

Tenancy Schedule I

Property: 020900 As of Date: 12/31/2023 By Property Notes : 1. * Future Active lease / Future Active Amendment 2. ** Pending Amendments 3. *** Past / Superseded Amendments

Property	Unit(s)	Lease	Lease Type	Area	Lease From	Lease To	Term	Tenancy	Monthly	Monthly	Annual	Annual	Annual	Annual	Security	LOC Amount/
								Years	Rent	Rent/Area	Rent	Rent/Area	Rec./Area	Misc./Area	Deposit	Bank Guarantee
															Received	
16 Court - (Off) (02090013)	0200, 0604	The City of New York (Incydep)	Office Base Year	19,560.00	11/13/2015	11/30/2026	133.00	8.17	84,036.33	4.30	1,008,435.96	51.56	1.73	0.00	0.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0200		Floor02	12/1/2020	11/30/2026	12/1/2020		13,681.00							
		0604		Floor06	12/1/2020	11/30/2026	12/1/2020		5,879.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		r0604	Rent	0604	Gross (GLA)	5,879.00	12/1/2020	11/30/2026	25,258.16	4.30	303,097.92	51.56	0.00	303,097.92		
		r0600	Rent	0200	Gross (GLA)	13,681.00	12/1/2020	11/30/2026	58,778.17	4.30	705,338.04	51.56	0.00	705,338.04		
		r0604	CAM	0200, 0604	Gross (GLA)	19,560.00	9/1/2023	11/30/2026	2,818.54	0.14	33,822.48	1.73	0.00	33,822.48		
16 Court - (Off) (02090013)	0300, 0400, 0600, 1003, 1700, 3100, 3200	The City University of New York (lthciun)	Office Base Year	47,162.00	10/23/2010	8/31/2024	167.00	13.25	159,721.97	3.39	1,916,663.64	40.64	6.84	0.00	0.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0300		Floor03	12/1/2012	8/31/2024	12/1/2012		13,436.00							
		1003		Floor10	12/1/2012	8/31/2024	12/1/2012		834.00							
		1700		Floor17	12/1/2012	8/31/2024	12/1/2012		4,300.00							
		3100		Floor31	12/1/2012	8/31/2024	12/1/2012		4,053.00							
		3200		Floor32	12/1/2012	8/31/2024	12/1/2012		4,053.00							
		0600		Floor06	6/1/2013	8/31/2024	6/1/2013		6,698.00							
		0400		Floor04	5/16/2014	8/31/2024	5/16/2014		13,788.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	1003	Gross (GLA)	834.00	12/1/2012	8/31/2024	208.50	0.25	2,502.00	3.00	0.00	2,502.00		
		rxuti	CAM	3100	Gross (GLA)	4,053.00	12/1/2012	8/31/2024	1,013.25	0.25	12,159.00	3.00	0.00	12,159.00		
		rxuti	CAM	3200	Gross (GLA)	4,053.00	12/1/2012	8/31/2024	1,013.25	0.25	12,159.00	3.00	0.00	12,159.00		
		rxuti	CAM	1700	Gross (GLA)	4,300.00	12/1/2012	8/31/2024	1,075.00	0.25	12,900.00	3.00	0.00	12,900.00		
		rxuti	CAM	0300	Gross (GLA)	13,436.00	12/1/2012	8/31/2024	3,359.00	0.25	40,308.00	3.00	0.00	40,308.00		
		rxuti	CAM	0600	Gross (GLA)	6,698.00	6/1/2013	8/31/2024	1,674.50	0.25	20,094.00	3.00	0.00	20,094.00		
		rxuti	CAM	0400	Gross (GLA)	13,788.00	5/16/2014	8/31/2024	3,447.00	0.25	41,364.00	3.00	0.00	41,364.00		
		rxtax	CAM	1003	Gross (GLA)	834.00	1/1/2020	8/31/2024	130.04	0.16	1,560.48	1.87	0.00	1,560.48		
		rxtax	CAM	3100	Gross (GLA)	4,053.00	1/1/2020	8/31/2024	632.06	0.16	7,584.72	1.87	0.00	7,584.72		
		rxtax	CAM	3200	Gross (GLA)	4,053.00	1/1/2020	8/31/2024	632.06	0.16	7,584.72	1.87	0.00	7,584.72		
		rxtax	CAM	1700	Gross (GLA)	4,300.00	1/1/2020	8/31/2024	670.60	0.16	8,047.20	1.87	0.00	8,047.20		
		rxtax	CAM	0300	Gross (GLA)	13,436.00	1/1/2020	8/31/2024	2,095.39	0.16	25,144.68	1.87	0.00	25,144.68		
		rnoff	Rent	1003	Gross (GLA)	834.00	12/1/2022	8/31/2024	2,824.48	3.39	33,893.76	40.64	0.00	33,893.76		
		rnoff	Rent	3100	Gross (GLA)	4,053.00	12/1/2022	8/31/2024	13,726.16	3.39	164,713.92	40.64	0.00	164,713.92		
		rnoff	Rent	3200	Gross (GLA)	4,053.00	12/1/2022	8/31/2024	13,726.16	3.39	164,713.92	40.64	0.00	164,713.92		
		rnoff	Rent	1700	Gross (GLA)	4,300.00	12/1/2022	8/31/2024	14,562.67	3.39	174,752.04	40.64	0.00	174,752.04		
		rnoff	Rent	0300	Gross (GLA)	13,436.00	12/1/2022	8/31/2024	45,503.25	3.39	546,039.00	40.64	0.00	546,039.00		
		rnoff	Rent	0600	Gross (GLA)	6,698.00	12/1/2022	8/31/2024	22,683.89	3.39	272,206.68	40.64	0.00	272,206.68		
		rnoff	Rent	0400	Gross (GLA)	13,788.00	12/1/2022	8/31/2024	46,695.36	3.39	560,344.32	40.64	0.00	560,344.32		
		rxtax	CAM	0600	Gross (GLA)	6,698.00	5/1/2023	8/31/2024	3,580.62	0.54	42,967.44	6.42	0.00	42,967.44		
		rxtax	CAM	0400	Gross (GLA)	13,788.00	5/1/2023	8/31/2024	7,369.63	0.53	88,435.56	6.41	0.00	88,435.56		
16 Court - (Off) (02090013)	0501	Leopold Gross & Sommers, P.C. (llegro)	Office Base Year	4,969.00	12/21/2009	10/1/2030	250.00	14.08	24,525.73	4.94	294,308.76	59.23	7.24	0.00	11,638.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0501		Floor05	10/2/2020	10/1/2030	10/2/2020		4,969.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	0501	Gross (GLA)	4,969.00	10/2/2020	10/1/2030	1,345.77	0.27	16,149.24	3.25	0.00	16,149.24		
		rxtax	CAM	0501	Gross (GLA)	4,969.00	5/1/2023	10/1/2030	1,652.21	0.33	19,826.52	3.99	0.00	19,826.52		
		rnoff	Rent	0501	Gross (GLA)	4,969.00	10/2/2023	10/1/2024	24,525.73	4.94	294,308.76	59.23	0.00	294,308.76		
16 Court - (Off) (02090013)	0504	Manage Mindfully Inc. (lmanmin)	Office Base Year	2,405.00	11/30/2018	10/31/2024	72.00	5.17	13,308.67	5.53	159,704.04	66.41	7.81	0.00	23,649.17	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0504		Floor05	1/1/2021	10/31/2024	1/1/2021		2,405.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	0504	Gross (GLA)	2,405.00	1/1/2021	10/31/2024	651.35	0.27	7,816.20	3.25	0.00	7,816.20		
		rnoff	Rent	0504	Gross (GLA)	2,405.00	12/2/2022	10/31/2024	13,308.67	5.53	159,704.04	66.41	0.00	159,704.04		
		rxtax	CAM	0504	Gross (GLA)	2,405.00	5/1/2023	10/31/2024	914.19	0.38	10,970.28	4.56	0.00	10,970.28		
16 Court - (Off) (02090013)	0505	PT Administrative Services, L.L.C. (lptadmi)	Office Base Year	3,292.00	11/16/2021	8/31/2029	94.00	2.17	15,147.32	4.60	181,767.84	55.22	2.42	0.00	39,683.07	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0505		Floor05	11/16/2021	8/31/2029	2/25/2022		3,292.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxtax	CAM	0505	Gross (GLA)	3,292.00	5/1/2023	8/31/2029	662.84	0.20	7,954.08	2.42	0.00	7,954.08		
		rnoff	Rent	0505	Gross (GLA)	3,292.00	8/16/2023	8/15/2024	15,147.32	4.60	181,767.84	55.22	0.00	181,767.84		
16 Court - (Off) (02090013)	0700	The City of New York - DCAS (lthecit)	Office Base Year	8,677.00	7/13/1981	6/30/2044	756.00	42.50	36,877.25	4.25	442,527.00	51.00	5.36	-51.00	0.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0700		Floor07	11/1/2023	6/30/2044	11/1/2023		8,677.00							

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Property	Unit(s)	Lease	Lease Type	Area	Lease From	Lease To	Term	Tenancy	Monthly	Monthly	Annual	Annual	Annual	Annual	Security	LOC Amount/
								Years	Rent	Rent/Area	Rent	Rent/Area	Rec./Area	Misc./Area	Deposit	Bank Guarantee
															Received	
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	0700	Gross (GLA)	8,677.00	11/1/2023	6/30/2029	36,877.25	4.25	442,527.00	51.00	0.00	442,527.00		
		rtaba	Misc	0700	Gross (GLA)	8,677.00	11/1/2023	6/30/2024	-36,877.25	-4.25	-442,527.00	-51.00	0.00	-442,527.00		
		rxocx	CAM	0700	Gross (GLA)	8,677.00	11/1/2023	6/30/2044	3,877.62	0.45	46,531.44	5.36	0.00	46,531.44		
16 Court - (Off) (02090013)	0800	ELH Mgmt. L.L.C., (lelhma)	Office Base Year	6,854.00	3/15/2014	6/30/2024	124.00	9.83	21,195.44	3.09	254,345.28	37.11	7.01	0.00	0.00	33,127.66
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0800		Floor08	3/15/2014	6/30/2024	3/15/2014		6,854.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	0800	Gross (GLA)	6,854.00	3/15/2023	6/30/2024	21,195.44	3.09	254,345.28	37.11	0.00	254,345.28		
		rtax	CAM	0800	Gross (GLA)	6,854.00	5/1/2023	6/30/2024	4,005.30	0.58	48,063.60	7.01	0.00	48,063.60		
16 Court - (Off) (02090013)	0801	Kismet New Vision Holdings, L.L.C. (lthelas)	Office Base Year	5,566.00	8/2/2013	2/15/2027	162.00	10.42	22,603.72	4.06	271,244.64	48.73	5.77	-48.00	41,745.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		0801		Floor08	12/1/2023	2/15/2027	12/1/2023		5,566.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	0801	Gross (GLA)	5,566.00	12/1/2023	2/15/2027	22,264.00	4.00	267,168.00	48.00	0.00	267,168.00		
		rnoffadd	Rent	0801	Gross (GLA)	5,566.00	12/1/2023	2/15/2027	339.72	0.06	4,076.64	0.73	0.00	4,076.64		
		rtaba	Misc	0801	Gross (GLA)	5,566.00	12/1/2023	6/30/2024	-22,264.00	-4.00	-267,168.00	-48.00	0.00	-267,168.00		
		rtax	CAM	0801	Gross (GLA)	5,566.00	12/1/2023	2/15/2027	2,677.51	0.48	32,130.12	5.77	0.00	32,130.12		
16 Court - (Off) (02090013)	0900, 1004	Veritext, L.L.C. (ldiarep)	Office Base Year	14,143.00	7/16/2001	2/29/2024	272.00	22.50	43,723.03	3.09	524,676.36	37.10	6.78	0.00	16,154.08	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		1004		Floor10	2/18/2014	2/29/2024	2/18/2014		1,723.00							
		0900		Floor09	8/1/2021	2/29/2024	8/1/2021		12,420.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	0900	Gross (GLA)	12,420.00	8/1/2021	2/29/2024	466.65	0.04	5,599.80	0.45	0.00	5,599.80		
		rnoff	Rent	0900	Gross (GLA)	12,420.00	8/1/2022	2/29/2024	37,540.69	3.02	450,488.28	36.27	0.00	450,488.28		
		rnoff	Rent	1004	Gross (GLA)	1,723.00	3/1/2023	2/29/2024	6,182.34	3.59	74,188.08	43.06	0.00	74,188.08		
		rtax	CAM	1004	Gross (GLA)	1,723.00	5/1/2023	2/29/2024	826.88	0.48	9,922.56	5.76	0.00	9,922.56		
		rtax	CAM	0900	Gross (GLA)	12,420.00	5/1/2023	2/29/2024	6,699.64	0.54	80,395.68	6.47	0.00	80,395.68		
16 Court - (Off) (02090013)	1000	CIM NY Management, L.L.C. (lcmnym)	Office Base Year	1,952.00	12/21/2021	12/31/2024	37.00	2.08	9,648.79	4.94	115,785.48	59.32	0.15	-59.47	0.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		1000		Floor10	1/1/2023	12/31/2023	1/1/2023		1,952.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	1000	Gross (GLA)	1,952.00	1/1/2023	12/31/2023	9,648.79	4.94	115,785.48	59.32	0.00	115,785.48		
		rxuti	CAM	1000	Gross (GLA)	1,952.00	1/1/2023	12/31/2023	25.00	0.01	300.00	0.15	0.00	300.00		
		xmgtofr	Misc	1000	Gross (GLA)	1,952.00	1/1/2023	12/31/2023	-9,673.79	-4.96	-116,085.48	-59.47	0.00	-116,085.48		
16 Court - (Off) (02090013)	1100, 1200, 1204, 1207, 1208, 1209, 1212-14, 1220	Michael Van Valkenburgh Associates, Inc. (lmicvan)	Office Base Year	24,922.00	12/23/2008	10/31/2035	323.00	15.08	107,473.34	4.31	1,289,680.08	51.75	5.72	0.00	0.00	379,566.22
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		1100		Floor11	12/23/2008	3/31/2024	12/23/2008		12,216.00							
		1212-14		Floor12	1/1/2012	3/31/2024	1/1/2012		1,825.00							
		1220		Floor12	6/5/2013	3/31/2024	6/5/2013		319.00							
		1207		Floor12	12/29/2015	3/31/2024	12/29/2015		964.00							
		1208		Floor12	12/29/2015	3/31/2024	12/29/2015		966.00							
		1209		Floor12	12/29/2015	3/31/2024	12/29/2015		2,781.00							
		1200		Floor12	9/1/2018	10/31/2035	9/1/2018		2,701.00							
		1204		Floor12	3/1/2019	10/31/2035	3/1/2019		3,150.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	1220	Gross (GLA)	319.00	6/5/2013	3/31/2024	86.40	0.27	1,036.80	3.25	0.00	1,036.80		
		rtax	CAM	1212-14	Gross (GLA)	1,825.00	3/1/2022	3/31/2024	675.93	0.37	8,111.16	4.44	0.00	8,111.16		
		rtax	CAM	1220	Gross (GLA)	319.00	3/1/2022	3/31/2024	135.42	0.43	1,625.04	5.09	0.00	1,625.04		
		rnoff	Rent	1100	Gross (GLA)	12,216.00	1/1/2023	12/31/2023	48,076.23	3.94	576,914.76	47.23	0.00	576,914.76		
		rnoff	Rent	1212-14	Gross (GLA)	1,825.00	1/1/2023	12/31/2023	6,621.39	3.63	79,456.68	43.54	0.00	79,456.68		
		rnoff	Rent	1200	Gross (GLA)	2,701.00	3/1/2023	2/29/2024	13,269.17	4.91	159,230.04	58.95	0.00	159,230.04		
		rnoff	Rent	1204	Gross (GLA)	3,150.00	3/1/2023	2/29/2024	15,474.96	4.91	185,699.52	58.95	0.00	185,699.52		
		rnoff	Rent	1220	Gross (GLA)	319.00	4/1/2023	3/31/2024	1,250.40	3.92	15,004.80	47.04	0.00	15,004.80		
		rnoff	Rent	1207	Gross (GLA)	964.00	5/1/2023	3/31/2024	4,661.66	4.84	55,939.92	58.03	0.00	55,939.92		
		rnoff	Rent	1208	Gross (GLA)	966.00	5/1/2023	3/31/2024	4,671.33	4.84	56,055.96	58.03	0.00	56,055.96		
		rnoff	Rent	1209	Gross (GLA)	2,781.00	5/1/2023	3/31/2024	13,448.20	4.84	161,378.40	58.03	0.00	161,378.40		
		rtax	CAM	1100	Gross (GLA)	12,216.00	5/1/2023	3/31/2024	6,170.83	0.51	74,049.96	6.06	0.00	74,049.96		
		rtax	CAM	1207, 1208, 1209	Gross (GLA)	4,711.00	5/1/2023	3/31/2024	2,518.88	0.54	30,226.56	6.42	0.00	30,226.56		
		rtax	CAM	1200	Gross (GLA)	2,701.00	5/1/2023	10/31/2035	1,060.21	0.39	12,722.52	4.71	0.00	12,722.52		
		rtax	CAM	1204	Gross (GLA)	3,150.00	5/1/2023	10/31/2035	1,236.70	0.39	14,840.40	4.71	0.00	14,840.40		
16 Court - (Off) (02090013)	1401	Sasaki Associates, Inc. (lsasass)	Office Base Year	9,312.00	7/14/2023	9/30/2034	135.00	0.50	44,232.00	4.75	530,784.00	57.00	0.00	-57.00	0.00	0.00

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Property	Unit(s)	Lease	Lease Type	Area	Lease From	Lease To	Term	Tenancy	Monthly	Monthly	Annual	Annual	Annual	Annual	Security	LOC Amount/
								Years	Rent	Rent/Area	Rent	Rent/Area	Rec./Area	Misc/Area	Deposit	Bank Guarantee
															Received	
16 Court - (Off) (02090013)	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		1401		Floor14	7/14/2023	9/30/2034	7/14/2023		9,312.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	1401	Gross (GLA)	9,312.00	7/14/2023	9/13/2025	44,232.00	4.75	530,784.00	57.00	0.00	530,784.00		
		rtaba	Misc	1401	Gross (GLA)	9,312.00	7/14/2023	9/13/2024	-44,232.00	-4.75	-530,784.00	-57.00	0.00	-530,784.00		
			Office Base Year	5,535.00	2/16/2023	7/31/2028	66.00	0.92	26,291.25	4.75	315,495.00	57.00	0.00	0.00	0.00	78,873.75
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		1500		Floor15	2/16/2023	7/31/2028	2/16/2023		5,535.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	1500	Gross (GLA)	5,535.00	2/16/2023	2/15/2024	26,291.25	4.75	315,495.00	57.00	0.00	315,495.00		
			Office Base Year	18,525.00	12/11/2002	7/31/2043	488.00	21.08	80,275.00	4.33	963,300.00	52.00	2.22	0.22	0.00	0.00
16 Court - (Off) (02090013)	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		1501		Floor15	12/1/2022	7/31/2043	12/1/2022		7,023.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	1501	Gross (GLA)	7,023.00	12/1/2022	7/31/2028	30,433.00	4.33	365,196.00	52.00	0.00	365,196.00		
		rnoff	Rent	1600	Gross (GLA)	11,502.00	12/1/2022	7/31/2028	49,842.00	4.33	598,104.00	52.00	0.00	598,104.00		
	Charge Schedules	tuhva	Misc	1501	Gross (GLA)	7,023.00	12/1/2022	7/31/2043	344.67	0.05	4,136.04	0.59	0.00	4,136.04		
		rxocx	CAM	1501, 1600	Gross (GLA)	18,525.00	9/1/2023	7/31/2043	3,428.16	0.19	41,137.92	2.22	0.00	41,137.92		
			Office Base Year	4,214.00	7/1/2001	12/31/2027	318.00	22.50	19,665.33	4.67	235,983.96	56.00	1.82	0.00	29,498.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2100-05		Floor21	1/1/2022	12/31/2027	1/1/2022		4,214.00							
16 Court - (Off) (02090013)	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	2100-05	Gross (GLA)	4,214.00	1/1/2022	12/31/2023	19,665.33	4.67	235,983.96	56.00	0.00	235,983.96		
		rxtax	CAM	2100-05	Gross (GLA)	4,214.00	5/1/2023	12/31/2027	638.17	0.15	7,658.04	1.82	0.00	7,658.04		
			Office Base Year	3,041.00	10/10/2011	11/30/2024	158.00	12.25	14,286.36	4.70	171,436.32	56.37	1.27	0.00	27,875.84	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2107-10		Floor21	5/4/2022	11/30/2024	5/4/2022		3,041.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxtax	CAM	2107-10	Gross (GLA)	3,041.00	5/1/2023	11/30/2024	321.53	0.11	3,858.36	1.27	0.00	3,858.36		
		rnoff	Rent	2107-10	Gross (GLA)	3,041.00	5/4/2023	5/3/2024	14,286.36	4.70	171,436.32	56.38	0.00	171,436.32		
			Office Base Year	4,371.00	7/1/2001	12/31/2027	318.00	22.50	20,398.00	4.67	244,776.00	56.00	1.82	0.00	30,597.00	0.00
16 Court - (Off) (02090013)	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2200		Floor22	1/1/2022	12/31/2027	1/1/2022		4,371.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	2200	Gross (GLA)	4,371.00	1/1/2022	12/31/2023	20,398.00	4.67	244,776.00	56.00	0.00	244,776.00		
		rxtax	CAM	2200	Gross (GLA)	4,371.00	5/1/2023	12/31/2027	663.50	0.15	7,962.00	1.82	0.00	7,962.00		
			Office Base Year	2,854.00	1/15/2007			17.00	13,131.96	4.60	157,583.52	55.21	8.59	0.00	30,000.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2201		Floor22	1/1/2022		1/1/2022		1,339.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	2211	Gross (GLA)	1,515.00	1/1/2023		6,970.89	4.60	83,650.68	55.22	0.00	83,650.68		
		rnoff	Rent	2201	Gross (GLA)	1,339.00	1/1/2023		6,161.07	4.60	73,932.84	55.22	0.00	73,932.84		
16 Court - (Off) (02090013)	Charge Schedules	rxtax	CAM	2211	Gross (GLA)	1,515.00	5/1/2023		1,167.82	0.77	14,013.84	9.25	0.00	14,013.84		
		rxtax	CAM	2201	Gross (GLA)	1,339.00	5/1/2023		875.30	0.65	10,503.60	7.84	0.00	10,503.60		
			Office Base Year	1,785.00	1/1/2004	4/30/2026	268.00	20.00	9,615.87	5.39	115,390.44	64.64	5.98	0.00	1,950.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2304		Floor23	1/1/2019	4/30/2026	1/1/2019		1,785.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	2304	Gross (GLA)	1,785.00	1/1/2023	12/31/2023	9,615.87	5.39	115,390.44	64.65	0.00	115,390.44		
		rxtax	CAM	2304	Gross (GLA)	1,785.00	5/1/2023	4/30/2026	888.80	0.50	10,665.60	5.98	0.00	10,665.60		
			Office Base Year	3,981.00	6/17/2014	6/30/2035	253.00	9.58	16,015.76	4.02	192,189.12	48.28	10.30	0.00	36,824.25	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						

TRADE SECRET/ CONFIDENTIAL INFORMATION

Tenancy Schedule I

Property: 020900 As of Date: 12/31/2023 By Property Notes : 1. * Future Active lease / Future Active Amendment 2. ** Pending Amendments 3. *** Past / Superseded Amendments

Property	Unit(s)	Lease	Lease Type	Area	Lease From	Lease To	Term	Tenancy	Monthly	Monthly	Annual	Annual	Annual	Annual	Security	LOC Amount/
								Years	Rent	Rent/Area	Rent	Rent/Area	Rec./Area	Misc./Area	Deposit	Bank Guarantee
		2400-03		Floor24	6/17/2014	6/30/2024	6/17/2014		3,981.00						Received	
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	2400-03	Gross (GLA)	3,981.00	6/17/2014	6/30/2024	1,078.19	0.27	12,938.28	3.25	0.00	12,938.28		
		rxtax	CAM	2400-03	Gross (GLA)	3,981.00	5/1/2023	6/30/2024	2,339.10	0.59	28,069.20	7.05	0.00	28,069.20		
		rnoff	Rent	2400-03	Gross (GLA)	3,981.00	7/1/2023	6/30/2024	16,015.76	4.02	192,189.12	48.28	0.00	192,189.12		
16 Court - (Off) (02090013)	2405	Ortega Psychology PLLC (lortpsy)	Office Base Year	734.00	11/19/2014	6/30/2025	128.00	9.17	3,591.39	4.89	43,096.68	58.71	10.18	0.00	11,010.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2405		Floor24	11/19/2014	6/30/2025	11/19/2014		734.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	2405	Gross (GLA)	734.00	11/19/2014	6/30/2025	198.79	0.27	2,385.48	3.25	0.00	2,385.48		
		rxtax	CAM	2405	Gross (GLA)	734.00	5/1/2023	6/30/2025	423.89	0.58	5,086.68	6.93	0.00	5,086.68		
		rnoff	Rent	2405	Gross (GLA)	734.00	11/19/2023	11/18/2024	3,591.39	4.89	43,096.68	58.72	0.00	43,096.68		
16 Court - (Off) (02090013)	2407	Bridge Security Services, Inc. (lbrisec)	Office Base Year	1,111.00	7/1/2005	6/30/2025	240.00	18.50	4,841.43	4.36	58,097.16	52.29	8.75	0.00	3,821.88	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2407		Floor24	7/1/2015	6/30/2025	7/1/2015		1,111.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxtax	CAM	2407	Gross (GLA)	1,111.00	5/1/2023	6/30/2025	809.98	0.73	9,719.76	8.75	0.00	9,719.76		
		rnoff	Rent	2407	Gross (GLA)	1,111.00	7/1/2023	6/30/2024	4,841.43	4.36	58,097.16	52.29	0.00	58,097.16		
16 Court - (Off) (02090013)	2408, BSMT_1	Nesor Associates, L.L.C (Inesass)	Office Base Year	1,629.00	4/6/2017	12/31/2024	93.00	6.75	8,941.32	5.49	107,295.84	65.87	9.42	0.00	7,110.17	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2408		Floor24	4/6/2017	12/31/2024	4/6/2017		1,402.00							
		BSMT_1		Basement	4/6/2017	12/31/2024	4/6/2017		227.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	BSMT_1	Gross (GLA)	227.00	4/6/2017	12/31/2024	37.83	0.17	453.96	2.00	0.00	453.96		
		rxuti	CAM	2408	Gross (GLA)	1,402.00	4/6/2017	12/31/2024	408.92	0.29	4,907.04	3.50	0.00	4,907.04		
		rnoff	Rent	BSMT_1	Gross (GLA)	227.00	4/6/2023	4/5/2024	755.07	3.33	9,060.84	39.92	0.00	9,060.84		
		rnoff	Rent	2408	Gross (GLA)	1,402.00	4/6/2023	4/5/2024	8,186.25	5.84	98,235.00	70.07	0.00	98,235.00		
		rxtax	CAM	2408	Gross (GLA)	1,402.00	5/1/2023	12/31/2024	831.69	0.59	9,980.28	7.12	0.00	9,980.28		
16 Court - (Off) (02090013)	2501-03	Crumiller, P.C. (lcrumil)	Office Base Year	1,912.00	11/1/2020	10/31/2029	108.00	3.17	12,560.24	6.57	150,722.88	78.83	9.33	0.00	27,493.33	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2501-03		Floor25	11/1/2020	5/31/2029	11/1/2020		1,912.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	2501-03	Gross (GLA)	1,912.00	11/1/2020	5/31/2029	557.67	0.29	6,692.04	3.50	0.00	6,692.04		
		rxtax	CAM	2501-03	Gross (GLA)	1,912.00	5/1/2023	5/31/2029	929.55	0.49	11,154.60	5.83	0.00	11,154.60		
		rnoff	Rent	2501-03	Gross (GLA)	1,912.00	7/1/2023	6/30/2024	12,560.24	6.57	150,722.88	78.83	0.00	150,722.88		
16 Court - (Off) (02090013)	2600	Friedman Sanchez, L.L.P. (lfrikha)	Office Base Year	4,330.00	2/1/2004	4/30/2035	375.00	19.92	18,573.48	4.29	222,881.76	51.47	7.78	0.00	22,166.66	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2600		Floor26	2/1/2014	4/30/2024	2/1/2014		4,330.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	2600	Gross (GLA)	4,330.00	2/1/2023	1/31/2024	18,573.48	4.29	222,881.76	51.47	0.00	222,881.76		
		rxtax	CAM	2600	Gross (GLA)	4,330.00	5/1/2023	4/30/2024	2,808.76	0.65	33,705.12	7.78	0.00	33,705.12		
16 Court - (Off) (02090013)	2700	New York University (lrepspe)	Medical Base Year	4,049.00	8/1/2009	2/28/2025	187.00	14.42	22,772.17	5.62	273,266.04	67.49	4.83	0.00	68,833.02	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2700		Floor27	3/1/2023	2/29/2024	3/1/2023		4,049.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rnoff	Rent	2700	Gross (GLA)	4,049.00	3/1/2023	2/29/2024	22,772.17	5.62	273,266.04	67.49	0.00	273,266.04		
		rxtax	CAM	2700	Gross (GLA)	4,049.00	5/1/2023	2/29/2024	1,630.18	0.40	19,562.16	4.83	0.00	19,562.16		
16 Court - (Off) (02090013)	2800	Socrates Resources L.L.C. (Isocres)	Office Base Year	4,053.00	2/1/2014	9/30/2029	188.00	9.92	15,864.74	3.91	190,376.88	46.97	9.64	0.00	0.00	0.00
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes						
		2800		Floor28	2/1/2014	4/30/2024	2/1/2014		4,053.00							
	Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount		
		rxuti	CAM	2800	Gross (GLA)	4,053.00	2/1/2014	4/30/2024	1,097.69	0.27	13,172.28	3.25	0.00	13,172.28		
		rnoff	Rent	2800	Gross (GLA)	4,053.00	2/1/2023	4/30/2024	15,864.74	3.91	190,376.88	46.97	0.00	190,376.88		
		rxtax	CAM	2800	Gross (GLA)	4,053.00	5/1/2023	4/30/2024	2,156.82	0.53	25,881.84	6.39	0.00	25,881.84		
16 Court - (Off) (02090013)	3300	C.A. Goldberg, P.L.L.C. (lcagold)	Office Base Year	4,089.00	12/21/2015	5/31/2029	162.00	8.08	26,861.32	6.57	322,335.84	78.83	9.60	0.00	143,023.97	0.00

Tenancy Schedule I

Property: 020900 As of Date: 12/31/2023 By Property Notes : 1. * Future Active lease / Future Active Amendment 2. ** Pending Amendments 3. *** Past / Superseded Amendments

Property	Unit(s)	Lease	Lease Type	Area	Lease From	Lease To	Term	Tenancy	Monthly	Monthly	Annual	Annual	Annual	Annual	Security	LOC Amount/
								Years	Rent	Rent/Area	Rent	Rent/ Area	Rec./Area	Misc/ Area	Deposit	Bank Guarantee
	Spaces	Unit Code 3300	Building	Floor Floor33	From 11/1/2020	To 5/31/2029	Move In 11/1/2020	Location	Area 4,089.00	Notes						
	Charge Schedules	Charge rxuti rxtax rnoff	Type CAM CAM Rent	Unit 3300 3300 3300	Area Label Gross (GLA) Gross (GLA) Gross (GLA)	Area 4,089.00 4,089.00 4,089.00	From 11/1/2020 5/1/2023 7/1/2023	To 5/31/2029 5/31/2029 6/30/2024	Monthly Amt 1,192.63 2,079.23 26,861.32	Amt/Area 0.29 0.51 6.57	Annual 14,311.56 24,950.76 322,335.84	Annual/Area 3.50 6.10 78.83	Management Fee 0.00 0.00 0.00	Annual Gross Amount 14,311.56 24,950.76 322,335.84		
16 Court - (Off) (02090013)	3400	New Deal Strategies, L.L.C. (Inewdea)	Office Base Year	4,131.00	5/11/2022	5/31/2029	85.00	1.67	22,229.94	5.38	266,759.28	64.57	2.44	0.00	0.00	50,302.28
	Spaces	Unit Code 3400	Building	Floor Floor34	From 5/11/2022	To 5/31/2029	Move In 5/11/2022	Location	Area 4,131.00	Notes						
	Charge Schedules	Charge rxuti rxtax rnoff	Type CAM CAM Rent	Unit 3400 3400 3400	Area Label Gross (GLA) Gross (GLA) Gross (GLA)	Area 4,131.00 4,131.00 4,131.00	From 5/1/2023 7/11/2023	To 5/31/2023 5/31/2029 7/10/2024	Monthly Amt 840.16 17,713.06 22,229.94	Amt/Area 0.20 5.38	Annual 10,081.92 266,759.28	Annual/Area 2.44 64.58	Management Fee 0.00 0.00	Annual Gross Amount 10,081.92 266,759.28		
16 Court - (Off) (02090013)	3500	Hilros L.L.C. (Ihilros)	Office Base Year	4,053.00	1/1/2005	12/31/2024	240.00	19.00	17,713.06	4.37	212,556.72	52.44	9.73	0.00	20,000.04	0.00
	Spaces	Unit Code 3500	Building	Floor Floor35	From 4/1/2020	To 12/31/2024	Move In 4/1/2020	Location	Area 4,053.00	Notes						
	Charge Schedules	Charge rnoff rxtax	Type Rent CAM	Unit 3500 3500	Area Label Gross (GLA) Gross (GLA)	Area 4,053.00 4,053.00	From 1/1/2023 5/1/2023	To 12/31/2023 12/31/2024	Monthly Amt 17,713.06 3,286.82	Amt/Area 4.37 0.81	Annual 212,556.72 39,441.84	Annual/Area 52.44 9.73	Management Fee 0.00 0.00	Annual Gross Amount 212,556.72 39,441.84		
16 Court - (Off) (02090013)	3600, 3600M	J Frankel C Mallea Y stern Associates Architects & Engineers, D.P.C. (Ifraass)	Office Base Year	4,273.00	4/21/2015	10/31/2026	139.00	8.75	25,199.10	5.90	302,389.20	70.77	9.54	1.04	128,767.94	0.00
	Spaces	Unit Code 3600 3600M	Building	Floor Floor36 Floor36	From 7/1/2020 3/1/2023	To 1/31/2026 10/31/2026	Move In 7/1/2020 3/1/2023	Location	Area 4,165.00 108.00	Notes						
	Charge Schedules	Charge rxuti tsfee rnoff rxtax	Type CAM Misc Rent CAM	Unit 3600 3600M 3600 3600	Area Label Gross (GLA) Gross (GLA) Gross (GLA) Gross (GLA)	Area 4,165.00 108.00 4,165.00 4,165.00	From 7/1/2020 3/1/2023 4/21/2023 5/1/2023	To 1/31/2026 3/31/2024 4/20/2024 1/31/2026	Monthly Amt 1,128.02 369.00 25,199.10 2,269.97	Amt/Area 0.27 3.42 6.05 0.55	Annual 13,536.24 4,428.00 302,389.20 27,239.64	Annual/Area 3.25 41.00 72.60 6.54	Management Fee 0.00 0.00 0.00 0.00	Annual Gross Amount 13,536.24 4,428.00 302,389.20 27,239.64		
16 Court - (Off) (02090013)	3700-PH	R-Cal I, L.L.C. (Irepcom)	Telecommunication	1,300.00	2/1/1996			27.92	0.00	0.00	0.00	0.00	6.26	350.40	20,000.00	0.00
	Spaces	Unit Code 3700-PH	Building	Floor Penthouse	From 2/1/2023	To	Move In 2/1/2023	Location	Area 1,300.00	Notes						
	Charge Schedules	Charge rxtax tslic	Type CAM Misc	Unit 3700-PH 3700-PH	Area Label Gross (GLA) Gross (GLA)	Area 1,300.00 1,300.00	From 2/1/2023 2/1/2023	To	Monthly Amt 678.33 37,959.54	Amt/Area 0.52 29.20	Annual 8,139.96 455,514.48	Annual/Area 6.26 350.40	Management Fee 0.00 0.00	Annual Gross Amount 8,139.96 455,514.48		
16 Court - (Off) (02090013)	ROOF1	Xchange Telecom, L.L.C. (Ixchtel)	Telecommunication	0.00	11/11/2015	3/31/2026	125.00	8.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Spaces	Unit Code ROOF1	Building	Floor ROOF	From 11/11/2015	To 3/31/2026	Move In 11/11/2015	Location	Area 0.00	Notes						
	Charge Schedules	Charge tslic	Type Misc	Unit ROOF1	Area Label Gross (GLA)	Area 0.00	From 11/11/2023	To 11/10/2024	Monthly Amt 633.39	Amt/Area 0.00	Annual 7,600.68	Annual/Area 0.00	Management Fee 0.00	Annual Gross Amount 7,600.68		
16 Court - (Off) (02090013)	TELE	Time Warner Cable New York City L.L.C. (Itiwaca)	Telecommunication	0.00	7/17/2019	7/31/2029	121.00	4.50	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
	Spaces	Unit Code TELE	Building	Floor ROOF	From 7/17/2019	To 7/31/2029	Move In 7/17/2019	Location	Area	Notes						
	Charge Schedules	Charge tslic	Type Misc	Unit TELE	Area Label Gross (GLA)	Area 0.00	From 7/17/2023	To 7/31/2029	Monthly Amt 750.00	Amt/Area 0.00	Annual 9,000.00	Annual/Area 0.00	Management Fee 0.00	Annual Gross Amount 9,000.00		
16 Court - (Off) (02090013)	0200A	VACANT														
16 Court - (Off) (02090013)	0503	VACANT														
16 Court - (Off) (02090013)	0711	VACANT														
16 Court - (Off) (02090013)	1006	VACANT														
16 Court - (Off) (02090013)	1007	VACANT														
16 Court - (Off) (02090013)	1008	VACANT														
16 Court - (Off) (02090013)	1400	VACANT														
16 Court - (Off) (02090013)	1710-20	VACANT														

Tenancy Schedule I

Property: 020900 As of Date: 12/31/2023 By Property Notes : 1. * Future Active lease / Future Active Amendment 2. ** Pending Amendments 3. *** Past / Superseded Amendments

Property	Unit(s)	Lease	Lease Type	Area	Lease From	Lease To	Term	Tenancy	Monthly	Monthly	Annual	Annual	Annual	Annual	Security	LOC Amount/									
																Years	Rent	Rent/Area	Rent	Rent/Area	Rec./Area	Misc./Area	Deposit	Bank Guarantee	
																Received									
16 Court - (Off) (02090013)	1800	VACANT		11,689.00																					
16 Court - (Off) (02090013)	1900	VACANT		6,705.00																					
16 Court - (Off) (02090013)	1901	VACANT		870.00																					
16 Court - (Off) (02090013)	2000	VACANT		7,444.00																					
16 Court - (Off) (02090013)	2300	VACANT		1,563.00																					
16 Court - (Off) (02090013)	2305	VACANT		3,894.00																					
16 Court - (Off) (02090013)	2500	VACANT		3,515.00																					
16 Court - (Off) (02090013)	2504	VACANT		1,332.00																					
16 Court - (Off) (02090013)	2901	VACANT		4,131.00																					
16 Court - (Off) (02090013)	3000	VACANT		4,131.00																					
16 Court - (Off) (02090013)	ELEVATOR	VACANT		0.00																					
16 Court - (Off) (02090013)	SB-2	VACANT		227.00																					
16 Court - (Off) (02090013)	UVAR	VACANT		624.00																					
Occupancy Summary		Area		Percentage																					
Occupied Area			228,784.00	73.27																					
Vacant Area			83,459.00	26.73																					
Total			312,243.00	100.00																					
Summary of Lease Types		# of Leases		Total Area																					
Medical Base Year			1	4,049.00																					
Office Base Year			30	223,435.00																					
Telecommunication			3	1,300.00																					
VACANT				83,459.00																					
Summary by Charge Code		Monthly Amount																							
Rent - Office (rnoff)			960,981.59																						
Rent - Office - Additional (rnoffadd)			339.72																						
Tenant Rent Abatement (rtaba)			-103,373.25																						
Operating Cost -Monthly Estimate (rxoc)			10,124.32																						
Real Estate Tax-Monthly Estimate (rxtax)			69,986.54																						
Utilities Recovery-Estimate (rxuti)			20,065.41																						
Storage Fee (tsfee)			369.00																						
License Fee (tslic)			39,342.93																						
HVAC (After-Hour Service) (tuhva)			344.67																						
Management Office Rent Offset (xmgtofr)			-9,673.79																						
16 Court - (Ret) (02090012)	BASEMENT, ST2, ST7	Duane Reade (lduarea)	Retail Base Year	11,519.00	4/8/1997	2/28/2026	347.00	26.75	82,505.67	7.16	990,068.04	85.95	0.00	0.00	0.00	0.00									
Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes																
Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount												
16 Court - (Ret) (02090012)	SB-1, STR3	16 Court Coffee and Bakery L.L.C., (lcoucof)	Retail Base Year	1,050.00	2/5/2016	5/31/2031	184.00	7.92	9,531.52	9.08	114,378.24	108.93	7.60	0.00	38,750.00	0.00									
Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes																
Charge Schedules	Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount												
16 Court - (Ret) (02090012)	STR1	FedEx Office and Print Services, Inc (lfedoff)	Retail Base Year	3,134.00	10/7/2002	10/31/2024	265.00	21.25	67,155.28	21.43	805,863.36	257.14	17.80	0.00	0.00	0.00									
Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes																

Tenancy Schedule I

Property: 020900 As of Date: 12/31/2023 By Property Notes : 1. * Future Active lease / Future Active Amendment 2. ** Pending Amendments 3. *** Past / Superseded Amendments

Property	Unit(s)	Lease	Lease Type	Area	Lease From	Lease To	Term	Tenancy	Monthly	Monthly	Annual	Annual	Annual	Annual	Security	LOC Amount/	
																Received	
	Charge Schedules	STR1		Floor01	11/1/2017	10/31/2024	11/1/2017		3,134.00								
		Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount			
		rxtax	CAM	STR1	Gross (GLA)	3,134.00	1/1/2021	10/31/2024	4,648.06	1.48	55,776.72	17.80	0.00	55,776.72			
		rnret	Rent	STR1	Gross (GLA)	3,134.00	11/1/2023	10/31/2024	67,155.28	21.43	805,863.36	257.14	0.00	805,863.36			
16 Court - (Ret) (02090012)	STR4	Roma Shoe Repair & Shoe Shine (Iromsho)	Retail Base Year	461.00	10/1/2010	9/30/2025	180.00	13.25	2,263.99	4.91	27,167.88	58.93	6.00	0.00	6,166.68	0.00	
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes							
		STR4		Floor01	10/1/2020	9/30/2025	10/1/2020		461.00								
		Charge	Type	Unit	Area Label	Area	From	To	Monthly Amt	Amt/Area	Annual	Annual/Area	Management Fee	Annual Gross Amount			
		rxtax	CAM	STR4	Gross (GLA)	461.00	5/1/2023	9/30/2025	230.62	0.50	2,767.44	6.00	0.00	2,767.44			
		rnret	Rent	STR4	Gross (GLA)	461.00	10/1/2023	9/30/2024	2,263.99	4.91	27,167.88	58.93	0.00	27,167.88			
16 Court - (Ret) (02090012)	STR5	Bike Room (lbikeroo)	Triple Net Retail	700.00	11/1/2019			4.17	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	
	Spaces	Unit Code	Building	Floor	From	To	Move In	Location	Area	Notes							
		STR5		Floor01	11/1/2019		11/1/2019		700.00								
16 Court - (Ret) (02090012)	SB-C	VACANT		55.00													
16 Court - (Ret) (02090012)	SB-D	VACANT		115.00													
16 Court - (Ret) (02090012)	SB-F	VACANT		154.00													
16 Court - (Ret) (02090012)	UVAR	VACANT		874.00													
Occupancy Summary		Area	Percentage														
Occupied Area			16,864.00	93.37													
Vacant Area			1,198.00	6.63													
Total			18,062.00	100.00													
Summary of Lease Types		# of Leases	Total Area														
Retail Base Year			4	16,164.00													
Triple Net Retail			1	700.00													
VACANT				1,198.00													
Summary by Charge Code		Monthly Amount															
Rent - Retail (rnret)			161,456.46														
Real Estate Tax-Monthly Estimate (rxtax)			5,543.46														
Occupancy Summary		Area	Percentage														
Total Occupied Area			245,648.00	74.37													
Total Vacant Area			84,657.00	25.63													
Grand Total			330,305.00	100.00													