		8/31/18
Liberty, Ian	105	OO	0	380.00	400.00	0.00	0.00	400.00	193.72	200.00	10.00	11/1/2019	5/1/17		
<VACANT>	106	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	107	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	108	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
Martino, Mario	109	OO	0	380.00	400.00	0.00	0.00	400.00	2,645.93	200.00	10.00	11/1/2019	11/1/01		
<VACANT>	110	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019	11/1/08		
Moser, August	111	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019			
<VACANT>	112	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	113	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	114	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019			
<VACANT>	115	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	116	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
Barren, Bernard	117	OO	0	380.00	400.00	0.00	0.00	400.00	-375.00	200.00	10.00	11/1/2019	6/1/05		8/31/17
<VACANT>	118	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Martinez, Maragrite	119	OO	0	380.00	400.00	0.00	0.00	400.00	-4.08	200.00	10.00	11/1/2019	11/1/17		
<VACANT>	120	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	121	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Mader, Connee	122	OO	0	380.00	410.00	0.00	0.00	410.00	205.00	200.00	10.00	11/1/2019	10/1/04		8/31/17
Swinderman Jr., W	123	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	11/1/08		
Vaughn (RA), Mary	124	OO	0	380.00	400.00	0.00	-58.70	341.30	0.00	200.00	10.00	11/1/2019	4/1/12		
Edwards, Lisa	125	OO	0	380.00	400.00	0.00	0.00	400.00	-90.35	200.00	10.00	11/1/2019	12/1/17		
Mangrum, Jay	126	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	6/1/14		
<VACANT>	127	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	128	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019			
White, Steven and	129	OO	0	380.00	400.00	0.00	0.00	400.00	198.57	200.00	10.00	11/1/2019	10/1/15		8/31/17
<VACANT>	130	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019	11/1/01		8/31/17
Puleo, Dennis	131	OO	0	380.00	400.00	0.00	0.00	400.00	256.90	200.00	10.00	11/1/2019	11/1/01		
<VACANT>	132	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019			
<VACANT>	133	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019	3/1/17		8/31/18
Ruetting, Wieland	134	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019			
<VACANT>	135	Lot	0	380.00	380.00	380.00	0.00	790.60	0.00	0.00	20.00	11/1/2019			
<VACANT>	136	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
Kiser, David	137	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	5/1/12		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Tolbert, Howard	138	OO	0	380.00	400.00	0.00	0.00	400.00	-76.74	200.00	10.00	11/1/2019	2/1/09		
<VACANT>	139	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	141	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	142	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Lange, Gertrude	143	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	50.00	10.00	11/1/2019	7/1/01		
Wilke, Betty	144	OO	0	380.00	400.00	0.00	0.00	400.00	26.44	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	145	COH	0	380.00	380.00	380.00	0.00	388.30	0.00	0.00	10.00	11/1/2019			
<VACANT>	146	COH	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	147	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Dubetz, Timothy	148	OO	0	380.00	400.00	0.00	0.00	400.00	107.93	200.00	10.00	11/1/2019	9/1/05		
Taylor, Karyn	149	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	12/1/04		
Niceswanger, Cont	150	OO	0	380.00	400.00	0.00	0.00	400.00	-0.75	200.00	10.00	11/1/2019	11/1/10		
DeForde, William	151	OO	0	380.00	400.00	0.00	0.00	400.00	-101.85	200.00	10.00	11/1/2019	5/1/07		8/31/17
Wisniewski, Ceceli	152	OO	0	380.00	400.00	0.00	0.00	400.00	-2.00	200.00	10.00	11/1/2019	8/1/06		
Manske, Tracene	153	OO	0	380.00	400.00	0.00	0.00	400.00	0.90	0.00	10.00	11/1/2019	10/1/19		
Montelone, Matthe	154	OO	0	380.00	400.00	0.00	0.00	400.00	-100.00	200.00	10.00	11/1/2019	9/1/11		8/31/17
Montelone, Wendy	156	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/16
Advertising, Lamar	1000	Retail	0	333.17	303.34	0.00	0.00	303.34	673.34	0.00	10.00	11/1/2019	7/1/01		
Blum, Diane	A-1	OO	0	380.00	388.30	0.00	0.00	388.30	-388.30	200.00	10.00	11/1/2019	10/1/17		
Burton, Charles	A-2	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	5/1/20		
Perry, Gay	A-3	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	6/1/13		8/31/17
Jackson, Danielle	A-4	OO	0	380.00	400.00	0.00	0.00	400.00	103.98	200.00	10.00	11/1/2019	6/1/10		
Handlovics, Gerald	A-5	OO	0	380.00	400.00	0.00	0.00	400.00	-589.49	50.00	10.00	11/1/2019	7/1/01		
Rowe, John	A-6	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Moore, Deborah	A-8	OO	0	380.00	400.00	0.00	0.00	400.00	91.65	200.00	10.00	11/1/2019	6/1/06		8/31/17
Fedor, Joseph	A-9	OO	0	380.00	400.00	0.00	0.00	400.00	-85.63	200.00	10.00	11/1/2019	8/1/16		8/31/17
Adkins, Melvin	A-10	OO	0	380.00	400.00	0.00	0.00	400.00	316.54	200.00	10.00	11/1/2019	5/1/16		8/31/18
Chapman, Albert	B-9	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	7/1/07		
Foster, Russell	B-11	OO	0	380.00	400.00	0.00	0.00	400.00	251.99	200.00	10.00	11/1/2019	5/1/11		8/31/17
McFadden, Mark	B-13	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	10/1/04		
<VACANT>	B-15	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Marrale, Ruth	B-16	OO	0	380.00	400.00	0.00	0.00	400.00	25.00	200.00	10.00	11/1/2019	7/1/03		
<VACANT>	B-18	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	C-19	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
Krous, Robert	C-21	OO	0	380.00	400.00	0.00	0.00	400.00	52.72	200.00	10.00	11/1/2019	3/1/12		
<VACANT>	C-23	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Miller, Mariah	C-25	OO	0	380.00	400.00	0.00	0.00	400.00	205.26	200.00	10.00	11/1/2019	11/1/19		
Hogue, Miriam	D-28	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	11/1/09		
<VACANT>	D-30	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Moore, Richard	D-32	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	9/1/11		
Thompson, Barry	D-34	OO	0	380.00	400.00	0.00	0.00	400.00	463.58	200.00	10.00	11/1/2019	10/1/14		
<VACANT>	E-36	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			8/31/18
Lang III, Lawrence	E-37	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	7/1/17		
<VACANT>	E-38	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Filtcraft, Michael	F-42	OO	0	380.00	400.00	0.00	0.00	400.00	90.00	200.00	10.00	11/1/2019	2/1/20		
Perzel, Jennifer	F-44	OO	0	380.00	400.00	0.00	0.00	400.00	111.77	200.00	10.00	11/1/2019	7/1/17		8/31/18

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	F-46	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	F-48	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	G-49	COH	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Liptay, Carl	G-50	OO	0	380.00	400.00	0.00	0.00	400.00	495.17	200.00	10.00	11/1/2019	8/1/11		
Mullins, Tabitha	G-51	OO	0	380.00	400.00	0.00	0.00	400.00	-0.95	0.00	10.00	11/1/2019	9/1/18		
<VACANT>	G-52	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	G-55	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	G-56	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Sabados, Thomas	G-57	OO	0	380.00	400.00	0.00	0.00	400.00	28.84	200.00	10.00	11/1/2019	3/1/06		
<VACANT>	H-58	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	H-59	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
McHue, Brian	H-60	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
<VACANT>	H-62	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Romantic, Stephen	H-64	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	200.00	10.00	11/1/2019	6/1/10		
<VACANT>	H-66	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Owens, Lisa	H-67	OO	0	380.00	400.00	0.00	0.00	400.00	-4.97	200.00	10.00	11/1/2019	4/1/18		
Vid, III, Charles	I-68	OO	0	380.00	400.00	0.00	0.00	400.00	2,163.19	200.00	10.00	11/1/2019	2/1/20	9/30/20	
<VACANT>	I-69	Lot	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-70	Lot	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-71	COH	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-72	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	I-73	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
Zanney, Jeffrey	I-74	OO	0	380.00	400.00	0.00	0.00	400.00	168.12	200.00	10.00	11/1/2019	9/1/05		
Slamcik, Eugene	I-75	OO	0	380.00	400.00	0.00	0.00	400.00	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Doody, Denise	J-76	OO	0	380.00	400.00	0.00	0.00	400.00	551.01	0.00	10.00	11/1/2019	11/1/19		
<VACANT>	J-77	Abandoned	0	380.00	380.00	380.00	0.00	400.00	0.00	0.00	10.00	11/1/2019			
<VACANT>	J-78	COH	0	380.00	380.00	380.00	0.00	377.80	0.00	0.00	10.00	11/1/2019			
Cook, Ed	J-79	OO	0	380.00	400.00	0.00	0.00	400.00	-400.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
Totals for Brook Park				0	42,533.17	43,721.64	19,000.00	-58.70	44,762.54	6,279.46	730.00				

Totals for Brook Park

Columbia Park

Banko, Lisa	1 Alice	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/20		
French, Charles	1 Ash	OO	0	475.20	510.20	0.00	9.00	519.20	-9.00	0.00	10.00	11/1/2019	7/1/01		
Healy, Marilyn	1 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
Nader, Fred	1 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/19		
<VACANT>	1 Cherry	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Robinson, Ruby	1 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/10		
Leiseberg, Dolores	1 Crppl	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/11		8/31/17
High, Twila	1 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/02		8/31/17
Treadway, Thomas	1 Emfld	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Turos, Joseph	1 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Hanna, Robert	1 Fiddl	OO	0	541.20	576.20	0.00	9.00	585.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Dinger, Jean	1 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	1 Fndsp	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Smith, Theresa	1 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	200.00	10.00	11/1/2019	12/1/11		
Rohr, Katherine	1 Grhwn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Hartman, William	1 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/19		
<VACANT>	1 Hwthn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	1 Jesca	COH	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	1 Kmbyl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Videc, Raymond	1 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	20.00	200.00	10.00	11/1/2019	6/1/19		
Tokar, Deborah	1 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	-0.01	200.00	10.00	11/1/2019	4/1/12		
Schrobe, Lorene N	1 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.46	200.00	10.00	11/1/2019	10/1/18		
Holzheimer, Patricia	1 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/03		8/31/17
<VACANT>	1 Michl	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Lemke, Emma	1 Mpldr	OO	0	475.20	510.20	0.00	0.00	510.20	535.20	50.00	10.00	11/1/2019	7/1/01		
Rice, Doris	1 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Huffman, Loretta	1 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/09		8/31/17
Walker, Carole	1 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
<VACANT>	1 Parad	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	1 Peach	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Mills, Connie	1 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	586.20	200.00	10.00	11/1/2019	5/1/20		
Dudas, Iris Ann	1 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/10		8/31/17
Deal, Susan	1 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/12		8/31/17
Ebel, Anne	1 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/02		8/31/17
Duché, Sharon	1 Short	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	1/1/06		8/31/17
Coburn, Charlotte	1 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/15		8/31/17
Abadie, Mary	1 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Roberts, Judy	1 Symp	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	1/1/16		8/31/17
Kurz, Leroy	1 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/04		8/31/17
Rinesmith, Jr, Herb	1 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	1,605.60	200.00	10.00	11/1/2019	10/1/07		8/31/17
Gawronski, James	1 West	OO	0	475.20	510.20	0.00	0.00	510.20	4,850.35	200.00	10.00	11/1/2019	3/1/13		8/31/17
Kramer, Leslie	1 Wnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/19		8/31/17
<VACANT>	2 Alice	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Ballantyne, Mark	2 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/15		8/31/17
Smith, Lora	2 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	200.00	10.00	11/1/2019	6/1/19		8/31/17
Kubit, Lynn	2 Bliss	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/20		8/31/17
Foster, Michael	2 Carr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/14		8/31/17
Spagnola, Diane	2 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
<VACANT>	2 Chrry	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Miller, Charles	2 Cnrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
McKinnon (PR), Ka	2 Cnut	OO	0	541.20	560.20	0.00	-231.20	329.00	0.00	200.00	10.00	11/1/2019	8/1/17		8/31/17
Kamola, Barbara	2 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Jeffrey, Kohler	2 Crppl	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	8/1/20		8/31/17
Farrell, Robert	2 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Disch, Michael	2 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Rowan, Judith	2 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/4/12		8/31/17
Kubec, Donald	2 Emrid	OO	0	541.20	576.20	0.00	0.00	576.20	22.29	200.00	10.00	11/1/2019	1/1/19		8/31/17
Lehmann (RA), Ma	2 Festv	OO	0	485.20	520.20	0.00	-236.10	284.10	0.00	0.00	10.00	11/1/2019	7/1/01		8/31/17
Zisk, Carolyn	2 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/14		8/31/17
Fuentes, Laura	2 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	-0.01	200.00	10.00	11/1/2019	8/1/18		8/31/17
Runyon, Arthur	2 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/09		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Sabot, Thomas	2 Hwfln	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Wagner, Margaret	2 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	50.00	200.00	10.00	11/1/2019	6/1/12		8/31/17
Meszáros, Michael	2 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	2/1/12		8/31/17
Crowl, Mary	2 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/11		8/31/17
Gasparro, Lawrence	2 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Zuk, Lydia	2 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/18		
Polzin, Terence	2 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/20		
Jesser, Gary	2 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/12		8/31/17
Corrigan, Donald	2 Mrkct	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	2 Pagnr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	2 Parad	COH	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Greene, Karleen	2 Patin	OO	0	475.20	510.20	0.00	0.00	510.20	-0.25	200.00	10.00	11/1/2019	8/1/19		
Lunford, Virginia	2 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.18	50.00	10.00	11/1/2019	7/1/01		8/31/17
Flanagan, Betty	2 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Warner, Ronald	2 Shbrt	OO	0	526.20	561.20	0.00	20.00	581.20	38.88	200.00	10.00	11/1/2019	9/1/16		
Casey, William	2 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.71	200.00	10.00	11/1/2019	9/1/05		
Hylton (employee), 2 Sycmr		OO	0	490.20	525.20	0.00	-525.20	0.00	0.00	0.00	10.00	11/1/2019	4/1/19		
Thoennes, Margart	2 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	279.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Perhacs (PR), Mar; 2 Trnw		OO	0	485.20	520.20	0.00	-186.20	334.00	65.00	200.00	10.00	11/1/2019	12/1/17		
Chilton, Doreen	2 Tympl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Hlas, Wanda	2 Vpark	OO	0	475.20	510.20	0.00	0.00	510.20	1.77	50.00	10.00	11/1/2019	7/1/01		
Radney, Anne	2 West	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	2/1/05		8/31/17
Gennaro, Carolyn	2 Wnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/12		8/31/17
Tvrdik, Jerome	3 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	7/1/15		8/31/17
Durmwald (PR), De 3 Aura		OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Kelly, y	3 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/15		
Richards, Cheryl	3 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	5/1/13		
<VACANT>	3 Brkns	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			8/31/17
Meketa, Melvin	3 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/16		
Grimm, Patricia	3 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/06		
Russo, Iva	3 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/19		
Soeder, Elisabeth	3 Cnct	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Boscarello, Angela	3 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	0.00		2/1/19		
<VACANT>	3 Crippl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Boggs, Dennis	3 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/20		8/31/17
Pedley, Kenneth	3 Emrid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/10		8/31/17
Gajdos, Richard	3 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/13		8/31/17
Blair, Ethel	3 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	3 Flgr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Smith, James	3 Frndsp	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	4/1/09		8/31/17
Cox (employee), D; 3 Grand		OO	0	475.20	510.20	0.00	-510.20	0.00	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
Collins, Judy	3 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.02	200.00	10.00	11/1/2019	7/1/16		8/31/17
Knaak, Deborah	3 Hwfln	OO	0	475.20	510.20	0.00	0.00	510.20	30.80	450.00	10.00	11/1/2019	7/1/18		
Van Meter, Gerald	3 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/17		8/31/17
Maynard, Sharon	3 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.20	200.00	10.00	11/1/2019	9/1/20		
Hooper, Melissa	3 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	4/1/20		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Miller, Lauren	3 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/15		
Thrasher, Lillian	3 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Osipchak, Richard	3 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	10/1/19		
Miller, Kathleen	3 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
McClelland, Richar	3 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	-0.80	50.00	10.00	11/1/2019	7/1/01		8/31/17
Powers, Kevin	3 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	1/1/17		
Coniglio, John	3 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.80	200.00	10.00	11/1/2019	7/1/11		8/31/17
Pease, George	3 Pagnt	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	12/1/16		
Watkins, Tonia	3 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	1/1/17		
<VACANT>	3 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Rachelson, David	3 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	24.60	200.00	10.00	11/1/2019	8/1/14		8/31/17
Armeli, Christine	3 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/10		8/31/17
Van Deusen, Denn	3 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	-0.50	100.00	10.00	11/1/2019	7/1/01		8/31/17
Carosella, Emma	3 Short	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	3 Sunrs	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Corrigan, Thomas	3 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	25.40	200.00	10.00	11/1/2019	5/1/16		8/31/17
Schulz, Carol Marit	3 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Baley-Preutti, Dor	3 Trlhw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	2/1/16		8/31/17
Pfaff, Georganne	3 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/02		8/31/17
<VACANT>	3 Vness	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Broestle, Teressia	3 West	OO	0	475.20	510.20	0.00	0.00	510.20	-4.61	200.00	10.00	11/1/2019	5/1/17		8/31/18
Akins Jr. (PR), Neil	3 Whut	OO	0	541.20	560.20	0.00	-231.20	329.00	0.00	200.00	10.00	11/1/2019	1/1/17		8/31/18
Cocita, Thomas	4 Alice	OO	0	490.20	525.25	0.00	0.00	525.25	0.00	200.00	10.00	11/1/2019	10/1/12		
May (PR), Barbara	4 Ash	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	1/1/16		8/31/18
<VACANT>	4 Aura	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Herrmann, Carolyn	4 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
Kopko, Catherine	4 Blissm	OO	0	490.20	525.20	0.00	0.00	525.20	-16.84	50.00	10.00	11/1/2019	7/1/01		
Knudsen, Juanita	4 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	4 Chrch	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Moffat, Christopher	4 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	100.60	200.00	10.00	11/1/2019	7/1/19		8/31/17
Kullander, John	4 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	-1.77	200.00	10.00	11/1/2019	10/1/14		8/31/17
Holmes, Kathleen	4 Cnut	OO	0	541.20	576.20	0.00	0.00	576.20	730.29	200.00	10.00	11/1/2019	12/1/14		8/31/17
Hulec, Jay	4 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/05		8/31/17
<VACANT>	4 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sweo, Elizabeth	4 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/18		8/31/17
Castrucci, Frank	4 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-0.90	200.00	10.00	11/1/2019	7/1/20		8/31/17
Weitzel, Timothy	4 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/06		
Tomsick, Paula	4 Ermid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/19		8/31/17
Higgins (RA), Ivade	4 Festv	OO	0	485.20	520.20	0.00	-136.00	384.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Wallick, Robert	4 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
<VACANT>	4 Flgr	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ohler, Claudia	4 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	25.00	0.00	10.00	11/1/2019	11/1/19		
Smith, William	4 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-500.20	200.00	10.00	11/1/2019	8/1/15		8/31/17
Demaine, William	4 Grhwn	OO	0	475.20	510.20	0.00	0.00	510.20	-500.20	200.00	10.00	11/1/2019	7/1/12		8/31/17
Hauser, Karen	4 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	4 Hwtn	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Bailey, Janet	4 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Miller, Owen	4 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/14		8/31/17
Shenai, Janet	4 Leah	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/18		
Hislop, Jr, John	4 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	3/1/18		
Roth, Suzanne	4 Matts	OO	0	541.20	576.20	0.00	0.00	576.20	-1.58	0.00	10.00	11/1/2019	12/1/19		
Weaver, Helen	4 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	1/1/03	9/30/20	
Lilly, Kathleen	4 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/03		8/31/17
Hall, Clifford	4 Mkrct	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
Kirst, Rose	4 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Collier, Terrie	4 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/08		
Straubhaar (PR), J	4 Parad	OO	0	485.20	520.20	0.00	-176.20	344.00	-1.26	200.00	10.00	11/1/2019	6/1/16		8/31/17
Brooks, Cheri	4 Patln	OO	0	475.20	510.20	0.00	0.00	510.20	-8.72	200.00	10.00	11/1/2019	8/1/10		8/31/17
<VACANT>	4 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Dewey, Rosetta	4 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.10	200.00	10.00	11/1/2019	11/1/06		8/31/17
Lorello, Constance	4 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.20	200.00	10.00	11/1/2019	11/1/19		
<VACANT>	4 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sasala, Michael	4 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	20.00	200.00	10.00	11/1/2019	7/1/13		
Slovick (RA), Clara	4 Sunrs	OO	0	501.20	536.20	0.00	-55.35	480.85	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Haselden, Rodney	4 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-525.20	200.00	10.00	11/1/2019	5/1/16		8/31/17
Blahovec, Helen	4 SympH	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	4 Trlrv	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Jones, Doris	4 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
Schimmelman, Kar	4 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	-144.40	200.00	10.00	11/1/2019	6/1/19		
Janovyak, Delores	4 Ypark	OO	0	475.20	510.20	0.00	0.00	510.20	-20.00	200.00	10.00	11/1/2019	2/1/17		8/31/18
Hartman, Ronald	4 West	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/05		8/31/17
sjd Enterprises, Inc	5	Retail	0	150.00	170.00	0.00	0.00	170.00	4,940.00	0.00	10.00	11/1/2019	12/1/02		8/31/06
LaBanc (PR), Holly	5 Ash	OO	0	475.20	510.20	0.00	-181.20	329.00	-329.00	200.00	10.00	11/1/2019	8/1/17		8/31/18
<VACANT>	5 Aura	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Herbruck, Victoria	5 Bghtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.81	200.00	10.00	11/1/2019	9/1/18		
<VACANT>	5 Birch	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Tetzlaff, John	5 Brkns	OO	0	501.20	536.20	0.00	0.00	536.20	0.40	200.00	10.00	11/1/2019	8/1/16		8/31/17
King, Barbara	5 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	5 Carrl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Crain, Dawn	5 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/10		8/31/17
Jones, Gladys	5 Cnrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/17		8/31/17
Merkle, Robert	5 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/06		8/31/17
<VACANT>	5 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Breneman, Janet	5 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
McCarthy, Karen	5 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	-566.20	200.00	10.00	11/1/2019	5/1/19		
<VACANT>	5 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Constable, Diane	5 Fiddl	OO	0	541.20	576.20	0.00	20.00	596.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
Kinkopf, Gary	5 Fglr	OO	0	475.20	510.20	0.00	0.00	510.20	0.18	200.00	10.00	11/1/2019	3/1/07		8/31/17
<VACANT>	5 Fndsp	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Saunders, Linda	5 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-4.82	200.00	10.00	11/1/2019	7/1/16		8/31/17
Casino, Louise	5 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	-0.60	200.00	10.00	11/1/2019	8/1/16		8/31/17
Griffith, Edward	5 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	-10.00	200.00	10.00	11/1/2019	3/1/16		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Barno, David	5 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/19		
Cerny, James	5 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/19		
Cipic, Edward	5 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.40	200.00	10.00	11/1/2019	2/1/14		8/31/17
Bentley, Joan	5 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/12		8/31/17
Griffin, Susan	5 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Damiano, Jim	5 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/09		8/31/17
Thomas, Mary A.	5 Mrktc	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/04		8/31/17
McLaren, Elizabeth	5 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	181.14	200.00	10.00	11/1/2019	9/1/15		8/31/17
Kline, Byron	5 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/08		8/31/17
Miller, James	5 Pagnt	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/15		
Henrich, Marguerit	5 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/06		8/31/17
Billingsley, Charles	5 Patin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/09		8/31/17
Collins, James	5 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/18		
Kariak, Robert	5 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/15		8/31/17
Laird, Mary	5 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	2/1/18		
Vidovic, Deborah	5 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/12	9/30/20	
Striffier, Jerry	5 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	14.90	200.00	10.00	11/1/2019	3/1/06		
Nunemaker, Cynthi	5 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	4/1/15		
Peters, Marie	5 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	1.00	200.00	10.00	11/1/2019	6/1/20		
Roberts, Cynthia	5 Trhw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	1/1/20		
Cajka, Joanne	5 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Handa (PR), Aretta	5 Vness	OO	0	475.20	510.20	0.00	-160.95	349.25	-359.25	200.00	10.00	11/1/2019	7/1/16		8/31/17
<VACANT>	5 West	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Brandt, Simon	5 Wnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/12		8/31/17
Toil, Maria	6 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kernan, Edward	6 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/20		
Fryberger, Donald	6 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	12/1/19		
<VACANT>	6 Carri	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gildzyn, James	6 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	10.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
Hearns, Shawn	6 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/16		8/31/17
Scharbach, Jeff	6 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Gance, Carolyn	6 Cnut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/13		8/31/17
Podgorski, F. Darle	6 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	2.41	200.00	10.00	11/1/2019	1/1/05		8/31/17
<VACANT>	6 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Weidling, Theresa	6 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	-100.00	200.00	10.00	11/1/2019	12/1/15		8/31/17
<VACANT>	6 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Carr, David	6 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	200.00	10.00	11/1/2019	10/1/11		
Stech, Lillian R	6 Ermid	OO	0	541.20	576.20	0.00	9.00	585.20	0.00	200.00	10.00	11/1/2019	9/1/15		
<VACANT>	6 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Lang, Raymond	6 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	3/1/20		
Weldon (RA), Earl	6 Flgr	OO	0	475.20	510.20	0.00	-178.50	331.70	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	6 Fndsp	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Reichle (RA), Karei	6 Grand	OO	0	475.20	510.20	0.00	-100.80	409.40	0.00	100.00	10.00	11/1/2019	7/1/01		
Christofferson, Car	6 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	9/1/19		
Dashiell, Dan	6 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	2.97	200.00	10.00	11/1/2019	10/1/18		
Romano, Mary Anr	6 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/05		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Peters, Mary	6 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Cox, James	6 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/17		
<VACANT>	6 Lees	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	6 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
George, Daniel	6 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	74.79	200.00	10.00	11/1/2019	1/1/18		8/31/17
Yount, Virginia	6 Ovrld	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	1/1/09		
<VACANT>	6 Pagnr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Flores, Donald	6 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	0.00	10.00	11/1/2019	12/1/19		8/31/17
Nicholson, Denise	6 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/12		
Kus, Sheila	6 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/13		
Malecki, Helen	6 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/09		
Arz, Marianne	6 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Baburek, James	6 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/15		8/31/17
Meier, Lorna	6 Short	OO	0	475.20	510.20	0.00	0.00	510.20	-470.20	200.00	10.00	11/1/2019	11/1/05		
Conley, Doris	6 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/12		8/31/17
Lisy, Barbara	6 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/15		
Ramirez, George	6 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	6,457.75	200.00	10.00	11/1/2019	6/1/05		8/31/17
Ressler, Lewis	6 Trlrv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	5/1/14		8/31/17
Jessie, Albie	6 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	2/1/12		8/31/17
Edmister, Clara	6 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Sullivan, Carol	6 Vpark	OO	0	475.20	510.20	0.00	9.00	519.20	-519.20	200.00	10.00	11/1/2019	9/1/19		
Genco, Joan	7 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	7 Aura	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sansbury, Thomas	7 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	-3.01	200.00	10.00	11/1/2019	8/1/08		
Lipinski, John	7 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/10		
Cleveland, Nancy	7 Brkns	OO	0	501.20	536.20	0.00	0.00	536.20	26.33	0.00	10.00	11/1/2019	7/1/01		8/31/17
Sly, Steve	7 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/16		8/31/17
Henry (PR), Nancy	7 Cairi	OO	0	475.20	510.20	0.00	-160.95	349.25	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Row, Darci	7 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	6.39	200.00	10.00	11/1/2019	2/1/20		8/31/18
Murphy, Janice	7 Cnort	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/17		
Segel, Edward	7 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/19		
<VACANT>	7 Crppl	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hoffman, Diana	7 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
Shepard, Barbara	7 Emrid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/15		8/31/17
Bostnar, Emily	7 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/08		8/31/17
<VACANT>	7 Fiddl	OO	0	541.20	541.20	541.20	0.00	576.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	7 Flgr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	4/1/14		8/31/17
Campfield, Sheila	7 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019			
Klecan, Wilma	7 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-27.07	50.00	10.00	11/1/2019	7/1/01		
Hadam, Michael	7 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/13		8/31/17
Fein, Robert	7 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/16		
Vance, John	7 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	441.60	100.00	10.00	11/1/2019	7/1/01		8/31/17
Reinke, Wayne	7 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	51.20	200.00	10.00	11/1/2019	11/1/15		8/31/17
Jackam, Betty	7 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/12		8/31/17
Brasovich, Janice	7 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/14		
<VACANT>	7 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Feller, Rosemary	7 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	-536.80	200.00	10.00	11/1/2019	2/1/08		8/31/17
<VACANT>	7 Oak	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
Zaite, Kathleen	7 Ovrlid	OO	0	490.20	525.20	0.00	20.00	545.20	90.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
<VACANT>	7 Pagnr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	7 Parad	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Uniack, Aimee	7 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/05		8/31/17
Welty, Patricia	7 Patln	OO	0	475.20	510.20	0.00	0.00	510.20	0.60	200.00	10.00	11/1/2019	8/1/10		8/31/17
Peabody, Jay	7 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	-510.00	200.00	10.00	11/1/2019	8/1/13		8/31/17
Block, Catherine	7 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.98	200.00	10.00	11/1/2019	5/1/14		8/31/17
Miller, Kimberly	7 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
Sutton, Julia	7 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	16.78	200.00	10.00	11/1/2019	5/1/20		8/31/17
Limpert, Phyllis	7 Sunrs	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/05		8/31/17
Kant, Frank	7 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Petrie, Nancy	7 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	5.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	7 Trhw	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Hart, Thomas	7 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Yates, Robert	7 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01	9/30/20	8/31/17
<VACANT>	7 West	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Zolkowski (PR), Rc	7 Wnut	OO	0	541.20	576.20	0.00	-242.20	334.00	0.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
<VACANT>	8 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Knezevic, Maria	8 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	100.00	10.00	11/1/2019	7/1/01		8/31/17
McDonnell, Peter	8 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/04		8/31/17
Ladwig, Virginia	8 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/17		8/31/18
Wozniak, Stacy	8 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	-0.40	200.00	10.00	11/1/2019	12/1/15		8/31/17
Skeens, Martha	8 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/08		8/31/17
White, Tobin	8 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	-561.20	200.00	10.00	11/1/2019	10/1/15		8/31/17
Barto, Mary Beth	8 Creekr	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/01		8/31/17
Lee, Michelle	8 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	20.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Dechant, Doris	8 Crippl	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/12		8/31/17
Barnes, Donald	8 Dogwd	OO	0	490.20	525.20	0.00	20.00	545.20	-20.00	200.00	10.00	11/1/2019	4/1/09		8/31/17
<VACANT>	8 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Andras, Mary	8 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	10.00	200.00	10.00	11/1/2019	8/1/19		8/31/17
Gale, James	8 Emrid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	8/1/20		8/31/17
<VACANT>	8 Festv	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Budzik, John	8 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/19		8/31/17
Focareto, Patrick	8 Figr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/19		8/31/17
Bott, Henry	8 Frndsp	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	9/1/07		8/31/17
Paytosh, Dawn	8 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	260.88	200.00	10.00	11/1/2019	12/1/18		8/31/17
<VACANT>	8 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Drake, Beverly	8 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Erwine, Gloria	8 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/06		8/31/17
O'Neil, Margaret	8 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Layh, Sheryl	8 Kylie	OO	0	501.20	536.20	0.00	0.00	536.20	-536.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Gorsuch, Serafina	8 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Taseff (PR), Ky	8 Michl	OO	0	490.20	525.20	0.00	-196.20	329.00	0.09	200.00	10.00	11/1/2019	6/1/17		8/31/18
Stech, Daniel	8 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Angney, Patricia	8 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	0.00	10.00	11/1/2019	10/1/19		
Carte, Lucy	8 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	12/1/08		8/31/17
Burson, Mary Gail	8 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	0.00	10.00	11/1/2019	12/1/19		
<VACANT>	8 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Winans, William	8 Penwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/20		8/31/18
Gibbons-Wooffer, J	8 Picio	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Lenart (PR), Diane	8 Scnic	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Plechner, John	8 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/15		8/31/17
Roth, Mary Ann	8 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/17		8/31/18
Tagliatferro, Donna	8 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Bower, Kenneth	8 Trlrv	OO	0	485.20	520.20	0.00	0.00	520.20	1.40	200.00	10.00	11/1/2019	6/1/02		8/31/17
Brown, Richard	8 Tympi	OO	0	541.20	576.20	0.00	15.00	591.20	0.00	200.00	10.00	11/1/2019	11/1/08		8/31/17
Berryman, James	8 Vness	OO	0	475.20	510.20	0.00	30.00	540.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Whittaker, Justin	8 Ypark	OO	0	475.20	510.20	0.00	0.00	510.20	0.03	200.00	10.00	11/1/2019	6/1/14		8/31/17
Kopchock Jr, Riche	9 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/13		8/31/17
Miller, Linda	9 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/12		8/31/17
Sensel, Lynne	9 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.10	100.00	10.00	11/1/2019	7/1/01		8/31/17
Sutton, Donald	9 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	5/1/20		
<VACANT>	9 Brkns	Abandoned	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
Nowak, Alan	9 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.10	200.00	10.00	11/1/2019	5/1/10		8/31/17
Schmidt, Daniel	9 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	-500.20	200.00	10.00	11/1/2019	6/1/19		
Neforos, James	9 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/06		8/31/17
Eppley, Arthur	9 Cncrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/17		8/31/18
King, Betty	9 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	-0.10	200.00	10.00	11/1/2019	6/1/08		
<VACANT>	9 Crippl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Smith, Sandra	9 Dogwd	OO	0	475.20	525.20	0.00	0.00	525.20	-525.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Fox, Wilma	9 Enmid	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	8/1/20		
Renfro, Gail	9 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Gribcheck, Linda	9 Fiddl	OO	0	541.20	576.20	0.00	20.00	596.20	0.00	200.00	10.00	11/1/2019	3/1/16		8/31/17
Bercan, Rose	9 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Nemec, Diana	9 Fndsp	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/12		8/31/17
Tressa, Dennis	9 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/07		8/31/17
<VACANT>	9 Grhvn	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Dubaniewicz, Henr	9 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	8.80	200.00	10.00	11/1/2019	9/1/11		8/31/17
Dixon, Jack	9 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Heugel (RA), Patric	9 Jesca	OO	0	526.20	561.20	0.00	-66.65	494.55	40.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Baxter, James	9 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.40	200.00	10.00	11/1/2019	4/1/13		8/31/17
Nichta, Diane	9 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/18		
Hamamey, David	9 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/14		8/31/17
Rybak, Marilou	9 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Neidlinger, Susan	9 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/17		
Schurr, Raymond	9 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	-2.40	100.00	10.00	11/1/2019	7/1/01		8/31/17
Duganier, Nicholas	9 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/08		8/31/17
Meyer, Lynda	9 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Cox, Wilma	9 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/18		
Telatco, Carolyn	9 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	3/1/09		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	9 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Goebel, Carol	9 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	2/1/13		8/31/17
Patrick, Sheila	9 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.20	200.00	10.00	11/1/2019	8/1/19		
Lossman, Nancy	9 Snic	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	200.00	10.00	11/1/2019	8/1/18		
Norman, Patricia	9 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Pierson, Joseph	9 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/17		
Rhines, Deborah	9 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	10.00	200.00	10.00	11/1/2019	6/1/12		
Lenjer, Walter	9 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/18		
Limpert, Gloria	9 Trlwr	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	0.00	10.00	11/1/2019	7/1/01		8/31/17
Lewis, Richard	9 Tympl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/01		8/31/17
<VACANT>	9 West	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Massey, Theresa	10 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
<VACANT>	10 Aura	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Evancic, Susan	10 Bgthw	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/18		
Plazek, Edward	10 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	-0.05	200.00	10.00	11/1/2019	9/1/09		8/31/17
Tillman, Terry	10 Carr	OO	0	475.20	510.20	0.00	0.00	510.20	-0.05	200.00	10.00	11/1/2019	10/1/12		
Horsfall, John	10 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/11		8/31/17
Walton, Lena	10 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	23.76	200.00	10.00	11/1/2019	10/1/12		8/31/17
Spicer, Gayle	10 Cnct	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/12		8/31/17
Hughes, William	10 Creeek	OO	0	526.20	561.20	0.00	0.00	561.20	-3.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Paradee, Dennis	10 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/19		
<VACANT>	10 Crpl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
McFarland, Sherry	10 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.40	200.00	10.00	11/1/2019	12/1/12		
Neubeck, Francine	10 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-0.30	200.00	10.00	11/1/2019	7/1/20		
Brown (RA), Gerak	10 Elm	OO	0	475.20	510.20	0.00	-153.75	356.45	0.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
Oschip, Andrew	10 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Brennan, David	10 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/12		
Gaughan, Josephir	10 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/03		
Hydock, Patricia	10 Flgir	OO	0	475.20	510.20	0.00	0.00	510.20	-19.60	200.00	10.00	11/1/2019	6/1/17		
<VACANT>	10 Fndsp	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	10 Grand	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	10 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Winowich, Claudia	10 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/10		8/31/17
<VACANT>	10 Hwthn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Kives, Joseph	10 Jessa	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	4/1/20		
O'Donnell, Albena	10 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	4/1/04		
<VACANT>	10 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Repasky, Alfred	10 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	2/1/09		
Kuebler, Stuart	10 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	1/1/06		
<VACANT>	10 Pagn	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ryzdzinski, Frank	10 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Yeo, Janet	10 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Brant, Henry	10 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.84	200.00	10.00	11/1/2019	10/1/11		8/31/17
Lowery, Tommy	10 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	-0.24	200.00	10.00	11/1/2019	12/1/16		8/31/18
Massicotte, Robert	10 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	25.99	200.00	10.00	11/1/2019	4/1/03		
<VACANT>	10 Shbrt	Abandoned	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Mary (RA), Harry	10 Sycmr	OO	0	490.20	525.20	0.00	-143.95	381.25	-1.51	50.00	10.00	11/1/2019	9/1/07		
Hoehn, Alberta	10 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	-566.20	200.00	10.00	11/1/2019	5/1/03		8/31/17
Nelson, Leneth	10 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	9/1/11		8/31/17
Stann, Nancy	11 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	-0.18	200.00	10.00	11/1/2019	9/1/19		
Tressel, Sharon	11 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/09		8/31/17
Morgan, Margaret	11 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Fryberger, Mary	11 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	103.57	200.00	10.00	11/1/2019	5/1/13		
Earley, John	11 Blissm	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/11		
Spurnier, Alan	11 Brkns	OO	0	501.20	536.20	0.00	0.00	536.20	25.00	200.00	10.00	11/1/2019	9/1/04		8/31/17
<VACANT>	11 Carol	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Radva, Anita	11 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	200.00	200.00	10.00	11/1/2019	9/1/20		
Keiffer, Gregory	11 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/12		
Zawicki, Leon	11 Cnct	OO	0	526.20	561.20	0.00	0.00	561.20	-561.20	200.00	10.00	11/1/2019	1/1/12		8/31/17
Sprong, Linda	11 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.02	200.00	10.00	11/1/2019	7/1/14		8/31/17
<VACANT>	11 Crppl	Lot	0	475.20	525.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Weiss, Mardell	11 Dogwd	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Kensick, Kenneth	11 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-505.10	10.00	10.00	11/1/2019	7/1/01		8/31/17
Oleniacz, John	11 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/10		8/31/17
<VACANT>	11 Festv	COH	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Davison, Avis	11 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Campbell, William	11 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	96.01	200.00	10.00	11/1/2019	9/1/11		
Capron, Stanley	11 Frndsp	OO	0	475.20	520.20	0.00	0.00	520.20	0.75	50.00	10.00	11/1/2019	7/1/01		
Hanson, Elizabeth	11 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	11 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Tekensky, Mary An	11 Harmy	OO	0	526.20	561.20	0.00	0.00	561.20	312.32	200.00	10.00	11/1/2019	10/1/17		
Wilmink, Charles	11 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	7.31	200.00	10.00	11/1/2019	12/1/13		
Legat, Fern	11 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	-3.60	200.00	10.00	11/1/2019	3/1/17		8/31/18
Wyman, Daniel	11 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Henkel, Roberta	11 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/05		
Hopp, Carolyn	11 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Stacho, Sara	11 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/07		8/31/17
Feldt (PR), Anna	11 Pagnr	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Novich, Mary	11 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	-520.20	200.00	10.00	11/1/2019	1/1/19		
Abbott, Sandra	11 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
<VACANT>	11 Patln	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Wengstrom, Don	11 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	-0.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Gerda, Estella	11 Penwk	OO	0	526.20	561.20	0.00	0.00	561.20	20.00	200.00	10.00	11/1/2019	12/1/06		8/31/17
Riley, Lillian Ruth	11 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/12		
Stuewe, Robert	11 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Cullen, Virginia	11 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/02		8/31/17
Roff, Joanna	11 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Bumblis, Rhett	11 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
<VACANT>	11 Trvlw	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Seman, Richard	11 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	2.00	200.00	10.00	11/1/2019	10/1/18		
Nichols, James	11 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/13		8/31/17
Hettinger, Raymon	11 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Hovath, Mary Ann	12 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Heger, Milo	12 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	91.80	200.00	10.00	11/1/2019	3/1/18		8/31/18
Boone, Susan	12 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	-0.24	100.00	10.00	11/1/2019	7/1/01		
Brigadier, Neil	12 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	4,617.12	200.00	10.00	11/1/2019	7/1/10		
Adams, Edward	12 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/10		
Kupchik, Jody	12 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Sturgeon, Thomas	12 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Myers, Russell	12 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	5/1/18		
Kaiser, Cynthia	12 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/17		
<VACANT>	12 Crpl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			8/31/17
MacLaren, Gary	12 Dogwd	OO	0	490.20	525.20	0.00	15.00	540.20	-9.80	200.00	10.00	11/1/2019	10/1/11		
<VACANT>	12 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Cooper, Sheila	12 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/16		8/31/17
Woodworth, Sandr	12 Emrld	OO	0	541.20	576.20	0.00	0.00	576.20	-5.26	200.00	10.00	11/1/2019	3/1/13	9/30/20	8/31/17
<VACANT>	12 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Veloski, Helene	12 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	12 Fligr	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gray, Shirley	12 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/17		8/31/18
Michalides, James	12 Grhvn	OO	0	475.20	510.20	0.00	15.00	525.20	15.00	200.00	10.00	11/1/2019	10/1/12		
Dudas, James	12 Hwthn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/13		8/31/17
Rote, Edward	12 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	8/1/04		8/31/17
Smith, Ina	12 Lees	OO	0	501.20	536.20	0.00	15.00	551.20	0.00	200.00	10.00	11/1/2019	9/1/04		
<VACANT>	12 Michl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Schulz, Barbara	12 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Ferritto, Cheryl	12 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	-4.00	200.00	10.00	11/1/2019	12/1/10		
Dodson, Terry	12 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	1.00	200.00	10.00	11/1/2019	2/1/17		8/31/18
Mowery (RA), Denr	12 Parnd	OO	0	485.20	520.20	0.00	-57.00	463.20	3.00	200.00	10.00	11/1/2019	4/1/11	9/30/20	8/31/17
<VACANT>	12 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Balashak, Judy	12 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Hurguy, Margaret	12 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/05		
<VACANT>	12 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Zahorsky, Edward	12 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Sigley, Elizabeth	12 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/19		
<VACANT>	12 Symph	Abandoned	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			
Murphy, Jean	12 Tympi	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/03		
<VACANT>	12 Vness	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sutton, James	12 Vpark	OO	0	490.20	525.20	0.00	0.00	525.20	24.50	200.00	10.00	11/1/2019	9/1/04		8/31/17
<VACANT>	13 Ash	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Maxwell, James	13 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/18		
Hahn, Richard	13 Bglwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Marks, Dianne	13 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	11/1/15		8/31/17
<VACANT>	13 Blissm	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Beecher, Nancy	13 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
McCray, Jr., Jeffrey	13 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	200.00	10.00	11/1/2019	7/1/20		
Mitchell (RA), Patr	13 Chrry	OO	0	501.20	536.20	0.00	-67.20	469.00	-25.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
Gala, Karen	13 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/08		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	13 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	13 Elgin	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Plant, Jeffery	13 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.54	200.00	10.00	11/1/2019	6/1/13		
Bonnema, Cheryl	13 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	-0.10	200.00	10.00	11/1/2019	2/1/19		
Politi, Vladimir	13 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
Brooks, Chris	13 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/13		8/31/17
Judge, Nancy	13 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	5,827.64	200.00	10.00	11/1/2019	4/1/05		
Kortan, John	13 Hwthn	OO	0	475.20	510.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/15		8/31/17
Cook, Larry	13 Kmbyl	OO	0	490.20	525.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/11		8/31/17
Valenta, Susan	13 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	12/1/19		
Hall, Gerald	13 Oak	OO	0	501.20	536.20	0.00	20.00	556.20	0.00	200.00	10.00	11/1/2019	5/1/07		
<VACANT>	13 Ovrld	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	13 Pagnr	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Strekelv, Helen	13 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	4/1/16		8/31/17
Glahn, Karen	13 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.20	200.00	10.00	11/1/2019	6/1/19		
Franz, Barbara	13 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	-4.00	200.00	10.00	11/1/2019	5/1/02		8/31/17
Bibb, Floyd	13 Peach	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	6/1/09		
Rogers, Elmer	13 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/06		8/31/17
Mandel, Robert	13 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	-5.40	200.00	10.00	11/1/2019	3/1/15		
<VACANT>	13 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ray, Patty	13 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	4.35	200.00	10.00	11/1/2019	11/1/12		8/31/17
<VACANT>	13 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Teklinsky, Francis	13 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/11		8/31/17
Pazderski, John	13 Sympk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Stephens, Mary Eli	13 Trvfw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	11/1/02		8/31/17
Mazoh, Mary	13 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	45.66	200.00	10.00	11/1/2019	7/1/18		
Jones, Joni	13 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Schlosser, John	13 Whut	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	6/1/18		
<VACANT>	14 Ash	Lot	0	475.20	475.20	475.20	0.00	494.95	0.00	0.00	10.00	11/1/2019			
McFadden, Diane	14 Birch	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	14 Carri	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Montague, Tara	14 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	200.00	10.00	11/1/2019	9/1/17		
Klubert, Anita	14 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	-535.40	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kist, Mary "Marge"	14 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	6/1/13		8/31/17
Wunch, Fred	14 Crktr	OO	0	501.20	536.20	0.00	0.00	536.20	20.00	200.00	10.00	11/1/2019	5/1/04		
<VACANT>	14 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hydock (PR), Williz	14 Elm	OO	0	475.20	510.20	0.00	-160.95	349.25	349.25	200.00	10.00	11/1/2019	7/1/16		8/31/17
Pellegrino, Gail	14 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	-0.90	200.00	10.00	11/1/2019	10/1/16		8/31/18
Rafalski, Bridgette	14 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/20		
<VACANT>	14 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Pavlik-Fields, Lindé	14 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/09		8/31/17
Flowers, Mary	14 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/10		
<VACANT>	14 Hwthn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Egan, William	14 Jesca	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	5/1/18		
Perez, Sheryl	14 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	-535.20	200.00	10.00	11/1/2019	6/1/16		8/31/17
Squires, Elizabeth	14 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	14 Michl	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Brady (RA), Charlie	14 Mpldr	OO	0	501.20	536.20	0.00	-95.73	440.47	0.00	50.00	10.00	11/1/2019	7/1/01		
<VACANT>	14 Ovrid	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Kipatrck, Jeffrey	14 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	1/1/19		
Rohde, Earl	14 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	150.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
<VACANT>	14 Peach	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Lipfrd, Helen	14 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	-0.06	200.00	10.00	11/1/2019	1/1/12		8/31/17
Ward, Dorothy	14 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Woloszyn, Michael	14 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	-61.20	200.00	10.00	11/1/2019	8/1/12		
Miller, Susan	14 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
<VACANT>	14 Sycmr	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Bonyk, Martha	14 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.44	50.00	10.00	11/1/2019	7/1/01		8/31/17
Thomas, Tefta	14 Vpark	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	50.00	10.00	11/1/2019	7/1/01		
Shartz, Charles	15 Ash	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	8/1/15		8/31/17
Ashie, Marilyn	15 Aura	OO	0	475.20	510.20	0.00	0.00	510.20	-0.40	200.00	10.00	11/1/2019	9/1/12		8/31/17
Scharf, Jr, Walter	15 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	-523.00	0.00	10.00	11/1/2019	1/1/19		
Hvatt Sr., Timothy	15 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
<VACANT>	15 Carol	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	15 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wiken, Cathy	15 Elgin	OO	0	475.20	510.20	0.00	9.00	519.20	0.00	200.00	10.00	11/1/2019	5/1/14		8/31/17
<VACANT>	15 Festv	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
McTaggart, Herber	15 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	110.17	200.00	10.00	11/1/2019	9/1/02		8/31/17
Schwede (RA), Els	15 Fligr	OO	0	475.20	510.20	0.00	-195.50	314.70	9.30	100.00	10.00	11/1/2019	7/1/01		
Mitchell, Robert	15 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/09		8/31/17
<VACANT>	15 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Taylor, Ellen	15 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Carriker, Darlene	15 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	12/1/18		
Thomas, Doris	15 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Butcher, Diana	15 Pagn	OO	0	475.20	510.20	0.00	0.00	510.20	73.04	0.00	10.00	11/1/2019	8/1/18		
Kish, Joyce	15 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	-19.80	200.00	10.00	11/1/2019	9/1/04		
Stein, Sarah	15 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	2/1/02		
<VACANT>	15 Patln	DEMO	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	15 Peach	Lot	0	459.95	459.95	459.95	0.00	510.20	0.00	0.00	10.00	11/1/2019			
VanWinkle, Joanne	15 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/17		8/31/17
Aust, Mary Lee	15 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	10/1/05		8/31/17
Montgomery (PR),	15 Scnic	OO	0	475.20	510.20	0.00	-160.95	349.25	0.05	200.00	10.00	11/1/2019	7/1/16		8/31/18
Lynn, Diana	15 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	5.00	200.00	10.00	11/1/2019	10/1/05		
Hart, Diane	15 Sums	OO	0	475.20	510.20	0.00	0.00	510.20	-520.20	0.00	10.00	11/1/2019	11/1/19		
Tatarowicz, Andree	15 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-525.20	200.00	10.00	11/1/2019	11/1/01		8/31/17
Ross, Daniel	15 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	13.00	200.00	10.00	11/1/2019	12/1/16		8/31/18
Friedel, Susan	15 Trlwy	OO	0	485.20	520.20	0.00	0.00	520.20	-1.10	200.00	10.00	11/1/2019	7/1/13		
Calanog, Donna	15 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
Horsfall, Shirley	16 Ash	OO	0	475.20	509.20	0.00	0.00	509.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Dudzinski, Adrienn	16 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/13		8/31/17
Schaefer, Ralph	16 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/15		8/31/17
Gendek, Alfred	16 Chrry	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Kibane, Edward	16 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	5/1/11		8/31/17
<VACANT>	16 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
McTigue, Catherine	16 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/13		
<VACANT>	16 Festv	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Pavelka (RA), Editr	16 Fiddl	OO	0	541.20	576.20	0.00	-216.15	360.05	385.05	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	16 Figlr	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Merisinas, Sandra	16 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
<VACANT>	16 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Vedda (PR), Thom;	16 Kmbly	OO	0	490.20	525.20	0.00	-161.20	364.00	0.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
Hughes, Judith	16 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Gebbie, Charles	16 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Bergmann, Joan	16 Ovrid	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Klipatrick, Jeffrey	16 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/19		8/31/17
Patterson, Margare	16 Peach	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Cifranic (RA), Joan	16 Perwk	OO	0	526.20	561.20	0.00	-136.65	424.55	0.04	200.00	10.00	11/1/2019	9/1/04		8/31/17
Dalassandro, Sand	16 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	2/1/20		8/31/17
<VACANT>	16 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gilles, Madelyn	16 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	0.00	10.00	11/1/2019	8/1/20		8/31/17
Yonke, Mark	16 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	384.40	50.00	10.00	11/1/2019	7/1/01		8/31/17
Nyerges, Robert	16 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/16		8/31/17
Shaiffer, Robert	16 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	10.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Clark, Jason	17 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	3/1/20		8/31/17
<VACANT>	17 Bgtwd	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Christensen, Chris	17 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	10.00	200.00	10.00	11/1/2019	6/1/14		8/31/17
Barr (RA), Patricia	17 Carol	OO	0	475.20	510.20	0.00	-132.00	378.20	0.00	200.00	10.00	11/1/2019	5/1/05		8/31/17
Bommersbach, Dei	17 Crppl	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/20		8/31/17
<VACANT>	17 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Matsako (PR), Elai	17 Festv	OO	0	485.20	520.20	0.00	-170.95	349.25	10.37	200.00	10.00	11/1/2019	7/1/16		8/31/17
Reckart, Jeri	17 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	12/1/16		8/31/18
<VACANT>	17 Figlr	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Pickering, Ralph	17 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	60.44	200.00	10.00	11/1/2019	1/1/13		8/31/18
<VACANT>	17 Grhvn	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	17 Kmbly	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019	6/1/17		8/31/18
Hogan, Linda	17 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	2/1/20		8/31/18
Dwyer, Patricia	17 Mpldr	OO	0	501.20	536.20	0.00	0.00	536.20	0.20	200.00	10.00	11/1/2019	6/1/17		8/31/18
Brumfield, James	17 Oak	OO	0	501.20	536.20	0.00	0.00	536.20	12.00	200.00	10.00	11/1/2019	6/2/17		8/31/18
Eckart, Carol	17 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	-0.78	200.00	10.00	11/1/2019	1/1/06		8/31/18
Digney, Jacqueline	17 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/18		8/31/18
Ruda, Steve	17 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	83.22	200.00	10.00	11/1/2019	9/1/13		8/31/18
Harner, Paula	17 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	29.57	200.00	10.00	11/1/2019	12/1/14		8/31/18
Steeber, Judith	17 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	155.00	200.00	10.00	11/1/2019	5/1/17		8/31/18
<VACANT>	17 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Collins, Irene	17 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Fabian, John	17 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/13		8/31/18
Novak, Stan	17 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/18
O'Malley, Joyce	17 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	-0.08	0.00	10.00	11/1/2019	12/1/19		8/31/18

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Connor, Yvonne	17 Trlrv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/07		8/31/17
Zeeck, Betty	17 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/19		
Hromi, Ronald	17 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Wargo, Kim	18 Ash	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/19		
<VACANT>	18 Carri	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
DiPasquale, Laura	18 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	-0.49	200.00	10.00	11/1/2019	2/1/20		
Vacca, Margaret	18 Creeek	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	18 Crppl	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Luzier, David	18 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/02		
Grauberger, Edwar	18 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Angus, Robert	18 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Berwald, Darlene	18 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	8/1/01		8/31/17
Miller, Barbara	18 Figlr	OO	0	475.20	510.20	0.00	0.00	510.20	528.10	200.00	10.00	11/1/2019	3/1/06		8/31/17
Love, Pamela	18 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	-2.00	200.00	10.00	11/1/2019	3/1/18		
Brown, Donald	18 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/07		8/31/17
Jones, Karyn	18 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	-0.05	200.00	10.00	11/1/2019	10/1/04		
Jackson, Diane	18 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	1/1/12		8/31/17
<VACANT>	18 Michl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	18 Pagnr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Marschall, Peggy	18 Peach	OO	0	501.20	536.20	0.00	0.00	536.20	-0.40	200.00	10.00	11/1/2019	7/1/07		8/31/17
Brant, Donna	18 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	18 Piclo	Abandoned	0	526.20	526.20	526.20	0.00	561.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	18 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	10/1/14		
Jenkins, Barry	18 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	-0.40	200.00	10.00	11/1/2019	10/1/14		
<VACANT>	18 Sunrs	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Sams (PR), Robert	18 Sycmr	OO	0	490.20	525.20	0.00	-196.20	329.00	-339.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Gannon, Harvey	18 Trlrv	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Tyler, John	18 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/02		8/31/17
<VACANT>	19 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Klinger (PR), Gregg	19 Bgtrw	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	12/1/17		
Jennings, Donna	19 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
McMullen, David	19 Carol	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
<VACANT>	19 Crppl	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Docherty, John	19 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-41.07	200.00	10.00	11/1/2019	8/1/09		8/31/17
Green, Susan	19 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.02	200.00	10.00	11/1/2019	4/1/06		
Shannon, Monna	19 Figlr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Foster, Jill	19 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/19		
Fratiani, Dennis	19 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/16	9/30/20	8/31/17
Jones, Owen	19 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Fabian, Martin	19 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/18		
Richlovsky, Theodk	19 Mplct	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	1/1/05		
Rundle, Michael	19 Orgrv	OO	0	501.20	536.20	0.00	0.00	536.20	-1.00	200.00	10.00	11/1/2019	4/1/12		8/31/17
Castanaras, Patrici	19 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	5/1/19		
Early, Raymond	19 Parad	OO	0	485.20	520.20	0.00	0.00	520.20	0.20	200.00	10.00	11/1/2019	10/1/17		
Mraz, Deborah	19 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Gilbert, Janice	19 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	-0.20	200.00	10.00	11/1/2019	4/1/18		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Savage, John	19 Perwtk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Lasley, James	19 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	35.00	200.00	10.00	11/1/2019	9/1/02		8/31/17
Chadock (RA), Jea	19 Scnic	OO	0	475.20	510.20	0.00	-83.60	426.60	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
Kiessling, Ronald	19 Shbrt	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Hanosky, William	19 Sums	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Nester, John	19 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Viscomi, Georgian	19 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	24.99	200.00	10.00	11/1/2019	8/1/11		8/31/17
Mastro, Vincent	19 Trhw	OO	0	490.20	525.20	0.00	0.00	525.20	56.32	100.00	10.00	11/1/2019	7/1/01		8/31/17
Rudd, Geraldine	19 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Adams, William	19 West	OO	0	501.20	536.20	0.00	0.00	536.20	-536.20	200.00	10.00	11/1/2019	9/1/20		8/31/17
<VACANT>	20 Carri	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	7/1/01		8/31/17
Graven, Richard	20 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Genovese, Anthon	20 Cree	OO	0	526.20	561.20	0.00	0.00	561.20	-1.10	200.00	10.00	11/1/2019	3/1/07		8/31/17
Kohler (employee),	20 Crppl	OO	0	475.20	510.20	0.00	-510.20	0.00	0.00	0.00	10.00	11/1/2019	4/1/18		8/31/17
Daugenti, Carolyn	20 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/19		8/31/17
Reali, Joseph	20 Elm	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Birt, Brian	20 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.20	200.00	10.00	11/1/2019	9/1/13		8/31/17
Dalton, Neal	20 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/03		8/31/17
Fisher, Karl	20 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	5.90	200.00	10.00	11/1/2019	11/1/18		8/31/17
Bacik, Christine	20 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
<VACANT>	20 Grhvn	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Berry, William	20 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/10		8/31/17
Bunner, Monica	20 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	96.07	200.00	10.00	11/1/2019	3/1/18		8/31/18
<VACANT>	20 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Crago, John	20 Mplct	OO	0	501.20	536.20	0.00	0.00	536.20	-0.30	200.00	10.00	11/1/2019	2/1/15		8/31/17
Johnson, Judith	20 Parvw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Fink, Carol	20 Peach	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Papesh, Jeanette	20 Perwk	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Lawer, Helen	20 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
Rogers, Mark	20 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/14		8/31/17
Seger (PR), Phillip	20 Sycmr	OO	0	490.20	525.20	0.00	-196.20	329.00	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Bowman Jr., Jerry	20 Vness	OO	0	475.20	510.20	0.00	0.00	510.20	-4.55	200.00	10.00	11/1/2019	6/1/17		8/31/18
<VACANT>	21 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wendt, Daniel	21 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	1/1/11		8/31/17
Conti, Elaine	21 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/20		8/31/17
<VACANT>	21 Carol	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hreha, Robert	21 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/15		8/31/17
Lightner (PR), Ann	21 Fligr	OO	0	475.20	510.20	0.00	-176.20	334.00	10.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
May (RA), Carolyn	21 Grand	OO	0	475.20	510.20	0.00	-115.75	394.45	0.00	200.00	10.00	11/1/2019	5/1/10		8/31/17
<VACANT>	21 Grhvn	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Angle, Claude	21 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	-3.57	0.00	10.00	11/1/2019	11/1/19		8/31/17
Smith, Steven	21 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	5/1/16		8/31/17
Habyli, Marie	21 Orgrv	OO	0	501.20	536.20	0.00	0.00	536.20	-1.35	50.00	10.00	11/1/2019	7/1/01		8/31/17
Short, Robert	21 Pagnt	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	4/1/06		8/31/17
<VACANT>	21 Parad	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
French, David	21 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/05		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	21 Patin	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Palmer, Charles	21 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Kovach, Christine	21 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	-49.26	200.00	10.00	11/1/2019	7/1/15		
<VACANT>	21 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hope, James	21 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	1/1/12		8/31/17
Noble, Nancy	21 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	1/1/09		8/31/17
Gadt, Robert	21 Trlww	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/13		8/31/17
Richards, Leota	21 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Nagel, Robert	21 West	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	12/1/18		
<VACANT>	22 Ash	Lot	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
Key, Richard C	22 Carri	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/01		
Buttner, Daniel	22 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	8/1/13		
Prischak, Michael	22 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	0.00	10.00	11/1/2019	10/1/18		
Randall, Robert	22 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/04		
<VACANT>	22 Elm	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ferenschak, Cynthia	22 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.20	0.00	10.00	11/1/2019	6/1/20		
Hand, Lora	22 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/20		8/31/18
Lunsford (PR), Joa	22 Grand	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	6/1/17		
Atlee, Judy	22 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	5.20	200.00	10.00	11/1/2019	10/1/09		
Vokaty, Shirley	22 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	22 Michl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Lewis, Mark	22 Mpict	OO	0	541.20	536.20	0.00	0.00	536.20	9.45	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kuzman, Marie	22 Parvw	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Juba, Marjorie	22 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	1/1/17		8/31/18
Hylton, Douglas	22 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	3/1/15		8/31/17
Pugliese, Gilbert	22 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	48.82	200.00	10.00	11/1/2019	6/1/19		
<VACANT>	22 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Warner, Charles	22 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-4.61	200.00	10.00	11/1/2019	8/1/17		8/31/18
<VACANT>	22 Vness	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	23 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Kaptain, Kathleen	23 Bgtwd	OO	0	475.20	510.20	0.00	0.00	510.20	-0.40	200.00	10.00	11/1/2019	12/1/18		
Howe, Dale	23 Brkns	OO	0	475.20	510.20	0.00	20.00	530.20	0.00	200.00	10.00	11/1/2019	6/1/15		8/31/17
DeRyke, Mary	23 Carol	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	1/1/18		
Doksa (PR), Mary	23 Elgin	OO	0	475.20	510.20	0.00	0.00	329.00	-299.00	200.00	10.00	11/1/2019	8/1/17		8/31/18
Welky, Susan	23 Figlr	OO	0	475.20	494.95	0.00	0.00	494.95	-0.05	200.00	10.00	11/1/2019	5/1/17		8/31/17
Pelleau, Georgia	23 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Smith, William	23 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	-0.40	200.00	10.00	11/1/2019	2/1/04		
Frankenfield, Roy	23 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	21.50	200.00	10.00	11/1/2019	1/1/06		8/31/17
Pickwick, Rachelle	23 Lees	OO	0	490.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	1/1/20		
Sussmann, James	23 Pagnr	OO	0	475.20	510.20	0.00	0.00	510.20	-1.80	200.00	10.00	11/1/2019	5/1/11		8/31/17
<VACANT>	23 Parad	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Cottom, Debbie	23 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/01		
Lebitzki, Doris	23 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	12/1/12		8/31/17
Mattison, Elbert	23 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
<VACANT>	23 Sunrs	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Hite, Margie	23 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Puscher, Cheryl	23 Symph	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/11		8/31/17
Popovich, Carol	23 Trlww	OO	0	490.20	525.20	0.00	0.00	525.20	2.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Graves (RA), Dora	23 Vness	OO	0	501.20	536.20	0.00	-133.65	402.55	-402.55	200.00	10.00	11/1/2019	11/1/07		
Keller (RA), Joyce	23 West	OO	0	501.20	536.20	0.00	-57.00	479.20	0.00	200.00	10.00	11/1/2019	8/1/11		
<VACANT>	24 Ash	Lot	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
O'Brien, Mary Beth	24 Chrch	OO	0	490.20	525.20	0.00	0.00	525.20	550.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
Mueller, William	24 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	8/1/15		
Piorkowski, Antoine	24 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Germana, Barbara	24 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
<VACANT>	24 Fligr	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wilke, Robert	24 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Vazquez, Victor	24 Kmblly	OO	0	490.20	525.20	0.00	15.00	540.20	409.54	200.00	10.00	11/1/2019	5/1/17		8/31/18
Hall, Dorothy	24 Michl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	8/1/03		8/31/17
<VACANT>	24 Parvw	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Malek, Daniel	24 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/06		8/31/17
Scholl, Joyce	24 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	23.62	200.00	10.00	11/1/2019	12/1/07		8/31/17
<VACANT>	24 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ali (PR), Dorothy	24 Sunrs	OO	0	475.20	510.20	0.00	-160.95	349.25	349.25	200.00	10.00	11/1/2019	7/1/16		8/31/17
Premura (RA), Josi	24 Sycmr	OO	0	490.20	525.20	0.00	-163.95	361.25	0.00	200.00	10.00	11/1/2019	9/1/06		
Scott, Sandra	24 Trlww	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	9/1/09		8/31/17
<VACANT>	24 Vness	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Ash	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Goodman, Marie	25 Bgthw	OO	0	475.20	510.20	0.00	0.00	510.20	0.40	0.00	10.00	11/1/2019	7/1/20		
<VACANT>	25 Brkns	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Jarvis, Denise	25 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	3/1/19		
Bogar, Catherine	25 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	25 Kmblly	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Lees	Lot	0	501.20	501.20	501.20	0.00	536.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Parwy	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Badovick, Nicholas	25 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/06		
Moell, Richard	25 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/10		
<VACANT>	25 Scnic	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	25 Sunrs	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Laughlin, Lawrence	25 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-0.50	200.00	10.00	11/1/2019	8/1/10		8/31/17
Cavanaugh, Rober	25 Trlww	OO	0	490.20	525.20	0.00	0.00	525.20	25.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Metz, Ralph	26 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	-0.01	200.00	10.00	11/1/2019	9/1/20		
English, Michael	26 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/18		
Ignath, James	26 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
Trew, Luise	26 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/20		
<VACANT>	26 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	26 Kmblly	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Biddulph, Fred	26 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
<VACANT>	26 Michl	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	26 Parvw	COH	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Causey, Cynthia	26 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	5/1/19		
Jadick (PR), Andre	26 Sonic	OO	0	475.20	510.20	0.00	-181.20	329.00	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Zmij (PR), Sharon	26 Sycmr	OO	0	490.20	525.20	0.00	-175.95	349.25	-1,910.19	200.00	10.00	11/1/2019	8/1/16		8/31/17
Reimer, Nadene	26 Trlhw	OO	0	490.20	525.20	0.00	0.00	525.20	10.00	0.00	10.00	11/1/2019	7/1/01		8/31/17
Kiessling, Charles	26 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	27 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Rizzo, Lori	27 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/11		8/31/17
Higer, Dawn	27 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	7/1/12		8/31/17
Martof (RA), Ted	27 Fligr	OO	0	475.20	510.20	0.00	-91.75	418.45	0.00	200.00	10.00	11/1/2019	3/1/09		8/31/17
Stone, Sandra	27 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Plum, Beverly	27 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	1/1/04		8/31/17
Von Duhn, Kathlee	27 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	15.70	200.00	10.00	11/1/2019	1/1/17		8/31/18
Tassie, Eileen	27 Lees	OO	0	501.20	536.20	0.00	9.00	545.20	0.00	200.00	10.00	11/1/2019	8/1/04		
<VACANT>	27 Panwy	Abandoned	0	490.20	490.20	490.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			8/31/17
Kalista, Anita	27 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	7/1/16		
Wiencek, James	27 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/13		
Lowery, Betty	27 Sunrs	OO	0	475.20	510.20	0.00	0.00	510.20	-9.90	200.00	10.00	11/1/2019	6/1/18		
Taylor, Mary	27 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	95.80	200.00	10.00	11/1/2019	8/1/14		8/31/17
Roth, Jane	28 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	9/1/03		8/31/17
Thrun, Barbara	28 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/13		
Depenbrok, Edwin	28 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	1/1/09		8/31/17
O'Reilly, Myles	28 Fiddl	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	28 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	28 Kmblly	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Hauserman, David	28 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	3/1/20		8/31/17
Steiner, Karen	28 Parvw	OO	0	485.20	520.20	0.00	15.00	535.20	0.00	200.00	10.00	11/1/2019	11/1/13		8/31/17
Koester, Kristine	28 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	10.00	200.00	10.00	11/1/2019	1/1/14		
Graf, Roberta	28 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	7/1/15		8/31/17
<VACANT>	28 Sclnc	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Locascio, Peter	28 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	39.16	200.00	10.00	11/1/2019	8/1/15		8/31/17
Meacher, Sandra	28 Trlhw	OO	0	490.20	525.20	0.00	20.00	545.20	-20.00	200.00	10.00	11/1/2019	7/1/16		8/31/17
Wolfe, Frederick	28 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	9/1/06		8/31/17
<VACANT>	29 Ash	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Gilbert, Antone	29 Brkns	OO	0	475.20	510.20	0.00	45.00	555.20	20.80	200.00	10.00	11/1/2019	10/1/12		8/31/17
Jablonski, Edward	29 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/02		8/31/17
<VACANT>	29 Fligr	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	29 Grand	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019	1/1/18		
Papaleo, Sandra	29 Grhvn	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019			
<VACANT>	29 Kmblly	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Smith, Janet	29 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	-536.20	0.00	10.00	11/1/2019	8/1/19		8/31/18
Poling, Barbara	29 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	450.00	10.00	11/1/2019	7/1/18		8/31/17
Bottomlee, Theress	29 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	10/1/07		8/31/18
Eimer, Barbara	29 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Neurohr, Joan	29 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Markle, William	30 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/09		8/31/17
Machand, Jack	30 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/19		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Clark, Joan	30 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	545.20	200.00	10.00	11/1/2019	11/1/10		8/31/17
Brewer, Don	30 Figlr	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	5/1/20		
Jones, Diane	30 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/14		
Hoehn-Kolp, Jillian	30 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/12		8/31/17
Konesky (RA), Jan	30 Parw	OO	0	485.20	520.20	0.00	-172.00	348.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	30 Parwy	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Ertmann, Sharon	30 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/10		
Donsante, Susan	30 Piclo	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	200.00	10.00	11/1/2019	12/1/15		8/31/17
Basar, Christine	30 Scnic	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	2/1/20		
<VACANT>	30 Sycmr	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Greer, William	30 Vness	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Szabo, Juliann	31 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	25.00	200.00	10.00	11/1/2019	4/1/11		
Kessie, Lawrence	31 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
<VACANT>	31 Figlr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Edgehouse, Jane	31 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	1/1/12		
Sutton, Peggy	31 Kmbyl	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/13		
Gartin, Lois	31 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
<VACANT>	31 Patln	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Klass, Edward	31 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	2/1/20		8/31/17
Colombaro (RA), A	31 Scnic	OO	0	475.20	510.20	0.00	-82.45	427.75	0.00	200.00	10.00	11/1/2019	7/1/10		8/31/18
Boksner (PR), Sofi	31 Sycmr	OO	0	490.20	525.20	0.00	-186.20	339.00	-0.60	200.00	10.00	11/1/2019	9/1/17		8/31/18
Nussbaum, Rita	32 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	25.00	200.00	10.00	11/1/2019	8/1/15		8/31/17
Jirgens, Susan	32 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/10		
Fischbach, Cynthia	32 Festv	OO	0	475.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Jevnikar, Charlotte	32 Figlr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	0.00	10.00	11/1/2019	7/1/01		
<VACANT>	32 Kmbyl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Rossell, Theodore	32 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	-0.90	200.00	10.00	11/1/2019	10/1/01		8/31/17
<VACANT>	32 Parw	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Politi, Deborah	32 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/10		8/31/17
<VACANT>	32 Scnic	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Urban, Dorothy	32 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	33 Brkns	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Molek, Leo	33 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/04		8/31/17
Knick, Michael	33 Figlr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/12		
Kaczmarczyk, Shirl	33 Grand	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	8/1/13		8/31/17
<VACANT>	33 Kmbyl	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	33 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	33 Patln	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Beam, Frances	33 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Violi, Cherie	33 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	525.20	200.00	10.00	11/1/2019	3/1/19		8/31/17
Wallen, Adelle	34 Creek	OO	0	526.20	561.20	0.00	0.00	561.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Fetzer, Joyce	34 Festv	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	3/1/05		
Purcell, Kelly	34 Figlr	OO	0	475.20	510.20	0.00	0.00	510.20	112.29	200.00	10.00	11/1/2019	10/1/17		
DuBetz, Doris	34 Lees	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Roberts, Darby	34 Parwy	OO	0	475.20	510.20	0.00	0.00	510.20	309.92	200.00	10.00	11/1/2019	4/1/16		8/31/17
Graf, Patricia	34 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/10		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Lloyd, Betty	34 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	35.00	50.00	10.00	11/1/2019	7/1/01		
Smolen, Walter	35 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	50.00	10.00	11/1/2019	7/1/01		
Babbitt, David	35 Elgin	OO	0	475.20	510.20	0.00	0.00	510.20	-39.80	200.00	10.00	11/1/2019	7/1/12		8/31/17
Bartholomew, Kenr	35 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/14		8/31/17
Dickey (PR), Patric	35 Panwy	OO	0	490.20	525.20	0.00	-191.20	334.00	-64.00	200.00	10.00	11/1/2019	9/1/16		8/31/17
Forsmark, Diane	35 Patln	OO	0	485.20	520.20	0.00	20.00	540.20	0.00	200.00	10.00	11/1/2019	8/1/14		8/31/17
Kives, Ilse	35 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	35 Sycmr	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	36 Flgr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Esiman, Karl	36 Lees	OO	0	501.20	536.20	0.00	20.00	556.20	-0.02	200.00	10.00	11/1/2019	3/1/18		
Ferenz, Michael	36 Panwy	OO	0	475.20	510.20	0.00	0.00	510.20	1.61	200.00	10.00	11/1/2019	12/1/09		
Ryan, Charles	36 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/14		
Hornack (PR), Virg	36 Sycmr	OO	0	490.20	525.20	0.00	-175.95	349.25	20.94	200.00	10.00	11/1/2019	7/1/16		8/31/17
Putt, Norman	37 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	5/1/08		
<VACANT>	37 Elgin	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Reak (PR), Robert	37 Kmblly	OO	0	490.20	525.20	0.00	-175.95	349.25	3,631.08	200.00	10.00	11/1/2019	7/1/16		8/31/17
Rudinickas, Linda	37 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		
<VACANT>	37 Patln	Abandoned	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Costanzo, Marlene	37 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/10		
Whitecotton, Pame	37 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	3/1/08		
Danz, Dennis	38 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	-510.20	200.00	10.00	11/1/2019	5/1/18		
Norton, Dale	38 Panwy	OO	0	475.20	510.20	0.00	0.00	510.20	-514.09	200.00	10.00	11/1/2019	9/1/13		8/31/17
Connelly, Patricia	38 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	10.36	200.00	10.00	11/1/2019	8/1/11		8/31/17
Anderson, Clinton	38 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/07		
<VACANT>	39 Kmblly	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Parker, Shawn	39 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	11/1/06		
Butler, Lucille	39 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Sternad, Gerald	39 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	632.20	100.00	10.00	11/1/2019	7/1/01		8/31/17
Svetz, Antoinette	39 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/14		
Nacarato, Diana	40 Flgr	OO	0	475.20	510.20	0.00	0.00	510.20	81.50	200.00	10.00	11/1/2019	1/1/18		
Magrey, Mary Jo	40 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	5/1/20		
Rivera, Susan	40 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	12/1/13		
Gunter, Barbara	41 Kmblly	OO	0	490.20	525.20	0.00	0.00	525.20	48.96	200.00	10.00	11/1/2019	8/1/10		
Teske, Arthur	41 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	10/1/03		8/31/17
<VACANT>	41 Patln	Lot	0	485.20	485.20	485.20	0.00	520.20	0.00	0.00	10.00	11/1/2019			
Lane, Charles	41 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	79.56	200.00	10.00	11/1/2019	9/1/16		8/31/17
Bittner, Thomas	41 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	42 Flgr	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Anderson (PR), Lin	42 Panwy	OO	0	475.20	510.20	0.00	-181.20	329.00	-321.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Salzgeber, Barbara	42 Perwk	OO	0	541.20	576.20	0.00	-5.00	571.20	-15.00	200.00	10.00	11/1/2019	5/1/15		8/31/17
Locksey, Alan	42 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	-1.10	200.00	10.00	11/1/2019	9/1/11		
Merrell, Patricia	43 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	7/1/12		8/31/17
Campbell, Catherin	43 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	9.39	200.00	10.00	11/1/2019	12/1/15		8/31/17
<VACANT>	43 Sycmr	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	44 Flgr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Wood (RA), Edith	44 Panwy	OO	0	475.20	510.20	0.00	-26.40	483.80	0.00	200.00	10.00	11/1/2019	5/1/07		8/31/17

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Roberts, Elizabeth	44 Perwk	OO	0	541.20	576.20	0.00	9.00	585.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
<VACANT>	44 Sycmr	Lot	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Choby, Rosemary	45 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
May, Andrea	45 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
<VACANT>	45 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Field, Mitchell	45 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	8/1/16		8/31/17
Burke, Robert	45 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/05		8/31/17
Dillenbeck, Nancy	45 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	7/1/14		
Zond, Russell	46 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/10		8/31/17
<VACANT>	46 Parwy	COH	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Rienerth, Louis	46 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Ezolt, Glenn	46 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/12		8/31/17
Ouellette, Dale	47 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	6/1/13		
<VACANT>	47 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Cival, Timothy	47 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/13		8/31/17
Jorgensen, Gale	47 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	9/1/17		8/31/18
Seidowsky, Karl	47 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.20	200.00	10.00	11/1/2019	5/1/06		8/31/17
Loomis, Patrice	47 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	6/1/17		8/31/18
Welke, Vivian	48 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Tillman, Randolph	48 Parwy	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	9/1/12		
Kwiatkowski, Gilber	48 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	4/1/13		8/31/17
<VACANT>	49 Brkns	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	49 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
<VACANT>	49 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Carnell, Clarence	49 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	-10.02	200.00	10.00	11/1/2019	10/1/15		8/31/17
Grabowski, Kennet	49 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.50	0.00	10.00	11/1/2019	11/1/18		
Long, Marilyn	49 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Cunningham, Jane	50 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/12		8/31/17
MacPherson, Barb	50 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Galardi, Darryl	51 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	-3.20	200.00	10.00	11/1/2019	9/1/17		10/18/18
Strieter, Beverly	51 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	4/1/08		8/31/17
Long-Orr, Geraldin	51 Parwy	OO	0	490.20	525.20	0.00	0.00	525.20	-0.05	450.00	10.00	11/1/2019	8/1/18		
Krokey, Jon	51 Patln	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	5/1/13		
Edmonds, Joel	51 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/15		
Piwinski, Linda	51 Sycmr	OO	0	490.20	525.20	0.00	0.00	525.20	5.40	200.00	10.00	11/1/2019	1/1/18		
Daugherty, John	52 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	0.20	200.00	10.00	11/1/2019	10/1/18		
Barr, Robert	52 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/17		8/31/18
Moncheck, Richard	53 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Shaw, Heather	53 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	41.19	200.00	10.00	11/1/2019	9/1/17		8/31/18
<VACANT>	53 Parwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Ulker (PR), Sallih	53 Patln	OO	0	485.20	520.20	0.00	-191.20	329.00	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Vance, Ruby	53 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.90	200.00	10.00	11/1/2019	8/1/10		8/31/17
<VACANT>	53 Sycmr	COH	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Cole, Daniel	54 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	-10.00	200.00	10.00	11/1/2019	5/1/18		
Vertal, Marilyn	54 Perwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
<VACANT>	55 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
<VACANT>	55 Panwy	Abandoned	0	490.20	490.20	490.20	0.00	525.20	0.00	0.00	10.00	11/1/2019			
Arnold, John	55 Patin	OO	0	485.20	520.20	0.00	0.00	520.20	0.00	200.00	10.00	11/1/2019	2/1/10		8/31/17
Patrick, Kathleen	55 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	59.08	200.00	10.00	11/1/2019	6/1/14		8/31/17
Gerus, Wendy	56 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	15.00	200.00	10.00	11/1/2019	5/1/19		
Buescher, Urban	56 Penwk	OO	0	541.20	576.20	0.00	20.00	596.20	0.00	200.00	10.00	11/1/2019	12/1/13		8/31/17
<VACANT>	57 Fligr	Lot	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Milano, Carmelo	57 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/14		
Kellums, Kathaleer	57 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Burke, Cheri	58 Fligr	OO	0	475.20	510.20	0.00	0.00	510.20	90.00	200.00	10.00	11/1/2019	10/1/12		
Oberg, David	58 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	3/1/17		8/31/18
Penney, Joan	59 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	1.80	200.00	10.00	11/1/2019	10/1/17		
Szweda (PR), Dale	59 Fligr	OO	0	475.20	510.20	0.00	-176.20	334.00	72.99	200.00	10.00	11/1/2019	9/1/16		8/31/17
Price, Paula	59 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	4/1/07		8/31/17
Archer, Jennie	59 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	-1.00	50.00	10.00	11/1/2019	7/1/01		
Brewer, Nicole	60 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/19		
<VACANT>	61 Brkns	DEMO	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
Kancler, Dale	61 Panwy	OO	0	490.20	525.20	0.00	0.00	525.20	0.00	200.00	10.00	11/1/2019	5/1/18		
Haliwill, Eugene	61 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.05	200.00	10.00	11/1/2019	9/1/17		8/31/18
Rechner, James	62 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	200.00	10.00	11/1/2019	11/1/04		8/31/17
<VACANT>	63 Brkns	Abandoned	0	475.20	475.20	475.20	0.00	510.20	0.00	0.00	10.00	11/1/2019			
McMahon, Rita	63 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	300.00	200.00	10.00	11/1/2019	10/1/11		8/31/17
McMillin, Mary	63 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.20	200.00	10.00	11/1/2019	4/1/11		8/31/17
Roeher, Deloris	64 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	-0.03	200.00	10.00	11/1/2019	7/1/13		8/31/17
Rodeback, Janet	65 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	12/1/11		8/31/17
Mayer, Sybil	65 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	536.20	50.00	10.00	11/1/2019	7/1/01		
Deyling, Dianna	65 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/16		8/31/18
Kosakowski, Judy	66 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/11		8/31/17
Mariner, Neil	67 Brkns	OO	0	475.20	510.20	0.00	0.00	510.20	0.00	200.00	10.00	11/1/2019	11/1/14		8/31/17
Crozier, Carol	67 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01	9/30/20	8/31/17
Dorricott, David	67 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	6/1/06		8/31/17
Love, John	68 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/19		
Thompson, Kristine	69 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	4/1/20		
Brewer, Patricia	69 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	200.00	10.00	11/1/2019	9/1/05		8/31/17
Emerick, Robert	70 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/29/17		
Connolly, Mary Jo	71 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	6/1/20		
Grant, Cynthia	71 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/04		
McCready, Anna	72 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/12		8/31/17
Sordi, Victor	73 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	-561.20	200.00	10.00	11/1/2019	10/1/05		
Stiegelmeier, Mary	73 Penwk	OO	0	541.20	576.20	0.00	9.00	585.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Mihalik, Linda	74 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	10/1/16		8/31/18
Crozier, Richard	75 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	10/1/14		8/31/17
Zink, Barbara	75 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Crespo, Linda	76 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	7/1/17		8/31/18
Hillenbrand, Nancy	77 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	-7.06	200.00	10.00	11/1/2019	4/1/08		8/31/17
Eberhardt, Bridget	77 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	8/1/14		
Logue, Doris	78 Penwk	OO	0	541.20	576.20	0.00	0.00	576.20	20.93	200.00	10.00	11/1/2019	10/1/17		

Tenant Name	Unit	Unit Type	Sq Ft	Market Rent	Rent	Vacancy Loss	Misc Charges	Total Charges	Balance	Security Deposit	Increase Amount	Last Rent Increase	Move In	Move Out	Lease End
Grogan, Michael	79 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	200.00	10.00	11/1/2019	7/1/06		8/31/17
Kuehn, Theresa	79 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/17		
Fortuna, Thomas	80 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	11/1/19		
<VACANT>	81 Panwy	Abandoned	0	501.20	501.20	501.20	0.00	576.20	0.00	0.00	10.00	11/1/2019			
Kolus, Gordon	81 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	11/1/17		
Wilson, Madelyn	82 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Venacro, Mary	83 Panwy	OO	0	541.20	536.20	0.00	0.00	536.20	561.20	50.00	10.00	11/1/2019	7/1/01		8/31/17
<VACANT>	83 Panwy	Abandoned	0	541.20	541.20	541.20	0.00	576.20	0.00	0.00	10.00	11/1/2019			
Bothwell, Roberta	84 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	200.00	10.00	11/1/2019	9/1/19		
Stephenson, Chery	85 Panwy	OO	0	501.20	536.20	0.00	29.00	565.20	-4.16	0.00	10.00	11/1/2019	6/1/17		8/31/18
Ciannilli, Thomas	85 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		8/31/17
Kalchert, James	86 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	0.00	10.00	11/1/2019	10/1/19		
Miller, Nancy	87 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	50.00	10.00	11/1/2019	7/1/01		
Pojman, Frank	87 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	100.00	10.00	11/1/2019	7/1/01		
Cain, Mabel	88 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	-0.10	200.00	10.00	11/1/2019	7/1/01		
Laco, James	89 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	5/1/04		
McKeto, Gary	89 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	25.00	200.00	10.00	11/1/2019	12/1/11		
Capretto, Jeanite	91 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	12/1/19		8/31/17
Wahlquist, Katherir	91 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	-576.20	200.00	10.00	11/1/2019	11/1/14		8/31/17
Saiter, Deborah	93 Panwy	OO	0	501.20	536.20	0.00	0.00	536.20	0.00	0.00	10.00	11/1/2019	7/1/01		
Bryson, Nancy	93 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	28.09	100.00	10.00	11/1/2019	7/1/01		
Zergott, William	95 Panwy	OO	0	541.20	576.20	0.00	0.00	576.20	0.00	50.00	10.00	11/1/2019	7/1/01		8/31/17
Newsletter Ads, CF office	Retail		0	0.00	0.00	0.00	0.00	0.00	-1,421.53	0.00	0.00		4/10/18		
Totals for Columbia Park			0	542,789.55	573,737.35	100,215.35	-10,015.83	571,041.52	21,091.38	149,060.00	10,940.00				
Columbia Shopping Center															
Real Estate Corp, t	COL7062	Retail	1,956	1,726.70	1,726.70	0.00	0.00	1,726.70	0.15	0.00	0.00		7/7/03		9/30/23
Barber Shop, Bill's	COL7064	Retail	435	500.00	500.00	0.00	86.96	586.96	0.00	0.00	500.00	6/1/2008	7/1/01		12/31/20
Trolley House Bar t	COL7066	Retail	2,482	2,494.33	2,494.33	0.00	475.84	2,970.17	989.74	0.00	0.00		7/1/01		
<VACANT>	COL7068A	Retail	3,174	3,703.00	3,703.00	3,703.00	0.00	0.00	0.00	0.00	0.00				
<VACANT>	COL7068B	Retail	1,926	2,247.00	2,247.00	2,247.00	0.00	0.00	0.00	0.00	0.00				
Trading Inc, Shiva	COL7070	Retail	7,756	3,554.83	3,716.42	0.00	1,482.21	5,198.63	1,600.01	0.00	3,716.42	1/1/2020	12/1/11		
RycoSports	COL7072	Retail	2,288	1,300.00	1,400.00	0.00	0.00	1,400.00	328.53	0.00	100.00	7/1/2020	2/1/18		
Community for Beth	COL7074	Retail	2,400	1,613.62	1,950.00	0.00	0.00	1,950.00	-18.97	1,700.00	1,950.00	1/1/2020	12/1/10		
<VACANT>	COL7088	Retail	1,600	1,350.00	1,350.00	1,350.00	0.00	0.00	0.00	0.00	-754.00	7/1/2019			
Olen, James	COL7092	Retail	1,600	1,250.00	1,350.00	0.00	0.00	1,350.00	100.00	0.00	100.00	9/1/2020	9/1/10		
<VACANT>	COL7096	Retail	3,200	1,600.00	1,600.00	1,600.00	0.00	0.00	0.00	0.00	-1,600.00	11/1/2019			
Totals for Columbia Shopping Center			28,817	21,339.48	22,037.45	8,900.00	2,045.01	15,182.46	2,999.46	1,700.00	4,012.42				
Sq Ft			28,817	606,662.20	639,496.44	128,115.35	-8,029.52	630,986.52	30,370.30	161,510.00	15,682.42				

Report Summary

Detail	Value
Total Possible Rent	639,496.44
Vacancy Rent	128,115.35
Occupied Unit Rent	511,381.09
# of Units	1219
Vacant Units	262
Occupancy	78.51%

EXHIBIT C

List of Property Litigation to Best of Receiver's and Seller's Knowledge

1. Columbia Far West, LLC v. Columbia Park East MHP LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-880316, consolidated with U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1. Commercial Pass-Through Certificates, Series 2007-C1 v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110;
2. State of Ohio, ex rel. Dave Yost, Attorney General of Ohio v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-18-903788 (the "**Ohio EPA Case**");
3. Columbia MHC East, LLC et al. v Melody J. Stewart, et al., U.S. Court of Appeals, 6th Circuit, Case No. 19-3748;
4. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-934734 and Certificate of Judgment JL20978567;
5. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-935449;
6. Pending Eviction Actions as of September 28, 2020:

Columbia Park:

- Neil Brigadier (12 Birch Lane)
- William Hewitt (13 Greenhaven Drive)
- Robert Raak (37 Kimberly Lane)
- Margaret Thoennes (2 Symphony Street)
- Janice Lecomte (23 Sunrise Boulevard)

Brook Park:

- Mario Martino (Lot 109)
 - Charles Vild (Lot I-68)
7. Writs of Execution Obtained as of September 28, 2020:
 - Mary McHugh (14 Sycamore Drive)
 - Richard Hasenstab (33 Parkway Drive)
 - Charles Manus (45 Parkway Drive)
 - John and Sherry Zuchelli (1 Kimberly Lane)
 - Phyllis Hensen (12 Michael Drive)
 - Nels Nelson (18 Michael Drive)
 - Genevieve Crookshanks (7 Oak Drive)
 - Deanna Twigg (4 Hawthorne Drive)
 - Emogene Rundel (deceased)(3 Sunrise Boulevard)

8. Pending Probate Court Proceedings as of September 28, 2020

Name	Executor's Name	Address	Status	Balance
Herbert Rinesmith Jr - deceased	Herbert Rinesmith III	1 Van Ess Drive	Probate Court / Deceased	\$ 535.20
Margaret Thoennes - deceased	Michael Thoennes	2 Symphony Street	Probate Court / Deceased	\$ 586.19
George Ramirez -deceased	Pam Winkler	6 Symphony Street	Probate Court / Deceased	\$ 3,651.75
Neil Brigadier -deceased	Lindsey Brigadier	12 Birch Lane	Probate Court / Deceased	\$ 1,757.12
William Hewitt -deceased	No assigned executor - Shelly Ebersol is daughter	13 Greenhaven Drive	Probate Court / Deceased	\$ 2,842.64
Jayne Reed -deceased	Attorney David S. Bartos	19 West Drive	Probate Court / Deceased	\$ 2,834.23
David & Joyce Babbitt - deceased	Susan Thrun	35 Elgin Oval Blvd	Probate Court / Deceased	\$ 1,075.40
Robert Raak -deceased	Megan Loomis	37 Kimberly Lane	Probate Court / Deceased	\$ 1,475.83
Mary Venacro -deceased	John Pesci	83 Parkway Drive	Probate Court / Deceased	\$ 5,427.51
Kenneth Hes -deceased	Nancy Miller	87 Parkway Drive	Probate Court / Deceased	\$ 2,244.63
Virginia Schlather - deceased	William Schlather	2 Matthew's Corners	Probate Court / Deceased	\$ -
Patricia Patterson - deceased	Susan Boone	12 Brightwood Lane	Titled in Executor's Name	\$ 1,092.96
James Dreher -deceased	Diana Lynn	15 Schubert's Alley	Titled in Executor's Name	\$ 4,203.44
Carol Ramos -deceased	James Grawronski	1 West Drive	Titled in Executor's Name	\$ 2,174.35
Jean Murphy - deceased	Ramon Garcia	12 Tympani Trail	Titled in Executor's Name	\$ 601.20

9. Kenneth C. Burnham v. Richard Kellam, Braxton Hill, and Columbia Far West, LLC, Cuyahoga County Common Pleas Court, Case No. CV-17-883264, which case has been dismissed without prejudice and is not barred by a statute of limitations;

10. Securities and Exchange Commission v. Robert C. Morgan, et al., United States District Court for the Western District of New York, Case No. 19-661.

EXHIBIT D

Quit Claim Deed

Columbia Far West, LLC, a Delaware limited liability company (“Grantor”), for Ten Dollars and 00/100 (\$10.00) paid and other good and valuable consideration, grants to _____, an Ohio limited liability company, whose tax-mailing address is _____, Grantor’s undivided 50% tenant in common interest in the real property more particularly described on Exhibit A, subject only to the exceptions on Exhibit B.

Prior Owner: Columbia Far West LLC

Property Address: _____

Parcel Numbers: _____

Prior Instrument Number: _____

[SIGNATURE ON FOLLOWING PAGE]

Executed this ____ day of _____, 20__.

Columbia Far West, LLC

By: _____

STATE OF _____

COUNTY OF _____

The foregoing instruments was acknowledged before me the ____ day of _____, 20__,
by _____, the _____ of Columbia Far West, LLC, a Delaware limited liability
company, on behalf of said limited liability company.

_____,
Notary Public

_____, County, _____

My Commission Expires: _____

Acting in the county of: _____

PREPARED BY: _____

WHEN RECORDED RETURN TO:

EXHIBIT E

Bill of Sale and General Assignment

Columbia Far West, LLC in accordance with the Purchase Agreement dated _____, 2020 and in consideration of the sum of Ten Dollars (\$10.00) (the sufficiency and receipt of which are hereby acknowledged), does hereby grant, bargain, sell, convey, assign, transfer, set over and deliver (collectively, "assign") unto _____, ("Assignee"), all of Assignor's right, title and interest in and to all of the tangible personal property and fixtures owned by Assignor and that is now affixed to and/or located on the Real Property described on Exhibit A attached hereto and used in connection with the management, operation, or repair of the Real Property, but excluding any property owned by any tenant on the Real Property (collectively, "Personal Property") free and clear of all liens and encumbrances.

TO HAVE AND TO HOLD the Personal Property unto Assignee and Assignee's heirs, legal representatives, successors and assigns forever.

The Personal Property is being assigned "as is", "where is", and "with all faults" as of the date of this bill of sale, without any representation or warranty whatsoever as to its condition, fitness for any particular purpose, merchantability or any other warranty, express or implied. Assignee is hereby acquiring the Personal Property based solely upon assignee's own independent investigations and inspections of that property and not in reliance on any information provided by Assignor or Assignor's agents or contractors. Assignor has made no agreement to alter, repair or improve any of the Personal Property. Assignor specifically disclaims any warranty, guaranty or representation, oral or written, past or present, express or implied, concerning the Personal Property or Assignor's title thereto.

IN WITNESS WHEREOF, Assignor has signed, sealed, and delivered this Bill of Sale as of the ____ day of _____, 20____.

Columbia Far West, LLC

By: _____

EXHIBIT F

Form of Assignment of Leases

KNOW ALL MEN BY THESE PRESENTS that Columbia Far West, LLC (“Far West”), Columbia Park East MHP, LLC (“East”), and M. Shapiro Real Estate Group Ohio LLC, as Court Appointed Receiver pursuant to an Order Appointing Receiver (“Receiver”) entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, in consideration of Ten Dollars (\$10.(X)) and other good and valuable consideration paid by _____, a _____ limited liability company (“Purchaser”), the receipt and adequacy of which is acknowledged, do each hereby grant, assign, transfer, convey to Purchaser all of its respective right, title and interest in, to and under, if any:

(A) All leases, subleases, tenancy, occupancy, use and license agreements (“Leases”) in which such party holds an interest or right with respect to the real property described in Exhibit A attached (the “Property”), which Leases are described in the rent roll Exhibit B, attached.

(B) All the original Leases, Lease records, and other evidence of the existence and status of the rights of tenants under the Leases being assigned.

To have and to hold the same unto Purchaser, its successors and assigns, forever from the date of this Assignment, subject to the respective rent, conditions, covenants, and provisions contained in such Leases that may be specifically applicable to such agreements.

Far West and East each state the following to Purchaser:

1. To the best of Far West’s knowledge without independent investigation there is no default under any of the Leases by Far West or no event which, with the giving of notice or passage of time, or both, would constitute a default by Far West.

2. To the best of East’s knowledge without independent investigation there is no default under any of the Leases by East or no event which, with the giving of notice or passage of time, or both, would constitute a default by East.

3. Far West has made no prior assignment or conveyance of the Leases or security deposits which are currently effective. Subject to any interest the Receiver may have, Far West and East are the valid holders of the Leases at the time of this Assignment, and Far West and East have the full power and authority to assign its respective undivided 50% tenant in common interest in the Leases to Purchaser.

4. East has made no prior assignment or conveyance of the Leases or security deposits which are currently effective. Subject to any interest the Receiver may have, Far West and East are the valid holders of the Leases at the time of this Assignment, and Far West and East have the full power and authority to assign their respective undivided 50% tenant in common interests in the Leases to Purchaser.

5. Purchaser accepts this Assignment and assumes the obligations of the lessor under the Leases being assigned, including, but not limited to, the obligation to account for all tenant security deposits as required by law, to the extent that said obligations shall arise from and after the date of this Assignment.

This Assignment shall be construed under and in accordance with the laws of the State of Ohio.

[signatures on following page]

In witness whereof, the parties have signed this Assignment as of _____.

FAR WEST:

Columbia Far West, LLC

By: _____

EAST:

Columbia Park East MHP, LLC

By: _____

RECEIVER:

M. Shapiro Real Estate Group Ohio LLC,
as Court Appointed Receiver pursuant to
an Order Appointing Receiver entered in
the Cuyahoga County Common Pleas Court,
Case No. CV17-887110

By: _____

PURCHASER:

_____,
A limited liability company

By: _____

Name: _____

Title: _____

EXHIBIT G-1

Owner's Affidavit

STATE OF _____

COUNTY OF _____

The undersigned affiant first being duly sworn, deposes and says:

1. That Columbia Far West, LLC ("Owner") is the owner of a 50% undivided tenant in common interest in certain real property in the State of Ohio described in Commitment No. _____.

2. That the undersigned _____ is authorized to execute this affidavit, and is authorized to execute all instruments necessary to convey its interest in the Property subject to Receiver's consent. "Actual knowledge" of the Owner refers to the actual knowledge of _____ without any duty of inquiry or independent investigation of the relevant matter by any of such individuals.

3. [Intentionally omitted].

4. [Intentionally omitted].

5. [Intentionally omitted].

6. To the Owner's actual knowledge, there are no rights of first refusal or options to purchase all or any part of the Property.

7. [Intentionally omitted].

8. [Intentionally omitted].

9. That this affidavit is given for the purpose of inducing Old Republic National Title Insurance Company and/or its agent to issue its policies of title insurance which may provide coverage as to the matters listed above. The undersigned acknowledge that they have read the foregoing and fully understand the legal aspects of any misrepresentation and/or untrue statements made herein and indemnify and hold harmless OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY against liability occasioned by reason of reliance upon the statements made herein.

Columbia Far West, LLC

By: _____

Sworn to, subscribed and acknowledged in my presence this _____ day of _____, 2020.

Notary Public

EXHIBIT G-2

Owner's Affidavit

STATE OF _____

COUNTY OF _____

The undersigned affiant first being duly sworn, deposes and says:

1. That M. Shapiro Real Estate Group Ohio LLC, an Ohio limited liability company ("Receiver") named herein is the court appointed receiver for certain real property in the State of Ohio described in Commitment No. _____.
2. That the undersigned Mark Kassab is authorized to execute this affidavit. "Actual knowledge" of the Receiver refers to the actual knowledge of Mark Kassab without any duty of inquiry or independent investigation of the relevant matter by any of such individuals.
3. To the Receiver's actual knowledge, there have been no construction, repairs, alterations, improvements made, ordered or contracted to be made on or to the Property, nor materials ordered within the last 6 months (or 75 days after completion of work) at the request of the Receiver, which have not been paid for or if unpaid will be paid by the closing, and there are no outstanding or disputed claims for any such work.
4. To the Receiver's actual knowledge, there has been no work done, nor notice received that work is to be done by the municipality (city, borough, or township), or at its direction, including but not limited to the installation of water or sewer lines, or for improvements such as paving or repaving of streets or alleys, or the installation of curbs or sidewalks.
5. To the Receiver's actual acknowledge, there are no one in possession of the Property, other than the tenants set forth in the rent rolls attached as Exhibit 1.
6. To the Receiver's actual knowledge, there are no rights of first refusal or options to purchase all or any part of the Property, except as provided in the Purchase Agreement dated _____, 2020 with Green Courte Acquisition IV, LLC.
7. That there are no unpaid real estate taxes or assessments except as shown on the current tax roll. That the undersigned has not received any supplemental tax bill which is unpaid.
8. To Receiver's actual knowledge, there are no matters pending against the Affiant that could give rise to a lien that would attach to the property between the most recent effective date of the title commitment and the recording of the interest to be insured, and that the Affiant has not and will not execute any instrument that would adversely affect the title or interest to be insured.
9. That this affidavit is given for the purpose of inducing Old Republic National Title Insurance Company and/or its agent to issue its policies of title insurance which may provide coverage as to the matters listed above. The undersigned acknowledge that they have read the foregoing and fully understand the legal aspects of any misrepresentation and/or untrue statements made herein and indemnify and hold harmless OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY against liability occasioned by reason of reliance upon the statements made herein.

Shapiro Real Estate Group Ohio, LLC,
the Court Appointed Receiver

By: _____
Mark S. Kassab, Authorized Agent

Sworn to, subscribed and acknowledged in my presence this _____ day of _____, 2020.

Notary Public

EXHIBIT H

Tenant's Notice

_____, 20_____

RE: _____

Dear Tenant:

Please be advised that on this date _____, a _____ and _____, a _____ (collectively, the "Prior Owner"), collectively have transferred the ownership of the property known as _____ to _____ (the "New Owner"). All correspondence regarding your lease should hereafter be sent to the New Owner at _____. The New Owner has assumed all obligations of the landlord under your lease from and after the above date. All security deposits in the possession of the Prior Owner have been delivered to the New Owner. Please send all further rental payments under the lease to the New Owner to the address designated above for receipt of such payments, unless otherwise directed by the New Owner.

Thank you very much for your assistance in this matter.

Very truly yours

M. Shapiro Real Estate Group Ohio LLC,
as Court Appointed Receiver pursuant to
an Order Appointing Receiver

By: _____

Name: _____

Its: _____

EXHIBIT I

Form of Limited Power of Attorney

(Manufactured Home Certificate of Title - Unit [_____])

The undersigned, [_____], a _____ (“Seller”), d/b/a [_____], hereby constitutes and appoints any officer or other authorized signatory of [_____], a _____ limited liability company (“Purchaser”), including, without limitation, [_____], its true and lawful attorney-in-fact and agent with power and authority to do any and all acts and things reasonably necessary to transact all business connected with the manufactured home listed on Exhibit A attached hereto (the “Owned Home”), including but not limited to, the following:

- (a) Execute or endorse that certain certificate of title evidencing ownership of the Owned Home to indicate the transfer of ownership thereof from Seller to Purchaser; and
- (b) Execute and deliver any and all instruments and take any and all further action in the name of and on behalf of Seller as may be required or deemed desirable to accomplish any and all of the actions described herein and carry out the purpose of this Power of Attorney.

Purchaser is hereby empowered to do any and all lawful action required for effecting the transfer of the Owned Home, and Seller hereby ratifies and confirms any and all lawful acts that Purchaser shall do pursuant to and in conformity with this Power of Attorney. Seller further grants unto Purchaser and its agents full authority and power to do and perform any and all acts necessary or incident to the execution of the powers herein expressly granted, as Seller or their agents might or could do if personally present.

To induce any third party to act hereunder. Seller hereby agrees that any third party receiving a duly executed copy or facsimile of this instrument may act hereunder; and that revocation or termination hereof shall be ineffective as to such third party unless and until actual notice of knowledge of such revocation or termination shall have been received by such third party, and Seller, for itself and for its legal representatives, successors and assigns, hereby agrees to indemnify and hold harmless any such third party by reason of such third party having relied on the provisions of this instrument.

Seller has given this Power of Attorney in connection with the sale of the Owned Home pursuant to that certain Purchase Agreement dated as of [_____], 2020 (as the same may be amended from time to time, the “Purchase Agreement”) between _____, a limited liability company, as purchaser, and Columbia Far West, LLC, as seller. Capitalized terms used but not defined herein shall have the meanings given to them in the Purchase Agreement.

This Power of Attorney coupled with an interest in the transaction, is irrevocable and shall terminate on the tenth (10th) anniversary of the date hereof.

Seller executes this Power of Attorney with the intent to be legally bound hereby.

Dated: _____, 2020

By: _____

Name: _____

Title: _____

EXHIBIT A
(Owned Home)

Community _____ Unit _____ Year _____ Manufacture _____ Serial # _____

EXHIBIT J

Form of Tenant Estoppel Certificate

_____, 20_____

To: _____

Attention: _____

**Re: Columbia Shops, 7060-7069 Columbia Road, Olmsted Township, Ohio 44138 (the
"Property")**

Gentlemen:

The undersigned tenant hereby certifies to _____, LLC, a Delaware limited liability company ("_____") as of the date hereof as follows:

1. The undersigned is the tenant under a lease dated _____, (the "Lease") between _____, as landlord (together with its successors and assigns, "Landlord"), and Tenant, as tenant ("Tenant"), for Store No. _____ (the "Leased Premises") in the Property, located at _____ Columbia Road, Olmsted Township, Ohio 44138. All capitalized terms not otherwise defined herein shall have the meanings provided in the Lease, and all exhibits or schedules attached hereto are by this reference incorporated fully herein.

2. The Lease has commenced pursuant to its terms and is in full force and effect. Tenant has not given Landlord any notice of termination under the Lease.

3. There are no amendments, supplements or modifications of any kind to the Lease except as set forth on Schedule 1. The Lease represents the entire agreement between Tenant and Landlord with respect to the leasing and occupancy of the Leased Premises leased under the Lease; there are no other promises, agreements, understandings, or commitments of any kind between Landlord and Tenant with respect thereto.

4. There has not been and is now no subletting of the Leased Premises, or any part thereof, or assignment by Tenant of the Lease, or any rights therein, to any party, other than as follows; [list or if none, say "None"]: _____.

5. No uncured default, event of default, or breach by Landlord exists under the Lease, and no facts or circumstances exist that, with the passage of time or giving of notice, will or could constitute a default, event of default, or breach by Landlord under the Lease. Tenant has made no claim against Landlord alleging Landlord's default under the Lease.

6. Except as otherwise set forth in the Lease, Tenant has no right to vacate the Leased Premises or cease to operate its business therefrom.

7. Tenant has accepted full possession of the Leased Premises at the Property and is in occupancy of the Leased Premises. All of the construction obligations of the Landlord under the Lease have been duly performed and completed including, without limitation, any obligations of the Landlord to make or to pay Tenant for any improvements, alterations or work done on the Leased Premises, and the improvements described in the Lease have been constructed in accordance with the plans and specifications therefor and have been accepted by Tenant. All common areas of the Property (including, without limitation, parking areas, sidewalks, access ways and landscaping) are in compliance with the Lease and are satisfactory for Tenant's purposes.

8. To the best of Tenant's knowledge and belief, there are no rental, lease, or similar commissions payable with respect to the Lease, except as may be expressly set forth therein.

9. The term of the Lease commenced on _____, unless sooner terminated in accordance with the terms of the Lease. Tenant has no option to renew or extend the lease term except as follows [list or if none, say "None"]:_____

10. The minimum base rent in the monthly amount of \$_____ and a monthly operating expense and real estate tax estimate in the amount of \$_____ are currently payable under the Lease. The date of Tenant's last rental payment was _____, 20____. Tenant is current with respect to, and is paying the full rent and other charges, stipulated in the Lease.

11. As of the date hereof. Tenant is not entitled to any credits, reductions, offsets, defenses, free rent, rent concessions or abatements of rent under the Lease or otherwise against the payment of rent or other charges under the Lease.

12. A security deposit in the amount of \$_____ has been given by Tenant under the terms of, or with respect to, the Lease.

13. Tenant has no option or right to purchase the Property of which the Leased Premises are a part, or any part thereof.

14. Tenant has not at any time and does not presently use the Leased Premises for the generation, manufacture, refining, transportation, treatment, storage or disposal of any hazardous substance or waste or for any purpose which poses a substantial risk of imminent damage to public health or safety or to the environment.

15. The undersigned representative of Tenant is duly authorized and fully qualified to execute this instrument on behalf of Tenant thereby binding Tenant.

16. Neither Tenant nor any guarantor of the Lease is presently the subject of any proceeding pursuant to the United States Bankruptcy Code of 1978, as amended.

17. Tenant acknowledges and agrees that the above-named parties, and the respective successors and assigns of any of the foregoing shall be entitled to rely on Tenant's certifications set forth herein.

TENANT _____
(please type or print name of Tenant)

By: _____

Name: _____

Title: _____

EXHIBIT K

Form of TIC Termination Agreement

This **TERMINATION OF TENANT IN COMMON AGREEMENT** (this "**Termination Agreement**"), dated as of _____, 2020 (the "**Effective Date**"), is made by and between Columbia Park East MHP, LLC, a Delaware limited liability company ("**East**") and Columbia Far West, LLC, a Delaware limited liability company ("**West**", and together with East, the "**Parties**," and each a "**Party**").

Recitals

WHEREAS, the Parties entered into that certain Tenant in Common Agreement dated as of May 1, 2007 and recorded May 3, 2007 as Instrument No. 200705030087 in the Cuyahoga County Recorder's office (the "**TIC Agreement**"), which TIC Agreement has been recorded against that certain real estate legally described on Exhibit A attached hereto (the "**Property**"); and

WHEREAS, the Parties desire to mutually terminate the TIC Agreement as provided for below.

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this Termination Agreement (including the Recitals above), and for other good and valuable consideration, the receipt and sufficiency of which the Parties acknowledge, the Parties agree as follows:

1. **Recitals; Definitions.** The Recitals above are hereby incorporated in and made part of this Termination Agreement by this reference.
2. **Termination; Reserved Rights.** As of the Effective Date (i) the TIC Agreement is terminated and deleted of record against the Property and no longer encumbers title to the Property, and (ii) except as otherwise expressly set forth herein, the Parties' respective rights and obligations under the TIC Agreement will be terminated automatically and shall be of no further force or effect. Notwithstanding anything contained in this Termination Agreement to the contrary, East and West each hereby agree that they are not waiving or releasing the other from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney's fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively "**Claims**") any of them have or may have against the other for any reason whatsoever; provided, however, East and West acknowledge and agree that any such Claims or any resolution of such Claim (whether by court order or settlement) shall not affect or encumber title to the Property or any rights of any successor or assign of either Party's interest in the Property described on Exhibit A attached hereto.
3. **Binding Effect.** This Termination Agreement binds and inures to the benefit of the Parties and their respective successors, assigns, and legal representatives and may not be modified except by a written agreement signed by both Parties to this Termination Agreement and any party then holding title to any portion of the Property.

4. **Miscellaneous**. This Termination Agreement, including the Recitals, constitutes the Parties' entire understanding with respect to the matters this Termination Agreement contemplates. No oral statement, agreement, promise, undertaking, understanding, or arrangement made before or contemporaneously with this Termination Agreement's execution will bind either Party unless expressly set forth in this Termination Agreement. Nor will either Party's oral statement, agreement, promise, undertaking, or understanding after this Termination Agreement's execution be deemed an amendment of this Termination Agreement unless reduced to writing and signed by the Parties and any party then holding title to any portion of the Property. This Termination Agreement will be construed and interpreted in accordance with the laws of the State of Ohio, without regard to its conflict of laws principles. The captions and headings are only for convenience of reference, are not a part of this Termination Agreement, and will not limit or construe the provisions to which they apply. All signed counterparts of this Termination Agreement taken together will constitute one and the same Termination Agreement. Except for execution and delivery of this Termination Agreement by both Parties, there are no conditions precedent to this Termination Agreement's becoming effective.

[Signature Page Follows]

IN WITNESS WHEREOF, the Parties have duly executed this Termination Agreement as of the Effective Date set forth above.

Columbia Park East MHP LLC

By: _____
Name:
Title:

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me the ____ day of _____, 20____, by _____, the _____ of Columbia Park East MHP LLC, a Delaware limited liability company, on behalf of said limited liability company.

_____,
Notary Public
_____, County, _____

My Commission Expires: _____

Acting in the county of: _____

Columbia Far West, LLC

By: _____
Name:
Title:

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me the ____ day of _____, 20____, by _____, the _____ of Columbia Far West LLC, a Delaware limited liability company, on behalf of said limited liability company.

_____,
Notary Public
_____, County, _____

My Commission Expires: _____

Acting in the county of: _____

PREPARED BY: _____

EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY

[TO BE INSERTED]

EXHIBIT L

Proforma Title Policy

SEE ATTACHED

SCHEDULE A

Name and Address of Title Insurance Company:
Old Republic National Title Insurance Company
400 Second Avenue South
Minneapolis, Minnesota 55401-2499

File No.: **31579**

Policy No.: **To Be Determined**

Address Reference: **11800 Brookpark Road, Cleveland, OH 44130**

7100 Columbia Road, Olmsted Twp., OH 44138

7060-7096 Columbia Road, Olmsted Twp., OH 44138

Amount of Insurance: **\$62,225,000.00**

Date of Policy: **Date and Time of Recording of Deed**

1. Name of Insured:

Columbia Park Owner, LLC as to Parcel Nos. 1 through 7
Brook Park Owner, LLC as to Parcel No. 8

2. The estate or interest in the Land that is insured by this policy is:

Fee Simple

3. Title is vested in:

Columbia Park Owner, LLC as to Parcel Nos. 1 through 7
Brook Park Owner, LLC as to Parcel No. 8

4. The Land referred to in this policy is described as follows:

Parcel No. 1 (Columbia Trailer Park)

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being "Lot 1" of Plat of Lot Split for Trailer Mart Inc. as recorded in Volume 304, Page 47 of Cuyahoga County Map Records, of part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg. 26' 40" West, 514.99 ft. therein from its point of intersection with the centerline of

Columbia Road, 60 ft. wide;

- 1. Thence South 88 deg. 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;**
- 2. Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;**
- 3. Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;**
- 4. Thence South 00 deg. 49' 46" East, 110.00 ft. to a point;**
- 5. Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;**
- 6. Thence South 00 deg. 49' 46" East, 115.25 ft to a point along said centerline of Columbia Road to a point;**
- 7. Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;**
- 8. Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;**
- 9. Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;**
- 10. Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;**
- 11. Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;**
- 12. Thence South 00 deg. 41' 40" East, 130.00 ft. to a corner;**
- 13. Thence South 89 deg. 06' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7, Tract 5 (O.L. 7) 64.94 ft. to a point;**
- 14. Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;**
- 15. Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;**
- 16. Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;**
- 17. Thence North 88 deg. 29' 10" West, 500.32 ft. to a point;**
- 18. Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;**
- 19. Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;**
- 20. Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;**

21. Thence South 89 deg. 32' 11" West, 150.00 ft. to a point;
22. Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;
23. Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;
24. Thence South 00 deg. 41' 21" East, 264.24 ft. to a point;
25. Thence South 89 deg. 32' 11" West, 320.00 ft. to a point;
26. Thence South 00 deg. 41' 21" East, 430.00 ft, to a point on the centerline of Cook Road, 60 ft. wide;
27. Thence South 89 deg. 32' 11" West, 40.00 ft. along said centerline of Cook Road to a point;
28. Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;
29. Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;
30. Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;
31. Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;
32. Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;
33. Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;
34. Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;
35. Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, 60 ft. wide;
36. Thence North 00 deg, 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;
37. Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;
38. Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;
39. Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

40. Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;
41. Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;
42. Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;
43. Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;
44. Thence South 01 deg. 21' 10" East, 666.99 ft. to a point;
45. Thence North 89 deg. 32' 00" East, 2,601.90 ft. to a point;
46. Thence South 00 deg. 28' 00" East, 144.08 ft. to a point;
47. Thence North 89 deg. 27' 10" East, 231.71 ft. to a point;
48. Thence South 53 deg. 22' 33" West, 217.76 ft. to a point;
49. Thence South 01 deg. 44' 34" East, 145.00 ft. to a point;
50. Thence South 43 deg. 30' 43" West, 56.32 ft. to a point;
51. Thence South 88 deg. 46' 00" West, 105.00 ft. to a point;
52. Thence South 01 deg. 44' 34" East, 387.90 ft. to the point of beginning and containing 212.3636 acres of land, according to a survey by Eric Nelson, Registered Ohio Surveyor No. 7348 on January 17, 2000, be the same more or less, but subject to all legal highways.

Parcel No. 2 (Columbia Shops)

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Tract No. 7 and bounded and described as follows:

Beginning in the centerline of Columbia Road, 60 ft. wide, at a point distant North 01 deg. 44' 34" West, 235.00 ft. therefrom from its point of intersection with the Southerly line of said Tract No. 7;

Thence South 88 deg. 46' 00" West, 340.00 ft. to a point;

Thence South 01 deg. 44' 34" East, 65.00 ft., parallel with said centerline of Columbia

Road to a point;

Thence South 88 deg. 46' 00" West, 175.00 ft. to a point;

Thence North 01 deg. 44' 34" West, 215.00 ft., parallel with said centerline of Columbia Road to a point;

Thence North 88 deg. 46' 00" East, 105.00 ft, to a point;

Thence North 43 deg. 30' 43" East, 56.32 ft. to a point;

Thence North 01 deg. 44' 34" West, 145.00 ft. parallel with said centerline of Columbia Road to a point;

Thence North 53 deg. 22' 23" East, 217.76 ft. to a point;

Thence North 89 deg. 27' 10" East, 191.39 ft. to a point in said centerline of Columbia Road;

Thence South 01 deg. 44' 34" East, 458.83 ft. to the place of beginning containing 4.4318 acres of land according to a survey in December 1991 by Giles Nelson, Ohio Surveyor No. 4630, be the same more or less, but subject to all legal highways.

And further known as being Parcel No. 4 in the Subdivision Plat of Trailer Mart, Inc, as shown by the recorded plat in Volume 266 of Maps, Page 64 of Cuyahoga County Records.

Parcel No. 3 (Lift Station Easement)

A Non-exclusive Easement for the purpose of construction, erection, placement, maintenance and alteration of a sanitary sewer lift station and pump station, as established by instrument recorded in Volume 86-7223, Page 17 of Cuyahoga County Records, and assigned in Cuyahoga County Recorders File Number 200106260775, over the following parcel of land, bounded and described as follows:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio, being known as part of Lot 5, Tract 5 in said Olmsted Township, and more definitely described as follows:

Beginning at the intersection of the centerline of Columbia Road and the line between Olmsted Township Tracts 5 and 7;

Thence South 01 deg. 04' 57" West in the centerline of Columbia Road, a distance of 365.00 ft. to a point;

Thence North 89 deg. 36' 58" West, a distance of 291.00 ft. to a point, said point is the principal place of beginning;

Thence continuing North 89 deg. 36' 58" West, a distance of 15.00 ft. to a point;

Thence South 01 deg. 04' 57" West, a distance of 110.00 ft. to a point;

Thence South 89 deg. 36' 58" East, a distance of 15.00 ft. to a point;

Thence North 01 deg. 04' 57" East, a distance of 110.00 ft. to the principal place of beginning be the same more or less, but subject to all legal highways.

Parcel No. 4 (Parkway Dr. Easement)

A Non-exclusive Easement for ingress and egress, encroachments and utilities appurtenant to Parcel 1, as established by instrument recorded in Volume 92-5575, Page 44 of Cuyahoga County Records and amended by instrument recorded as Cuyahoga County Auditor's File Number 200106260770 over the following described property:

Situated in the Township Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Tract No. 7 and bounded and described as follows:

Beginning in the centerline of Columbia Road, 60 ft. wide, distant North 01 deg, 44' 34" West 160.00 ft. from its point of intersection with the Southerly line of said Tract No. 7;

Thence South 88 deg. 46' West, 515.00 ft. to a point in an Easterly line of Parcel 8 described in instrument recorded in Volume 92-5575, Page 44 of Cuyahoga County Records;

Thence North 01 deg. 44' 34" West, 60 ft. along said Easterly line of Parcel No. 8 to a point;

Thence North 88 deg. 46' East, 515.00 ft. to a point in said center line of Columbia Road;

Thence South 01 deg. 44' 34" East, 60.00 ft. to the place of beginning containing 0.7094 acres of land be the same more or less but subject to all legal highways.

Parcel No. 5 (Easement for carport and asphalt drive)

A Non-exclusive Easement for carport and asphalt drive appurtenant to Parcel 1, as established by instrument recorded as Cuyahoga County Recorders File Number 200106260776 over the following described property:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg. 26' 40" West, 514.99 ft. therein from its point of intersection with the centerline of Columbia Road, 60 ft. wide;

Thence South 88 deg. 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;

Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;

Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;

Thence South 00 deg. 49' 46" East, 110.00 ft. to a point;

Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;

Thence South 00 deg. 49' 46" East, 115.25 ft. to a point along said centerline of Columbia Road to a point;

Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;

Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;

Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;

Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;

Thence South 00 deg. 41' 40" East, 130.00 ft. to a corner;

Thence South 89 deg. 0' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7,

Tract 5 (O.L. 7) 64.94 ft. to a point;

Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;

Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;

Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;

Thence North 88 deg. 29' 10" West, 500.30 ft. to a point;

Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;

Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;

Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;

Thence South 89 deg. 32' 11" West, 150.00 ft. to a point;

Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;

Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;

Thence South 00 deg. 41' 21" East, 264.24 ft. to a point;

Thence South 89 deg. 32' 11" West, 320.00 ft. to a point;

Thence South 00 deg. 41' 21" East, 430.00 ft, to a point on the centerline of Cook Road (60 ft. wide);

Thence South 89 deg. 32' 11" West, 40.00 ft. along said centerline of Cook Road to a point;

Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;

Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;

Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;

Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;

Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;

Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;

Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;

Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, (60 ft. wide);

Thence North 00 deg. 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;

Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;

Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;

Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;

Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;

Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;

Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;

Thence South 01 deg. 21' 10" East, 62.11 ft. to the principal point of beginning of the premises herein described;

Thence North 88 deg. 38' 50" East, 47.20 ft. to a point;

Thence South 01 deg. 21' 10" East, 90.07 ft. to a point;

Thence South 88 deg. 38' 50" West, 47.20 ft. to a point;

Thence North 01 deg. 21' 10" West, 90.07 ft. to the principal place of beginning and containing 0.0976 acres of land (4,251 sq. ft.) as calculated and described by The North

Coast Engineering and Surveying Co., Inc., in June, 2001, be the same more or less, but subject to all legal highways.

Parcel No. 6 (Easement for asphalt drive)

A Non-exclusive Easement for asphalt drive appurtenant to Parcel 1, as established by instrument recorded as Cuyahoga County Recorders File Number 200106260777 over the following described property:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg, 26' 40" West, 514.99 ft. therein from its point of intersection with the centerline of Columbia Road, 60 ft. wide;

Thence South 88 deg, 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;

Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;

Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;

Thence South 00 deg, 49' 46" East, 110.00 ft. to a point;

Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;

Thence South 00 deg. 49' 46" East, 115.25 ft. to a point along said centerline of Columbia Road to a point;

Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;

Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;

Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;

Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;

Thence South 00 deg. 41' 40" East, 130.00 ft, to a corner;

Thence South 89 deg. 06' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7,

Tract 5 (O.L. 7) 64.94 ft. to a point;

Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;

Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;

Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;

Thence North 88 deg. 29' 10" West, 500.30 ft. to a point;

Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;

Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;

Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;

Thence South 89 deg 32' 11" West, 150.00 ft. to a point;

Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;

Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;

Thence South 00 deg 41' 21" East, 264.24 ft. to a point;

Thence South 89 deg 32' 11" West, 320.00 ft. to a point;

Thence South 00 deg 41' 21" East, 430.00 ft. to a point on the centerline of Cook Road (60 ft. wide);

Thence South 89 deg 32' 11" West, 40.00 ft. along said centerline of Cook Road to point;

Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;

Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;

Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;

Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;

Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;

Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;

Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;

Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, (60 ft. wide);

Thence North 00 deg. 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;

Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;

Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;

Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;

Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;

Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;

Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;

Thence South 01 deg. 21' 10" East, 246.62 ft. to the principal point of beginning of the premises described;

Thence North 88 deg. 38' 50" East, 35.58 ft. to a point;

Thence South 01 deg. 21' 10" East, 186.17 ft. to a point;

Thence South 88 deg. 38' 50" West, 35.58 ft. to a point;

Thence North 01 deg. 21' 10" West, 186.17 ft. to the principal place of beginning and containing 0.1521 acres of land (6,625 sq. ft.) as calculated and described by The North Coast Engineering and Surveying Co., Inc., in June, 2001, be the same more or less, but subject to all legal highways.

Parcel No. 7 (Easement for manufactured homes)

A Non-exclusive Easement for manufactured homes appurtenant to Parcel 1, as established by instrument recorded as Cuyahoga County Recorders File Number 200106260778 over the following described property:

Situated in the Township of Olmsted, County of Cuyahoga, State of Ohio and known as being "Lot 1" of Plat of Lot Split for Trailer Mart Inc. as recorded in Volume 304, Page 47 of Cuyahoga County Map Records, of part of Original Olmsted Township Lot Nos. 5 and 7, Tract 5 and part of Original Olmsted Tract 7 and bounded and described as follows:

Beginning at a point on the Southerly line of said Tract No. 7 distant South 88 deg. 26' 40" West, 515.00 ft. therein from its point of intersection with the centerline of Columbia Road, 60 ft. wide;

Thence South 88 deg. 26' 40" West, 85.00 ft. along the said southerly line of said Tract No. 7 to a point;

Thence South 00 deg. 49' 46" East, 365.00 ft. to a point;

Thence North 88 deg. 26' 00" East, 294.00 ft. to a point;

Thence South 00 deg. 49' 46" East, 110.00 ft. to a point;

Thence North 88 deg. 26' 40" East, 306.00 ft. to a point on the said centerline of Columbia Road;

Thence South 00 deg. 49' 46" East, 115.25 ft. to a point along said centerline of Columbia Road to a point;

Thence South 88 deg. 26' 40" West, 1,183.43 ft. to a point;

Thence South 00 deg. 41' 40" East, 632.41 ft. to a corner;

Thence South 89 deg. 06' 30" West, 120.00 ft. to a corner;

Thence North 00 deg. 41' 40" West, 30.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 148.20 ft. to a corner;

Thence South 00 deg. 41' 40" East, 130.00 ft. to a corner;

Thence South 89 deg. 06' 30" West, 314.69 ft., passing through the westerly line of said Original Lot No. 5, Tract 5 (O.L. 5) being also the easterly line of said Original Lot 7,

Tract 5 (O.L. 7) 64.94 ft. to a point;

Thence North 00 deg. 37' 00" West, 216.05 ft. to a point;

Thence South 89 deg. 09' 46" West, 184.83 ft. to a point;

Thence North 00 deg. 37' 00" West, 133.00 ft. to a point;

Thence North 88 deg. 29' 10" West, 500.32 ft. to a point;

Thence North 00 deg. 37' 00" West, 17.19 ft. to a point;

Thence South 89 deg. 32' 11" West, 193.84 ft. to a point;

Thence South 01 deg. 42' 50" East, 152.29 ft. to a point;

Thence South 89 deg. 32' 11" West, 150.00 ft. to a point;

Thence North 01 deg. 42' 50" West, 285.91 ft. to a point;

Thence North 89 deg. 43' 30" West, 658.12 ft. to a point;

Thence South 00 deg. 41' 21" East, 264.24 ft. to a point;

Thence South 89 deg. 32' 11" West, 320.00 ft. to a point;

Thence South 00 deg. 41' 21" East 430.00 ft. to a point on the centerline of Cook Road, 60 ft. wide;

Thence South 89 deg. 32' 11" West, 40.00 ft. along said centerline of Cook Road to a point;

Thence North 00 deg. 41' 21" West, 361.96 ft. to a point;

Thence North 87 deg. 30' 25" West, 859.07 ft. to a point on the westerly line of said O.L. 7;

Thence North 00 deg. 38' 50" West, 1,058.60 ft. along the said westerly line of O.L. 7 to the northwesterly corner thereof;

Thence North 89 deg. 03' 10" East, 653.06 ft. along the said northerly line of O.L. 7 to a point;

Thence North 01 deg. 28' 49" West, 854.37 ft. to a point;

Thence South 89 deg. 18' 35" West, 422.97 ft. to a point;

Thence North 00 deg. 12' 42" West, 318.71 ft. to a point;

Thence South 89 deg. 32' 15" West, 680.00 ft. to a point on the centerline of Fitch Road, 60 ft. wide;

Thence North 00 deg. 10' 10" East, 75.00 ft. along said centerline of Fitch Road to a point;

Thence North 89 deg. 32' 15" East, 422.91 ft. to a point;

Thence North 00 deg. 10' 10" East, 103.00 ft. to a point;

Thence South 89 deg. 32' 15" West, 422.91 ft. to a point on the said centerline of Fitch Road;

Thence North 00 deg. 10' 10" East, 737.70 ft. along said centerline of Fitch Road to its point of intersection with the northerly line of said Tract 7;

Thence North 89 deg. 02' 55" East, 1,682.02 ft. along the said northerly line of Tract 7 to a point;

Thence South 01 deg. 20' 20" East, 545.77 ft. to a point;

Thence North 89 deg. 56' 15" East, 382.43 ft. to a point;

Thence South 01 deg. 21' 10" East, 666.99 ft. to a point;

Thence North 89 deg. 32' 00" East, 2,601.90 ft. to a point;

Thence South 01 deg. 28' 00" East, 92.46 ft. to the principal point of beginning of the premises herein described;

Thence South 55 deg. 52' 41" East, 90.75 ft. to a point;

Thence South 89 deg. 27' 10" West, 74.71 ft. to a point;

Thence North 00 deg. 28' 00" West, 51.62 ft. to the principal place of beginning and containing 0.0443 acres of land (1,930 sq. ft.) as calculated and described by The North

Coast Engineering and Surveying Co., Inc, in June, 2001, be the same more or less, but subject to all legal highways.

Parcel No. 8 (Cleveland trailer park)

Situated in the City of Cleveland, County of Cuyahoga, State of Ohio and known as being part of Original Rockport Township Section No. 1 and bounded and described as follows:

Beginning on the centerline of Brookpark Road, S.W., (100 ft. wide), at the Southeasterly corner of said Original Rockport Township Section No. 1;

Thence South 89 deg. 03' 00" West, along the centerline of Brookpark Road, S.W., 429.11 ft. to the Southeasterly corner of land conveyed to The S.C.K. Corporation, by deed dated May 12, 1954 and recorded in Volume 8043, Page 722 of Cuyahoga County Records;

Thence North 00 deg. 32' 30" West, along the Easterly line of land so conveyed to The S.C.K. Corporation, 1120.97 ft. to the southerly line of Parcel No. 1 of land conveyed to The New York Central Railroad Co. by deed dated October 17, 1946 and recorded in Volume 6235, Page 526 of Cuyahoga County Records;

Thence South 89 deg. 48' 10" East, along the Southerly line of the first parcel of land so conveyed, 429.13 ft. to the easterly line of said Original Rockport Township Section No. 1;

Thence South 00 deg. 32' 30" East, along the easterly line of said Section No. 1, a distance of 1,112.38 ft. to the place of beginning, be the same more or less, but subject to all legal highways.



SCHEDULE B

File No.: 31579

Policy No.: **To Be Determined**

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage, and the Company will not pay costs, attorneys' fees, or expenses that arise by reason of:

1. Intentionally Deleted
2. Intentionally Deleted
3. Intentionally Deleted
4. Intentionally Deleted
5. Rights of parties in actual possession of all or any part of the premises;
6. Oil, gas, coal and other mineral interests together with the rights appurtenant thereto whether created by deed, lease, grant, reservation, severance, sufferance or exception.
7. Intentionally Deleted
8. Intentionally Deleted
9. Taxes and assessments for the first half 2020 and thereafter.
Permanent Parcel No. 020-23-003
Permanent Parcel No. 262-14-050
Permanent Parcel No. 262-11-001
10. The following additional parcels are listed with the Permanent Parcel No. 262-11-001 for tax purposes: 262-17-005; 262-17-019; 262-19-001; 262-11-002; 262-11-016; 262-14-015; 262-14-016; 262-14-048 and 262-16-001
11. Anything to the contrary notwithstanding this policy shall not be construed to guarantee or insure the total quantity of land or acreage as described in Schedule "A" above.



FILE NO: 31579

Continuation of Schedule B

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12. Anything to the contrary notwithstanding, this Policy, when issued shall not insure for loss or damage, and the Company shall not be liable for attorneys' fees and defense costs, by reason of any requirement by the County for a new survey and description prior to transfer pursuant to those standards governing conveyances as adopted by Cuyahoga County, as authorized by O.R.C. Section 319.20.
 13. Excepting from the above described premises any part thereof acquired through change in the courses of an unnamed creek located within the parcels described in Schedule A herein occasioned by other than natural causes or by natural causes other than accretion.
 14. Rights of the public in that portion of the subject premises lying within the limits of Columbia Road, Cook Road, Fitch Road. (As to Parcels Nos. 1-7)
 15. Rights of the public in that portion of the subject premises lying within the limits of Brookpark Road. (As to Parcel No. 8)
 16. Intentionally Deleted
 17. Intentionally Deleted
 18. Intentionally Deleted
 19. Intentionally Deleted
 20. Intentionally Deleted
 21. Intentionally Deleted
 22. Intentionally Deleted
 23. Intentionally Deleted
 24. Intentionally Deleted
 25. Reservations, restrictions, covenants and other conditions as shown on Boundary Survey and Consolidation plat for National City Bank and Trailer Mart as recorded in Plat Volume 266, Page 88 of Cuyahoga County Records, which affect insured premises. (As to Parcel No. 1)



FILE NO: 31579

Continuation of Schedule B

-
26. Reservations, restrictions, covenants and other conditions as shown on Consolidation and Lot Split for Trailer Mart as recorded in Plat Volume 290, Page 78 of Cuyahoga County Records, which affect insured premises. (As to Parcel No. 1)
 27. Reservations, restrictions, covenants and other conditions as shown on Dedication and Widening Plat of Brook Park Road as recorded in Plat Volume 119, Page 18 of Cuyahoga County Records, which affect insured premises. (As to Parcel No. 8)
 28. Easement/Right of Way from Wm Miller, etal to The Ohio Fuel Gas Co., filed October 4, 1929, as recorded in Volume 3958, Page 457 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)
 29. Easement from George Stoll and Matilda Stoll to The Ohio Fuel Gas Company, filed November 12, 1936, as recorded in Volume 4664, Page 674 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)
 30. Right of Way from Gerald E. Brookins and Alice M. Brookins to Columbia Gas of Ohio, Inc., filed November 18, 1966, as recorded in Volume 11875, Page 7, of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 through 7)
 31. In the deed from Board of American Missions of the Lutheran Church in America to Gerald E. Brookins, filed November 25, 1966, as recorded in Volume 11876, Page 845 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 1)
 32. Oil and Gas Lease by and between Gerald E. Brookins, Alice M. Brookins, Trailer Mart, Inc. and Green Gas Co., filed September 7, 1978, as recorded in Volume 529, Page 877 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 through 7)
 33. Easement from Trailer Mart, Inc. to The Ohio Bell Telephone Company, filed May 8, 1981, as recorded in Volume 15449 Page 147 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)
 34. Easement from Trailer Mart, Inc. to The Ohio Bell Telephone Company, filed August 18, 1982, as recorded in Volume 15661, Page 731, and as recorded September 29, 1982 in Volume 15672, Page 107 of Cuyahoga County Records, appears certain conditions which affect insured premises.



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Continuation of Schedule B

35. Easement from Trailer Mart, Inc., an Ohio corporation to Olmsted Cable Company, filed November 16, 1982, as recorded in Volume 15684, Page 469 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcels 1 through 7)

NOTE: By Separate Instrument, dated March 29, 2010, filed for record April 30, 2010 as recorded in Cuyahoga County Records Instrument No. 201004300363, the above Easement was partially assigned from Olmsted Cable Company, an Ohio corporation to CoxCom, Inc., a Delaware corporation, d/b/a Cox Communications.

36. Deed Granting Easement (Appurtenant) from Paul G. Scheutzow and Lori A. Scheutzow to Trailer Mart, Inc., filed November 15, 1986, as recorded in Volume 86-7223 Page 17 of Cuyahoga County Records, appears certain conditions, which affect insured premises.

NOTE: Above Appurtenant Easement was Assigned and Assumed in Instrument by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as Instrument No. 200106260775 of Cuyahoga County Records.

37. Right of Way from Trailer Mart, Inc. to Columbia Gas of Ohio, filed January 26, 1988, as recorded in Volume 88-0324, Page 61, of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 1)

38. Underground Easement from Trailer Mart, Inc., an Ohio Corporation to The Ohio Bell Telephone Company, an Ohio Corporation, filed April 14, 1992, as recorded in Volume 92-2985, Page 28 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 1-4)

39. Declaration of Reciprocal Easement for Ingress and Egress by Trailer Mart, Inc., an Ohio corporation, filed June 29, 1992, as recorded in Volume 92-5575, Page 44 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1, 2 and 4)

NOTE: The above Declaration was amended in Amendment to Declaration of Reciprocal Easement for Ingress and Egress recorded June 26, 2001 as Instrument No. 200106260770 of Cuyahoga County Records.



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Continuation of Schedule B

NOTE: Above Reciprocal Easement was Assigned and Assumed in Instrument by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as Instrument No. 200106260775 of Cuyahoga County Records.

40. In the Instrument from Trailer Mart, Inc. to James H. Dietes and Karen Y. Fry, filed April 14, 1998, as recorded in Volume 98-04306, Page 26 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No 1)
41. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation and Olmsted Cable Company, an Ohio corporation, filed June 26, 2000, as recorded in Instrument No. 200006260048, and as Amended in Instrument No. 200907300289 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1 through 4)
42. Memorandum of Lease by and between Columbia MHC East, LLC, a New York limited liability company, Columbia West Investors, LC, a Virginia limited liability company and Trailer Mart, Inc., an Ohio corporation, filed June 26, 2001, as recorded in Instrument No. 200106260773 of Cuyahoga County Records, appears certain conditions, which affect insured premises.

NOTE: This exception shall terminate and be of no further force and effect upon expiration of the "Sewage Service Terms" referenced in this instrument.

FURTHER NOTE: The Demised Premises (as defined in this item), is not included in the Land insured by this policy; however, the Land is burdened by this item.

43. Intentionally Deleted
44. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company, and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as recorded in Instrument No. 200106260776 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 and 5)
45. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company, and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as recorded in Instrument No. 200106260777 of Cuyahoga County Records, appears certain conditions which affect



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Continuation of Schedule B

insured premises. (As to Parcel Nos. 1 and 6)

46. Easement Agreement by and between Trailer Mart, Inc., an Ohio corporation, Columbia MHC East, LLC, a New York limited liability company, and Columbia West Investors, LC, a Virginia limited liability company, filed June 26, 2001, as recorded in Instrument No. 200106260778 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel Nos. 1 and 7)
47. Ameritech Exclusive Easement from Trailer Mart, Inc. to Ohio Bell Telephone Company, a.k.a. Ameritech Ohio, Inc., an Ohio corporation, filed March 30, 2001, as recorded in Instrument No. 200103300483 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1 through 7)
48. Easement Agreement between Columbia MHC East, LLC, a New York limited liability company, Columbia West Investors, LC, a Virginia limited liability company and Trailer Mart, Inc., an Ohio corporation, filed June 26, 2001, as recorded in Instrument No. 200106260780 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel Nos. 1-4)
49. Easement for Channel Purposes from Trailer Mart, Inc. to State of Ohio, filed April 19, 2001, as recorded in Instrument No. 200104190251 of Cuyahoga County Records, appears certain conditions, which affect insured premises.
50. Intentionally Deleted
51. Intentionally Deleted
52. Intentionally Deleted
53. Memorandum of Lease by and between Olmsted Cable Company, an Ohio corporation, and CoxCom, Inc., a Delaware corporation d/b/a Cox Communications, filed April 30, 2010, as recorded in Instrument No. 201004300362 of Cuyahoga County Records, appears certain conditions, which affect insured premises.
54. AT & T Exclusive Easement from Columbia MHC East, LLC and Columbia West Investors, LC dba Columbia Brookpark Management, LLC to Ohio Bell Telephone Company dba AT & T Ohio, an Ohio Corporation, filed September 2, 2011, as recorded in Instrument No. 201109020457 of Cuyahoga County Records, appears certain conditions which affect insured premises.



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Continuation of Schedule B

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55. Easement from Columbia Park East MHP LLC, a Delaware limited liability to Columbia Gas of Ohio, Inc., filed March 27, 2018, as recorded in Instrument No. 201803270339 of Cuyahoga County Records, appears certain conditions which affect insured premises.
 56. In the Instrument from Ben F. Hopkins to The Buckeye Pipe Line Co., filed January 3, 1916, as recorded in Volume 1745, Page 317 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 57. In the Instrument from Russell J. Goss to The Buckeye Pipe Line Co., filed January 3, 1916, as recorded in Volume 1746, Page 18 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 58. In the Instrument from Central National Bank of Cleveland to The Cleveland Electric Illuminating Company, filed July 15, 1927, as recorded in Volume 3567, Page 517 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 59. In the Instrument from The Belt & Terminal Realty Company, an Ohio corporation, to Alice M. Brookins, filed October 18, 1948, as recorded in Volume 6642, Page 186 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 60. In the Instrument from The Belt & Terminal Realty Company, an Ohio corporation, to Alice M. Brookins, filed January 19, 1949, as recorded in Volume 6665, Page 339 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
 61. In the Instrument from The Belt & Terminal Realty Company, an Ohio corporation, to Alice M. Brookins, filed June 9, 1950, as recorded in Volume 7021, Page 350 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)

NOTE: By Separate Instrument, dated April 12, 1951, filed for record May 31, 1951 as recorded in Cuyahoga County Records Volume 7258, Page 679, the above instrument was assigned from The Belt & Terminal Realty Company to The Cuyahoga Spring Company.

NOTE: By Separate Instrument, dated May 2, 1952, filed for record May 21, 1952 as recorded in Cuyahoga County Records Volume 7482, Page 396, the above instrument was assigned from The Cuyahoga Spring Company to The S-C-K Realty Company, a partnership.



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Continuation of Schedule B

NOTE: By Separate Instrument, dated February 18, 1956, filed for record March 20, 1956 as recorded in Cuyahoga County Records Volume 8608, Page 115, the above instrument was assigned from The S-C-K Realty Company, a partnership to The Leonard H. Krill Company, Inc., a corporation.

62. Easement from Alice M. Brookins and Gerald E. Brookins to The Ohio Bell Telephone Company, filed May 23, 1979, as recorded in Volume 15015, Page 385 of Cuyahoga County Records, appears certain conditions which affect insured premises. (As to Parcel No. 8)
63. Lease by and Between Trailer Mart, Inc. and Foster & Kleiser, a Metromedia company, filed November 7, 1984, as recorded in Volume 84-5308, Page 31 of Cuyahoga County Records, appears certain conditions, which affect insured premises. (As to Parcel No. 8)
64. Survey Certificate No. 46763 made by Millman National Land Services indicates the following encroachments: 1- The 22,769 square foot Store building on the Columbia Shops, Parcel 2 of the subject property appears to lie a maximum distance of 3.1 feet into the 20 foot wide gas pipeline easement granted per Instrument No. 201803270339; and 2- The 22,769 square foot Store building on the Columbia Shops, Parcel 2 of the subject property appears to lie entirely over a portion of the 10 foot wide temporary construction easement granted per Instrument No. 201803270339 - As to Columbia Park Owner, LLC parcels
65. Survey Certificate No. 46764 made by Millman National Land Services indicates the following encroachment Survey Certificate No. 46763 made by Millman National Land Services indicates the following encroachment: Subject's site sign and planter extends 2.6 feet over the property line onto the westerly adjoiner. - As to Book Park Owners, LLC parcel

EXHIBIT M

Form of Property Management Termination Agreement

This **TERMINATION OF MANAGEMENT AGREEMENT** (this “*Termination Agreement*”), dated as of _____, 2020 (the “*Effective Date*”), is made by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“*East*”), Columbia Far West, LLC, a Delaware limited liability company (“*West*”), and Columbia-Brook Park Management, LLC, a New York limited liability company (“*Property Manager*”, and together with East and West, collectively, the “*Parties*,” and each a “*Party*”).

Recitals

WHEREAS, the Parties entered into that certain Management Agreement dated as of May 1, 2007, as same may have been amended from time to time, (the “*Property Management Agreement*”) related to Property Manager’s management of that certain real estate legally described on Exhibit A attached hereto and all improvements related thereto (the “*Property*”), all as more particularly identified in the Property Management Agreement; and

WHEREAS, the Parties desire to mutually terminate the Property Management Agreement as provided for below.

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this Termination Agreement (including the Recitals above), and for other good and valuable consideration, the receipt and sufficiency of which the Parties acknowledge, the Parties agree as follows:

5. **Recitals; Definitions.** The Recitals above are hereby incorporated in and made part of this Termination Agreement by this reference.
6. **Termination; Reserved Rights.** As of the Effective Date (i) the Property Management Agreement is terminated, and (ii) except as otherwise expressly set forth herein, and the Parties’ respective rights and obligations under the Property Management Agreement will be terminated automatically and shall be of no further force or effect. The Parties acknowledge and agree that any prior notice of termination requirement contained in the Property Management Agreement is hereby waived and shall not be required. Notwithstanding anything contained in this Termination Agreement to the contrary, East, West and Property Manager each hereby agree that they are not waiving or releasing any of the other Parties from any and all claims, demands, causes of action, judgments, losses, damages, liabilities, costs and expenses (including, without limitation, attorney’s fees whether suit is instituted or not), whether known or unknown, liquidated or contingent (collectively “*Claims*”) any of the Parties have or may have against any of the other Parties for any reason whatsoever; provided, however, East, West and Property Manager acknowledge and agree that any such Claims or any resolution of such Claim (whether by court order or settlement) shall not affect or encumber title to the Property or any rights of any successor or assign of any Party’s interest in the Property.
7. **Binding Effect.** This Termination Agreement binds and inures to the benefit of the Parties and their respective successors, assigns, and legal representatives and may not be modified except by a written agreement signed by all Parties to this Termination Agreement and any party then holding title to any portion of the Property.

8. **Miscellaneous.** This Termination Agreement, including the Recitals, constitutes the Parties' entire understanding with respect to the matters this Termination Agreement contemplates. No oral statement, agreement, promise, undertaking, understanding, or arrangement made before or contemporaneously with this Termination Agreement's execution will bind any Party unless expressly set forth in this Termination Agreement. Nor will any Party's oral statement, agreement, promise, undertaking, or understanding after this Termination Agreement's execution be deemed an amendment of this Termination Agreement unless reduced to writing and signed by the Parties and any party then holding title to any portion of the Property. This Termination Agreement will be construed and interpreted in accordance with the laws of the State of Ohio, without regard to its conflict of laws principles. The captions and headings are only for convenience of reference, are not a part of this Termination Agreement, and will not limit or construe the provisions to which they apply. All signed counterparts (whether delivered by telecopy, electronic delivery or otherwise) of this Termination Agreement taken together will constitute one and the same Termination Agreement. Except for execution and delivery of this Termination Agreement by all Parties, there are no conditions precedent to this Termination Agreement's becoming effective.

[Signature Page Follows]

IN WITNESS WHEREOF, the Parties have duly executed this Termination Agreement as of the Effective Date set forth above.

Columbia Park East MHP LLC

By: _____
Name:
Title:

Columbia Far West, LLC

By: _____
Name:
Title:

Columbia-Brook Park Management, LLC

By: _____
Name:
Title:

EXHIBIT A
LEGAL DESCRIPTION OF PROPERTY
TO BE INSERTED

EXHIBIT N

Release, Covenant Not to Sue and Indemnification Agreement

SEE ATTACHED

RELEASE, COVENANT NOT TO SUE AND INDEMNIFICATION AGREEMENT

THIS RELEASE, COVENANT NOT TO SUE AND INDEMNIFICATION AGREEMENT (this “**Agreement**”) dated _____, 2020 (the “**Effective Date**”), is by and among each of the parties signing as a “**Releasing Party**” on the signature page hereto (as defined with greater particularity in Section 3 below, and sometimes collectively referred to herein as the “**Releasing Party**”) in favor of Green Courte Acquisition IV, LLC, a Delaware limited liability company, and each of the parties signing as a “**Released Party**” on the signature page hereto (collectively, “**GCP**”, along with GCP’s current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, which are sometimes individually or collectively referred to herein as the “**Released Party**”).

RECITALS:

A. East (as defined below) and Far West (as defined below) each own equally the Property (as defined on Schedule I attached hereto).

B. GCP is a party to that certain Purchase Agreement dated as of _____, 2020 (the “**East Purchase Agreement**”) by and among Columbia Park East MHP, LLC, as seller (the “**East**”), and GCP, as buyer, and which East Purchase Agreement has been consented to by Columbia Far West, LLC (“**Far West**”), M. Shapiro Real Estate Group Ohio LLC, as Court Appointed Receiver (“**Receiver**”) pursuant to an Order Appointing Receiver entered by the Cuyahoga County Common Pleas Court (the “**Court**”) in Case No. CV17-887110 (together with Case No. CV17-880316, the “**Lawsuit**”), and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), whereby GCP has agreed to purchase East’s interest in the Property.

C. GCP is a party to that certain Purchase Agreement dated as of _____, 2020 (the “**West Purchase Agreement**”) by and among Far West, as seller, and GCP, as buyer, and which West Purchase Agreement has been consented to by East, Receiver, and Plaintiff, whereby GCP has agreed to purchase Far West’s interest in the Property.

D. Delivery of a fully executed copy of this Agreement is a condition precedent to GCP’s obligation to close on the transactions (1) contemplated by the East Purchase Agreement and (2) contemplated by the West Purchase Agreement.

E. Each Releasing Party will benefit materially, directly and/or indirectly, by (1) GCP’s purchase of East’s interest in the Property from East pursuant to the East Purchase Agreement, and (2) GCP’s purchase of Far West’s interest in the Property from Far West pursuant to the West Purchase Agreement.

F. Each Releasing Party, without admitting or determining any liability, fault, wrongdoing, or responsibility whatsoever regarding the Property, wishes to release, and covenants not to sue based on, any and all past, present and future Claims (as defined below) that any of the undersigned may have or could assert against each Released Party or related, directly or indirectly, to the Property, on the terms and subject to the conditions set forth herein.

G. Each of Far West, East and Columbia MHC East, LLC (“**MHC East**”) agrees to release and to covenant not to sue each Released Party from and against any Claims and agrees to indemnify and hold each Released Party harmless from and against any Property Litigation Claims on the terms and subject to the conditions set forth herein.

NOW THEREFORE, in consideration of the promises and the mutual covenants hereinafter set forth, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged and accepted, the parties, intending to be legally bound hereby, agree as follows:

1. All of the foregoing recitals are true and correct and material terms to this Agreement.
2. **Definitions.** As used herein, the below terms shall have the following meanings:
 - a. **"Claims"** shall mean any and all claims, potential claims, actions, causes of action, counts, cross-claims, counterclaims, proceedings, hearings, investigations, charges, complaints, injunctions, judgments, orders, decrees, rulings, rights, duties, requests, suits, demands, losses, damages, sums of money, accounts, compensation, contracts, controversies, promises, judgments, liabilities, obligations, debts, liens, suits, executions, penalties, fines, costs, rights to indemnification hereunder and attorneys' fees of any nature, character, type, kind, and description whatsoever, in law or equity, whether based in tort, contract, statute or other theory of recovery, pursuant or relating to any statute (including without limitation, the Comprehensive Environmental Response Compensation Liability Act of 1980, 42 U.S.C. §9601 *et seq.*, as amended ("**CERCLA**")), ordinance, agreement, organizational or governing documents, or regulation, that exist or are based upon actions, transactions, events, occurrences, things, acts or conduct, whether known or unknown, matured or unmatured, disputed or undisputed, fixed or contingent, liquidated or unliquidated, accrued or unaccrued, suspected or unsuspected, direct or consequential, foreseen or unforeseen, whether direct, indirect, derivative, or in any other capacity or posture, whether or not made the subject of the Lawsuit or any other legal proceeding, whether in the Court or any other court, judicial or administrative body or arbitrator, from the beginning of time, and that arise out of or relate, directly or indirectly, in any way whatsoever, to the Property.
 - b. **"Property Litigation Claims"** shall mean any and all claims, potential claims, actions, causes of action, counts, cross-claims, counterclaims, proceedings, hearings, investigations, charges, complaints, injunctions, judgments, orders, decrees, rulings, rights, duties, requests, suits, demands, losses, damages, sums of money, accounts, compensation, contracts, controversies, promises, judgments, liabilities, obligations, debts, liens, suits, executions, penalties, fines, costs, and attorneys' fees of any nature, character, type, kind, and description whatsoever, in law or equity, whether based in tort, contract, statute or other theory of recovery, pursuant or relating to any statute (including without limitation, CERCLA), ordinance, agreement, organizational or governing documents, or regulation, that exist or are based upon actions, transactions, events, occurrences, things, acts or conduct, whether known or unknown, matured or unmatured, disputed or undisputed, fixed or contingent, liquidated or unliquidated, accrued or unaccrued, suspected or unsuspected, direct or consequential, foreseen or unforeseen, whether direct, indirect, derivative, or in any other capacity or posture, whether in the Court or any other court, judicial or administrative body or arbitrator, from the beginning of time, and that arise out of or relate, directly or indirectly, in any way whatsoever, to those cases listed on Schedule II attached hereto.
3. Each of the undersigned signing as a "Releasing Party" on the signature page hereto, on behalf of himself, herself, itself and his, her or its respective past, present and future spouses, beneficiaries, heirs, representatives, predecessors, successors, grantees, transferees, trusts, agents, employees, estates, attorneys, affiliates, subsidiaries, agents, employees, members, managers, officers, directors, partners,

shareholders, sureties, insurers, successors and assigns and any person or entity acting through, on behalf of, or at the direction of any of them (each a “**Releasing Party**”), forever releases, remises and discharges each Released Party from any and all Claims, except: (i) that East does not release GCP for Claims of East that may arise related to any post-closing obligations of GCP arising under the East Purchase Agreement, and (ii) that Far West does not release GCP for any Claims that may arise related to any post-closing obligations of GCP arising under the West Purchase Agreement.

4. Each Releasing Party warrants, represents, agrees and covenants not to sue any party comprising the Released Party with respect to any Claim. The immediately preceding sentence shall not apply: (i) as between East and GCP, for Claims of East that may arise related to any post-closing obligations of GCP arising under the East Purchase Agreement, and (ii) as between Far West and GCP, for Claims of Far West that may arise related to any post-closing obligations of GCP arising under the West Purchase Agreement.

5. Far West hereby agrees that it will indemnify and save the Released Party harmless from and against any and all Property Litigation Claims.

6. East and MHC East each hereby agree that it will indemnify and save the Released Party harmless from and against any and all Property Litigation Claims.

7. This Agreement is absolute and unconditional and the obligations of the Releasing Party shall not be released, discharged, mitigated, impaired, or affected by any delay, waiver by or failure of the Released Party to enforce any of the terms, covenants and conditions contained in this Agreement.

8. It is expressly acknowledged and agreed that nothing in this Agreement shall constitute or be construed as an admission of any issue of law, fact or liability or an acknowledgement as to the validity of any potential claim asserted against any Released Party or as to the validity of any relief potentially sought by each of the undersigned.

9. This Agreement has been negotiated by counsel for each of the parties and the language of the Agreement shall not be construed for or against any particular party.

10. Each party hereto represents and warrants that he, she and/or it, as applicable, has full power and authority to enter into this Agreement and that the persons executing this Agreement on behalf of a party are duly authorized to do so. Each party hereto represents and warrants that there has been no assignment or other transfer of any Claim which might affect or impair the full and complete releases under this Agreement, and each Releasing Party hereby agrees that he, she or it will indemnify and save the Released Party harmless from and against any Claim asserted by any third party assignee or transferee from him, her or it.

11. Each party acknowledges that they have read this Agreement and understand its terms, and that this Agreement is executed voluntarily, without duress, with the opportunity for the advice of counsel of his or its own choosing, and with full knowledge of its legal significance.

12. This Agreement constitutes the entire agreement between the parties with respect to the subject matter hereof, and supersedes all other agreements and understandings, whether oral or written. No covenants, agreements, representations or warranties of any kind whatsoever have been made by any of the parties to this Agreement except as specifically set forth in this Agreement.

13. No modification of this Agreement shall be effective unless the same is in writing and is executed by the Releasing Party and the Released Party.

14. This Agreement and the parties' rights and remedies hereunder and in connection herewith shall be governed and interpreted in accordance with the laws of the State of Ohio notwithstanding any contrary choice of law provisions. The parties hereby consent to original and exclusive jurisdiction of the state and federal courts sitting in Cuyahoga County, Ohio (each an "**Enforcing Court**") for any and all actions to enforce, apply, or interpret this Agreement or any provision hereof. In the event that any Releasing Party, or any third party assignee or transferee from such Releasing Party, asserts any Claim against the Released Party, upon written request by the Released Party, such Releasing Party shall advance Released Party its attorneys' fees and costs to respond to such Claim. In the event that the Released Party commences any action in the Enforcing Court against any Releasing Party, upon written request by the Released Party, such Releasing Party shall advance Released Party its attorneys' fees and costs in respect of any such action to enforce the terms of this Agreement or to declare rights hereunder as the result of a breach of any covenant or condition of this Agreement or concerning the interpretation, validity, performance or breach of any of the terms and conditions of this Agreement, including with respect to any and all appeals or petitions relating thereto. Each Releasing Party hereby consents to the entry of any injunction against him or it enjoining or restraining any violation of this Agreement, or otherwise enforcing this Agreement, against any party violating, threatening to violate or attempting to violate, this Agreement, and hereby irrevocably consents to the jurisdiction and venue of the Enforcing Court for any such purpose.

15. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original and all of which, when taken together, shall constitute one and the same valid and binding agreement. Facsimile or other electronically-transmitted signatures shall be deemed to be original for purposes of this Agreement.

16. **WAIVER OF JURY TRIAL.** The parties hereby knowingly, voluntarily and intentionally waive the right any party may have to a trial by jury in respect of any litigation based hereon, or arising out of, under or in connection with this Agreement and any document executed in connection herewith or related hereto, or any course or conduct, course of dealing, statements (whether oral or written) or actions of any party. This provision is a material inducement for the parties to enter into this transaction.

[END OF AGREEMENT – SIGNATURES FOLLOW]

IN WITNESS WHEREOF, and intending to be legally bound, the parties hereto have made and executed this Agreement, or caused this Agreement to be executed by their duly authorized representatives, as of the Effective Date.

RELEASING PARTY:

Columbia Park East MHP LLC
sometimes d/b/a Columbia Park
Mobile Home Park and sometimes
d/b/a Columbia Park MHP

By: _____
Name: _____
Title: _____

Columbia MHC East LLC,
sometimes d/b/a Columbia Park
Water and Sewer System and
d/b/a Columbia Park Waste Water
Treatment Plant and sometimes
d/b/a Columbia Park WWTP

By: _____
Name: _____
Title: _____

Columbia Park Manufactured Home Sales, Inc.

By: _____
Name: _____
Title: _____

Columbia Brook Park Management, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP GD, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP JM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP KB, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP RM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP SG, LLC

By: _____
Name: _____
Title: _____

MHP Acquirers, LLC

By: _____
Name: _____
Title: _____

Columbia SPE, Inc.

By: _____
Name: _____
Title: _____

Robert C. Morgan

Robyn Morgan

Herbert Morgan

George Dagraca

James A. Martin

Steven J. Gordon

Kenneth C. Burnham

Columbia Far West, LLC

By: _____
Name: _____
Title: _____

Columbia West Investors, LLC

By: _____
Name: _____
Title: _____

Company Manager, LLC

By: _____
Name: _____
Title: _____

Palace Communities, LC

By: _____
Name: _____
Title: _____

Richard B. Kellam

RELEASED PARTY:

Green Courte Acquisition IV, LLC

By: _____
Name:
Title:

Columbia Park Owner, LLC

By: _____
Name:
Title:

Brook Park Owner, LLC

By: _____
Name:
Title:

Columbia Brook Park TRS, LLC

By: _____
Name:
Title:

Columbia Brook Park Holding Joint Venture, LLC

By: _____
Name:
Title:

WW Columbia Brook Park, LLC

By: _____
Name:
Title:

Columbia Brook Park Lender, LLC

By: _____
Name:
Title:

Columbia Brook Park Parent, LLC

By: _____
Name:
Title:

GCP REIT V MH, LLC

By: _____
Name:
Title:

Schedule I

The term "Property" shall mean:

1. That certain real property more particularly described on Exhibit A attached hereto (the "**Real Property**");
2. All tangible personal property and fixtures including any manufactured homes owned by East and/or Far West, as applicable, and located on or attached to the Real Property (the "**Personal Property**"); and
3. To the extent the same is transferable by East and Far West, as applicable, each of East's and Far West's interest in the Leases (as defined in the East Purchase Agreement and West Purchase Agreement, as applicable), the Service Contracts (as defined in the East Purchase Agreement and West Purchase Agreement, as applicable), the Permits (as defined in the East Purchase Agreement and West Purchase Agreement, as applicable), any and all warranties, telephone exchange numbers, architectural or engineering plan and specifications, and development rights related or pertaining to the Real Property or the Personal Property under the control of the Receiver, East or Far West, or all of them, as applicable, and any and all rights to the name of the improvements upon the Real Property, as well as any promissory notes and/or other evidence of debt obligations made in favor of East and/or Far West in connection with chattel loans or other financing arrangements secured by liens on manufactured homes owned by third parties, such as tenants.

Schedule II

List of cases referenced in the definition of “Property Litigation Claims”:

- A. Columbia Far West, LLC v. Columbia Park East MHP LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-880316, consolidated with U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1. Commercial Pass-Through Certificates, Series 2007-C1 v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-17-887110;
- B. State of Ohio, ex rel. Dave Yost, Attorney General of Ohio v. Columbia Park East MHP, LLC, et al., Cuyahoga County Common Pleas Court, Case No. CV-18-903788;
- C. Columbia MHC East, LLC et al. v Melody J. Stewart, et al., U.S. Court of Appeals, 6th Circuit, Case No. 19-3748;
- D. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-934734 and Certificate of Judgment JL20978567;
- E. Columbia Far West, LLC, v. Columbia Park East MHP, LLC, Cuyahoga County Common Pleas Court, Case No. CV-20-935449;
- F. Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia;
- G. Case No. JL-20-978567 in the Cuyahoga County Common Pleas Court, Cuyahoga County, Ohio

Exhibit A

LEGAL DESCRIPTION OF REAL PROPERTY

TO BE INSERTED

EXHIBIT O

Seller and East Ownership Structure

SEE ATTACHED

**POST CLOSING COLUMBIA/BROOK PARK
APRIL 30, 2007**

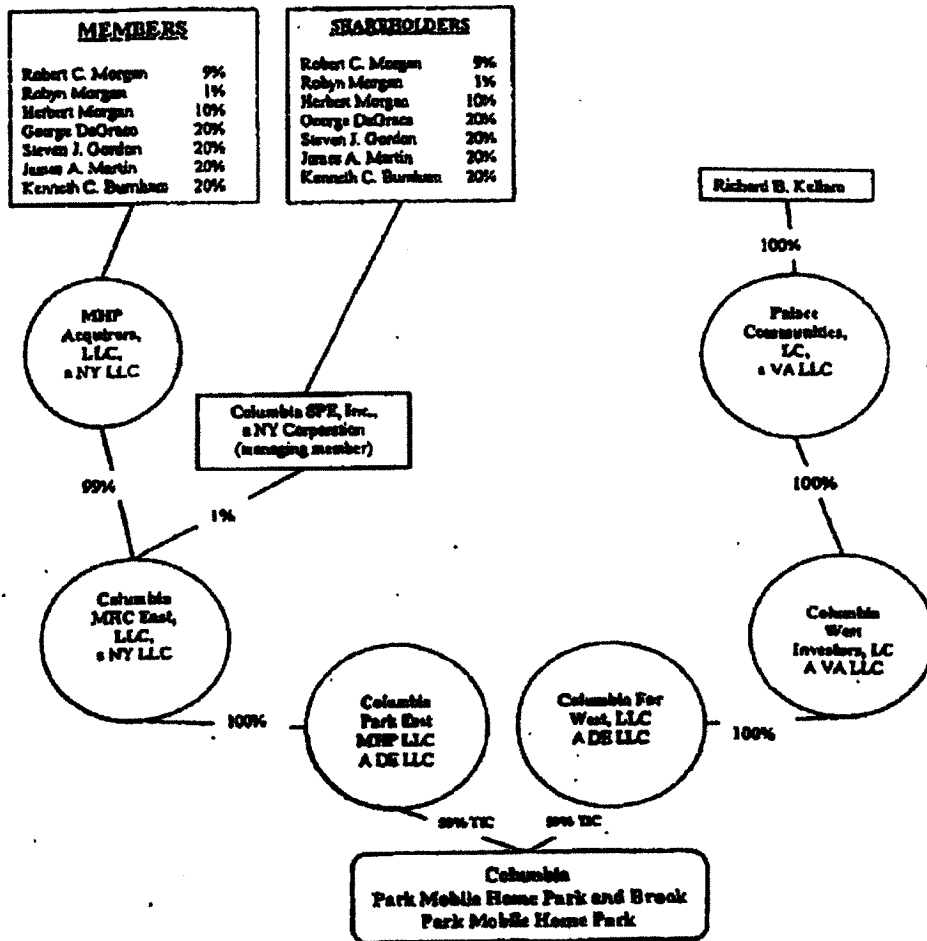


EXHIBIT P

TIC Agreement

SEE ATTACHED

2

CUYAHOGA COUNTY RECORDER
PATRICK J. O'MALLEY - 19
DEED 05/03/2007 10:47:40 AM
200705030087

TENANTS IN COMMON AGREEMENT

THIS TENANTS IN COMMON AGREEMENT ("Agreement") is made and shall be effective as of the 1st day of May, 2007, by COLUMBIA PARK EAST MHP LLC, a Delaware limited liability company, to be indexed for recording purposes as a grantor and a grantee ("Columbia East") and COLUMBIA FAR WEST, LLC, a Delaware limited liability company, to be indexed for recording purposes as a grantor and grantee ("Columbia West") (Columbia East and Columbia West are each sometimes referred to as a "Tenant in Common" or collectively as the "Tenants in Common"). This Agreement relates to property referenced in the instrument(s) recorded in Cuyahoga County, Ohio Recorder's Office as File Numbers 20010620771 and 200106260772.

RECITALS

The Tenants in Common own real property and related improvements, including two manufactured home communities, which are more particularly described in Exhibit "A" attached hereto and incorporated herein ("Property"). The Tenants in Common desire to enter into this Agreement to provide for the orderly administration of the Property.

General Electric Capital Corporation ("GECC") is about to make a loan (the "Loan") to Tenants in Common in the amount of Fifty-Five Million Dollars (\$55,000,000.00) to be secured by a mortgage which shall constitute a first security lien on the Property (the "Mortgage"). The Mortgage and other loan documents pertaining to the Loan are referred to in this Agreement as the "Loan Documents".

AGREEMENT

In consideration of the mutual covenants and conditions contained in this Agreement and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as set forth below.

1. Nature of Relationship Between Co-Tenants.

1.1 Tenants in Common Relationship; No Partnership. The Tenants in Common shall each hold their respective undivided tenancy in common interests in the Property (the "Interests") as tenants-in-common. The Tenants in Common do not intend by ownership of the Property as tenants in common or by this Agreement to create a partnership or joint venture among themselves, but merely to set forth the terms and conditions upon which each of them shall hold their respective Interests. In addition, the Tenants in Common do not intend to create a partnership or joint venture with the "Property Manager" (as defined below). Therefore, each Tenant in Common hereby elects to be excluded from the provisions of Subchapter K of Chapter 1 of the Internal Revenue Code of 1986, as amended (the "Code"), and any similar provision of state and/or local law, with respect to the tenancy in common ownership of the Property. The exclusion elected by the Tenants in Common hereunder shall commence effective as of the date of acquisition of the Property. Nothing in this Agreement shall deprive or otherwise affect the right of either party to own, invest in, manage, operate or conduct business activities, whether or

not they compete with the Property, nor shall the other Tenant in Common have any interest therein or right to any profits therefrom.

1.2 Reporting as Direct Owners and Not a Partnership. Each Tenant in Common hereby covenants and agrees to report on its Federal and state income tax returns all items of income, deduction and credits which result from its Interest. All such reporting shall be consistent with the exclusion of the Tenants in Common from Subchapter K of Chapter I of the Code, commencing with the taxable year during which this Agreement is executed. Further, each Tenant in Common covenants and agrees not to notify the Commissioner of Internal Revenue that it desires that Subchapter K of Chapter I of the Code apply to the Tenants in Common.

1.3 Indemnity. Each Tenant in Common hereby agrees to indemnify, defend and hold the other Tenant in Common harmless from all costs, liabilities, tax consequences and expenses (for example, interest and penalties), including, without limitation, attorneys' fees and costs, and all Other Costs (as defined below) and expenses incurred by a Tenant in Common, which may result from any Tenant in Common so notifying the Commissioner in violation of this Agreement or otherwise taking a position contrary to that described in Section 1.2 of this Agreement, on any tax return, report or other document.

1.4 Definition of Other Costs. "Other Costs" shall mean, in all instances where such term is used in this Agreement, all costs and expenses incurred by a Tenant in Common arising from or in connection with any dispute, cause of action, the exercise of any right or remedy or the defense of any claim or demand, or in connection with the resolution of any issue under, arising from or concerning this Agreement, including, without limitation, non-legal consulting costs and the reasonable billings (whether on a time basis or flat fee basis) and expenses of a third party (which is not affiliated with the Tenant in Common) acting for or on behalf of the Tenant in Common in this Agreement, in addition to attorneys' fees and other legal and court costs to which the Tenant in Common would also be entitled to receive reimbursement.

1.5 No Agency. No Tenant in Common is authorized to act as agent for, to act on behalf of, or to do any act that will bind, any other Tenant in Common, or to incur any obligations with respect to the Property. Any such action or authorization shall require the prior written approval of both of the Tenants in Common.

1.6 Special Mortgage Carve-Out Indemnity. The Tenants in Common have or shall obtain financing secured by the Property. The Tenants in Common anticipate that such financing will be "non-recourse", subject to "carve outs" or "springing recourse" upon Bankruptcy of either or both of Tenants in Common which may impose personal liability upon one or both of the Tenants in Common. The Tenants in Common also anticipate that the Property Manager under the "Management Agreement" (defined below) may be an entity or party related to one of the Tenants in Common (any party or person affiliated with a Tenant in Common, by common ownership or control, in whole or in part, whether direct or indirect, is an "Affiliate") and that the Property Manager will substantially control the use and operation of the Property and will be responsible for avoiding or causing liability to arise under certain of the non-recourse "carve-outs". Each ultimate individual equity owner of a Tenant in Common will be referred to herein and defined as a "Member" regardless of whether the Tenant in Common is a limited liability company, corporation or partnership. Each of the Members of a Tenant in Common who is also

an equity owner, whether directly or indirectly, of the Affiliate Property Manager hereby, jointly and severally, guarantees payment to the Tenants in Common, and each of their Members and managers, which are not also Members in the Affiliate Property Manager, all liabilities which may arise under any mortgage financing, as a result of any action or omission by the Property Manager or any agent or employee of the Property Manager which is an Affiliate of the Tenant in Common, which results in liability to the lender only under the following types of non-recourse carve-outs, (i) relating to intentional or grossly negligent or willful acts which would constitute a breach of fiduciary duty by an agent to its principal, (ii) relating to fraud, misappropriation or other defalcation by the Property Manager or any agent or employee of the Property Manager, (iii) relating to the misapplication of proceeds and income from the Property in contravention of the express written requirements of the documents evidencing or securing the financing provided by the lender, (iv) relating to waste (as such term is commonly understood under the common law and generally meaning abusive or destructive alteration or deterioration of the land and/or the improvements comprising the Property) to the Property resulting from the actions or omission of the Property Manager, unless such action or omissions were approved or consented to by both Tenants in Common, (v) arising from a breach of an environmental indemnity covenant or warranty caused exclusively by the Property Manager or one of its officers, agents or employees, or (vi) any other action or omission in direct and material contravention of the Tenants in Common duties and obligations under the financing documents taken or made without the express direction, consent or approval from or by both of the Tenants in Common.

2. **Management.** The Tenants in Common will enter into a Management Agreement ("Management Agreement") with Columbia Brook Park Management, LLC, a New York limited liability company ("Property Manager"). Pursuant to the Management Agreement, the Property Manager shall be the sole and exclusive manager of the Property to act on behalf of the Tenants in Common with respect to the management, operation, maintenance and leasing of the Property until the Management Agreement is terminated in accordance with its terms. The Management Agreement and any successor management agreement shall incorporate the terms of this Agreement therein. The Management Agreement shall provide for the distribution of all cash flow from the property (except for budgeted reserves) to be distributed-monthly. All personnel working at or for the Property shall be employees of the Property Manager and shall not be employed by either of the Tenants in Common. All of the terms, covenants and conditions of the Management Agreement are hereby incorporated herein.

3. **Income and Liabilities.** Each of the Tenants in Common owns a fifty percent (50%) tenant in common interest in and to the Property and shall be entitled to fifty percent (50%) of all benefits, obligations and other incidents of ownership of the Property. Accordingly, each of the Tenants in Common shall (a) be entitled to all benefits of ownership of the Property, on a gross and not a net basis, including, without limitation, all items of income and proceeds from sale or refinance or condemnation, in proportion to their respective Interests, and (b) bear, and shall be liable for, payment of all expenses of ownership of the Property, on a gross and not a net basis, including by way of illustration, but not limitation, all operating expenses and expenses of sale or refinancing or condemnation, in proportion to their respective Interests. All operating proceeds, net of operating expenses and required and agreed upon reserves shall be distributed to the Tenants in Common on a monthly basis.

4. **Co-Tenant's Obligations.** The Tenants in Common each agree to perform such acts as may be necessary to carry out the terms and conditions of this Agreement, including, without limitation:

4.1 **Documents.** Executing documents required in connection with a sale or refinancing of the Property in accordance with Section 5 below and such additional documents as may be required under this Agreement or may be reasonably required to affect the intent of the Tenants in Common with respect to the Property or any loans encumbering the Property.

4.2 **Leveraged Financing.** It is the intention of both of the Tenants in Common to maintain the maximum nonrecourse "leverage" of the Property as is commercially practical and to refinance from time to time as necessary to achieve this result. The Tenants in Common intend to secure financing producing the greatest amount of proceeds practical (80%-85% or higher loan to value ratio, if obtainable); while achieving non-recourse treatment, except for the usual "carve outs" and "springing recourse" in the event of bankruptcy, and while achieving the greatest possible cash flow (with the lowest possible fixed interest cost, with the longest possible amortization period and/or call period and resulting constant). Each Member of a Tenant in Common hereby unconditionally guarantees to the other Tenant in Common the performance by the Tenant in Common as to which it is a Member of all obligations of that Tenant in Common under this Agreement and in connection with any financing obtained by the Tenants in Common.

4.3 **Additional Funds.** Each Tenant in Common will be responsible for a pro rata share (based on each Tenant in Common's respective interest) of any future cash needed in connection with the ownership, operation and maintenance of the Property (i) as determined by the Property Manager and agreed upon by the Tenants in Common (whether in the Budget or otherwise); (ii) for any "Emergency Expenditures" (an "Emergency Expenditure" is an expenditure not within the budget approved by the Tenants in Common, but which in the reasonable judgment of the Property Manager or either Tenant in Common is required to avoid, but only in the amount necessary to avoid, personal injury, significant property damage, a default under any mortgage encumbering the Property, or any part thereof, a material violation of applicable law or the suspension of a material service); as well as (iii) any amounts owing under any note, mortgage, assignment, guaranty or other document evidencing or securing any financing for or secured by the Property or part thereof. If any claim or demand for payment by a lender providing financing secured by the Property or any part thereof is made against less than all of the Tenants in Common or Members, the party or parties against whom the claim or demand is made may provide notice of the claim or demand to all other Members and the other Tenant in Common. Upon receipt of such notice, the claim or demand by such lender shall, for purposes of this Agreement, be deemed to have been made upon each of the Tenants in Common and each of the Members. In such case, each Tenant in Common and, pursuant to Section 4.5 of this Agreement, each Member of a Tenant in Common shall have the joint and several obligation with all other Members of its Tenant in Common to immediately pay the Tenant in Common's respective pro rata portion of such claim within the time period provided in this Agreement or in the claim or demand, whichever is sooner. To the extent any Tenant in Common or any Member fails to pay any funds pursuant to this Section or fails to pay any amount owing to the other Tenant in Common by virtue of any right of contribution, guarantee or indemnification under this Agreement or under applicable law within fifteen (15) days after the Property Manager or the other Tenant in Common or another Member delivers notice that such additional funds are

required, such failure shall automatically, without further notice required, constitute an "Event of Default" under this Agreement.

4.4 Advance Loans. Upon an Event of Default by a Tenant in Common, in addition to all other rights hereunder, the non-defaulting Tenant in Common may, but shall not be required to, pay such amount, which payment shall be deemed a loan from the paying Tenant in Common to the defaulting Tenant in Common (each such loan and any amounts owing by virtue of an obligation for contribution or indemnification to the other Tenant in Common, and such amounts and expenses and Other Costs incurred by the other Tenant in Common obtaining and maintaining the funds which are the source of such loan, being called an "Advance Loan"). The principal of an Advance Loan shall also include all charges (not just the pro-rata portion of such charges) incurred by both Tenants in Common, including late fees and penalty interests and lender's costs of collection and attorneys' fees incurred and payable under a financing by virtue of a default under any financing where such default occurred as a result of one Tenant in Common's failure to pay a sum it was obligated to pay under this Agreement and/or the financing documents when due. Each Advance Loan shall be due and payable upon demand. As an inducement to each Tenant in Common to avoid causing the occurrence of an Event of Default, each Advance Loan shall accrue interest, compounded daily, from the date advanced or incurred at the annual rate of sixteen percent (16%). In no case shall the interest rate on an Advance Loan exceed the highest rate allowable by applicable law. The Property Manager is hereby authorized and directed to pay the Tenant in Common making or deemed to have made an Advance Loan the amounts owing under the Advance Loan (with interest thereon as provided above) out of future cash from operations or from sale or refinancing of the Property or other distributions pursuant to the Management Agreement that would otherwise be due the defaulting Tenant in Common until the Advance Loan is paid in full.

4.5 Personal Guaranty. Each member, for itself and its successors, assigns, personal representatives and estate, by execution of this Agreement, hereby, jointly and severally, unconditionally guarantees to pay in full, including all interest and costs of collection and Other Costs, each and every Advance Loan made to the Tenant in Common in which it holds an equity interest. This obligation is an obligation of payment and not a guaranty of collection. If either Tenant in Common desires to evidence the Members' obligation to pay an Advance Loan by a separate Unconditional Guaranty of payment for the benefit of and in favor of the Tenants in Common, each Member hereby agrees, promptly upon presentation, to execute a standard bank or other lending institution commercial loan form of Unconditional Guaranty of Payment in favor of the Tenants in Common as chosen by the requesting Tenant in Common. Failure to promptly execute and deliver such document within fifteen (15) days after written request shall independently constitute an Event of Default. Each of the Members waives any and all usual, common and standard rights and defenses applicable to guarantors and sureties and affirmatively agrees that a separate action to receive the Advance Loan may be brought against any one or more Members without joinder or prior action against any other Member or the Tenant in Common. Each of the Members waives and releases all of their respective homestead rights and exemptions as the same may be applicable to any obligation or liability arising under this Agreement.

4.6 [Intentionally Deleted]

4.7 **Remedies.** Upon the occurrence of an Event of Default, the non-defaulting Tenant in Common, provided the non-defaulting Tenant in Common has not caused -ail-in-dependent or other Event of Default which remains uncured, shall have each of the following rights and remedies:

(a) The non-defaulting Tenant in Common may make an Advance Loan as provided above. If the Advance Loan is not repaid in full within fifteen (15) days after written demand for payment (which demand shall be in addition to the prior notice given pursuant to Section 4.3 of this Agreement as a condition to the occurrence of an Event of Default and which demand shall specify that if cure is not timely effected, the non-defaulting Tenant in Common may exercise its rights under Section 9 of this Agreement), the non-defaulting Tenant in Common may:

(i) seek recovery of the Advance Loan by civil action against the defaulting Tenant in Common and/or each or any Member of the defaulting Tenant in Common;

(ii) exercise its rights under Section 9 of this Agreement.

(b) Decline to make an Advance Loan and, if the Event of Default is not cured within fifteen (15) days after giving written demand to the defaulting Tenant in Common (which demand shall be in addition to the prior notice given pursuant to Section 4.3 of this Agreement as a condition to the occurrence of an Event of Default and which demand shall specify that if cure is not timely effected, the non-defaulting Tenant in Common may exercise its rights under Section 9 of this Agreement), exercise its rights under Section 9 of this Agreement.

(c) The remedies against a defaulting Tenant in Common provided for herein are in addition to any other remedies that may otherwise be available at law. Delay in or failure to exercise a remedy or right under this Section or under any other provision of this Agreement shall not constitute a waiver of such remedy or right. No Tenant in Common shall be deemed to have waived any right or remedy under this Agreement unless such waiver is explicit and in writing. No remedy except for the remedy to complete the procedures once initiated under Section 9 of this Agreement, shall be exercised after an Advance Loan has been repaid in full. Once the procedures under Section 9 of this Agreement have been initiated after the occurrence of an Event of Default, the subsequent repayment of an Advance Loan shall not terminate such procedures, but shall only be taken into account in determining the amounts payable at closing and whether an Event of Default has been cured for the purpose of any other remedy or calculation hereunder. Additionally, if a claim or demand for payment of monies is rightfully made on a Tenant in Common or a Member hereunder, no Event of Default shall be deemed to have occurred if within the time before such payment must be made, payment is made in escrow with a title insurance company or an attorney-at-law pursuant to irrevocable instructions to disburse to the rightful payee (whether a lender, Property Manager or other Tenant in Common) upon the sooner to occur of (i) irrevocable payment of the amounts which must be paid by all other Tenants in Common and/or Members who are required to pay; (ii) payment by any other Tenants in Common and/or Members of the full amount to be paid by all Tenants in Common and/or Members; (iii) direction by the payor to release such funds from escrow in payment to the rightful payee; or (iv) completion of and closing under the procedures of Section 9 of this Agreement.

4.8 Regardless of anything to the contrary contained in Section 4.7 above or otherwise contained in this Agreement, the remedies contained in Section 4.7 above and the other remedies contained in this Agreement and the right to receive payment by either Tenant in Common and/or a Member under this Agreement and the other rights and interests of the Tenants in Common under this Agreement shall be subordinate to the indebtedness to GECC secured by the Mortgage and subject to the terms of the Loan Documents. Notwithstanding the foregoing, the Tenants in Common shall be permitted to receive distributions of cash flow and exercise their remedies under this Agreement so long as (i) no Event of Default has occurred and is continuing under the Loan Documents and (ii) such receipt and exercise is otherwise not inconsistent with the terms of the Loan Documents.

5. Sale or Encumbrance of Property.

5.1 **Sale or Encumbrance.** Any loan encumbering the Property or any Interest in the Property, and any sale or conveyance of the Property, shall be subject to the prior unanimous written approval by the Tenants in Common, which approval shall not be unreasonably withheld in those refinancing circumstances described in Section 4.2 of this Agreement.

5.2 **Use of Loan Proceeds.** Notwithstanding any other provisions of this Agreement, proceeds of a loan on the Property or sale of the Property shall be used to satisfy the following obligations in the following order:

5.2.1 To the extent necessary, the proceeds shall first be used to pay in full or defease any loans other than Advance Loans encumbering title to the Property.

5.2.2 The proceeds shall next be used to pay all outstanding costs and expenses incurred in connection with the holding, marketing and sale of the Property.

5.2.3 The proceeds shall next be used to pay all outstanding fees and costs as set forth in the Management Agreement.

5.3 **Payments to Tenants in Common.** Any proceeds from a loan on the Property or a sale of the Property that are not used as described in Section 5.2, and are not paid out under any other provision of this Agreement, shall be paid to each Tenant in Common in accordance with its Interest, as provided in Section 3; provided, however, that payment shall first be made from a Tenant in Common's share of such proceeds, to the extent necessary, to pay in full any Advance Loans made by the Tenants in Common in Section 4.4 of this Agreement with respect to the Property.

6. **Transfer or Encumbrance.** Except as specifically provided in this Agreement and subject to compliance with covenants made in connection with any loan (and associated loan agreement and documents) secured by the Property, and subject to prior compliance with the procedures set forth in Section 9 of this Agreement, each Tenant in Common may sell, transfer or convey its Interest or any part thereof, provided that any transferee shall take such Interests subject to this Agreement, and each transferee and its Members must expressly assume in writing all obligations and covenants under this Agreement in form reasonably satisfactory to the non-transferring Tenant in Common. To assure that no violation occurs under any "due on

encumbrance" clause contained in any mortgage or other documentation securing financing for the Property, no Tenant in Common may encumber its Interest. Any encumbrance of an Interest in breach of this prohibition shall (i) constitute an Event of Default, and (ii) shall be invalid and unenforceable and subject to the rights of the other Tenant in Common, including specifically the rights of the other Tenant in Common under Section 9 of this Agreement to purchase an Interest under such Section 9 free and clear of any such invalid encumbrance.

7. **Partition.** The Tenants in Common each hereby unconditionally and irrevocably waive any rights they may have to partition the Property, whether by sale or in kind, whether statutory or under the common law. If a court of competent jurisdiction issues a final order invalidating or expunging from this Agreement the mutual waiver of the right of partition, then to avoid the inequity of a forced sale and the potential adverse affect on the investment by the other Tenant in Common, the Tenants in Common agree that, as a condition precedent to filing a partition action, the Tenant in Common desiring to file such action shall first follow the procedure set forth in Section 9. In such event, the Tenant in Common desiring to partition shall first submit an "Offer" as hereinafter defined to the other Tenant in Common.

8. **Bankruptcy.** The Tenants in Common agree that an Event of Bankruptcy with respect to any Tenant in Common (and in any of his successors in interests) shall occur if a receiver, liquidator or trustee is appointed for any Tenant in Common; if any Tenant in Common becomes insolvent, makes an assignment for the benefit of creditors; if any petition for bankruptcy, reorganization, liquidation or arrangement pursuant to Federal bankruptcy law, or similar Federal or state law shall be filed by or against, consented to, or acquiesced in by, any Tenant in Common. Notwithstanding the foregoing, an Event of Bankruptcy shall be deemed not to have occurred if such appointment, adjudication, petition or proceeding was involuntary and not consented to by such Tenant in Common and the same is discharged or dismissed within sixty (60) days after the date of filing. To avoid the inequity of a forced sale and the potential adverse effect on the investment of the other Tenant in Common, the Tenants in Common agree that, as an inducement to entering into this Agreement, the Tenant in Common causing such Event of Bankruptcy shall follow the buy-sell procedure set forth in Section 9. In such event, the Tenants in Common causing such Event of Bankruptcy shall first submit an "Offer" to the other Tenant in Common.

9. **Buy-Sell Procedure.**

9.1 **Sale of Interest -- Seller's Offer.** Prior to selling its Interest or any part thereof to a third party in accordance with Section 6 (this Section 9 shall not apply to gifts, devises or other transfers to Affiliates, to Members or family members within three degrees of a Member), or upon the occurrence of an Event of Bankruptcy in accordance with Section 8, or prior to filing any action to partition the Property, the Tenant in Common desiring to sell its Interest ("Seller") shall first make a written offer ("Offer") to sell its undivided interest to the other Tenant in Common at a price equal to the Fair Market Value (as defined below) of Seller's Interest. The other Tenant in Common ("Purchaser") shall be entitled to exercise the options described in Subsection 9.4 in accordance with the procedures set forth in this Section. If no Event of Default has occurred, and the Purchaser elects not to purchase the Seller's Interest in accordance with the procedure set forth in this Section, Seller may proceed to sell its Interest in strict accordance with the Offer within sixty (60) days thereafter, time being of the essence. If the Offer is submitted in

connection with the proposed sale of a Tenant in Common's Interest to a third party under Section 6 of this Agreement, the Offer ("Third Party Offer") shall include the identity of the prospective purchaser and every entity and individual person holding an equity interest, whether directly or indirectly, in the prospective purchaser. If the Purchaser elects not to purchase the Seller's Interest or to sell the Property in accordance with the procedure set forth in this Section, Seller may proceed, within sixty (60) days thereafter, time being of the essence, to sell its Interest in strict accordance with the Third Party Offer only to the purchaser identified in the Third Party Offer, and only if the identity of the underlying equity owners of the prospective purchaser remain absolutely identical.

9.2 Event of Default or Event of Bankruptcy. Upon the occurrence of an Event of Default or an Event of Bankruptcy by one Tenant in Common, the other Tenant in Common (which shall be deemed a "Purchaser" under this Section 9) shall be entitled to and shall have the right to purchase the defaulting Tenant in Common's (a "Seller" for the purposes of this Section) Interest for a purchase price equal to "Fair Market Value" as defined below or to direct that the Property to be marketed for sale as provided in Subsection 9.4.

9.3 Determination of Price by Appraisal. "Fair Market Value" shall mean the fair market value of Seller's Interest in the Property on the date the Offer is made as determined by the following procedures. If the Tenants in Common cannot agree upon the Fair Market Value of the Interest within ten (10) days after the submission by the Seller of Seller's Offer, each party shall select an "Appraiser" (together the "Initial Appraisers"). The Initial Appraisers shall be furnished with a copy of this Agreement. The term "Appraiser" shall mean an appraiser who (i) holds the designation "MAI", (ii) has been actively engaged for at least the five (5) previous years in the appraisal of manufactured home communities in the United States, (iii) can demonstrate that he or she has prepared more than nine (9) appraisals of manufactured home communities in the previous three (3) years, and is currently approved by at least three (3) institutional commercial lenders (conduits or life insurance companies) to conduct appraisals of manufactured home communities. The Initial Appraisers shall promptly proceed to prepare and submit to each of the parties their respective determination of the fair market value of the Property and the Interest based upon the commonly recognized practices and standards of the appraisal industry, and in particular the standards and methodologies (considering vacancy rates, common expense factors, reserves, standard management fees and similar criteria) utilized when conducting appraisals for institutional commercial real estate lenders such as life insurance companies and conduit lenders. The determination of Fair Market Value of the Interest shall be made by determining one-half (1/2) of the Fair Market Value of the Property and shall be based upon a valuation of the Property in its then current condition, based upon then current market conditions and shall be predicated on an usual arms length sale made after customary marketing in the ordinary course and shall not be based upon a "forced sale" or a "liquidation" basis. The determination of Fair Market Value shall not take into account any so called "minority discount". If the two determinations of Fair Market Value of Interest by the Initial Appraisers differ by eight percent (8%) or less of the lesser of the two determinations of the Fair Market Value of the Interest, Fair Market Value shall be equal to the average of the two determinations. If the two determinations of the Fair Market Value of the Interest have a variance of greater than eight percent (8%) of the lesser of the two determinations, the two Initial Appraisers shall agree upon the selection of a third Appraiser who meets the qualifications set forth above (the "Third Appraiser"). The Third Appraiser shall also be given a copy of this Agreement, as well as copies

of the appraisals prepared by the Initial Appraisers. The Third Appraiser shall independently determine the Fair Market Value of the Interest. The determination made by the one of the two Initial Appraisers which is closest in value to the determination of the Third Appraiser shall be the "Fair Market Value" of the Interest. Except as specifically set forth in this paragraph, the determination of the Appraisers shall be binding, final and nonreversible. The costs and fees of each of the Initial Appraisers shall be borne solely by the party selecting the same. The costs and fees of the Third Appraiser shall be equally divided by the two parties.

9.4 **Purchaser's Options.** After completion of the determination of Fair Market Value, the Purchaser shall have the following options, which shall be exercised in writing by the Purchaser at any time within thirty (30) days after completion of such determination:

(a) If the procedures of this Section have been initiated as a result of an Event of Default:

- (i) Purchaser may elect to proceed to purchase the Interest as provided in this Section; or
- (ii) Purchaser may elect to direct that the Property be marketed for sale by an independent real estate brokerage company at a listing price determined by Purchaser, but not less than 106% of Fair Market Value of the Property as determined by the appraisal procedures set forth above. In such event, Seller shall be deemed to have fully approved and consented to such sale at the price determined by Purchaser and hereby irrevocably and unconditionally agrees to execute and do all things necessary to affect such sale. Seller's agreement in the preceding sentence shall be deemed a binding agreement to sell the Property and shall be specifically enforceable by a court of competent jurisdiction.
- (iii) Each Tenant in Common hereby irrevocably and unconditionally appoints the other Tenant in Common as its attorney-in-fact, which appointment is coupled with an interest and shall not terminate for so long as this Agreement is in effect, to sign and do, directly in its name, or on its behalf as attorney-in-fact, such documents and things as are reasonably necessary to effectuate the provisions of this Subsection 9.4(a).

(b) If the procedures of this Section have been initiated as a result, of any reason but the occurrence of an Event of Default:

- (i) Purchaser may elect not to purchase the Interest, but to permit the Seller to proceed to sell its Interest in accordance with the Offer subject to the limitations set forth in Section 9.1 above, or
- (ii) Purchaser may elect to proceed to purchase the Interest as provided in this Section; or
- (iii) Purchaser may elect to direct that the Property be marketed for sale by an

independent real estate brokerage company at a listing price determined by Purchaser, but not less than 106% of Fair Market Value of the Property as determined by the appraisal procedures set forth above. In such event, Seller shall be deemed to have fully approved and consented to such sale at the price determined by Purchaser and hereby irrevocably and unconditionally agrees to execute and do all things necessary to effect such sale Seller's agreement in the preceding sentence shall be deemed to be a binding agreement to sell the Property and shall be specifically enforceable by a court of competent jurisdiction.

- (iv) Each Tenant in Common hereby irrevocably and unconditionally appoints the other Tenant in Common as its attorney-in-fact, which appointment is coupled with an interest and shall not terminate for so long as this Agreement is in effect, to sign and do, directly in its name, or on its behalf as attorney-in-fact, such documents and things as are reasonably necessary to effectuate the provisions of this Subsection 9.4(b).

9.5 **The Sale.** The closing of the acquisition of the Interest by the Purchaser shall be held on a date not less than fifteen (15) days after, but not more than ninety (90) days after the final determination of Fair Market Value of the Interest. The closing shall be held at the offices of Purchaser's attorney or other location selected by Purchaser. The Purchase Price, in an amount equal to Fair Market Value, shall be paid by Purchaser in cash at closing subject to the following adjustments: (i) the Purchase Price shall be reduced by an amount equal to one half (1/2) of the debt secured by the Property or part thereof; (ii) the Purchase Price shall be reduced by the amounts, if any, owing to Purchaser from Seller under Section 4.4 or any other provision of this Agreement; (iii) the Purchase Price shall be increased by the amounts, if any, owing to Seller from Purchaser under Section 4.4 or any other provision of this Agreement; and (iv) the Purchase Price shall be adjusted to reflect one-half (1/2) of the customary and appropriate proration of expenses, income, real estate taxes and interest on debt secured by the Property as of the date of closing. It shall be a necessary precondition of the closing, that Purchaser obtain the release of Seller and each entity and individual holding an equity interest, whether directly or indirectly, in Seller, from any and all personal liability arising from the financing of the Property. Each party shall pay their own expenses associated with the transaction, including legal fees and recording costs. The Seller's Interest shall be conveyed by Seller to Purchaser by general warranty deed with all usual covenants of title. Seller and Purchaser shall each execute such other instruments, assignments and certificates as are customary or as may be required by Purchaser's title insurance company. If the sale of the Interest fails to close due to the fault of the selling Tenant in Common, the purchasing Tenant in Common shall have the right of specific performance and shall receive a credit against the purchase price payable at closing in an amount equal to the attorneys' fees and court costs and Other Costs incurred as a result of such default. If the sale of the Interest or partial Interest fails to close due to the fault of the purchasing Tenant in Common, the purchasing Tenant in Common shall be solely responsible for all costs incurred in connection with the procedures under this Section 9, but shall not forfeit any other rights and remedies the Tenant in Common may have under this Agreement; and if such failure to close occurred in connection with the presentation of an Offer rather than in connection with an Event of Default or Event of Bankruptcy, the selling Tenant in Common shall be free to sell its Interest strictly in accordance with the Offer within sixty (60) days after the failure to close.

10. General Provisions.

10.1 Mutuality: Reciprocity; Runs With the Land. Except as otherwise provided herein all provisions, conditions, covenants, restrictions, obligations and agreements contained herein or in the Management Agreement are made for the direct, mutual and reciprocal benefit of each and every part of the Property; shall be binding upon and shall inure to the benefit of each of the Tenants in Common and their respective heirs, executors, administrators, permitted successors, assigns and devisees, representatives, lessees and all other persons acquiring any undivided interest in the Property or any portion thereof whether by operation of law or any manner whatsoever (collectively, "Successors"); shall create mutual, equitable servitudes and burdens upon the undivided interest in the Property of each Tenant in Common in favor of the interest of every other Tenant in Common; shall create reciprocal rights and obligations between the respective Tenants in Common, their interests in the Property, and their Successors; and shall, as to each of the Tenants in Common and their Successors operate as covenants running with the land, for the benefit of the other Tenants in Common. Except as otherwise provided herein it is expressly agreed that each covenant contained herein or in the Management Agreement (i) is for the benefit of and is a burden upon the undivided interests in the Property of each of the Tenants in Common, (ii) runs with the undivided interest in the Property of each Tenant in Common and (iii) benefits and is binding upon each Successor owner during its ownership of any undivided interest in the Property, and each owner having any interest therein derived in any manner through any Tenant in Common or Successor. Every person or entity, including the ultimate individuals owning equity, whether directly or indirectly in any such entity, who now or hereafter owns or acquires any right, title or interest in or to any portion of the Property is and shall be conclusively deemed to have consented and agreed to every restriction, provision, covenant, right and limitation contained herein or in the Management Agreement, whether or not such person or entity expressly assumes such obligations or whether or not any reference to this Agreement or the Management Agreement is contained in the instrument conveying such interest in the Property to such person or entity. The Tenants in Common agree that, subject to the restrictions on transfer contained herein, any Successor shall agree in writing to become a party to this Agreement and the Management Agreement upon acquisition of an undivided interest in the Property as if such person was a Tenant in Common initially executing this Agreement.

10.2 Enforcement. This Agreement and all rights, remedies, covenants, duties and obligations hereunder or arising from this Agreement by operation of law may be enforced by the parties hereto and their successors, at law or in equity, in the courts of the State of Ohio.

10.3 Attorneys' Fees and Other Costs. If any action or proceeding is instituted between the Tenants in Common arising from or related to or with this Agreement, the Tenant in Common substantially prevailing in such action or arbitration shall be entitled to recover from the other Tenant in Common all of its costs of action, including, without limitation, its reasonable attorneys' fees, costs and expenses and Other Costs.

10.4 Entire Agreement. This Agreement, together with the Management Agreement and associated letter agreements dated the date hereof to which the Tenants in Common are parties, constitutes the entire agreement between the parties hereto pertaining to the subject matter hereof and all prior and contemporaneous agreements, representations, negotiations and

understandings of the parties hereto, oral or written, are hereby superseded and merged herein.

10.5 Governing Law. This Agreement shall be governed by and construed under the internal laws of the State of Ohio without regard to choice of law rules.

10.6 Modification. No modification, waiver, amendment, discharge or change of this Agreement shall be valid unless the same is in writing and signed by the party against which the enforcement of such modification, waiver, amendment, discharge or change is or may be sought.

10.7 Decisions by the Tenants in Common. The Tenants in Common agree, for the purpose of assuring the greatest efficiency practical insofar as decisions to be made by each of the Tenants in Common concerning the Property and this Agreement, that notwithstanding any contrary provisions of their respective organizational documents, internal decisions of each of the Tenants in Common respecting the Property or this Agreement shall be determined by a majority of the equity interests of the respective members of the Tenant in Common making such decision.

10.8 Notice and Payments. Any notice to be given or other document or payment to be delivered by any party to any other party hereunder may be delivered in person, or may be deposited in the United States mail, duly certified or registered, return receipt requested, with postage prepaid, or by Federal Express or other similar overnight delivery service, and addressed to the Tenants in Common at the addresses specified below, or may be delivered by facsimile transmission to the fax number below. Any notice given to invoke the procedures under Section 9 of this Agreement shall be made by at least three (3) of the methods set forth below. Any party hereto may from time to time, by written notice to the others, designate a different address which shall be substituted for the one above specified. Unless otherwise specifically provided for herein, all notices, payments, demands or other communications given hereunder shall be in writing and shall be deemed to have been duly given and received (i) upon personal delivery, or (ii) as of the fifth business day after mailing by United States registered or certified mail, return receipt requested, postage prepaid, addressed as set forth above, or (iii) the immediately succeeding business day after deposit with Federal Express or other similar overnight delivery system, or (iv) the date and time printed on the facsimile transmission by automatic dating and timing device. The notice addresses of the Parties are as follows:

Columbia Park East MHP LLC
1170 Pittsford Victor Road
Pittsford, New York 14534

with a copy to:

Fix Spindelman Brovitz & Goldman, P.C.
295 Woodcliff Drive, Suite 200
Fairport, New York 14450
Attn: Jeffrey F. DeVoesick, Esq.

Columbia Far West, LLC
~~642 Kreag Road~~
Pittsford, New York 14534

484 VIKING DRIVE, STE 105
VA Beach, VA 23451

(B7A)

with a copy to:

R. Braxton Hill III, Manager ^{ESR.}
150 West Main Street, Suite 2100
Norfolk, VA 23510

(BR)

10.9 Successors and Assigns. All provisions of this Agreement shall inure to the benefit of and shall be binding upon the successors-in-interest, assigns, and legal representatives of the parties hereto.

10.10 Term. This Agreement shall commence as of the date both Tenants in Common execute this Agreement and shall terminate at such time as the Tenants in Common or their successors-in-interest or assigns no longer own the Property as tenants-in-common.

10.11 Waivers. No act of any Tenant in Common shall be construed to be a waiver of any provision of this Agreement, unless such waiver is in writing and signed by the Tenant in Common affected. Any Tenant in Common hereto may specifically waive in writing any breach of this Agreement by any other Tenant in Common, but no such waiver shall constitute a continuing waiver of similar or other breaches.

10.12 Savings. It is the absolute intention of the Tenants in Common to hold their respective interests as Tenants in Common and not as co-partners. If any term or provision of this Agreement, or the application thereof to any party or circumstance, shall to any extent be found, by a Federal court considering the issue whether a provision in this Agreement would cause the Tenants in Common to be partners under applicable Federal tax law and regulations, to cause the Tenants in Common to be deemed partners in a partnership or otherwise anything but tenants in common, such term or provision shall be excluded from and expunged from this Agreement and of no force and effect, and the remainder of this Agreement shall be unaffected thereby and shall without giving effect to such excluded and expunged terms, continue to be binding upon the parties and in full force and effect.

10.13 Usury Savings Clause. The Tenants in Common intend to comply at all times with applicable usury laws. If at any time applicable law would render usurious any sums payable under this Agreement or any documentation contemplated under this Agreement, then (i) the amount by which sums collected exceed the maximum rate of interest permitted by applicable law shall, at the option of the party entitled to payment, either be repaid to the payor or credited against the principal amount of the obligation, and (ii) the interest rate to thereafter accrue on the unpaid obligations shall ipso facto be reduced to the maximum rate of interest permitted by applicable law.

10.14 Severability. If any portion of this Agreement shall become illegal, unenforceable or void or against public policy, for any reason, or shall be held by any court of competent jurisdiction to be illegal, unenforceable or void or against public policy, the remaining portions of this Agreement shall not be affected thereby and shall remain in full force and effect to the fullest extent permissible by law.

10.15 Time is of the Essence. Time is of the essence of each and every provision of this Agreement.

10.16 Special Purpose Entity. Each Tenant in Common covenants and agrees to maintain its existence as a single or limited asset, special purpose entity as such terms are understood in the commercial finance industry and shall own no assets except for the Tenant in Common Interest in the real property described on Exhibit A attached hereto and related assets.

10.17 No Third Party Beneficiaries. This Agreement is entered into solely by and for the sole and exclusive benefit of the Tenants in Common (except for the Members who shall have the limited rights herein specified and except for GECC which shall have the rights set forth in the Loan Documents). No third party (except for the Members who shall have the limited rights herein specified and except for GECC which shall have the rights set forth in the Loan Documents) shall have any right or claim or interest in this Agreement or the subject matter governed hereby.

10.18 Waiver During Term of Loan. During the term of the Loan, each Tenant in Common waives any lien rights it may have against the Property or the interests of the other Tenant in Common.

10.19 Inconsistencies Between Agreement and Loan Documents. Regardless of anything to the contrary contained in this Agreement, the terms of this Agreement, except the terms of this Agreement which characterize and constitute the Tenants in Common as tenants in common and not as partners or other co-venturers, are subject to terms of the Loan Documents and if there are any inconsistencies between the terms of this Agreement and the terms of the Loan Documents, the terms of the Loan Documents shall prevail.

10.20 Provisions Relating to Loan.

- (a) Notwithstanding anything to the contrary contained herein, this Agreement and the rights of the parties hereunder is, and shall be, subordinate to the rights of the lender pursuant to the Loan Documents and the other instruments, agreements and documents related to the loan evidenced by the Note. Lender shall be a third-party beneficiary hereof.
- (b) Each Tenant in Common hereby authorizes Columbia Park East MHP LLC to be the only party the holder of the Loan need notify or provide written notice or other communication pursuant to the Loan documents. Any such notice shall be valid and effective under the Loan as though given to all Tenants in Common. Columbia Park East MHP LLC hereby agrees to provide such notice to each Tenant in Common as soon as commercially reasonable, but failure to do so will not alter the effect of such notice under the Loan, however, Columbia Park East MHP LLC shall indemnify, defend and hold harmless the other Tenant in Common absolutely harmless from and against any losses, damages, costs and expenses (including reasonable attorney's fees) suffered as a result of its failure to provide such notice as required hereunder this Section 10.20(b).
- (c) Notwithstanding anything else to the contrary herein, no Tenant in Common may sell or transfer its Tenants in Common Interest unless (i) the transferee enters into this Tenants in Common Agreement on or prior to such transfer, and (ii) each of

the transferees shall meet all requirements of lender under the Loan Documents, including single purpose entity criteria, as set forth in the Loan Documents, so long as the Loan is outstanding.

- (d) So long as the Loan is outstanding and until 91 days following payment of the Loan in full: (a) each Tenant in Common waives any lien rights it has or may acquire against the Property, arising under the terms of this Agreement for failure of the other Tenant in Common to make a capital call and (b) this Agreement and all the rights and remedies of the Tenants in Common under this Agreement, including without limitation, any purchase right or rights of first refusal, are and will remain subordinate to the Loan Documents and the rights of lender under the Loan Documents, including any modifications, amendments, renewals, and extensions of the Loan Documents.
- (e) The Tenants in Common each agree that this Agreement shall not be modified or amended without the express written consent of Lender.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

COLUMBIA FAR WEST, LLC
a Delaware limited liability company

By: Columbia West Investors, LC
a Virginia limited liability company
Its: Sole Member

By: Company Manager, LC, a
Virginia limited liability company
Its: Manager

By: 
R. Braxton Hill III, Manager

COLUMBIA PARK EAST MHP LLC
a Delaware limited liability company

By: Columbia MHC East, LLC
A New York limited liability company
Its: Sole Member

By: Columbia SPE, Inc.,
A New York corporation
Its: Managing Member

By: _____
Robert C. Morgan, President

STATE OF NEW YORK)
: SS.
COUNTY OF MONROE)

On the ___ day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert C. Morgan, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Notary Public

STATE OF Virginia)
: SS.
COUNTY OF Virginia Beach)

On the 30 day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared R. Braxton Hill III, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public

Embossed Hereon is My
Commonwealth of Virginia Notary Public Seal
My Commission Expires July 31, 2009
FREDRIK ROACH



the transferees shall meet all requirements of lender under the Loan Documents, including single purpose entity criteria, as set forth in the Loan Documents, so long as the Loan is outstanding.

- (d) So long as the Loan is outstanding and until 91 days following payment of the Loan in full: (a) each Tenant in Common waives any lien rights it has or may acquire against the Property, arising under the terms of this Agreement for failure of the other Tenant in Common to make a capital call and (b) this Agreement and all the rights and remedies of the Tenants in Common under this Agreement, including without limitation, any purchase right or rights of first refusal, are and will remain subordinate to the Loan Documents and the rights of lender under the Loan Documents, including any modifications, amendments, renewals, and extensions of the Loan Documents.
- (e) The Tenants in Common each agree that this Agreement shall not be modified or amended without the express written consent of Lender.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the date set forth above.

COLUMBIA FAR WEST, LLC
a Delaware limited liability company

By: Columbia West Investors, LC
a Virginia limited liability company
Its: Sole Member

By: Company Manager, LC, a
Virginia limited liability company
Its: Manager

By: _____
R. Braxton Hill III, Manager

COLUMBIA PARK EAST MHP LLC
a Delaware limited liability company

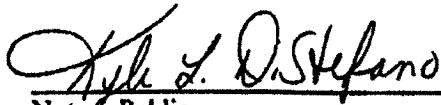
By: Columbia MHC East, LLC
A New York limited liability company
Its: Sole Member

By: Columbia SPE, Inc.,
A New York corporation
Its: Managing Member

By: _____
Robert C. Morgan, President

STATE OF NEW YORK)
 : SS.
COUNTY OF MONROE)

On the 30th day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert C. Morgan, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public

KYLE L. DISTEFANO
Notary Public, State of New York
County of Monroe, Reg# 01D16028168
Commission Expires July 26, 2009

STATE OF)
 : SS.
COUNTY OF)

On the ___ day of April, in the year 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared R. Braxton Hill III, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

Notary Public

EXHIBIT Q

Form of Assignment of Claims

This Assignment of Claims (this “**Assignment**”), effective as of _____, 2020, is granted by M. SHAPIRO REAL ESTATE GROUP OHIO LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, Columbia Park East MHP, LLC, a Delaware limited liability company (“**East**”) and Columbia Far West, LLC, a Delaware limited liability company (“**Far West**”, and together with Receiver and East, collectively the “**Assignors**” and each an “**Assignor**”), to [GREEN COURTE ACQUISITION ENTITY], a Delaware limited liability company, or its designee (“**Assignee**”).

WITNESSETH:

WHEREAS, pursuant to (i) that certain Purchase Agreement (“**East Purchase Agreement**”), dated _____, 2020, by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“**East**”), and _____ (“**GCP**”), and consented to by Columbia Far West, LLC, a Delaware limited liability company (“**Far West**”), Receiver, and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), and (ii) that certain Purchase Agreement (“**West Purchase Agreement**”), dated _____, 2020, by and between Far West and GCP, and consented to by East, Receiver and Plaintiff, Assignee elects to succeed the Receiver in those certain Pending Eviction Proceedings and Pending Probate Court Proceedings, as defined in the East Purchase Agreement and West Purchase Agreement, as applicable, and as more specifically set forth on Exhibit A attached hereto (the “**Claims**”).

NOW, THEREFORE, in consideration of the mutual covenants set forth below, and of other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties hereto agree as follows:

1. Assignors do hereby assign to Assignee any and all claims, demands, obligations, costs, expenses, causes of action, suits, or any other such rights or remedies Assignors have related to the Claims.
2. Assignors hereby covenant and agree to execute and deliver to Assignee all such documents, instruments and agreements and to take all such further action as Assignee may reasonably deem necessary from time to time, but at no additional cost to Assignors, to effectuate the succession and facilitate the substitution of Assignee as a party to the Claims, and to carry out the intent and purpose of this Assignment. Assignee agrees to promptly take all necessary action to substitute itself as the real party interest to the Claims.
3. For the convenience of the undersigned, this Assignment may be executed in counterparts, and each such executed counterpart shall be deemed an original, and the signature of any individual appearing on any such counterpart shall be deemed to appear on all such counterparts. The execution of this Assignment may be effected by facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, Assignors have caused this Assignment of Claims to be executed effective as of the _____ day of _____, 2020.

ASSIGNORS:

M. SHAPIRO REAL ESTATE GROUP OHIO LLC, an Ohio limited liability company, acting solely in its capacity as the Court Appointed Receiver **COLUMBIA PARK EAST MHP, LLC**, a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

By: _____
Printed Name: _____
Its: _____

COLUMBIA FAR WEST, LLC, a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____, 2020 by _____, the _____ of M. Shapiro Real Estate Group Ohio LLC, an Ohio limited liability company, on behalf of the limited liability company.

Notary Public
Printed Name: _____
My Commission Expires: _____

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____, 2020 by _____, the _____ of Columbia Park East MHP, LLC, a Delaware limited liability company, on behalf of the limited liability company.

Notary Public
Printed Name: _____
My Commission Expires: _____

STATE OF _____

COUNTY OF _____

The foregoing instrument was acknowledged before me this _____, 2020 by
_____, the _____ of Columbia
Far West, a Delaware limited liability company, on behalf of the limited liability company.

Notary Public
Printed Name: _____
My Commission Expires: _____

EXHIBIT A

List of Claims

TO BE INSERTED AND UPDATED PRIOR TO CLOSING

EXHIBIT R

Form of Receiver Conveyance Instrument

This Quit Claim Bill of Sale, effective as of _____, 2020, is granted by M. SHAPIRO REAL ESTATE GROUP OHIO LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, to [GREEN COURTE ACQUISITION ENTITY], a Delaware limited liability company, or its designee (“**Buyer**”).

WITNESSETH:

WHEREAS, Receiver does hereby, pursuant to (i) that certain Purchase Agreement (“**East Purchase Agreement**”), dated _____, 2020, by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“**East**”), and _____ (“**GCP**”), and consented to by Columbia Far West, LLC, a Delaware limited liability company (“**Far West**”), Receiver, and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), and (ii) that certain Purchase Agreement (“**West Purchase Agreement**”), dated _____, 2020, by and between Far West and GCP, and consented to by East, Receiver and Plaintiff, and other good and valuable consideration, receipt of which is herewith acknowledged, transfer and quit claim to GCP any and all interest Receiver may have in the Property, as such term is defined in the East Purchase Agreement and the West Purchase Agreement, as applicable, which includes all leases (referred to herein collectively as the “**Property**”).

NOW, THEREFORE, Receiver hereby **CONVEYS, GRANTS, BARGAINS, SELLS, QUIT CLAIMS AND DELIVERS** all of Receiver’s respective rights, title and interests, if any, in and to the Property to GCP.

TO HAVE AND TO HOLD all of Receiver’s respective rights, title and interests, if any, in and to the Property unto Buyer, its successors and assigns, to its own use forever.

IN WITNESS WHEREOF, Receiver has caused this Quit Claim Bill of Sale to be executed effective as of the _____ day of _____, 2020.

RECEIVER:

**M. SHAPIRO REAL ESTATE GROUP
OHIO LLC**, acting solely in its capacity as the
Court Appointed Receiver for the Property

By: _____

Printed Name: _____

Its: _____

EXHIBIT S

List of Manufactured Homes Titled in Seller or Receiver

None.

EXHIBIT T

**Form of Quit Claim Bill of Sale and Assignment
(Waste Water Treatment Plant)**

Effective as of _____, 2020 (the “**Effective Date**”), for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, COLUMBIA PARK EAST MHP, LLC, a Delaware limited liability company (“**MHP**”), COLUMBIA MHC EAST, LLC dba COLUMBIA PARK WATER & SEWER SYSTEM, a New York limited liability company (“**MHC East**”), and COLUMBIA FAR WEST, LLC, a Delaware limited liability company (“**Far West**”, and collectively with MHP and MHC East, the “**Transferors**” and each a “**Transferor**”), hereby convey, assign, transfer and deliver unto _____ (the “**Recipient**”), any and all of such respective Transferor’s right, title and interest in and to that certain waste water treatment plant, water supply system, and associated infrastructure located within the Columbia Park Manufactured Home Park on that certain real estate legally described on Exhibit A attached hereto (the “**WWTP**”).

This Bill of Sale and Assignment shall inure to the benefit of the Recipient, its successors and assigns.

For the convenience of the undersigned, this Bill of Sale and Assignment may be executed in counterparts, and each such executed counterpart shall be deemed an original, and the signature of any individual appearing on any such counterpart shall be deemed to appear on all such counterparts. The execution of this Bill of Sale and Assignment may be effected by facsimile or other electronic signatures (including PDF format), all of which shall be deemed originals.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the parties below have signed this Quit Claim Bill of Sale and Assignment (Waste Water Treatment Plant) as of the Effective Date.

TRANSFERORS:

COLUMBIA PARK EAST MHP, LLC,
a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

**COLUMBIA MHC EAST, LLC dba
COLUMBIA PARK WATER & SEWER
SYSTEM,** a New York limited liability
company

By: _____
Printed Name: _____
Its: _____

COLUMBIA FAR WEST, LLC,
a Delaware limited liability company

By: _____
Printed Name: _____
Its: _____

EXHIBIT A
LEGAL DESCRIPTION

See attached.

EXHIBIT U

Form of East-West Settlement Agreement

SEE ATTACHED

SETTLEMENT AGREEMENT

This **SETTLEMENT AGREEMENT** (this “**Agreement**”), dated as of _____, 2020 (the “**Effective Date**”), is made by and among each of the parties signing as “**East**” on the signature page hereto (“**East**”) and each of the parties signing as a “**West**” on the signature page hereto (“**West**”). Each party signing this Agreement is referred to herein individually as a “**Party**” and collectively, the “**Parties**”).

Recitals

WHEREAS, pursuant to (i) that certain Purchase Agreement (“**East Purchase Agreement**”), dated _____, 2020, by and between Columbia Park East MHP, LLC, a Delaware limited liability company (“**East Seller**”), and _____ (“**GCP**”), as successor by assignment from Green Courte Acquisition IV, LLC, and consented to by Columbia Far West, LLC, a Delaware limited liability company (“**West Seller**”), M. Shapiro Real Estate Group Ohio LLC (“**Receiver**”), as Court Appointed Receiver pursuant to an Order Appointing Receiver entered in the Cuyahoga County Common Pleas Court, Case No. CV17-887110, and U.S. Bank National Association, as Trustee for the Registered Holders of Merrill Lynch Mortgage Trust 2007-C1, Commercial Mortgage Pass-Through Certificates, Series 2007-C1 (“**Plaintiff**”), and (ii) that certain Purchase Agreement (“**West Purchase Agreement**” and together with the East Purchase Agreement, collectively, the “**Purchase Agreements**”), dated _____, 2020, by and between West Seller and GCP, as successor by assignment from Green Courte Acquisition IV, LLC, and consented to by East Seller, Receiver and Plaintiff, East and West agree to release the other pursuant to the terms of this Agreement.

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this Agreement (including the Recitals above), and for other good and valuable consideration, the receipt and sufficiency of which the Parties acknowledge, the Parties agree as follows:

1. **Recitals; Definitions.** The Recitals above are hereby incorporated in and made part of this Agreement by this reference.
2. **Release.** East and West agree that from and after the Effective Date (A) East and West hereby forever forbear from taking, and hereby agree that they shall not take, any steps to enforce any liens or other claims against the Property (as defined in the Purchase Agreements), the Title Company (as defined in the Purchase Agreements), or the Closing (as defined in the Purchase Agreements) or the proceeds from the sale of the Property or the sale thereof; (B) West releases East and its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, from any claims, including without limitation those related to any or all of (i) Case No. 18-1135, in the Circuit Court of the City of Virginia Beach, Virginia, and (ii) Case No. 880316, Case No. 934734, Case No. 935449 and Case No. JL-20-978567, each in the Common Pleas Court of Cuyahoga County, Ohio (collectively, the “**Cases**”); (C) East releases West and its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, from any claims, including without limitation those related to the Cases; (D) East (for itself and on behalf of its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns) and West (for itself and on behalf of its current and former affiliates, subsidiaries, agents, employees, officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns) hereby forever waive and release any liens, claims or other rights against the Property, the Title Company, the Closing (including any proceeds that any party receives from the Closing) or, except as expressly provided in Sections 3 and 4 of the Release and Indemnification Agreement (as defined in the Purchase Agreements), GCP and its current and former affiliates, subsidiaries, agents, employees,

officers, directors, partners, members, shareholders, sureties, insurers, successors and assigns, including without limitation those related to any or all of the Cases, and (E) within two (2) business days after West Seller's receipt of \$700,000 at Closing by wire transfer, West Seller shall dismiss with prejudice Case No. 935449.

3. **Binding Effect.** This Agreement binds and inures to the benefit of the Parties and their respective successors, assigns, and legal representatives and may not be modified except by a written agreement signed by both Parties to this Agreement.
4. **Miscellaneous.** This Agreement, including the Recitals, constitutes the Parties' entire understanding with respect to the matters this Agreement contemplates. No oral statement, agreement, promise, undertaking, understanding, or arrangement made before or contemporaneously with this Agreement's execution will bind either Party unless expressly set forth in this Agreement. Nor will either Party's oral statement, agreement, promise, undertaking, or understanding after this Agreement's execution be deemed an amendment of this Agreement unless reduced to writing and signed by the Parties. This Agreement will be construed and interpreted in accordance with the laws of the State of Ohio, without regard to its conflict of laws principles. The captions and headings are only for convenience of reference, are not a part of this Agreement, and will not limit or construe the provisions to which they apply. This Agreement may be executed in one or more counterparts, each of which shall be deemed an original and all of which, when taken together, shall constitute one and the same valid and binding agreement. Facsimile or other electronically-transmitted signatures shall be deemed to be original for purposes of this Agreement. Except for execution and delivery of this Agreement by both Parties, there are no conditions precedent to this Agreement's becoming effective.

[Signature Pages Follow]

IN WITNESS WHEREOF, the Parties have duly executed this Agreement as of the Effective Date set forth above.

EAST:

Columbia Park East MHP LLC
sometimes d/b/a Columbia Park
Mobile Home Park and sometimes
d/b/a Columbia Park MHP

By: _____
Name: _____
Title: _____

Columbia MHC East LLC,
sometimes d/b/a Columbia Park
Water and Sewer System and
d/b/a Columbia Park Waste Water
Treatment Plant and sometimes
d/b/a Columbia Park WWTP

By: _____
Name: _____
Title: _____

Columbia Park Manufactured Home Sales, Inc.

By: _____
Name: _____
Title: _____

Columbia Brook Park Management, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP GD, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP JM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP KB, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP RM, LLC

By: _____
Name: _____
Title: _____

Columbia Park East MHP SG, LLC

By: _____
Name: _____
Title: _____

MHP Acquirers, LLC

By: _____
Name: _____
Title: _____

Columbia SPE, Inc.

By: _____
Name: _____
Title: _____

WEST:

Columbia Far West, LLC

By: _____
Name: _____
Title: _____

[Signature page to Settlement Agreement]

Columbia West Investors, LLC

By: _____
Name: _____
Title: _____

Company Manager, LLC

By: _____
Name: _____
Title: _____

Palace Communities, LC

By: _____
Name: _____
Title: _____

EXHIBIT V

Form of Release Agreement

SEE ATTACHED

GENERAL RELEASE

This General Release (this "**Release**") is given and delivered in connection with the Payoff Statement ("**Statement**") issued by LNR Partners, LLC to Old Republic Title with respect to the closing of the short sale of the real and personal property securing Loan Number 190206017 in the original principal amount of \$55,000,000.00 (the "**Loan**") originally made by General Electric Capital Corporation and is given by **COLUMBIA PARK EAST MHP LLC**, a Delaware limited liability company and **COLUMBIA FAR WEST, LLC**, a Delaware limited liability company (collectively, "**Borrower**"), and **KENNETH C. BURNHAM, ROBERT C. MORGAN, GEORGE DAGRACA, JAMES A. MARTIN, and STEVEN J. GORDON** (collectively, "**Guarantor**") (Borrower and Guarantor shall be referred to individually and collectively as "**Borrower Party**"), on behalf of themselves and each and all of their respective past, present and future partners, members, managers, officers, directors, shareholders and heirs and each and all of the successors and assigns of each of the foregoing, to and for the benefit of U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE REGISTERED HOLDERS OF MERRILL LYNCH MORTGAGE TRUST 2007-C1, COMMERCIAL PASS-THROUGH CERTIFICATES, SERIES 2007-C1 ("**Lender**"), LNR Partners, LLC, as special servicer, Wells Fargo Bank, N.A. as master servicer, and any and all other past, present, and future parties appointed and/or serving as servicers of the Loan ("**Servicer**"), any past, present, and future trustee for Lender, all subsidiaries, parents and affiliates of Lender, Trustee and Servicer and each of the foregoing parties' predecessors in interest, and each and all of their respective past, present and future owners, partners, members, managers, certificate holders, officers, directors, shareholders, employees, agents, contractors, representatives, participants, beneficiaries and heirs and each and all of the successors and assigns of each of the foregoing (Lender, Trustee, Servicer and all such other parties shall be referred to individually and collectively as "**Lender Party**").

For Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Borrower Party and Lender, each Borrower Party absolutely, unconditionally, and irrevocably has waived, remised, released, acquitted, satisfied, and forever discharged, and by these presents does, absolutely, unconditionally, and irrevocably waive, remise, release, acquit, satisfy and forever discharge each Lender Party from and against any and all manner of debts, liens, accountings, bonds, warranties, representations, covenants, promises, contracts, controversies, agreements, liabilities, obligations, costs, expenses (including, without limitation, attorneys' fees), damages, losses, suits, judgments, executions, actions, inactions, claims, counterclaims, set offs, demands and causes of action of any nature whatsoever, at law or in equity, known or unknown matured or unmatured, fixed or contingent, liquidated or unliquidated, which any Borrower Party now has or claimed to have had or hereafter can, shall or may have the right to assert by reason of any matter, cause or thing, occurring from the beginning of the world to and including the date of this Release arising out of or relating to, whether directly or indirectly (a) the Loan and all documents evidencing, securing guaranteeing or otherwise related to the Loan (collectively, the "**Loan Documents**") and the administration of the Loan or any cash management or similar accounts relating to any cash management or similar agreement with respect to the Loan, (b) any other agreement or transaction between any Borrower Party and any Lender Party relating to the property and/or

collateral encumbered by any of the Loan Documents (the "Property"), and (c) the Property or its development, financing and operation (collectively, "Claims").

Borrower Party represents and warrants to Lender Party that no Borrower Party has assigned or transferred or purported to assign or transfer, and hereby covenants that no Borrower Party will assign or transfer (or purport to assign or transfer), any Claims or any portion thereof or any interest therein to any person or entity; and each Borrower Party hereby agrees to indemnify, defend (with counsel selected by Lender Party), and hold Lender Party harmless from and against any Claims based on, or arising out of, whether directly or indirectly, any such assignment or transfer, or purported assignment or transfer.

This Release may be executed and delivered in counterparts, each of which so executed and delivered shall be deemed to be an original and all of which shall constitute one and the same instrument.

Signed, sealed and delivered in the presence of:

BORROWER:
COLUMBIA PARK EAST MHP LLC

Signature: _____
Print Name: _____

By: _____
Name: _____
Title: _____
Dated: _____, 2020

Signature: _____
Print Name: _____

Signed, sealed and delivered in the presence of:

BORROWER:
COLUMBIA FAR WEST, LLC

Signature: _____
Print Name: _____

By: _____
Name: _____
Title: _____
Dated: _____, 2020

Signature: _____
Print Name: _____

Signed, sealed and delivered in the presence of:

GUARANTOR:

KENNETH C. BURNHAM

Signature: _____
Print Name: _____

Dated: _____, 2020

Signature: _____
Print Name: _____

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

ROBERT C. MORGAN

Dated: _____, 2020

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

GEORGE DAGRACA

Dated: _____, 2020

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

JAMES A. MARTIN

Dated: _____, 2020

Signed, sealed and delivered in the presence of:

Signature: _____
Print Name: _____
Signature: _____
Print Name: _____

GUARANTOR:

STEVEN J. GORDON

Dated: _____, 2020