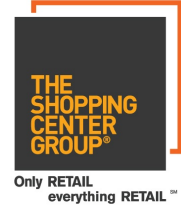


J-3 Land Partners, Ltd  
C/O TSCG  
P.O Box 6298  
Hicksville, NY 11802-6298



04/01/2023

**Account** jaffebev t0007640 Green Turtle Kava Bar, LLC  
**Property Name** J-3 The Shoppes at Beville Road  
**Assigned Spaces** 103

Seth Butcher, Authorized Member  
Green Turtle Kava Bar, LLC  
1500 Beville Road  
Suite 103  
Daytona Beach, FL 32114

**MAKE CHECKS PAYABLE TO: J-3 Land Partners, Ltd**

Date	Description	Charges	Payments	Balance
Balance Forward				1,231.45
04/01/2023	Base Rent (04/2023)	3,213.00	0.00	4,444.45
04/01/2023	Sales Tax for Base Rent (04/2023)	192.78	0.00	4,637.23
04/01/2023	Common Area Maintenance (04/2023)	331.33	0.00	4,968.56
04/01/2023	Sales Tax for Common Area Maintenance	19.88	0.00	4,988.44
04/01/2023	Capital Reserve (04/2023)	70.00	0.00	5,058.44
04/01/2023	Sales Tax for Capital Reserve (04/2023)	4.20	0.00	5,062.64
04/01/2023	Insurance (04/2023)	66.50	0.00	5,129.14
04/01/2023	Sales Tax for Insurance (04/2023)	3.99	0.00	5,133.13
04/01/2023	Property Tax (04/2023)	142.33	0.00	5,275.46
04/01/2023	Sales Tax for Property Tax (04/2023)	8.54	0.00	5,284.00

**SEND PAYMENTS TO:**

J-3 Land Partners, Ltd  
C/O TSCG  
P.O Box 6298  
Hicksville, NY 11802-6298

Seth Butcher, Authorized Member  
Green Turtle Kava Bar, LLC

0-30 Days	31-60 Days	61-90 Days	Above 90 Days	Amount Due
4,254.58	0.00	263.18	766.24	5,284.00