

1101 WILSON BOULEVARD
Financial Report
April 30, 2015



Rosslyn Portfolio

Building 1101 Wilson Boulevard

Financial Report

Month Ended April 30, 2015



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SECTION 1

Executive Summary



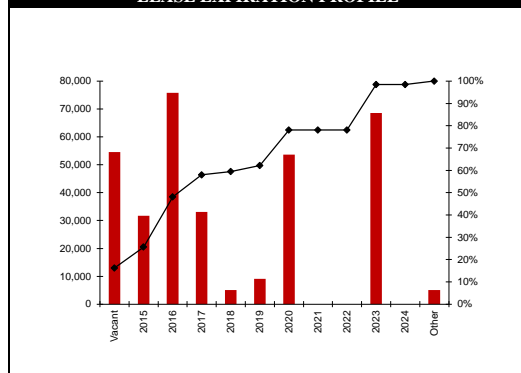
PROPERTY INFORMATION

Property Name	1101 Wilson
Submarket	Rosslyn
Year Built/Renovated	1989/2009
Year Acquired	2007
No. of Stories	24
Asset Quality	A
Total SF	337,511
Leased	82%
Ownership	USREO (89%) / Monday (11%)

MAJOR TENANTS

Tenant Name	SF	LXP
Sands Capital Mgmt.	59,653	Feb-16
Arlington County	54,396	Apr-23
BAE Systems	53,616	Aug-20
GSA - Air Force	31,478	2016-2017

LEASE EXPIRATION PROFILE



STRATEGY

Rollout of significant broker outreach and marketing for the Sands Capital and Artisphere Spaces with particular emphasis on highly improved condition of space as well as private rooftop amenity.

CRITICAL ISSUES

* Finalize Arlington County lease termination and determine viable prospects and highest and best use alternatives for Artisphere space

ASSET-LEVEL DEBT

Appraised Value	\$ 179,000,000	as of	Dec-14	
Senior Debt	\$ 115,425,000	64% LTV	5.909%	Jun-17

CASH FLOW PERFORMANCE

Period	Apr-15 YTD	Actual	Budget	PSF
Projected Occupancy	82.1%		80.7%	
Effective Gross Revenue	\$ 4,765,739	\$ 4,794,583	\$ 4,794,583	14
Real Estate Taxes	(626,815)	(627,003)	(627,003)	(2)
Operating Expenses	(1,340,068)	(1,338,501)	(1,338,501)	(4)
Net Operating Income	2,798,856	2,829,079	2,829,079	8
Capital Improvements	(1,121,287)	(2,348,160)	(2,348,160)	(7)
Equipment	(13,148)	(25,000)	(25,000)	(1)
Tenant Improvements	(15,008)	(365,905)	(365,905)	(1)
Leasing Commissions	(21,248)	(188,871)	(188,871)	(1)
Total Leasing and Capital	(1,170,691)	(2,927,936)	(2,927,936)	(2)
CF before Senior Debt Service	1,628,165	(98,857)	(98,857)	7
Senior Debt Service	(2,273,642)	(2,273,640)	(2,273,640)	
DSCR on NOI	1.23x	1.24x	1.24x	
DSCR on CF before Senior Debt Service	0.72x	0.00x	0.00x	
CF after Senior Debt Service	\$ (645,477)	\$ (2,372,497)	\$ (2,372,497)	

DISTRIBUTIONS (PLANNED VS ACTUAL)

* None planned

LEASING

Monday Properties Mgmt is working with Sage communications to develop a leasing and marketing campaign for Sands Capital space, as well as overall Artisphere marketing strategy.

RECENT LEASING ACTIVITY

Signed / LCD	Tenant	Suite	SF	Type	Rent	Rent Steps	Free Rent	TI	Term	NER
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LEASE PROPOSALS

Date / LCD	Tenant	Suite	SF	Type	Signed	Rent	Rent Steps	Free Rent	TI	Term	NER
___/ Jun-15	STG	P17	3609	New	No	46.5	3.00%	3 mos.	0	5.3 yrs.	47.33
___/ Jan-16	RCC	Ground	8,138	New	No	\$33.00	2.75%	6 mos.	\$65.00	15 yrs.	\$30.65

SECTION 2

Balance Sheet

Trial Balance

Income Statement Detail with Cash Flow

Variance Report

Database: MONDAYPROD
ENTITY: 3440

Trial Balance
Monday Production DB
1101 Wilson Boulevard

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Date: 5/27/2015
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Accrual Year to Date Balances for period 04/15
Report includes an open period. Entries are not final.

Account	Description	Debit	Credit
0112-0000	Land	27,130,224.71	
0132-0000	Building	142,433,124.13	
0142-0002	Bldg Impr-Non Escalatable	16,043,898.40	
0142-0020	Bldg Impr-CM Fee	469,350.21	
0152-0001	Equip-Furniture/Fixtures	33,221.17	
0162-0001	TI-Construction	5,005,643.03	
0162-0002	TI-Space Planning	3,280.00	
0162-0004	TI-Landlord Work	2,648,291.23	
0162-0020	TI-CM Fee	228,910.31	
0202-0001	Def Leasing-Brokerage	2,592,489.85	
0202-0002	Def Leasing-Legal	389,460.31	
0202-0003	Def Leasing-Other	19,750.00	
0202-0006	Deferred Leas-Monday	1,827,678.78	
0222-4220	Def Fin-Wachovia (Oak)	4,306,558.70	
0229-0000	Acc Amort-Def Financing		3,124,919.72
0250-0000	Def Selling Costs	0.00	
0311-3440	BA9515551304 1101 Wilson	78,190.27	
0321-3440	BA9515551275 1101WilsonRT	73,099.00	
0412-0100	Cash Management	761,072.35	
0412-0101	Tax and Insurance Reserve	906,737.03	
0412-3440	1101 Wilson Lender Escrow	268,119.74	
0491-0010	Due To/From Managing Agen		11,487.33
0491-0025	Due to/from Monday	0.00	
0491-3401	I/E-Rosslyn Series		3,866,000.00
0491-3430	I/E-1000 Wilson Boulevard		17,867.42
0491-3455	I/E-1401 Wilson Boulevard		32,336.21
0491-3470	I/E-1701 N.Ft. MyerDrive	5,638.38	
0491-3480	I/E-1200 Wilson Boulevard	20,570.21	
0511-0000	Tenant A/R	368,319.33	
0512-0000	Accr Tenant A/R	26,900.00	
0513-0000	Accr Tenant Recovery A/R	48,302.35	
0532-0000	Parking Operator A/R	152,014.51	
0581-0000	Res for Bad Debts-Billed		82,394.46
0611-1600	Transfer	1,518.73	
0632-0000	Prepaid Insurance	34,203.78	
0633-0000	Prepaid Taxes	39,934.59	
0711-0001	Due To/From Partner	19,399.48	
2231-0000	N/P-Mortgage		115,425,000.00
2511-0000	Accounts Payable Trade		80,752.55
2514-0000	A/P-Seller Obligations		16,134.97
2552-0000	Accr Miscellaneous		182,544.78
2553-0000	Accr Taxes		605,848.00
2556-0000	Accr Interest/Financing		378,940.27
2571-0000	Security Deposits		75,152.17
2572-0001	Tenant LOC		2,978,948.25
2572-0002	Tenant LOC Offset	2,978,948.25	
2591-0000	Prepaid Rents		662,085.81
3311-0001	Retained Earnings		7,250,421.96
3341-0001	Distribution	1,230,000.00	
3421-9999	Mbr Contrib-Misc		74,828,801.36
4111-0000	Office Income		3,606,575.94
4111-0001	Office Income Concession	16,162.67	
4121-0000	Retail Income		20,443.72
4151-0000	Storage Income		8,182.88
4171-0000	Gar/Prkg Income		612,570.00
4311-0000	Oper Exp Rec-Billed		119,592.60

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Trial Balance
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Accrual
Year to Date Balances for period 04/15
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Account	Description	Debit	Credit
4331-0000	R/E Tax Rec-Billed		186,172.32
4332-0000	R/E Tax Rec-Accrual		38,692.00
4333-0000	R/E Tax Rec-Prev Yr Adj		267.52
4371-0000	Utility Reimb Billed		58,332.68
4521-0000	Int Inc-Bank		19.13
4861-1000	O/T HVAC Serv Income		9,495.75
4861-2000	HVAC Maintenance Serv Income		5,803.20
4861-3000	O/T Elevator Income		22,804.80
4862-1200	Condenser Water		6,385.48
4862-1400	Other Income		5,294.09
4862-1800	Plumbing Income		960.00
4863-2700	Cleaning		544.50
4891-0000	Misc Other Income		204.98
4891-2400	Late Chg Income	43.84	
4891-3000	Signage Rent		79,603.48
5120-0000	Clean-Contract Interior	93,179.76	
5121-0000	Clean- Vacancy Credit		15,995.95
5130-0000	Clean-Window Wash Ext	1,044.00	
5152-0000	Clean-Trash Rem/Recyl-O/S	5,399.12	
5160-0000	Clean-Other		250.00
5210-0000	Util-Elec-Public Area	163,273.96	
5220-0000	Util-Gas	37,266.33	
5250-0000	Util-Water/Sewer-Water	8,188.36	
5310-0000	R&M-Payroll-Gen'l	102,967.94	
5310-1000	R & M Payroll-OT	16,934.33	
5310-2000	R & M Payroll-Taxes	10,688.26	
5310-4000	R & M -Benefits	21,354.78	
5320-0000	R&M-Elev-Maint Contract	26,596.01	
5322-0000	R&M-Elev-Outside Svs	14,698.99	
5330-0000	R&M-HVAC-Contract Svs	6,085.80	
5332-0000	R&M-HVAC-Water Treatment	502.96	
5334-0000	R&M-HVAC-Supplies	2,558.40	
5336-0000	R&M-HVAC-Outside Svs	15,372.89	
5340-0000	R&M-Electrical-Supplies	1,414.29	
5342-0000	R&M-Electrical-Outside Svs	9,419.28	
5360-0000	R&M-Plumbing-Supplies	1,114.18	
5362-0000	R&M-Plumbing-Outside Svs		7,272.26
5370-0000	R&M-Fire/Life Safety-Supp	2,385.82	
5372-0000	R&M-Fire/Life Safety-O/S	25,432.50	
5380-0000	R&M-GB Interior-Supplies	657.84	
5381-0000	R&M-GB Interior-O/S	13,320.17	
5384-0000	R&M-GB Interior-Pest Cont	2,846.88	
5385-0000	R&M-GB Interior-Plant Mnt	1,993.12	
5388-0000	R&M-GB Exterior	6,331.52	
5390-0000	R&M-Other	12,605.36	
5412-0000	Grounds-Landscape-O/S	2,773.78	
5432-0000	Grounds-Snow Rem-O/S	505.32	
5520-0000	Security-Contract	112,093.63	
5540-0000	Security-Other	1,289.00	
5610-0000	Mgmt Fee-Current Yr	94,058.16	
5710-0000	Adm-Payroll	55,693.62	
5710-1000	Admi-Payroll taxes	4,143.28	
5710-5000	Admin-Other Payroll Exp	7,193.33	
5710-5555	Deferred Compensation	24,953.76	
5730-0000	Adm-Office Exp-Mgmt Rent	12,730.55	
5732-0000	Adm-Office Exp-Mgmt Exps	1,078.74	

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5746-0000	Adm-Office Exp-Telecomm	7,123.73	
5754-0000	Adm-Mgmt Exp-Tuition,Educ	8.54	
5756-0000	Adm-Mgmt Exp-Dues & Subs	4,128.62	
5758-0001	Office/Lunchroom Supplies	712.54	
5758-0002	Internet/IT Contracts	1,557.82	
5758-0003	Computer Hardware/Software	1,735.87	
5758-0004	Copiers/Office Equipment	557.79	
5758-0005	Phone - Corporate/Teleconferencing	489.19	
5758-0006	Phone - Wireless/Cellular	704.71	
5758-0007	Postage/Delivery	72.02	
5758-0008	Car Service	224.89	
5758-0009	Printing/Reproduction	8.22	
5758-0010	Corporate Events/Gifts	67.23	
5758-0011	Temporary Staffing	6,532.59	
5758-0012	Other Corp Admin Exp	506.65	
5758-0013	Meals	243.99	
5758-0014	Travel	835.27	
5762-0000	Adm-Mgmt Exp-Meals	1.70	
5772-0000	Adm-Other-Tenant Relation	3,861.48	
5810-0000	Insurance-Policies	32,155.00	
5810-1000	Insurance-Workers Comp	1,548.32	
6110-0000	Electric - Sep Tenant Chg	56,534.60	
6113-0000	Gas - Sep Tenant Charge		114.25
6212-0000	Svs Costs-Misc Bldg	945.81	
6213-0000	Svc Costs - Electrical	769.16	
6214-0000	Svs Costs-Cleaning	2,404.84	
6219-0000	Svs Costs - Elevator/Escalator Mnts	19,004.00	
6220-0000	Svs. Costs - HVAC Maintenance	9,296.00	
6310-0000	Parking Exp-Operator	153,646.47	
6312-0000	Parking Exp-Non Operator	13,600.00	
6318-0000	Parking Exp - Mgmt Fee	41,325.59	
6320-0000	Parking Exp-Misc	16,706.81	
6410-0000	Promotion and Advertising	6,759.10	
6411-0000	Leasing Meals & Entertainment	3,365.76	
6412-0000	Leasing Miscellaneous	1,224.37	
6420-0000	Lease Obligations	3,640.00	
6630-0000	Legal	10,593.26	
6632-0000	Misc Professional Serv	32,662.67	
6633-0000	Bank & Credit Card Fees	6,464.14	
6633-0001	Cash Pickup Fees	427.39	
6634-0000	Charitable Contributions	836.71	
6645-0000	Sales & Use Taxes	271.66	
6710-0000	RE Taxes-General	605,848.00	
6716-0000	R/E Taxes-Consultant Fees	1,000.00	
6740-0000	Other Taxes	19,967.28	
8201-0000	Mortgage Interest Expense	2,273,641.63	
Total:		214,425,212.79	214,425,212.79

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Balance Sheet
Monday Production DB
1101 Wilson Boulevard

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Apr 2015

ASSETS

Investments in Real Property

Direct Investments in Real Property

Land	27,130,224.71
Building	142,433,124.13
BLDG IMPROVEMENTS	16,513,248.61
EQUIPMENT	33,221.17
TENANT IMPROVEMENTS	7,886,124.57
DEFERRED LEASING	4,829,378.94

Total Direct Investments in Real Property	198,825,322.13
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Indirect Investments in Real Property

Mortgage Note Rec	19,399.48
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Total Indirect Investments in Real Property	19,399.48
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Total Investments in Real Property	198,844,721.61
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Cash and Cash Equivalents

OPERATING CASH	78,190.27
RENT CASH	73,099.00

Total Cash and Cash Equivalents	151,289.27
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Restricted Cash

MORTGAGE ESCROWS	1,935,929.12
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Total Restricted Cash	1,935,929.12
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Accounts and Notes Receivable, net

I/E-Unallocated	(11,487.33)
Tenant A/R	368,319.33
Accr Tenant A/R	26,900.00
Accr Tenant Recovery A/R	48,302.35
Parking Operator A/R	152,014.51
Res for Bad Debts-Billed	(82,394.46)

Total Accounts and Notes Receivable, net	501,654.40
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Deferred Financing & Other Assets

Deferred Financing

Deferred Financing	4,306,558.70
Acc Amort-Def Financing	(3,124,919.72)

Total Deferred Financing	1,181,638.98
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Other Assets

Deposits	1,518.73
Prepaid Other	0.00
Prepaid Insurance	34,203.78
Prepaid Taxes	39,934.59

Total Other Assets	75,657.10
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Total Def Financing & Other Assets	1,257,296.08
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Apr 2015

TOTAL ASSETS	202,690,890.49
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LIABILITIES AND EQUITY

LIABILITIES

Notes Payable

N/P-Mortgage	115,425,000.00
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Total Notes Payable	115,425,000.00
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Accounts Payable, Accrued Exp & Other

Accounts Payable Trade	80,752.55
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A/P-Seller Obligations	16,134.97
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A/P-Other	0.00
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Accr Miscellaneous	182,544.78
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Accr Taxes	605,848.00
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Accr Interest/Financing	378,940.27
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Deferred Liability	0.00
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Security Deposits	75,152.17
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Prepaid Rents	662,085.81
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Total Accounts Payable, Accrued Exp & Other	2,001,458.55
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TOTAL LIABILITIES	117,426,458.55
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EQUITY

Partners'/Members' Equity

PARTNERS CAPITAL	7,250,421.96
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Total Partners'/Members' Equity	7,250,421.96
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Partners'/Members' Contributions

MEMBERS CONTRIB	74,828,801.36
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Total Partners'/Members' Contributions	74,828,801.36
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Partners'/Members' Distributions

PARTNERS DISTRIB	(1,230,000.00)
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Total Partners'/Members' Distributions	(1,230,000.00)
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I/E Adjustments

I/E-RosslynOfficeProp LLC	3,889,995.04
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Total I/E Adjustments	3,889,995.04
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Current Year Profit (Loss)	525,213.58
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Total Current & Prior Profit (Loss)	525,213.58
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Balance Sheet
Monday Production DB
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Accrual

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Apr 2015

TOTAL EQUITY ACCOUNTS

85,264,431.94

TOTAL LIABILITY AND EQUITY

202,690,890.49

Database: MONDAYPROD
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 Report: MP_CMPINC

Comparative Income Statement
SOP Detail - W/Cash Flow Format
Monday Production DB
1101 Wilson Boulevard

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Accrual

Report includes an open period. Entries are not final.

Thru:	Current Period				Year-To-Date			
	Actual Apr 2015	Budget Apr 2015	Variance		Actual Apr 2015	Budget Apr 2015	Variance	

Revenues

Rental Income

Office Income	901,916.91	902,389.91	(473.00)	-0.05%	3,606,575.94	3,608,211.94	(1,636.00)	-0.05%
Office Income Concession	0.00	0.00	0.00	0.00%	(16,162.67)	(16,162.67)	0.00	0.00%

Total Office Income	901,916.91	902,389.91	(473.00)	-0.05%	3,590,413.27	3,592,049.27	(1,636.00)	-0.05%
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Retail Income

Retail Income	5,110.93	5,110.93	0.00	0.00%	20,443.72	20,443.72	0.00	0.00%
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Total Retail Income	5,110.93	5,110.93	0.00		20,443.72	20,443.72	0.00	
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Storage Income

Storage Income	2,045.72	1,876.52	169.20	9.02%	8,182.88	7,506.08	676.80	9.02%
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Storage Income	2,045.72	1,876.52	169.20	9.02%	8,182.88	7,506.08	676.80	9.02%
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Total Rental Income	909,073.56	909,377.36	(303.80)	-0.03%	3,619,039.87	3,619,999.07	(959.20)	-0.03%
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Recoveries

Operating Expense Reimb

Oper Exp Rec-Billed	29,898.15	27,751.39	2,146.76	7.74%	119,592.60	111,005.56	8,587.04	7.74%
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Total Operating Expense Reimb	29,898.15	27,751.39	2,146.76	7.74%	119,592.60	111,005.56	8,587.04	7.74%
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Real Estate Tax Reimb

R/E Tax Rec-Billed	46,543.08	55,360.25	(8,817.17)	-15.93%	186,172.32	221,441.00	(35,268.68)	-15.93%
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R/E Tax Rec-Accrual	9,673.00	0.00	9,673.00	0.00%	38,692.00	0.00	38,692.00	0.00%
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R/E Tax Rec-Prev Yr Adj	267.52	0.00	267.52	0.00%	267.52	0.00	267.52	0.00%
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Total Real Estate Tax Reimb	56,483.60	55,360.25	1,123.35	2.03%	225,131.84	221,441.00	3,690.84	1.67%
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Total Recoveries	86,381.75	83,111.64	3,270.11	3.93%	344,724.44	332,446.56	12,277.88	3.69%
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Garage/Parking Income

Database: MONDAYPROD
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 Report: MP_CMPINC

Comparative Income Statement
SOP Detail - W/Cash Flow Format
Monday Production DB
1101 Wilson Boulevard

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Accrual

Report includes an open period. Entries are not final.

Thru:	Current Period				Year-To-Date			
	Actual Apr 2015	Budget Apr 2015	Variance		Actual Apr 2015	Budget Apr 2015	Variance	
Gar/Prkg Income	157,415.00	165,599.00	(8,184.00)	-4.94%	612,570.00	660,358.00	(47,788.00)	-7.24%
Total Garage/Parking Income	157,415.00	165,599.00	(8,184.00)	-4.94%	612,570.00	660,358.00	(47,788.00)	-7.24%
Interest and Other Income								
Interest and Dividend Income								
Int Inc-Misc	0.00	4.00	(4.00)	-100.00%	0.00	16.00	(16.00)	-100.00%
Int Inc-Bank	3.70	0.00	3.70	0.00%	19.13	0.00	19.13	0.00%
Total Interest and Dividend Income	3.70	4.00	(0.30)	-7.50%	19.13	16.00	3.13	19.56%
Utility Reimbursement								
Utility Reimb Billed	11,663.16	11,990.00	(326.84)	-2.73%	58,332.68	52,895.00	5,437.68	10.28%
Total Utility Reimbursement	11,663.16	11,990.00	(326.84)	-2.73%	58,332.68	52,895.00	5,437.68	10.28%
Service Income								
O/T HVAC Serv Income	0.00	303.00	(303.00)	-100.00%	0.00	1,212.00	(1,212.00)	-100.00%
O/T HVAC Serv Income	1,996.41	900.00	1,096.41	121.82%	9,495.75	3,600.00	5,895.75	163.77%
HVAC Maintenance Serv Income	1,450.80	1,450.80	0.00	0.00%	5,803.20	5,803.20	0.00	0.00%
O/T Elevator Income	5,701.20	5,701.20	0.00	0.00%	22,804.80	22,804.80	0.00	0.00%
Condenser Water	1,596.37	1,596.37	0.00	0.00%	6,385.48	6,385.48	0.00	0.00%
Other Income	1,026.38	0.00	1,026.38	0.00%	5,294.09	0.00	5,294.09	0.00%
Locks/Keys Income	0.00	302.00	(302.00)	-100.00%	0.00	1,208.00	(1,208.00)	-100.00%
Carpentry/Repair Income	0.00	61.00	(61.00)	-100.00%	0.00	244.00	(244.00)	-100.00%
Card/Access Card Income	0.00	61.00	(61.00)	-100.00%	0.00	244.00	(244.00)	-100.00%
Plumbing Income	240.00	445.92	(205.92)	-46.18%	960.00	1,783.68	(823.68)	-46.18%
Cleaning	0.00	405.00	(405.00)	-100.00%	544.50	1,620.00	(1,075.50)	-66.39%
Total Service Income	12,011.16	11,226.29	784.87	6.99%	51,287.82	44,905.16	6,382.66	14.21%
Miscellaneous Income								
Misc Other Income	0.00	0.00	0.00	0.00%	204.98	200.00	4.98	2.49%
Back Chg./Repair	0.00	840.00	(840.00)	-100.00%	0.00	3,360.00	(3,360.00)	-100.00%
Late Chg Income	(43.84)	0.00	(43.84)	0.00%	(43.84)	0.00	(43.84)	0.00%
Electric Repair Income	0.00	200.00	(200.00)	-100.00%	0.00	800.00	(800.00)	-100.00%

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	Current Period				Year-To-Date			
Thru:	Actual Apr 2015	Budget Apr 2015	Variance		Actual Apr 2015	Budget Apr 2015	Variance	
Signage Rent	19,900.87	19,900.87	0.00	0.00%	79,603.48	79,603.48	0.00	0.00%
Total Miscellaneous Income	19,857.03	20,940.87	(1,083.84)	-5.18%	79,764.62	83,963.48	(4,198.86)	-5.00%
Total Interest and Other Income	43,535.05	44,161.16	(626.11)	-1.42%	189,404.25	181,779.64	7,624.61	4.19%
Total Revenue	1,196,405.36	1,202,249.16	(5,843.80)	-0.49%	4,765,738.56	4,794,583.27	(28,844.71)	-0.60%
Operating Expenses								
Escalatable Expenses								
Property Exp-Escalatable								
Cleaning								
Clean-Contract Interior	(23,294.94)	(23,783.85)	488.91	2.06%	(93,179.76)	(95,135.40)	1,955.64	2.06%
Clean- Vacancy Credit	4,014.00	3,524.00	490.00	13.90%	15,995.95	14,096.00	1,899.95	13.48%
Clean-Window Wash Ext	0.00	(7,800.00)	7,800.00	100.00%	(1,044.00)	(7,800.00)	6,756.00	86.62%
Clean-Trash Rem/Recyl-O/S	(1,443.53)	(1,301.53)	(142.00)	-10.91%	(5,399.12)	(5,206.12)	(193.00)	-3.71%
Clean-Other	450.00	0.00	450.00	0.00%	250.00	0.00	250.00	0.00%
Total Cleaning	(20,274.47)	(29,361.38)	9,086.91	30.95%	(83,376.93)	(94,045.52)	10,668.59	11.34%
Utilities								
Util-Elec-Public Area	(32,062.09)	(31,478.00)	(584.09)	-1.86%	(163,273.96)	(132,355.00)	(30,918.96)	-23.36%
Util-Gas	(6,491.72)	(3,753.00)	(2,738.72)	-72.97%	(37,266.33)	(34,650.00)	(2,616.33)	-7.55%
Util-Fuel Oil	0.00	0.00	0.00	0.00%	0.00	(1,250.00)	1,250.00	100.00%
Util-Water/Sewer-Water	(1,658.53)	(2,174.00)	515.47	23.71%	(8,188.36)	(7,344.50)	(843.86)	-11.49%
Total Utilities	(40,212.34)	(37,405.00)	(2,807.34)	-7.51%	(208,728.65)	(175,599.50)	(33,129.15)	-18.87%
Repair & Maintenance								
R&M-Payroll-Gen'l	(25,332.84)	(24,404.00)	(928.84)	-3.81%	(102,967.94)	(95,652.00)	(7,315.94)	-7.65%
R & M Payroll-OT	(1,870.22)	(1,076.00)	(794.22)	-73.81%	(16,934.33)	(4,432.00)	(12,502.33)	-282.09%
R & M Payroll-Taxes	(1,701.26)	(1,974.00)	272.74	13.82%	(10,688.26)	(9,282.00)	(1,406.26)	-15.15%
R & M -Benefits	(3,341.68)	(4,413.14)	1,071.46	24.28%	(21,354.78)	(17,987.64)	(3,367.14)	-18.72%
R&M-Elev-Maint Contract	(6,649.01)	(6,649.00)	(0.01)	0.00%	(26,596.01)	(26,596.00)	(0.01)	0.00%

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	Actual Apr 2015	Budget Apr 2015	Variance		Actual Apr 2015	Budget Apr 2015	Variance	
R&M-Elev-Outside Svs	(1,306.38)	(1,529.25)	222.87	14.57%	(14,698.99)	(15,357.00)	658.01	4.28%
R&M-HVAC-Contract Svs	(1,438.50)	(1,438.50)	0.00	0.00%	(6,085.80)	(6,374.00)	288.20	4.52%
R&M-HVAC-Water Treatment	0.00	(1,161.92)	1,161.92	100.00%	(502.96)	(4,647.68)	4,144.72	89.18%
R&M-HVAC-Supplies	(506.19)	(2,000.00)	1,493.81	74.69%	(2,558.40)	(8,000.00)	5,441.60	68.02%
R&M-HVAC-Outside Svs	(10,955.00)	(3,500.00)	(7,455.00)	-213.00%	(15,372.89)	(14,300.00)	(1,072.89)	-7.50%
R&M-Electrical-Supplies	0.00	(1,300.00)	1,300.00	100.00%	(1,414.29)	(5,200.00)	3,785.71	72.80%
R&M-Electrical-Outside Svs	(6,772.90)	(1,699.70)	(5,073.20)	-298.48%	(9,419.28)	(9,198.80)	(220.48)	-2.40%
R&M-Plumbing-Supplies	(921.14)	(1,000.00)	78.86	7.89%	(1,114.18)	(4,000.00)	2,885.82	72.15%
R&M-Plumbing-Outside Svs	8,682.26	(850.00)	9,532.26	1121.44%	7,272.26	(6,850.00)	14,122.26	206.16%
R&M-Fire/Life Safety-Supp	(62.46)	0.00	(62.46)	0.00%	(2,385.82)	0.00	(2,385.82)	0.00%
R&M-Fire/Life Safety-O/S	(3,465.00)	(5,053.44)	1,588.44	31.43%	(25,432.50)	(18,011.44)	(7,421.06)	-41.20%
R&M-GB Interior-Supplies	0.00	(500.00)	500.00	100.00%	(657.84)	(1,200.00)	542.16	45.18%
R&M-GB Interior-O/S	1,055.31	(2,988.20)	4,043.51	135.32%	(13,320.17)	(5,952.80)	(7,367.37)	-123.76%
R&M-GB Interior-Pest Cont	(711.72)	(711.75)	0.03	0.00%	(2,846.88)	(3,097.00)	250.12	8.08%
R&M-GB Interior-Plant Mnt	(498.28)	(492.00)	(6.28)	-1.28%	(1,993.12)	(4,468.00)	2,474.88	55.39%
R&M-GB Exterior	0.00	(2,000.00)	2,000.00	100.00%	(6,331.52)	(5,500.00)	(831.52)	-15.12%
R&M-Other	(1,322.57)	(1,948.35)	625.78	32.12%	(12,605.36)	(11,799.40)	(805.96)	-6.83%
Total Repair & Maintenance	(57,117.58)	(66,689.25)	9,571.67	14.35%	(288,009.06)	(277,905.76)	(10,103.30)	-3.64%
Roads & Grounds								
Grounds-Landscape-O/S	(1,693.00)	(2,970.15)	1,277.15	43.00%	(2,773.78)	(4,061.64)	1,287.86	31.71%
Grounds-Snow Rem-Supplies	0.00	0.00	0.00	0.00%	0.00	(2,500.00)	2,500.00	100.00%
Grounds-Snow Rem-O/S	0.00	0.00	0.00	0.00%	(505.32)	(5,000.00)	4,494.68	89.89%
Total Roads & Grounds	(1,693.00)	(2,970.15)	1,277.15	43.00%	(3,279.10)	(11,561.64)	8,282.54	71.64%
Security								
Security-Contract	(30,705.80)	(27,718.69)	(2,987.11)	-10.78%	(112,093.63)	(109,624.92)	(2,468.71)	-2.25%
Security-Equipment	0.00	0.00	0.00	0.00%	0.00	(5,000.00)	5,000.00	100.00%
Security-Other	0.00	0.00	0.00	0.00%	(1,289.00)	0.00	(1,289.00)	0.00%
Total Security	(30,705.80)	(27,718.69)	(2,987.11)	-10.78%	(113,382.63)	(114,624.92)	1,242.29	1.08%
Management Fees								
	(29,842.44)	(24,044.90)	(5,797.54)	-24.11%	(94,058.16)	(95,891.34)	1,833.18	1.91%

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Total Management Fees	(29,842.44)	(24,044.90)	(5,797.54)	-24.11%	(94,058.16)	(95,891.34)	1,833.18	1.91%
Administrative								
Adm-Payroll	(13,569.13)	(17,485.00)	3,915.87	22.40%	(55,693.62)	(69,940.00)	14,246.38	20.37%
Admi-Payroll taxes	(807.62)	(1,338.00)	530.38	39.64%	(4,143.28)	(6,152.00)	2,008.72	32.65%
Admin-Other Payroll Exp	(1,111.52)	(1,483.25)	371.73	25.06%	(7,193.33)	(8,148.86)	955.53	11.73%
Deferred Compensation	0.00	0.00	0.00	0.00%	(24,953.76)	0.00	(24,953.76)	0.00%
Adm-Office Exp-Mgmt Rent	(3,577.58)	(3,068.74)	(508.84)	-16.58%	(12,730.55)	(12,274.96)	(455.59)	-3.71%
Adm-Office Exp-Mgmt Exps	(181.60)	0.00	(181.60)	0.00%	(1,078.74)	0.00	(1,078.74)	0.00%
Adm-Office Exp-Telecomm	(1,550.53)	(1,075.00)	(475.53)	-44.24%	(7,123.73)	(4,300.00)	(2,823.73)	-65.67%
Adm-Mgmt Exp-Tuition,Educ	(8.54)	(659.50)	650.96	98.71%	(8.54)	(1,595.00)	1,586.46	99.46%
Adm-Mgmt Exp-Dues & Subs	0.00	0.00	0.00	0.00%	(4,128.62)	(3,683.00)	(445.62)	-12.10%
Adm-Mgmt Exp-Meals	0.00	0.00	0.00	0.00%	(1.70)	0.00	(1.70)	0.00%
Adm-Other-Community Relat	0.00	0.00	0.00	0.00%	0.00	(276.00)	276.00	100.00%
Adm-Other-Tenant Relation	(2,559.13)	(150.00)	(2,409.13)	-1606.09%	(3,861.48)	(1,700.00)	(2,161.48)	-127.15%
Adm - Other - Misc	(2,094.85)	(6,985.00)	4,890.15	70.01%	(14,248.78)	(19,564.00)	5,315.22	27.17%
Total Administrative	(25,460.50)	(32,244.49)	6,783.99	21.04%	(135,166.13)	(127,633.82)	(7,532.31)	-5.90%
Insurance								
Insurance-Policies	(8,038.75)	(7,884.72)	(154.03)	-1.95%	(32,155.00)	(31,538.88)	(616.12)	-1.95%
Insurance-Workers Comp	(387.08)	(441.50)	54.42	12.33%	(1,548.32)	(1,766.00)	217.68	12.33%
Total Insurance	(8,425.83)	(8,326.22)	(99.61)	-1.20%	(33,703.32)	(33,304.88)	(398.44)	-1.20%
Total Property Exp-Escalatable	(213,731.96)	(228,760.08)	15,028.12	6.57%	(959,703.98)	(930,567.38)	(29,136.60)	-3.13%
Real Estate Taxes								
RE Taxes-General	(151,462.00)	(151,462.27)	0.27	0.00%	(605,848.00)	(605,849.08)	1.08	0.00%
R/E Taxes-Consultant Fees	0.00	0.00	0.00	0.00%	(1,000.00)	(1,000.00)	0.00	0.00%
Other Taxes	(4,991.82)	(5,053.74)	61.92	1.23%	(19,967.28)	(20,154.39)	187.11	0.93%
Total Real Estate Taxes	(156,453.82)	(156,516.01)	62.19	0.04%	(626,815.28)	(627,003.47)	188.19	0.03%

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Thru:	Actual Apr 2015	Current Period Budget Apr 2015	Variance		Actual Apr 2015	Year-To-Date Budget Apr 2015	Variance
Total Escalatable Expenses	(370,185.78)	(385,276.09)	15,090.31	3.92%	(1,586,519.26)	(1,557,570.85)	(28,948.41) -1.86%
Property Exp-Non Escalatable							
Non Esc Utilities							
Electric - Sep Tenant Chg	(12,413.23)	(11,389.00)	(1,024.23)	-8.99%	(56,534.60)	(50,729.00)	(5,805.60) -11.44%
Water/Sewer - Sep Tenant Chg	0.00	(941.00)	941.00	100.00%	0.00	(3,526.00)	3,526.00 100.00%
Gas - Sep Tenant Charge	0.00	(20.00)	20.00	100.00%	114.25	(80.00)	194.25 242.81%
Total Non Esc Utilities	(12,413.23)	(12,350.00)	(63.23)	-0.51%	(56,420.35)	(54,335.00)	(2,085.35) -3.84%
Service Costs							
Svs Costs-OT HVAC	0.00	(744.00)	744.00	100.00%	0.00	(2,976.00)	2,976.00 100.00%
Svc Costs - Locks/Keys	0.00	(250.00)	250.00	100.00%	0.00	(1,000.00)	1,000.00 100.00%
Svs Costs-Misc Bldg	(369.93)	(946.00)	576.07	60.90%	(945.81)	(3,784.00)	2,838.19 75.01%
Svc Costs - Electrical	(769.16)	(165.00)	(604.16)	-366.16%	(769.16)	(660.00)	(109.16) -16.54%
Svs Costs-Cleaning	(977.42)	(489.01)	(488.41)	-99.88%	(2,404.84)	(1,956.04)	(448.80) -22.94%
Svs Costs-Engineering	0.00	(700.00)	700.00	100.00%	0.00	(2,800.00)	2,800.00 100.00%
Svc Costs - Plumbing	0.00	(54.00)	54.00	100.00%	0.00	(216.00)	216.00 100.00%
Svc Costs - Carpentry/Rpr	0.00	(50.00)	50.00	100.00%	0.00	(200.00)	200.00 100.00%
Svs Costs - Elevator/Escalator Mnts	(4,751.00)	(4,751.00)	0.00	0.00%	(19,004.00)	(19,004.00)	0.00 0.00%
Svs. Costs - HVAC Maintenance	0.00	(1,209.00)	1,209.00	100.00%	(9,296.00)	(4,836.00)	(4,460.00) -92.22%
Total Service Costs	(6,867.51)	(9,358.01)	2,490.50	26.61%	(32,419.81)	(37,432.04)	5,012.23 13.39%
Parking Expenses							
Parking Exp-Operator	(37,199.33)	(35,916.00)	(1,283.33)	-3.57%	(153,646.47)	(143,015.00)	(10,631.47) -7.43%
Parking Exp-Non Operator	(3,200.00)	(3,520.00)	320.00	9.09%	(13,600.00)	(14,080.00)	480.00 3.41%
Parking Exp - Mgmt Fee	(10,198.79)	(10,199.00)	0.21	0.00%	(41,325.59)	(40,796.00)	(529.59) -1.30%
Parking Exp-Misc	(4,378.21)	(10,666.22)	6,288.01	58.95%	(16,706.81)	(31,509.88)	14,803.07 46.98%
Total Parking Expenses	(54,976.33)	(60,301.22)	5,324.89	8.83%	(225,278.87)	(229,400.88)	4,122.01 1.80%
Leasing Costs							
Promotion and Advertising	(1,403.67)	(7,775.00)	6,371.33	81.95%	(6,759.10)	(39,245.00)	32,485.90 82.78%

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Leasing Meals & Entertainment	(1,732.28)	0.00	(1,732.28)	0.00%	(3,365.76)	0.00	(3,365.76)	0.00%
Leasing Miscellaneous	0.00	0.00	0.00	0.00%	(1,224.37)	(15,902.25)	14,677.88	92.30%
Lease Obligations	(560.00)	(800.00)	240.00	30.00%	(3,640.00)	(3,200.00)	(440.00)	-13.75%
Total Leasing Costs	(3,695.95)	(8,575.00)	4,879.05	56.90%	(14,989.23)	(58,347.25)	43,358.02	74.31%
Owner Costs								
Legal	(9,010.23)	(2,917.00)	(6,093.23)	-208.89%	(10,593.26)	(11,668.00)	1,074.74	9.21%
Misc Professional Serv	(14,394.61)	(50.00)	(14,344.61)	8689.22%	(32,662.67)	(7,654.53)	(25,008.14)	-326.71%
Bank & Credit Card Fees	(1,624.00)	(1,585.00)	(39.00)	-2.46%	(6,464.14)	(6,340.00)	(124.14)	-1.96%
Cash Pickup Fees	0.00	0.00	0.00	0.00%	(427.39)	0.00	(427.39)	0.00%
Charitable Contributions	(609.06)	0.00	(609.06)	0.00%	(836.71)	(827.00)	(9.71)	-1.17%
Sales & Use Taxes	0.00	(964.00)	964.00	100.00%	(271.66)	(1,928.00)	1,656.34	85.91%
Total Owner Costs	(25,637.90)	(5,516.00)	(20,121.90)	-364.79%	(51,255.83)	(28,417.53)	(22,838.30)	-80.37%
Total Property Exp-Non Escalatable	(103,590.92)	(96,100.23)	(7,490.69)	-7.79%	(380,364.09)	(407,932.70)	27,568.61	6.76%
Total Operating Expenses	(473,776.70)	(481,376.32)	7,599.62	1.58%	(1,966,883.35)	(1,965,503.55)	(1,379.80)	-0.07%
Net Operating Income (Loss)	722,628.66	720,872.84	1,755.82	0.24%	2,798,855.21	2,829,079.72	(30,224.51)	-1.07%
Interest Expense								
Mortgage Interest Expense	(568,410.40)	(568,410.00)	(0.40)	0.00%	(2,273,641.63)	(2,273,640.00)	(1.63)	0.00%
Total Interest Expense	(568,410.40)	(568,410.00)	(0.40)	0.00%	(2,273,641.63)	(2,273,640.00)	(1.63)	0.00%
Amort of Financing Costs								
Amort-Def Financing	0.00	(40,712.00)	40,712.00	100.00%	0.00	(162,848.00)	162,848.00	100.00%
Total Amort of Financing Costs	0.00	(40,712.00)	40,712.00	100.00%	0.00	(162,848.00)	162,848.00	100.00%
Net Income(Loss)	154,218.26	111,750.84	42,467.42	38.00%	525,213.58	392,591.72	132,621.86	33.78%

Database: MONDAYPROD	Comparative Income Statement					Page: 8
ENTITY: 3440	SOP Detail - W/Cash Flow Format					Date: 5/27/2015
Report: MP_CMPINC	Monday Production DB					Time: 12:32 PM
	1101 Wilson Boulevard					
Accrual						
Report includes an open period. Entries are not final.						
	Current Period			Year-To-Date		
	Actual	Budget		Actual	Budget	
Thru:	Apr 2015	Apr 2015	Variance	Apr 2015	Apr 2015	Variance

CASH FLOW ADJUSTMENTS:

Non-Cash Expenses:

Debt Service Accrual	(18,947.02)	0.00	(18,947.02)	(18,947.02)	0.00	(18,947.02)
Real Estate Tax Accrual	151,462.00	0.00	151,462.00	605,848.00	0.00	605,848.00
Real Estate Tax Prepayment	4,991.82	0.00	4,991.82	(39,934.59)	0.00	(39,934.59)
Insurance Prepayment	8,425.83	0.00	8,425.83	33,703.32	0.00	33,703.32

Change in Capital Assets:

Building Improvements	(380,061.40)	(253,143.62)	(126,917.78)	-50.14%	(1,121,286.74)	(2,348,160.02)	1,226,873.28	52.25%
Equipment	(1,331.37)	0.00	(1,331.37)		(13,148.02)	(25,000.00)	11,851.98	47.41%
Tenant Improvements	(2,331.77)	0.00	(2,331.77)		(15,008.19)	(365,905.44)	350,897.25	95.90%
Leasing Expenses	(324.00)	0.00	(324.00)		(21,248.42)	(188,871.00)	167,622.58	88.75%

Other Balance Sheet Adjustments:

Change in A/R	(29,219.79)	0.00	(29,219.79)		(25,320.76)	0.00	(25,320.76)
Change in A/P	(428,653.08)	0.00	(428,653.08)		32,594.28	0.00	32,594.28
Change in Other Assets	689,789.44	0.00	689,789.44		0.00	0.00	0.00
Change in Other Liabilities	304,858.45	0.00	304,858.45		(666,422.88)	0.00	(666,422.88)
Change in I/C Balances	(19,451.03)	0.00	(19,451.03)		6,189.99	0.00	6,189.99
Change in Equity	0.00	0.00	0.00		1,389,000.00	0.00	1,389,000.00

Total Cash Flow Adjustments	279,208.08	0.00	532,351.70	210.30%	146,018.97	0.00	3,073,955.43	104.99%
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Cash Balances:

Cash Balance - Beginning of Period	1,653,792.05	0.00	1,653,792.05	0.00%	1,415,985.84	0.00	1,415,985.84	0.00%
Net Income/(Loss)	154,218.26	0.00	42,467.42		525,213.58	0.00	132,621.86	
+/- Cash Flow Adjustments	279,208.08	0.00	532,351.70		146,018.97	0.00	3,073,955.43	
Cash Balance - End of Period	2,087,218.39	0.00	2,228,611.17		2,087,218.39	0.00	4,622,563.13	

Database: MONDAYPROD
ENTITY: 3440
Report: MP_CMPINC

Comparative Income Statement
SOP Detail - W/Cash Flow Format
Monday Production DB
1101 Wilson Boulevard

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Accrual

Report includes an open period. Entries are not final.

		Current Period			Year-To-Date		
		Actual	Budget		Actual	Budget	
Thru:		Apr 2015	Apr 2015	Variance	Apr 2015	Apr 2015	Variance

Cash Balance Composition:

Operating Cash	151,289.27	0.00	151,289.27	151,289.27	0.00	151,289.27
Escrow Cash	1,935,929.12	0.00	1,935,929.12	1,935,929.12	0.00	1,935,929.12
Total Cash	2,087,218.39	0.00	2,087,218.39	2,087,218.39	0.00	2,087,218.39

1101 Wilson Boulevard
BUDGET COMPARISON REPORT
Period Ended April 30, 2015 (Unaudited)
Accrual Basis
(Variances Greater than \$10K AND 5% Must Be Explained)

		Year to Date				
		<u>Actual</u>	<u>Budget</u>	<u>\$ Variance</u>	<u>% Variance</u>	
Rental Income:						
Rental Income	\$	3,619,040	\$ 3,619,999	(959)	-0.03%	
Recoveries		344,724	332,447	12,278	3.69%	
Parking Income		612,570	660,358	(47,788)	-7.24%	A
Interest and Other Income		189,404	181,780	7,625	4.19%	
Total Rental Income		4,765,739	4,794,583	(28,845)	-0.60%	
Operating Expenses:						
Cleaning		(83,377)	(94,046)	10,669	11.34%	B
Utilities		(208,729)	(175,600)	(33,129)	-18.87%	C
Repairs and Maintenance		(288,009)	(277,906)	(10,103)	-3.64%	
Roads and Grounds		(3,279)	(11,562)	8,283	71.64%	
Security		(113,383)	(114,625)	1,242	1.08%	
Management Fees		(94,058)	(95,891)	1,833	1.91%	
Administrative		(135,166)	(127,634)	(7,532)	-5.90%	
Insurance		(33,703)	(33,305)	(398)	-1.20%	
Real Estate Taxes		(626,815)	(627,003)	188	0.03%	
Non- Escalatable Expenses		(380,364)	(407,933)	27,569	6.76%	D
Total Expenses		(1,966,883)	(1,965,504)	(1,380)	-0.07%	
Net Operating Income (Loss)		\$2,798,855	\$2,829,080	(\$30,225)	-1.07%	
Other Income and Expenses:						
Interest Expense		(2,273,642)	(2,273,640)	(2)	0.00%	
Amortization - Financing Costs		-	(162,848)	162,848	0.00%	
Total Other Income (Expenses)		(2,273,642)	(2,436,488)	162,846	6.68%	
Net Income (Loss)		\$525,214	\$392,592	\$132,622	33.78%	

CASH BASIS

Property Activity

Net Income (Loss)	525,214	392,592	132,622	33.78%	
<i>Non-Cash Adjustments to Net Income/(Loss):</i>					
Depreciation/Amortization	-	162,848	(162,848)	100.00%	
Capital Expenditures	(1,121,287)	(2,348,160)	1,226,873	52.25%	E
Tenant Improvements	(15,008)	(365,905)	350,897	95.90%	F
Leasing Costs	(21,248)	(188,871)	167,623	88.75%	G
Deferred Selling Costs	-	-	-	-100.00%	
(Distributions)/Contributions	1,389,000	-	1,389,000	-100.00%	
Other Changes in Assets/Liabilities, Net	(85,438)	-	(85,438)	100.00%	
Total Property Activity	671,233	(2,347,497)	\$3,018,729	-128.59%	

Operating Cash Activity

Plus: Beginning of Year Cash Balance	1,415,986
Less: Ending Cash Balance (Note A)	2,087,218
Total Property Activity	\$ 671,233
(Distributions)/Contributions	\$ 1,389,000

(Note A) - Ending Cash consists of:

Operating & lockbox	151,289
Escrows	1,935,929
Total	\$ 2,087,218

1101 Wilson Boulevard
BUDGET COMPARISON REPORT
Period Ended April 30, 2015 (Unaudited)
Accrual Basis

(Variances Greater than \$10K AND 5% Must Be Explained)

Notes:

A	\$	(47,788)	The negative variance in Parking Income is primarily due to:
		(47,788)	Budgeted parking income higher than actual due to decline in daily parking revenue caused by ongoing construction (Permanent Variance).
		-	Miscellaneous variance
	\$	(47,788)	
B	\$	10,669	The positive variance in Cleaning is primarily due to:
		6,756	Budgeted Clean- Window Wash Ext is higher than actual due to spring clean not yet scheduled due to scope of work changing (Timing Variance)
		3,913	Miscellaneous variance
	\$	10,669	
C	\$	(33,129)	The negative variance in Utilities primarily due to:
		(30,919)	Budgeted electric is lower than actual due to cold winter resulting in higher electricity usage (Timing Variance)
		-	Budgeted gas
	\$	(33,129)	
D	\$	27,569	The positive variance in Non-Escalatable Expenses is primarily due to:
		32,486	Budgeted promotion and advertising higher than actual due to deferred production of marketing material (Timing Variance).
		14,678	Budgeted leasing misc. is higher than actual due to deferred 17th floor spec suite construction (Permanent Variance).
		(29,691)	Budgeted misc. professional serv is lower than actual due to Hillman environmental consultanting due to water leaks, and OTJ Achitects for Sands Capital Management and Artisphere spaces (Permanent Variance)
			Budgeted parking misc. higher than actual mainly due to \$6k green parking council expense incurred in 2014 as well as \$7K in garage cleaning that was incurred in 2014 (Permanent Variance).
		14,803	
		(4,708)	Miscellaneous variance
	\$	27,569	
E	\$	1,226,873	The positive variance in Capital Expenditures is primarily due to:
		1,215,972	Budgeted garage water leak remediation (34401302) positive variance due to MPC billing only for work completed thus far (Timing Variance).
		23,186	Budgeted Plant DDC Controls higher than actual due to timing of project (Timing Variance)
		(44,032)	Budgeted garage renovation (3440BROG) positive variance due to project slightly ahead of schedule (Timing Variance)
		(18,804)	Carry over of 2014 ADA ramp for Artisphere (34401403) (Permanent Variance)
		4,906	Miscellaneous variance
	\$	1,226,873	
F	\$	350,897	The positive variance in Tenant Improvements is primarily due to:
			<u>TI Construction</u>
		44,080	Budgeted TI work for suite 14001 American Systems is pending tenant submission of TI draw request (Timing Variance)
			<u>TI Landlord Work</u>
		45,113	Budgeted TI work for suite 17002 now expected in September (Timing Variance)
		86,085	Budgeted TI work for suite 17000 now expected in September (Timing Variance)
		89,985	Budgeted TI work for suite 16001 now expected in September (Timing Variance)
		89,985	Budgeted TI work for suite 15001 now expected in September (Timing Variance)
		(14,639)	Carryover of 2014 Suite 06600 Lobby Café (34401402) landlord work (Permanent Variance)
			<u>TI CM Fees</u>
		10,288	Budgeted CM fees, net CM fees incurred (Permanent Variance)
	\$	350,897	
G	\$	167,623	The positive variance in Leasing Costs is primarily due to:
			<u>Brokers' LCs</u>
		117,776	Budgeted leasing commissions for suite 06604 Rosslyn's Children's Center deal pending Arlington County approval (Timing Variance).
			<u>Monday Properties' LCs</u>
		58,888	Budgeted leasing commissions for suite 06604 Rosslyn's Children's Center deal pening Arlington County approval (Timing Variance).
			<u>Legal fees</u>
		(8,568)	Budgeted leasing legal fees for suite 06604 lower than actual due to extensive lease negotiations (Permanent Variance)
		(473)	Miscellaneous Variance
	\$	167,623	

SECTION 3

Aged Delinquency Report

Open Status Report

Check Register

Capital Expenditure Analysis

Database:	MONDAYPROD	Aged Delinquencies Monday Production DB 1101 Wilson Boulevard Period: 04/15					Page:	1
BLDG:	3440						Date:	5/27/2015
							Time:	01:24 PM
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

3440-003346	BAE Systems Land & Armaments		Master Occupant Id: 00002885-1		Exp. Date: 8/31/2020		SQFT: 0	
	703-907-8200		20001 Current		Day Due: 1 Delq Day: 6			
			Security Deposit: 0.00		Last Payment: 5/26/2015		297,925.34	
9/12/2014	PPR	Prepaid Rent	CR	-949.60	0.00	0.00	0.00	-949.60
4/1/2015	RTT	RET True-up	NC	-1,738.39	-1,738.39	0.00	0.00	0.00
4/1/2015	RTT	RET True-up	NC	-2,086.27	-2,086.27	0.00	0.00	0.00
4/20/2015	PPR	Prepaid Rent	CR	-95,133.25	-95,133.25	0.00	0.00	0.00
4/20/2015	PPR	Prepaid Rent	CR	-112,575.57	-112,575.57	0.00	0.00	0.00
4/20/2015	PPR	Prepaid Rent	CR	-86,391.86	-86,391.86	0.00	0.00	0.00
	PPR	Prepaid Rent		-295,050.28	-294,100.68	0.00	0.00	-949.60
	RTT	RET True-up		-3,824.66	-3,824.66	0.00	0.00	0.00

BAE Systems Land & Armaments Total: -298,874.94 -297,925.34 0.00 0.00 0.00 -949.60

3440-010012	GS-11B-01954 Anita Gay-Craig (202) 260-0475	Master Occupant Id: 00002933-1 10001 Inactive Security Deposit: 0.00	Exp. Date: 2/4/2012 Day Due: 1 Delq Day: Last Payment: 9/3/2014	SQFT: 0 50,595.56
Letter of Credit Info:				
Additional space Occupant:	GS-11B-01954	Contact:	John Costa	

3440-010012		GS-11B-01954		Master Occupant Id: 00002933-1		Exp. Date: 5/13/2014		SQFT: 0	
		Anita Gay-Craig		12004 Inactive		Day Due: 1		Delq Day:	
		(202) 260-0475		Security Deposit: 0.00		Last Payment: 9/3/2014		50,595.56	
Additional space Occupant:		GS-11B-01954		Contact: John Costa					
7/1/2012	RET	Real Estate Tax	CH	601.03	0.00	0.00	0.00	0.00	601.03
8/1/2013	RET	Real Estate Tax	CH	43,761.31	0.00	0.00	0.00	0.00	43,761.31
12/1/2013	CLN	Cleaning	CH	122.94	0.00	0.00	0.00	0.00	122.94

	CLN	Cleaning		122.94	0.00	0.00	0.00	122.94
	RET	Real Estate Tax		44,362.34	0.00	0.00	0.00	44,362.34
GS-11B-01954 Total:				44,485.28	0.00	0.00	0.00	44,485.28

3440-010176	GS-11B-01954		Master Occupant Id: 00002933-2		Exp. Date: 2/4/2017		SQFT: 0	
	Anita Gay-Craig (202) 260-0475		10001 Current		Day Due: 1 Delq Day:			
			Security Deposit: 0.00		Last Payment: 5/1/2015		74,016.45	
3/14/2013	PPR	Prepaid Rent	CR	-552.10	0.00	0.00	0.00	-552.10
7/17/2014	PPR	Prepaid Rent	CR	-200.71	0.00	0.00	0.00	-200.71
8/1/2014	PPR	Prepaid Rent	CR	-41.34	0.00	0.00	0.00	-41.34
9/1/2014	RET	Real Estate Tax	CH	20.45	0.00	0.00	0.00	20.45
9/2/2014	PPR	Prepaid Rent	CR	-41.32	0.00	0.00	0.00	-41.32
10/1/2014	PPR	Prepaid Rent	CR	-41.32	0.00	0.00	0.00	-41.32
10/1/2014	RET	Real Estate Tax	CH	18.33	0.00	0.00	0.00	18.33
11/3/2014	PPR	Prepaid Rent	CR	-41.32	0.00	0.00	0.00	-41.32
12/1/2014	PPR	Prepaid Rent	CR	-41.32	0.00	0.00	0.00	-41.32
1/1/2015	RNT	Commercial Rent	CH	504.40	0.00	0.00	504.40	0.00
1/2/2015	PPR	Prepaid Rent	CR	-41.32	0.00	0.00	-41.32	0.00
3/1/2015	RNT	Commercial Rent	CH	198.66	0.00	198.66	0.00	0.00
3/2/2015	PPR	Prepaid Rent	CR	-41.32	0.00	-41.32	0.00	0.00
3/6/2015	PPR	Prepaid Rent	CR	-3,064.16	0.00	-3,064.16	0.00	0.00
4/1/2015	RNT	Commercial Rent	CH	63,044.91	63,044.91	0.00	0.00	0.00
4/1/2015	RNT	Commercial Rent	CH	11,059.44	11,059.44	0.00	0.00	0.00

	PPR	Prepaid Rent		-4,106.23	0.00	-3,105.48	0.00	-959.43
	RET	Real Estate Tax		38.78	0.00	0.00	0.00	38.78
	RNT	Commercial Rent		74,807.41	74,104.35	198.66	504.40	0.00

Database: MONDAYPROD	Aged Delinquencies	Page: 2
BLDG: 3440	Monday Production DB	Date: 5/27/2015
	1101 Wilson Boulevard	Time: 01:24 PM
	Period: 04/15	

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
GS-11B-01954 Total:			70,739.96	74,104.35	-2,906.82	0.00	463.08	-920.65
3440-010175	GS-11B-01954 Anita Gay-Craig (202) 260-0475		Master Occupant Id: 00002975-2 12004 Current Security Deposit: 0.00		Exp. Date: 2/4/2017 Day Due: 1 Delq Day: Last Payment: 5/1/2015		SQFT: 0 38,231.61	
4/1/2015	RNT Commercial Rent	CH	38,231.61	38,231.61	0.00	0.00	0.00	0.00
	RNT Commercial Rent		38,231.61	38,231.61	0.00	0.00	0.00	0.00
GS-11B-01954 Total:			38,231.61	38,231.61	0.00	0.00	0.00	0.00
3440-010586	GW Consulting Inc. Toni Callahan		Master Occupant Id: 00003087-1 17025 Current Security Deposit: 0.00		Exp. Date: 10/31/2018 Day Due: 1 Delq Day: Last Payment: 5/1/2015		SQFT: 0 20,159.39	
1/1/2015	LIC License Fees	CH	1,000.00	0.00	0.00	0.00	1,000.00	0.00
2/1/2015	LIC License Fees	CH	20.00	0.00	0.00	20.00	0.00	0.00
4/1/2015	RTT RET True-up	NC	-425.55	-425.55	0.00	0.00	0.00	0.00
	LIC License Fees		1,020.00	0.00	0.00	20.00	1,000.00	0.00
	RTT RET True-up		-425.55	-425.55	0.00	0.00	0.00	0.00
GW Consulting Inc. Total:			594.45	-425.55	0.00	20.00	1,000.00	0.00
3440-005209	Sands Capital Management, LLC Regina Santos 703-562-4005		Master Occupant Id: 00003112-1 22001 Current Security Deposit: 0.00		Exp. Date: 2/16/2016 Day Due: 1 Delq Day: Last Payment: 5/22/2015		SQFT: 0 153.80	
3440-005209	Sands Capital Management, LLC Regina Santos (703) 562-4005		Master Occupant Id: 00003112-1 23001 Current Security Deposit: 0.00		Exp. Date: 2/16/2016 Day Due: 1 Delq Day: Last Payment: 5/22/2015		SQFT: 0 153.80	
3440-005209	Sands Capital Management, LLC		Master Occupant Id: 00003112-1 Penth Current Security Deposit: 0.00		Exp. Date: 2/16/2016 Day Due: 1 Delq Day: Last Payment: 5/22/2015		SQFT: 0 153.80	
3440-005209	Sands Capital Management, LLC Regina Santos		Master Occupant Id: 00003112-1 18002 Inactive Security Deposit: 0.00		Exp. Date: 7/31/2007 Day Due: 1 Delq Day: Last Payment: 5/22/2015		SQFT: 0 153.80	
3440-005209	Sands Capital Management Regina Santos 703-562-4005		Master Occupant Id: 00003112-1 18001 Current Security Deposit: 0.00		Exp. Date: 2/16/2016 Day Due: 1 Delq Day: Last Payment: 5/22/2015		SQFT: 0 153.80	
3440-005209	Sands Capital Management Regina Santos 703-562-4005		Master Occupant Id: 00003112-1 18002 Current Security Deposit: 0.00		Exp. Date: 2/16/2016 Day Due: 1 Delq Day: Last Payment: 5/22/2015		SQFT: 0 153.80	
2/1/2015	ELS Electric Submeter	CH	153.80	0.00	0.00	153.80	0.00	0.00
4/1/2015	ELS Electric Submeter	CH	114.50	114.50	0.00	0.00	0.00	0.00
4/1/2015	RTT RET True-up	NC	-465.01	-465.01	0.00	0.00	0.00	0.00
4/1/2015	RTT RET True-up	NC	-1,165.16	-1,165.16	0.00	0.00	0.00	0.00
4/1/2015	RTT RET True-up	NC	-1,037.72	-1,037.72	0.00	0.00	0.00	0.00
4/27/2015	PPR Prepaid Rent	CR	-74,443.26	-74,443.26	0.00	0.00	0.00	0.00
4/27/2015	PPR Prepaid Rent	CR	-26,637.01	-26,637.01	0.00	0.00	0.00	0.00
4/27/2015	PPR Prepaid Rent	CR	-47,831.29	-47,831.29	0.00	0.00	0.00	0.00
4/27/2015	PPR Prepaid Rent	CR	-41,484.18	-41,484.18	0.00	0.00	0.00	0.00
4/27/2015	PPR Prepaid Rent	CR	-83,943.20	-83,943.20	0.00	0.00	0.00	0.00

Database:	MONDAYPROD	Aged Delinquencies	Page:	3
BLDG:	3440	Monday Production DB	Date:	5/27/2015
		1101 Wilson Boulevard	Time:	01:24 PM
		Period: 04/15		

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
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ELS	Electric Submeter		268.30	114.50	0.00	153.80	0.00	0.00
PPR	Prepaid Rent		-274,338.94	-274,338.94	0.00	0.00	0.00	0.00
RTT	RET True-up		-2,667.89	-2,667.89	0.00	0.00	0.00	0.00

Sands Capital Management Total: -276,738.53 -276,892.33 0.00 153.80 0.00 0.00

3440-010439	LIG NEX1 CO.	Master Occupant Id: 00003145-1	Exp. Date: 9/30/2017	SQFT: 0
	William Cho	11003 Current	Day Due: 1	Delq Day: 6
	571-357-1094	Security Deposit: 0.00	Last Payment: 4/30/2015	7,018.07
4/1/2015	RTT	RET True-up	NC	-185.77 -185.77 0.00 0.00 0.00 0.00
4/30/2015	PPR	Prepaid Rent	CR	-7,018.07 -7,018.07 0.00 0.00 0.00 0.00

PPR	Prepaid Rent		-7,018.07	-7,018.07	0.00	0.00	0.00	0.00
RTT	RET True-up		-185.77	-185.77	0.00	0.00	0.00	0.00

LIG NEX1 CO. Total: -7,203.84 -7,203.84 0.00 0.00 0.00 0.00

3440-010577	American Systems Corporation	Master Occupant Id: 00003234-1	Exp. Date: 9/30/2019	SQFT: 0
		14001 Current	Day Due: 1	Delq Day: 6
		Security Deposit: 16,162.67	Last Payment: 4/28/2015	16,162.67
4/28/2015	PPR	Prepaid Rent	CR	-16,162.67 -16,162.67 0.00 0.00 0.00 0.00

PPR	Prepaid Rent		-16,162.67	-16,162.67	0.00	0.00	0.00	0.00
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American Systems Corporation Total: -16,162.67 -16,162.67 0.00 0.00 0.00 0.00

3440-010037	Arlington County, VA	Master Occupant Id: 002939-1	Exp. Date: 4/30/2023	SQFT: 0
	Arlington County Manager	06605 Current	Day Due: 1	Delq Day: 6
	(703) 228-0121	Security Deposit: 0.00	Last Payment: 5/1/2015	11,796.73

Letter of Credit Info:

2/25/2015	PPR	Prepaid Rent	CR	-684.60	-684.60	0.00	0.00	0.00	0.00
4/1/2015	ELS	Electric Submeter	CH	6.55	6.55	0.00	0.00	0.00	0.00
4/1/2015	ELS	Electric Submeter	CH	195.00	195.00	0.00	0.00	0.00	0.00
4/1/2015	ELS	Electric Submeter	CH	7,812.40	7,812.40	0.00	0.00	0.00	0.00
4/1/2015	ELS	Electric Submeter	CH	2,633.44	2,633.44	0.00	0.00	0.00	0.00
4/1/2015	ELS	Electric Submeter	CH	170.35	170.35	0.00	0.00	0.00	0.00
4/1/2015	ELS	Electric Submeter	CH	140.48	140.48	0.00	0.00	0.00	0.00
4/1/2015	ELS	Electric Submeter	CH	5.85	5.85	0.00	0.00	0.00	0.00
4/1/2015	PPR	Prepaid Rent	CR	-3,348.09	-3,348.09	0.00	0.00	0.00	0.00
4/1/2015	RTT	RET True-up	NC	-6,247.33	-6,247.33	0.00	0.00	0.00	0.00
4/1/2015	WSR	Water & Sewer	CH	82.15	82.15	0.00	0.00	0.00	0.00
4/29/2015	PPR	Prepaid Rent	CR	-54,566.79	-54,566.79	0.00	0.00	0.00	0.00
4/29/2015	PPR	Prepaid Rent	CR	-1,069.70	-1,069.70	0.00	0.00	0.00	0.00

ELS	Electric Submeter		10,964.07	10,964.07	0.00	0.00	0.00	0.00
PPR	Prepaid Rent		-59,669.18	-59,669.18	0.00	0.00	0.00	0.00
RTT	RET True-up		-6,247.33	-6,247.33	0.00	0.00	0.00	0.00
WSR	Water & Sewer		82.15	82.15	0.00	0.00	0.00	0.00

Arlington County, VA Total: -54,870.29 -54,870.29 0.00 0.00 0.00 0.00

3440-010048	C-Mart, Inc.	Master Occupant Id: C-Mart-2	Exp. Date: 12/31/2018	SQFT: 0
	Mrs. Lee	06602 Current	Day Due: 1	Delq Day: 6
	703-522-5387	Security Deposit: 0.00	Last Payment: 5/18/2015	610.71

Letter of Credit Info:

2/1/2015	ELS	Electric Submeter	CH	610.71	0.00	0.00	610.71	0.00	0.00
4/30/2015	PPR	Prepaid Rent	CR	-5,110.93	-5,110.93	0.00	0.00	0.00	0.00

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BLDG: 3440	Monday Production DB	Date: 5/27/2015
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	Period: 04/15	

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
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ELS	Electric Submeter		610.71	0.00	0.00	610.71	0.00	0.00
PPR	Prepaid Rent		-5,110.93	-5,110.93	0.00	0.00	0.00	0.00

C-Mart, Inc. Total: -4,500.22 -5,110.93 0.00 610.71 0.00 0.00

3440-010504	GS 11P-LVA12588 D.O.S.	Master Occupant Id: GS001-2	Exp. Date: 6/9/2023	SQFT: 0
	Tyrea Hairston	KENT Current	Day Due: 1	Delq Day:
	202-205-0239	Security Deposit: 0.00	Last Payment: 5/1/2015	43,301.99
3/1/2015	RNT	Commercial Rent	CH	0.09 0.00 0.09 0.00 0.00 0.00
4/1/2015	RNT	Commercial Rent	CH	43,301.99 43,301.99 0.00 0.00 0.00 0.00

RNT	Commercial Rent		43,302.08	43,301.99	0.09	0.00	0.00	0.00
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GS 11P-LVA12588 D.O.S. Total: 43,302.08 43,301.99 0.09 0.00 0.00 0.00

3440-010178	GS-11B-01807	Master Occupant Id: GS01807-2	Exp. Date: 5/30/2016	SQFT: 0
	Anita Gay-Craig	08802 Current	Day Due: 1	Delq Day:
	(202) 260-0475	Security Deposit: 0.00	Last Payment: 5/1/2015	43,506.55
12/1/2012	RET	Real Estate Tax	CH	8,328.12 0.00 0.00 0.00 0.00 8,328.12
12/1/2012	RET	Real Estate Tax	CH	23,244.74 0.00 0.00 0.00 0.00 23,244.74
10/1/2014	RET	Real Estate Tax	CH	9.07 0.00 0.00 0.00 0.00 9.07
11/1/2014	RNT	Commercial Rent	CH	43,506.55 0.00 0.00 0.00 0.00 43,506.55
12/1/2014	PPR	Prepaid Rent	CR	-629.51 0.00 0.00 0.00 0.00 -629.51
4/1/2015	RNT	Commercial Rent	CH	43,506.55 43,506.55 0.00 0.00 0.00 0.00

PPR	Prepaid Rent		-629.51	0.00	0.00	0.00	0.00	-629.51
RET	Real Estate Tax		31,581.93	0.00	0.00	0.00	0.00	31,581.93
RNT	Commercial Rent		87,013.10	43,506.55	0.00	0.00	0.00	43,506.55

GS-11B-01807 Total: 117,965.52 43,506.55 0.00 0.00 0.00 74,458.97

3440-010106	GS-11B-01991	Master Occupant Id: GSA00183-2	Exp. Date: 10/4/2011	SQFT: 0
	Anita Gay-Craig	12003 Inactive	Day Due: 1	Delq Day:
	(202) 260-0475	Security Deposit: 0.00	Last Payment: 7/10/2012	78.13
10/31/2011	RET	Real Estate Tax	CH	84.85 0.00 0.00 0.00 0.00 84.85

RET	Real Estate Tax		84.85	0.00	0.00	0.00	0.00	84.85
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GS-11B-01991 Total: 84.85 0.00 0.00 0.00 0.00 84.85

3440-010174	GS-11B-01991	Master Occupant Id: GSA00183-3	Exp. Date: 10/4/2016	SQFT: 0
	Anita Gay-Craig	12003 Current	Day Due: 1	Delq Day:
	(202) 260-0475	Security Deposit: 0.00	Last Payment: 5/1/2015	14,443.51
12/1/2012	RET	Real Estate Tax	CH	5,317.68 0.00 0.00 0.00 0.00 5,317.68
12/1/2012	RET	Real Estate Tax	CH	1,141.59 0.00 0.00 0.00 0.00 1,141.59
10/1/2014	RET	Real Estate Tax	CH	2.53 0.00 0.00 0.00 0.00 2.53
4/1/2015	RNT	Commercial Rent	CH	14,443.51 14,443.51 0.00 0.00 0.00 0.00

RET	Real Estate Tax		6,461.80	0.00	0.00	0.00	0.00	6,461.80
RNT	Commercial Rent		14,443.51	14,443.51	0.00	0.00	0.00	0.00

GS-11B-01991 Total: 20,905.31 14,443.51 0.00 0.00 0.00 6,461.80

3440-010385	Deloitte LLP (IE Discovery)	Master Occupant Id: IE-Disco-2	Exp. Date: 10/31/2015	SQFT: 0
	Karen Waters	14002 Current	Day Due: 1	Delq Day: 6
	(703) 247-0768	Security Deposit: 0.00	Last Payment: 5/1/2015	57,998.23
4/1/2015	RTT	RET True-up	NC	-139.41 -139.41 0.00 0.00 0.00 0.00

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BLDG: 3440	Monday Production DB	Date: 5/27/2015
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	Period: 04/15	

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
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RTT	RET True-up		-139.41	-139.41	0.00	0.00	0.00	0.00
Deloitte LLP (IE Discovery) Total:			-139.41	-139.41	0.00	0.00	0.00	0.00

3440-010091	U.S. Postal Service Pam Prevo 336-605-3550	Master Occupant Id: USPostal-2 06603 Inactive Security Deposit: 0.00	Exp. Date: 4/30/2014 Day Due: 1 Last Payment: 10/22/2014	SQFT: 0 Delq Day: 27,560.57
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4/1/2015	RTT	RET True-up	CH	9,625.03	9,625.03	0.00	0.00	0.00	0.00
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RTT	RET True-up		9,625.03	9,625.03	0.00	0.00	0.00	0.00
U.S. Postal Service Total:			9,625.03	9,625.03	0.00	0.00	0.00	0.00

3440-010525	U.S. Postal Service Pam Prevo 336-605-3550	Master Occupant Id: USPostal-3 06603 Current Security Deposit: 0.00	Exp. Date: 4/30/2019 Day Due: 1 Last Payment: 4/28/2015	SQFT: 0 Delq Day: 19,731.29
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4/1/2015	RTT	RET True-up	CH	19,596.97	19,596.97	0.00	0.00	0.00	0.00
4/23/2015	ELS	Electric Submeter	CR	-418.40	-418.40	0.00	0.00	0.00	0.00
4/23/2015	MIS	Miscellaneous	CR	-25.10	-25.10	0.00	0.00	0.00	0.00

ELS	Electric Submeter		-418.40	-418.40	0.00	0.00	0.00	0.00
MIS	Miscellaneous		-25.10	-25.10	0.00	0.00	0.00	0.00
RTT	RET True-up		19,596.97	19,596.97	0.00	0.00	0.00	0.00
U.S. Postal Service Total:			19,153.47	19,153.47	0.00	0.00	0.00	0.00

3440-010206	ViaSat, Inc. Mr. Gary Dorris, Manager 760-795-6245	Master Occupant Id: VIASAT-2 12001 Current Security Deposit: 0.00	Exp. Date: 11/30/2015 Day Due: 1 Last Payment: 5/1/2015	SQFT: 0 Delq Day: 13,345.64
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4/1/2015	RTT	RET True-up	NC	-364.14	-364.14	0.00	0.00	0.00	0.00
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RTT	RET True-up		-364.14	-364.14	0.00	0.00	0.00	0.00
ViaSat, Inc. Total:			-364.14	-364.14	0.00	0.00	0.00	0.00

CLN	Cleaning		122.94	0.00	0.00	0.00	0.00	122.94
ELS	Electric Submeter		11,424.68	10,660.17	0.00	764.51	0.00	0.00
LIC	License Fees		1,020.00	0.00	0.00	20.00	1,000.00	0.00
MIS	Miscellaneous		-25.10	-25.10	0.00	0.00	0.00	0.00
PPR	Prepaid Rent		-662,085.81	-656,400.47	-3,105.48	0.00	-41.32	-2,538.54
RET	Real Estate Tax		82,529.70	0.00	0.00	0.00	0.00	82,529.70
RNT	Commercial Rent		257,797.71	213,588.01	198.75	0.00	504.40	43,506.55
RTT	RET True-up		15,367.25	15,367.25	0.00	0.00	0.00	0.00
WSR	Water & Sewer		82.15	82.15	0.00	0.00	0.00	0.00

BLDG 3440 Total:			-293,766.48	-416,727.99	-2,906.73	784.51	1,463.08	123,620.65
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CLN	Cleaning		122.94	0.00	0.00	0.00	0.00	122.94
ELS	Electric Submeter		11,424.68	10,660.17	0.00	764.51	0.00	0.00
LIC	License Fees		1,020.00	0.00	0.00	20.00	1,000.00	0.00
MIS	Miscellaneous		-25.10	-25.10	0.00	0.00	0.00	0.00
PPR	Prepaid Rent		-662,085.81	-656,400.47	-3,105.48	0.00	-41.32	-2,538.54
RET	Real Estate Tax		82,529.70	0.00	0.00	0.00	0.00	82,529.70
RNT	Commercial Rent		257,797.71	213,588.01	198.75	0.00	504.40	43,506.55
RTT	RET True-up		15,367.25	15,367.25	0.00	0.00	0.00	0.00
WSR	Water & Sewer		82.15	82.15	0.00	0.00	0.00	0.00

Database: MONDAYPROD

Aged Delinquencies
Monday Production DB
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BLDG: 3440

Time: 01:24 PM

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
Grand Total:			-293,766.48	-416,727.99	-2,906.73	784.51	1,463.08	123,620.65

Database:	MONDAYPROD	Open Status Report							Page:	1
		Monday Production DB							Date:	5/27/2015
ENTITY:	3440	1101 Wilson Boulevard							Time:	01:17 PM
All Invoices open at End of Month thru Fiscal Period 04/15										
Invoice Number	Invoice Date	P.O. Number	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period

Expense Period: 04/15

Vendor: AME033 AMERICAN BOILER INC

36708	4/10/2015		R1 Weld Repair	5336-0000	5,000.00	0.00	5,000.00	5/5/2015	8438	05/15
36739	4/16/2015		BoilerControlReplace	5336-0000	1,518.00	0.00	1,518.00	5/5/2015	8438	05/15

Vendor: CDW001 CDW DIRECT LLC

ALTS08931	4/9/2015		324 VA RECEPTION	5758-0003	8.63	0.00	8.63	5/4/2015	13324	05/15
ALTS36161	4/10/2015		324 VA RECEPTION	5758-0003	3.27	0.00	3.27	5/4/2015	13326	05/15

Vendor: COM032 COMCAST

4/21-96942014	4/21/2015		4/21 #05613969420014	5746-0000	188.63	0.00	188.63	5/5/2015	8440	05/15
4/21-969655017	4/21/2015		4/21 #05613969655017	5746-0000	348.33	0.00	348.33	5/5/2015	8440	05/15

Vendor: COR020 CoreNet Global Inc.

ALERS2015001	2/13/2015		Cornet event	6411-0000	1,337.06	0.00	1,337.06	5/4/2015	13327	05/15
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Vendor: COS004 COSTAR REALTY INFORMATION INC

AL192895PSI	2/10/2015		Jan 31 day Ad Run Ro	6410-0000	105.69	0.00	105.69	5/4/2015	13329	05/15
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Vendor: DIW001 DIW Group, Inc

37859	4/24/2015		garage repairs	0142-0002	1,777.00	0.00	1,777.00	5/5/2015	8443	05/15
37860	4/24/2015		plaza waterproofing	0142-0002	4,485.00	0.00	4,485.00	5/5/2015	8443	05/15

Vendor: ENE003 Energy Watch, Inc.

4253	3/20/2015		QtrlyEngAprJun15	5390-0000	522.92	0.00	522.92	5/11/2015	13354	05/15
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Database:	MONDAYPROD	Open Status Report							Page:	2
		Monday Production DB							Date:	5/27/2015
ENTITY:	3440	1101 Wilson Boulevard							Time:	01:17 PM
All Invoices open at End of Month thru Fiscal Period 04/15										
Invoice Number	Invoice Date	P.O. Number	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period

Vendor: ENG003 Engineers Outlet

272380	2/26/2015		heater rack	5334-0000	461.10	0.00	461.10	5/5/2015	8444	05/15
272381	2/26/2015		ceiling tiles	5380-0000	267.12	0.00	267.12	5/5/2015	8444	05/15
274466	4/16/2015		CP CTR-Supplies	5334-0000	45.09	0.00	45.09	5/5/2015	8444	05/15
274567	4/20/2015		zoeller pump	5360-0000	921.14	0.00	921.14	5/5/2015	8444	05/15

Vendor: FIR010 FIRST CORPORATE SEDANS CORP

AL795621	4/23/2015		NY #393411 CAR SERVI	5758-0008	2.42	0.00	2.42	5/4/2015	13332	05/15
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Vendor: LOC016 Local News Now LLC

AL1824	4/16/2015		ArlNow 12 Ad Run	6410-0000	133.71	0.00	133.71	5/4/2015	13335	05/15
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Vendor: MME111 Mitchell's Music and Entertainment

15042201	4/6/2015		Earth Day2015 MusicD	5772-0000	89.79	0.00	89.79	5/4/2015	13336	05/15
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Vendor: MON020 MONDAY PROPERTIES SERVICES, LLC

DTF0315ROSS	4/26/2015		DUE TO MGT AGNT 3/15	0491-0010	30,562.36	0.00	30,562.36	5/5/2015	8450	05/15
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Vendor: MONMGT MONDAY PROPERTIES SERVICES LLC

3440_00000000001	4/30/2015		Management Fee	5610-0000	535.20	0.00	535.20	5/5/2015	8451	05/15
3440_00000000002	4/30/2015		Management Fee	5610-0000	288.53	0.00	288.53	5/5/2015	8451	05/15
3440_00000000003	4/30/2015		Management Fee	5610-0000	25,627.84	0.00	25,627.84	5/5/2015	8451	05/15
3440_00000000004	5/1/2015		Management Fee	5610-0000	242.57	0.00	242.57	5/5/2015	8451	05/15

Vendor: PEA004 Peapod, LLC

ALk61277967	4/20/2015		Customer ID ox82558	5758-0001	4.71	0.00	4.71	5/4/2015	13339	05/15
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Database:	MONDAYPROD	Open Status Report							Page:	3
		Monday Production DB							Date:	5/27/2015
ENTITY:	3440	1101 Wilson Boulevard							Time:	01:17 PM
All Invoices open at End of Month thru Fiscal Period 04/15										
Invoice Number	Invoice Date	P.O. Number	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period

Vendor: RED005 Red Top Cab of Arlington

AL033831	4/15/2015		Account# 2840200	5758-0008	1.71	0.00	1.71	5/4/2015	13341	05/15
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Vendor: SSI001 SSI Incorporated

1032880	4/5/2015		PM service 4/6	5336-0000	1,760.00	0.00	1,760.00	5/5/2015	8455	05/15
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Vendor: TOY002 To Your Taste Catering, LLC

168172	4/15/2015		EngineersHolidayLunc	5732-0000	181.60	0.00	181.60	5/11/2015	13367	05/15
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Vendor: WAL008 WALSH, COLUCCI, LUBELEY & WALSH P.C

187835	11/13/2013		OEI Strategy	6632-0000	4,126.13	0.00	4,126.13	5/5/2015	8456	05/15
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Vendor: WAS004 WASHINGTON GAS

WT3440042215B	4/22/2015		3/23-4/21/15 3617055	5220-0000	21.30	0.00	21.30	5/12/2015	40042215B	05/15
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Vendor: ZAC001 Accenture LLP

VC1100005427	4/3/2015		3/15 LSE ADMIN	5758-0011	185.70	0.00	185.70	5/6/2015	13345	05/15
Expense Period 04/15 Total:					80,752.55	0.00	80,752.55			

1101 Wilson Boulevard Total: 80,752.55 0.00 80,752.55

Grand Total: 80,752.55 0.00 80,752.55

Database: MONDAYPROD		Check Register							Page: 1	
ENTITY: 3440		Monday Production DB							Date: 5/27/2015	
		1101 Wilson Boulevard							Time: 01:28 PM	
04/15 Through 04/15										
Check #	Check Date	Check Pd	Vendor/Alternate Address ID	Vendor Name	Invoice	Invoice	Discount	Check		
Entity	Reference		P.O. Number	Account Number	Invoice Number	Date	Due Date	Amount	Amount	Amount
8367	4/7/2015	04/15	000301	Reporters Committee For Freedo						
3440	REFUND OVERPAYME			2571-0000	3440RPCRFDA	3/16/2015	4/15/2015	7,655.14	0.00	7,655.14
							Check Total:	7,655.14	0.00	7,655.14
8368	4/7/2015	04/15	AAP001	AA Painting & Drywall						
3440	Mech Rm Stair A Repa		3440031520	5381-0000	894	3/10/2015	4/9/2015	4,990.00	0.00	4,990.00
3440	6&8 FI Repair		3440031522	5381-0000	904	3/13/2015	4/12/2015	3,248.00	0.00	3,248.00
							Check Total:	8,238.00	0.00	8,238.00
8369	4/7/2015	04/15	ABM	ABM Janitorial - Mid Atlantic, Inc.						
3440	Jan15 Night Cleaning			5120-0000	7635155	1/26/2015	2/25/2015	20,896.27	0.00	20,896.27
3440	Feb15 Night Clean			5120-0000	7791156	3/5/2015	4/4/2015	20,896.27	0.00	20,896.27
3440	Feb15 Day Porter			5120-0000	7791156	3/5/2015	4/4/2015	2,398.67	0.00	2,398.67
3440	Jan15 Day Porter			5120-0000	7635155	1/26/2015	2/25/2015	2,398.67	0.00	2,398.67
3440	Jan15 Vacancy Credit			5121-0000	7635155	1/26/2015	2/25/2015	-4,086.55	0.00	-4,086.55
3440	Feb15 Vacancy Credit			5121-0000	7791156	3/5/2015	4/4/2015	-3,947.70	0.00	-3,947.70
							Check Total:	38,555.63	0.00	38,555.63
8370	4/7/2015	04/15	AND013	Andrew Spey						
3440	3/17 Water Purchase			0142-0002	AS3.24.15	3/24/2015	4/23/2015	40.90	0.00	40.90
8370	4/7/2015	04/15	AND013	Andrew Spey						
3440	3/18 Water Purchase			0142-0002	AS3.24.15	3/24/2015	4/23/2015	75.34	0.00	75.34
							Check Total:	116.24	0.00	116.24
8371	4/7/2015	04/15	ATC003	ATC Group Services, Inc						
3440	Water testing 11/3		344012144	0142-0002	1864134	3/16/2015	4/15/2015	3,795.00	0.00	3,795.00
							Check Total:	3,795.00	0.00	3,795.00
8372	4/7/2015	04/15	CAP036	Captivate Network						
3440	Mar15 Elev Screens			5322-0000	0000040717	3/4/2015	4/3/2015	1,125.92	0.00	1,125.92
							Check Total:	1,125.92	0.00	1,125.92
8373	4/7/2015	04/15	COW001	Cowie Associates PC						
3440	AC Zoning review			6632-0000	0008355	3/10/2015	4/9/2015	2,847.25	0.00	2,847.25

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8374	4/7/2015	04/15	DAT004	Datapark USA, Inc.				
3440	TroubleShootMagHead			6320-0000	238168	3/20/2015	4/19/2015	1,600.62
3440	BillDispenserRepair			6320-0000	667.80	3/20/2015	4/19/2015	667.80

Check Total: 2,268.42 0.00 2,268.42

8375	4/7/2015	04/15	DEL002	DELAWARE SECRETARY OF STATE				
3440	1101WilOwn2014DELLC			6632-0000	4327998-2015	3/25/2015	4/24/2015	300.00

Check Total: 300.00 0.00 300.00

8376	4/7/2015	04/15	ELE012	Elevator Control Service				
3440	March2015 Arl Cty Es			6219-0000	0181043-IN	3/10/2015	4/9/2015	3,338.00
3440	March2015 Arl Cty EI			6219-0000	0181043-IN	3/10/2015	4/9/2015	1,413.00
3440	March20115 Elev Main			5320-0000	0181043-IN	3/10/2015	4/9/2015	6,649.00

Check Total: 11,400.00 0.00 11,400.00

8377	4/7/2015	04/15	EXT002	EXTINGUISH FIRE CORPORATION				
3440	sprinkler work		344003155	5362-0000	5278-S	3/11/2015	4/10/2015	590.00
3440	Work on P5,P7,&P9		344003154	5362-0000	4895-S	3/11/2015	4/10/2015	820.00

Check Total: 1,410.00 0.00 1,410.00

8378	4/7/2015	04/15	GOT005	Gotham Technologies				
3440	Mar15 Water Treatmen			5332-0000	6894	3/1/2015	3/31/2015	1,195.49
3440	Apr2015 Water Treatm			5332-0000	7028	4/1/2015	5/1/2015	1,195.49
3440	Apr15 Artishphere Wt			6212-0000	7028	4/1/2015	5/1/2015	215.00
3440	Mar15 Artisphere Wat			5332-0000	6894	3/1/2015	3/31/2015	215.00

Check Total: 2,820.98 0.00 2,820.98

8379	4/7/2015	04/15	GRE017	The Great Eatery, Inc				
3440	snow day eng lunch		MNDSRV03153	5732-0000	180589	3/5/2015	4/4/2015	32.56

Check Total: 32.56 0.00 32.56

8380	4/7/2015	04/15	HIL006	Hillmann Consulting, LLC				
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3440	Moist&Microbrial Con			6632-0000	8641	3/5/2015	4/4/2015	2,468.50	2,468.50
3440	Mois&Microbial Consu			6632-0000	8648	3/5/2015	4/4/2015	2,214.00	2,214.00
							Check Total:	4,682.50	4,682.50
8381	4/7/2015	04/15	JOS005	Joseph Neto & Associates					
3440	Elevator Modernizati			0142-0002	1316337	3/6/2015	4/5/2015	1,300.00	1,300.00
							Check Total:	1,300.00	1,300.00
8382	4/7/2015	04/15	MON020	MONDAY PROPERTIES SERVICES, LLC					
3440	DUE TO MPS 2/15			0491-0010	DTF0215ROSS	3/16/2015	4/15/2015	29,363.43	29,363.43
							Check Total:	29,363.43	29,363.43
8383	4/7/2015	04/15	MONMGT	MONDAY PROPERTIES SERVICES LLC					
3440	Management Fee			5610-0000	3440_0000000001	3/31/2015	3/31/2015	17,791.74	17,791.74
							Check Total:	17,791.74	17,791.74
8384	4/7/2015	04/15	MPC001	MPC SERVICES, LLC					
3440	ADA Ramp Artisphere			0142-0002	34401403-3	2/28/2015	3/30/2015	9,948.00	9,948.00
							Check Total:	9,948.00	9,948.00
8385	4/7/2015	04/15	NEW002	CONSTELLATION NEWENERGY, INC					
3440	Feb15 #52185669233			5220-0000	2/25 521866923	2/25/2015	3/27/2015	7,276.56	7,276.56
3440	Jan15 #52185669233			5220-0000	213 5218566923	2/13/2015	3/15/2015	5,810.15	5,810.15
							Check Total:	13,086.71	13,086.71
8386	4/7/2015	04/15	SEC009	SecurAmerica LLC					
3440	Lobby Office Feb2015			5520-0000	INV901015	3/11/2015	4/10/2015	13,695.36	13,695.36
3440	Loading Dock Feb2015			5520-0000	INV901015	3/11/2015	4/10/2015	4,891.20	4,891.20
3440	Feb2015 Rovers			5520-0000	INV901018	3/11/2015	4/10/2015	6,344.28	6,344.28
3440	2/2/15 garage rover			5520-0000	INV901019	3/11/2015	4/10/2015	315.95	315.95
							Check Total:	25,246.79	25,246.79
8387	4/7/2015	04/15	WBM001	W.B. MASON					
3440	Supplies for 1101 PM			5732-0000	I24110251	3/4/2015	4/3/2015	62.98	62.98

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8388 4/28/2015 04/15 AAP001 AA Painting & Drywall
 3440 Med Rec Annex Repair 3440031521 5381-0000 902 3/10/2015 4/9/2015 4,850.00 0.00 4,850.00
 3440 6&8 FI water damage 3440041515 5381-0000 0903 3/10/2015 4/9/2015 787.50 0.00 787.50

Check Total: 5,637.50 0.00 5,637.50

8389 4/28/2015 04/15 ABM ABM Janitorial - Mid Atlantic, Inc.
 3440 Mar15 Day Clean Upch 6214-0000 7895848 3/31/2015 4/30/2015 488.71 0.00 488.71
 3440 Apr15 Day Clean Upch 6214-0000 7895900 4/1/2015 5/1/2015 488.71 0.00 488.71
 3440 Mar15 BAE Glass Clea 6420-0000 7897631 4/1/2015 5/1/2015 560.00 0.00 560.00

Check Total: 1,537.42 0.00 1,537.42

8390 4/28/2015 04/15 AEP001 ABM Electrical Power Solutions, LLC
 3440 Marhc2015Eng SVC Ma 5342-0000 MCS-0000777 3/13/2015 4/12/2015 702.90 0.00 702.90

Check Total: 702.90 0.00 702.90

8391 4/28/2015 04/15 AIR010 AIR CLEANING TECHNOLOGIES, INC
 3440 Filter Rack Upgrades 344002158 5342-0000 37583 4/16/2015 5/16/2015 2,014.00 0.00 2,014.00

Check Total: 2,014.00 0.00 2,014.00

8392 4/28/2015 04/15 ALB006 S. Albert Glass Company, Inc.
 3440 garage window 3440021518 5381-0000 IS050538 3/24/2015 4/23/2015 610.11 0.00 610.11

Check Total: 610.11 0.00 610.11

8393 4/28/2015 04/15 AME033 AMERICAN BOILER INC
 3440 boiler repair 11.19. 3440031536 5336-0000 35773 11/20/2015 12/20/2015 396.00 0.00 396.00
 3440 fire tube on boiler 3440031528 5336-0000 36552 3/19/2015 4/18/2015 2,281.00 0.00 2,281.00

Check Total: 2,677.00 0.00 2,677.00

8394 4/28/2015 04/15 BEA004 BEAUTIFUL FLOORS
 3440 elv cab floor tiles 344001159 5381-0000 1101Cabs1 4/22/2015 5/22/2015 1,850.00 0.00 1,850.00

Check Total: 1,850.00 0.00 1,850.00

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8395	4/28/2015	04/15	CAP036	Captivate Network						
3440	Apr15 Elev Screen			5322-0000	0000041246	4/1/2015	5/1/2015	1,125.92	0.00	1,125.92
							Check Total:	1,125.92	0.00	1,125.92
8396	4/28/2015	04/15	CAP038	Capital Design, Inc						
3440	Spec Suite Eblast			6410-0000	3596	3/24/2015	4/23/2015	750.00	0.00	750.00
							Check Total:	750.00	0.00	750.00
8397	4/28/2015	04/15	CDW001	CDW DIRECT LLC						
3440	324 - 1101 ENG Print			5758-0003	TK67628	3/26/2015	4/25/2015	252.59	0.00	252.59
							Check Total:	252.59	0.00	252.59
8398	4/28/2015	04/15	CHE016	Chesapeake Protection Services, Inc						
3440	KennedyButterflyValv		3440031511	5372-0000	142154	4/7/2015	5/7/2015	1,769.00	0.00	1,769.00
							Check Total:	1,769.00	0.00	1,769.00
8399	4/28/2015	04/15	CIN001	CINTAS CORPORATION #145						
3440	uniforms w/e 3/4/15			5390-0000	145209729	3/4/2015	4/3/2015	53.07	0.00	53.07
3440	uniforms w/e 3/11/15			5390-0000	145213322	3/11/2015	4/10/2015	53.07	0.00	53.07
3440	uniforms w/e 3/18/15			5390-0000	145216525	3/18/2015	4/17/2015	88.34	0.00	88.34
							Check Total:	194.48	0.00	194.48
8400	4/28/2015	04/15	COM029	COMMERCIAL PROTECTION SYSTEMS, INC						
3440	Replace8Strobes		3440041510	6213-0000	4064	3/30/2015	4/29/2015	769.16	0.00	769.16
							Check Total:	769.16	0.00	769.16
8401	4/28/2015	04/15	COM032	COMCAST						
3440	3/21 #05613969420014			5746-0000	3/21 969420014	3/21/2015	4/20/2015	188.63	0.00	188.63
3440	3.21 #0561369655017			5746-0000	3/21 969655017	3/21/2015	4/20/2015	328.18	0.00	328.18
3440	4/14 #05613961666012			5746-0000	4/14 961666012	4/14/2015	5/14/2015	228.63	0.00	228.63
							Check Total:	745.44	0.00	745.44
8402	4/28/2015	04/15	COM052	Commodities Export & Management						
3440	AHUS BAS Cab Equip		3440021515	0142-0002	0222215	2/24/2015	3/26/2015	1,813.66	0.00	1,813.66

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Check Total: 1,813.66 0.00 1,813.66

8403 4/28/2015 04/15 DAT003 Datawatch Systems Inc.
3440 April15 Fire Monitor 5372-0000 681958 3/1/2015 3/31/2015 40.00 0.00 40.00

Check Total: 40.00 0.00 40.00

8404 4/28/2015 04/15 DAT004 Datapark USA, Inc.
3440 service parts - gate 6320-0000 238857 3/31/2015 4/30/2015 124.03 0.00 124.03

Check Total: 124.03 0.00 124.03

8405 4/28/2015 04/15 DIS004 Distinctive Plantings
3440 March Monthly Maint 5385-0000 29664 3/27/2015 4/26/2015 498.28 0.00 498.28

Check Total: 498.28 0.00 498.28

8406 4/28/2015 04/15 DIW001 DIW Group, Inc
3440 garage repairs 3440031532 0142-0002 37717 3/19/2015 4/18/2015 1,790.00 0.00 1,790.00
3440 plaza waterproofing 3440031531 0142-0002 37718 3/19/2015 4/18/2015 1,854.50 0.00 1,854.50

Check Total: 3,644.50 0.00 3,644.50

8407 4/28/2015 04/15 ELE012 Elevator Control Service
3440 April2015 Arl Cty Es 6219-0000 0181848-IN 4/10/2015 5/10/2015 3,338.00 0.00 3,338.00
3440 April2015 Arl Cty El 6219-0000 0181848-IN 4/10/2015 5/10/2015 1,413.00 0.00 1,413.00
3440 April2015 Elev Maint 5320-0000 0181848-IN 4/10/2015 5/10/2015 6,649.01 0.00 6,649.01

Check Total: 11,400.01 0.00 11,400.01

8408 4/28/2015 04/15 ENG003 Engineers Outlet
3440 Safety Supplies 5370-0000 274314 4/13/2015 5/13/2015 62.46 0.00 62.46

Check Total: 62.46 0.00 62.46

8409 4/28/2015 04/15 EXE008 Executive Auto Services, LLC
3440 carwash 6320-0000 4.1.15-2 3/2/2015 4/1/2015 140.00 0.00 140.00

Check Total: 140.00 0.00 140.00

8410 4/28/2015 04/15 EXT002 EXTINGUISH FIRE CORPORATION

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			P.O. Number						
3440	P7 Pipe Repair		3440031527	5372-0000	5317-S	3/31/2015	4/30/2015	435.00	435.00
3440	3/16 work on P5		3440031526	5372-0000	5268-S	3/31/2015	4/30/2015	475.00	475.00
							Check Total:	910.00	910.00
8411	4/28/2015	04/15	FAS002	FastSigns					
3440	Parking reminders		3440021517	6320-0000	272-31786	3/31/2015	4/30/2015	502.00	502.00
							Check Total:	502.00	502.00
8412	4/28/2015	04/15	FED007	FEDERAL LOCK & SAFE, INC					
3440	lobby HC auto door r		3440021520	5381-0000	0109913-IN	3/4/2015	4/3/2015	3,170.99	3,170.99
							Check Total:	3,170.99	3,170.99
8413	4/28/2015	04/15	GRNSTN	GREENSTEIN DELORME & LUCHS PC					
3440	GW Consulting Licens			0202-0002	176366	2/4/2015	3/6/2015	324.00	324.00
							Check Total:	324.00	324.00
8414	4/28/2015	04/15	HIL006	Hillmann Consulting, LLC					
3440	Moist&Microbial23rd		344004152	6632-0000	8131	2/5/2015	3/7/2015	2,329.00	2,329.00
							Check Total:	2,329.00	2,329.00
8415	4/28/2015	04/15	KAS001	KASTLE SYSTEMS					
3440	Apr15 Maint			5520-0000	548903	3/1/2015	3/31/2015	166.86	166.86
							Check Total:	166.86	166.86
8416	4/28/2015	04/15	KCS001	KCS Landscape Management, Inc.					
3440	SpringPansyReplaceme		3440031535	5412-0000	15390-501	4/6/2015	5/6/2015	1,332.74	1,332.74
							Check Total:	1,332.74	1,332.74
8417	4/28/2015	04/15	LIB008	Liberty Metro Enterprises, LLC					
3440	install speed bumps		344003152	6320-0000	8010	3/18/2015	4/17/2015	2,160.00	2,160.00
							Check Total:	2,160.00	2,160.00
8418	4/28/2015	04/15	MAK001	MAKE-A-WISH FOUNDATION					
3440	CharityDonation			5772-0000	MakeAWish0415	4/15/2015	4/17/2015	1,000.00	1,000.00

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Check Total: 1,000.00 0.00 1,000.00

8419	4/28/2015	04/15	MONCMF	MONDAY PROPERTIES SERVICES LLC						
3440	GARAGE LEAK			0142-0020	3440CMF0415	4/1/2015	5/1/2015	2,759.53	0.00	2,759.53
3440	ADA RAMP			0142-0020	3440CMF0415	4/1/2015	5/1/2015	298.44	0.00	298.44
3440	1101 RENOVATION			0142-0020	3440CMF0415	4/1/2015	5/1/2015	17,704.44	0.00	17,704.44
3440	ELEV MODERNIZATION			0142-0020	3440CMF0415	4/1/2015	5/1/2015	39.00	0.00	39.00
3440	STE 6601 CAFE DEMO			0162-0020	3440CMF0415	4/1/2015	5/1/2015	20.18	0.00	20.18

Check Total: 20,821.59 0.00 20,821.59

8420	4/28/2015	04/15	MPA005	MDISTRICT PARK 2						
3440	3/1 RESRV PARKING			6312-0000	118919	3/1/2015	3/31/2015	2,560.00	0.00	2,560.00
3440	4/15 Reserve Parking			6312-0000	119816	4/1/2015	5/1/2015	3,200.00	0.00	3,200.00

Check Total: 5,760.00 0.00 5,760.00

8421	4/28/2015	04/15	MPC001	MPC SERVICES, LLC						
3440	Lobby Cafe White Box			0162-0004	14014-9	3/31/2015	4/30/2015	2,311.59	0.00	2,311.59
3440	garage renovation			0142-0002	14026-7	2/28/2014	3/30/2014	293,248.00	0.00	293,248.00
3440	Garage Renovation			0142-0002	14026-8	3/31/2015	4/30/2015	324,718.80	0.00	324,718.80
3440	Garage Leak Remediat			0142-0002	34401302-5	2/28/2015	3/30/2015	72,236.77	0.00	72,236.77

Check Total: 692,515.16 0.00 692,515.16

8422	4/28/2015	04/15	NEW002	CONSTELLATION NEWENERGY, INC						
3440	3/30 #52185669233			5220-0000	3/20 521856693	3/30/2015	4/29/2015	5,447.72	0.00	5,447.72

Check Total: 5,447.72 0.00 5,447.72

8423	4/28/2015	04/15	ORK001	Orkin LLC						
3440	Jan15 Pest Control			5384-0000	21539704	3/10/2015	4/9/2015	711.72	0.00	711.72
8423	4/28/2015	04/15	ORK001	Orkin LLC						
3440	Feb15 Pest Control			5384-0000	25547455	3/10/2015	4/9/2015	711.72	0.00	711.72
8423	4/28/2015	04/15	ORK001	Orkin LLC						
3440	March15 Pest Control			5384-0000	25844124	3/7/2015	4/6/2015	711.72	0.00	711.72

Check Total: 2,135.16 0.00 2,135.16

8424	4/28/2015	04/15	PRO025	IESI-MD Corporation						
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Entity	Reference		Address ID	Account Number	Number	Date	Due Date	Amount	Amount	Amount
			P.O. Number							
3440	April15	Compactor Sr		5152-0000	1300345563	4/1/2015	5/1/2015	1,001.53	0.00	1,001.53
3440	Mar15	Compactor Srvc		5152-0000	1300348114	3/31/2015	4/30/2015	442.00	0.00	442.00
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8425	4/28/2015	04/15	QUI007	iPROMOTEU						
3440	Tenant Cards		MNDSRV04156	5772-0000	877085QM	4/2/2015	5/2/2015	785.49	0.00	785.49
Check Total:								785.49	0.00	785.49
8426	4/28/2015	04/15	RAD001	Radice Enterprises, LLC						
3440	Apr15Clean,Hone,Poli			5381-0000	816	3/28/2015	4/27/2015	1,003.59	0.00	1,003.59
Check Total:								1,003.59	0.00	1,003.59
8427	4/28/2015	04/15	RCC001	RCC Group, Inc.						
3440	Tenant Emerg Prep Mt			5772-0000	1108	3/31/2015	4/30/2015	51.88	0.00	51.88
3440	3/31/15 Tenant Emerg			5772-0000	1108-2	3/31/2015	4/30/2015	31.42	0.00	31.42
Check Total:								83.30	0.00	83.30
8428	4/28/2015	04/15	SCH016	Schneider Electric Building						
3440	schneider programmin		3440111416	5342-0000	009617	12/5/2014	1/4/2015	4,056.00	0.00	4,056.00
3440	April2015 BAS			5342-0000	010441	4/8/2015	5/8/2015	1,438.50	0.00	1,438.50
Check Total:								5,494.50	0.00	5,494.50
8429	4/28/2015	04/15	SEC009	SecurAmerica LLC						
3440	Mar15 Loading Dock			5520-0000	INV901032	4/8/2015	5/8/2015	5,380.32	0.00	5,380.32
3440	Mar15 Lobby Officer			5520-0000	INV901032	4/8/2015	5/8/2015	15,142.34	0.00	15,142.34
3440	March2015 Grg Rover			5520-0000	INV901036	4/8/2015	5/8/2015	690.24	0.00	690.24
Check Total:								21,212.90	0.00	21,212.90
8430	4/28/2015	04/15	SHA007	Shalom Baranes Associates						
3440	wilson studies			6632-0000	20935	4/13/2015	5/13/2015	3,443.37	0.00	3,443.37
3440	OEI			6632-0000	34949470	4/22/2015	5/22/2015	703.61	0.00	703.61
Check Total:								4,146.98	0.00	4,146.98
8431	4/28/2015	04/15	STR017	Strategic Initiatives, LLC						

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Entity	Reference		P.O. Number	Account Number	Invoice Number	Date	Due Date	Amount	Amount	Amount
3440	TestFit FL 6,8,9		3440031529	6632-0000	1503.04-15.03a	3/31/2015	4/30/2015	4,800.00	0.00	4,800.00
							Check Total:	4,800.00	0.00	4,800.00
8432	4/28/2015	04/15	STU011	Student Press Law Center						
3440	REFUND SECURITY DE			2517-0000	3440RPCRFD	4/3/2015	5/3/2015	3,280.78	0.00	3,280.78
							Check Total:	3,280.78	0.00	3,280.78
8433	4/28/2015	04/15	THO013	Thornton Tomasetti, Inc.						
3440	Plaza Entrance Repai			0142-0002	L13098.02-5	3/13/2015	4/12/2015	6,997.50	0.00	6,997.50
3440	Garage repairs			0142-0002	L13116.01-6	3/13/2015	4/12/2015	2,702.53	0.00	2,702.53
3440	Roof Assessment			0142-0002	L15015.00-1	3/13/2015	4/12/2015	3,000.00	0.00	3,000.00
							Check Total:	12,700.03	0.00	12,700.03
8434	4/28/2015	04/15	VER004	VERIZON						
3440	3/28 #75240577884Y			5746-0000	3/28 752405778	3/28/2015	4/27/2015	268.13	0.00	268.13
							Check Total:	268.13	0.00	268.13
8435	4/28/2015	04/15	WAL008	WALSH, COLUCCI, LUBELEY & WALSH P.C						
3440	Artisphere Least Ter			6630-0000	204612	3/11/2015	4/10/2015	3,225.10	0.00	3,225.10
							Check Total:	3,225.10	0.00	3,225.10
8436	4/28/2015	04/15	WBE001	WB Engineers and Consultants						
3440	RCC Pre-Design Srv			6632-0000	05MOP.130945	4/14/2015	5/14/2015	140.00	0.00	140.00
							Check Total:	140.00	0.00	140.00
13009	4/22/2015	04/15	TIM005	TIME WARNER CABLE OF NYC *** VOID ***			Voided Check			
3440	lost check			5758-0001	AL24835084	2/22/2015	3/24/2015	-0.52	0.00	-0.52
							Check Total:	-0.52	0.00	-0.52
13141	4/6/2015	04/15	DEN005	Deniz Yener						
3440	Broker Events			6411-0000	ALDY032415	3/24/2015	4/23/2015	20.89	0.00	20.89
							Check Total:	20.89	0.00	20.89
13144	4/6/2015	04/15	KBUR01	Kevin Burns						

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		1101 Wilson Boulevard						Time: 01:28 PM	
04/15 Through 04/15									
Check #	Check Date	Check Pd	Vendor/Alternate Address ID	Vendor Name	Invoice	Invoice	Discount	Check	
Entity	Reference		P.O. Number	Account Number	Number	Date	Due Date	Amount	Amount
3440	Staff lunch			5758-0013	KevinB.3/19/15	3/19/2015	4/18/2015	9.05	9.05
							Check Total:	9.05	9.05
13146	4/6/2015	04/15	PEA004	Peapod, LLC					
3440	Customer ID ox82558			5758-0001	ALk60561695	3/23/2015	4/22/2015	4.66	4.66
							Check Total:	4.66	4.66
13148	4/6/2015	04/15	QUI007	iPROMOTEU					
3440	VDay spec suite mail		MNDSRV03154	6410-0000	AL872556QM	2/5/2015	3/7/2015	2,545.50	2,545.50
							Check Total:	2,545.50	2,545.50
13149	4/6/2015	04/15	REA002	REALDATA MANAGEMENT INC					
3440	NY 8098Z SUPPORT S\			6410-0000	AL8098Z.Q2.15	4/1/2015	5/1/2015	450.50	450.50
							Check Total:	450.50	450.50
13151	4/6/2015	04/15	TIM007	TIM HELMIG					
3440	Cab from airport			5758-0008	ALTHPers0315	3/17/2015	4/16/2015	0.52	0.52
3440	Broker Event GLove			6411-0000	ALTHPers0315	3/17/2015	4/16/2015	46.78	46.78
							Check Total:	47.30	47.30
13162	4/13/2015	04/15	COM032	COMCAST					
3440	Acct# 05613951384012			5758-0001	Comcast3/15	3/21/2015	4/20/2015	8.26	8.26
							Check Total:	8.26	8.26
13163	4/13/2015	04/15	CUS003	CUSHMAN & WAKEFIELD					
3440	APPRAISING 10 PROP			6632-0000	AL14260019558	1/5/2015	2/4/2015	3,500.00	3,500.00
							Check Total:	3,500.00	3,500.00
13168	4/13/2015	04/15	DEL002	DELAWARE SECRETARY OF STATE					
3440	RossSeries2014DELLCf			6632-0000	AL4331175-2015	3/25/2015	4/24/2015	30.00	30.00
							Check Total:	30.00	30.00
13172	4/13/2015	04/15	INS004	INSTITUTE OF REAL ESTATE MGMT					
3440	IREMGalaCommittee			6634-0000	VA04032015	4/3/2015	5/3/2015	210.68	210.68

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04/15 Through 04/15				
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				Date
				Due Date
				Invoice
				Amount
				Discount
				Amount
				Check
				Amount

Check Total: 210.68 0.00 210.68

13174 4/13/2015 04/15 MAY003 Mayer Brown LLP
3440 OEI Strategy 6632-0000 34932741 3/16/2015 4/15/2015 702.50 0.00 702.50

Check Total: 702.50 0.00 702.50

13176 4/13/2015 04/15 MME111 Mitchell's Music and Entertainment
3440 Earth Day sound syst 5772-0000 15042201.1 4/6/2015 5/6/2015 22.45 0.00 22.45

Check Total: 22.45 0.00 22.45

13179 4/13/2015 04/15 PEA004 Peapod, LLC
3440 Customer ID ox82558 5758-0001 ALk60746588 3/30/2015 4/29/2015 4.68 0.00 4.68

Check Total: 4.68 0.00 4.68

13182 4/13/2015 04/15 RED005 Red Top Cab of Arlington
3440 Acct# 2840200 5758-0008 AL022192 3/15/2015 4/14/2015 4.76 0.00 4.76

Check Total: 4.76 0.00 4.76

13183 4/13/2015 04/15 REM004 REMLU, INC
3440 EAPprog QtyJan-Mar20 5372-0000 REM 15-017 3/12/2015 4/11/2015 1,250.00 0.00 1,250.00

Check Total: 1,250.00 0.00 1,250.00

13185 4/13/2015 04/15 TEL005 Telco Experts LLC
3440 VA-Acct# 1775 4/1/15 5758-0005 AL1775150401 4/1/2015 5/1/2015 73.88 0.00 73.88

Check Total: 73.88 0.00 73.88

13187 4/13/2015 04/15 UNI005 UNITED PARCEL SERVICE
3440 VA0721WH/A148V1 4/4 5758-0007 AL000A148V1145 4/4/2015 5/4/2015 19.69 0.00 19.69

Check Total: 19.69 0.00 19.69

13195 4/20/2015 04/15 PET005 PETTY CASH
3440 NY Office Supply 5758-0001 ALPC041315 4/13/2015 4/20/2015 0.30 0.00 0.30

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		1101 Wilson Boulevard	Time:	01:28 PM
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Entity	Reference		Address ID	Vendor Name
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				Invoice Number
				Date
				Due Date
				Invoice Amount
				Discount Amount
				Check Amount

Check Total: 0.30 0.00 0.30

13197 **4/21/2015** **04/15** **ALL019** **Allied Telecom Group LLC**
3440 208 INTRNT ACCESS 5758-0002 AL1031984 4/5/2015 5/5/2015 21.41 0.00 21.41

Check Total: 21.41 0.00 21.41

13201 **4/21/2015** **04/15** **CDW001** **CDW DIRECT LLC**
3440 324 R POTTERTON 5758-0003 ALTK59011 3/26/2015 4/25/2015 112.66 0.00 112.66

Check Total: 112.66 0.00 112.66

13208 **4/21/2015** **04/15** **COS004** **COSTAR REALTY INFORMATION INC**
3440 28 Day Ad Run MNDSRV03159 6410-0000 AL193086PSI 3/10/2015 4/9/2015 113.49 0.00 113.49

Check Total: 113.49 0.00 113.49

13214 **4/21/2015** **04/15** **FIR010** **FIRST CORPORATE SEDANS CORP**
3440 Andrew McGeorge 5758-0008 AL793780 4/9/2015 5/9/2015 2.29 0.00 2.29

Check Total: 2.29 0.00 2.29

13217 **4/21/2015** **04/15** **FRE013** **Freshdirect**
3440 NY 11717338932-20150 5758-0001 AL201503 4/7/2015 4/22/2015 2.27 0.00 2.27

Check Total: 2.27 0.00 2.27

13218 **4/21/2015** **04/15** **GRNSTN** **GREENSTEIN DELORME & LUCHS PC**
3440 Costar Contract Revi 6630-0000 AL176370 3/4/2015 4/3/2015 49.97 0.00 49.97

Check Total: 49.97 0.00 49.97

13221 **4/21/2015** **04/15** **ICO002** **iContact LLC**
3440 5/1-5/31 Monthly Subs 6410-0000 AL5658874 4/10/2015 5/10/2015 5.78 0.00 5.78

Check Total: 5.78 0.00 5.78

13223 **4/21/2015** **04/15** **MPA004** **MDISTRICT PARK 1**
3440 3/1/15 Elcon Parkers 5322-0000 118769 2/20/2015 3/22/2015 180.46 0.00 180.46

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04/15 Through 04/15										
Check #	Check Date	Check Pd	Vendor/Alternate							
Entity	Reference		Address ID	Vendor Name		Invoice		Invoice	Discount	Check
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Check Total: 180.46 0.00 180.46

13224 4/21/2015 04/15 MPA004 MDISTRICT PARK 1
3440 Jan, Feb, Mar 2015 Elco 5322-0000 118842 2/20/2015 3/22/2015 152.68 0.00 152.68

Check Total: 152.68 0.00 152.68

13225 4/21/2015 04/15 MPA004 MDISTRICT PARK 1
3440 April 2015 Elcon Park 5322-0000 119670 3/20/2015 4/19/2015 180.46 0.00 180.46

Check Total: 180.46 0.00 180.46

13226 4/21/2015 04/15 NEX004 Next Generation Security Concepts
3440 4/1/15-6/30/15 CCTV 5540-0000 033115-1 3/1/2015 3/31/2015 1,030.00 0.00 1,030.00

Check Total: 1,030.00 0.00 1,030.00

13229 4/21/2015 04/15 PEA004 Peapod, LLC
3440 Customer ID ox82558 5758-0001 ALk59941012 3/2/2015 4/1/2015 4.47 0.00 4.47

Check Total: 4.47 0.00 4.47

13231 4/21/2015 04/15 PEA004 Peapod, LLC
3440 Customer ID ox82558 5758-0001 ALk60966805 4/6/2015 5/6/2015 4.68 0.00 4.68

Check Total: 4.68 0.00 4.68

13233 4/21/2015 04/15 PEA004 Peapod, LLC
3440 Customer ID ox82558 5758-0001 ALk61146272 4/13/2015 5/13/2015 4.67 0.00 4.67

Check Total: 4.67 0.00 4.67

13234 4/21/2015 04/15 PIL001 PILLSBURY WINTHROP SHAW PITTMAN LLP
3440 OEI Strategy 6632-0000 7971294 3/24/2015 4/23/2015 160.80 0.00 160.80

Check Total: 160.80 0.00 160.80

13237 4/21/2015 04/15 REA002 REALDATA MANAGEMENT INC
3440 335 RDM DOCS SUBSC 5758-0003 AL8098K.Q2.15 4/1/2015 5/1/2015 119.12 0.00 119.12

Database:	MONDAYPROD	Check Register	Page:	15
ENTITY:	3440	Monday Production DB	Date:	5/27/2015
		1101 Wilson Boulevard	Time:	01:28 PM
04/15 Through 04/15				
Check #	Check Date	Check Pd	Vendor/Alternate	
Entity	Reference		Address ID	Vendor Name
			P.O. Number	Account Number
				Invoice Number
				Date
				Due Date
				Invoice
				Amount
				Discount
				Amount
				Check
				Amount

Check Total: 119.12 0.00 119.12

13238 4/21/2015 04/15 REA024 Reallogic Analytics Inc
3440 340 ABSTRACTING 5758-0003 AL33334 2/28/2015 3/30/2015 150.00 0.00 150.00

Check Total: 150.00 0.00 150.00

13240 4/21/2015 04/15 RED005 Red Top Cab of Arlington
3440 Account# 2840200 5758-0008 AL029450 3/31/2015 4/30/2015 2.46 0.00 2.46

Check Total: 2.46 0.00 2.46

13242 4/21/2015 04/15 RED007 Redirect, Inc.
3440 215 HELP DESK 5758-0002 AL14972 3/4/2015 4/3/2015 78.61 0.00 78.61

Check Total: 78.61 0.00 78.61

13244 4/21/2015 04/15 RED007 Redirect, Inc.
3440 202 SCORECARD 5758-0002 AL15007 3/12/2015 4/11/2015 34.39 0.00 34.39

Check Total: 34.39 0.00 34.39

13246 4/21/2015 04/15 RED007 Redirect, Inc.
3440 215 HELP DESK 5758-0002 AL15050 4/3/2015 5/3/2015 79.62 0.00 79.62

Check Total: 79.62 0.00 79.62

13252 4/21/2015 04/15 SEC008 Secure Shred LLC
3440 On Site Shredding 5758-0012 AL8911 3/31/2015 4/30/2015 9.64 0.00 9.64

Check Total: 9.64 0.00 9.64

13253 4/21/2015 04/15 SPE008 Special Olympics District Columbia
3440 special olympics don 6634-0000 SO41715 4/17/2015 5/17/2015 398.38 0.00 398.38

Check Total: 398.38 0.00 398.38

13256 4/21/2015 04/15 TEL005 Telco Experts LLC
3440 Account #1197 5758-0005 AL1197150401 4/1/2015 5/1/2015 24.19 0.00 24.19

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04/15 Through 04/15										
Check #	Check Date	Check Pd	Vendor/Alternate							
Entity	Reference		Address ID	Vendor Name	Invoice			Invoice	Discount	Check
			P.O. Number	Account Number	Invoice Number	Date	Due Date	Amount	Amount	Amount

Check Total: 24.19 0.00 24.19

13258	4/21/2015	04/15	TIM005	TIME WARNER CABLE OF NYC					
3440	2.22 TO 3.21.15			5758-0001	AL24835084	2/22/2015	3/24/2015	0.52	0.52
								0.52	0.52

Check Total: 0.52 0.00 0.52

13260	4/21/2015	04/15	TIM009	Time Warner Cable					
3440	210 4/15 #030065301			5758-0002	AL04012015	4/1/2015	5/1/2015	13.53	13.53
								13.53	13.53

Check Total: 13.53 0.00 13.53

13261	4/21/2015	04/15	TRE003	State Corporation Commission					
3440	2015VALLCRegAssessr			6632-0000	ALT03427922015	3/1/2015	3/31/2015	5.00	5.00
								5.00	5.00

Check Total: 5.00 0.00 5.00

13267	4/21/2015	04/15	VER013	VERIZON WIRELESS					
3440	VA-Acct#720396355000			5758-0006	AL9743092113	3/28/2015	4/27/2015	153.18	153.18
								153.18	153.18

Check Total: 153.18 0.00 153.18

13276	4/21/2015	04/15	WBM001	W.B. MASON					
3440	NY C2012992 RENTAL			5758-0004	ALIS0343496	3/31/2015	4/30/2015	0.27	0.27
3440	NY C2012992 OFF SUP			5758-0001	ALIS0343496	3/31/2015	4/30/2015	6.28	6.28
								6.55	6.55

Check Total: 6.55 0.00 6.55

13280	4/21/2015	04/15	WBM001	W.B. MASON					
3440	Item for M. Echeverr			5758-0001	ALIS0343548	3/31/2015	4/30/2015	20.77	20.77
3440	Item for B.Potterton			5758-0001	ALIS0343548	3/31/2015	4/30/2015	7.64	7.64
3440	Office supplies			5758-0001	ALIS0343548	3/31/2015	4/30/2015	76.04	76.04
3440	Coffee machine renta			5758-0004	ALIS0343548	3/31/2015	4/30/2015	4.26	4.26
								108.71	108.71

Check Total: 108.71 0.00 108.71

13282	4/21/2015	04/15	XER005	Xerox Financial Services LLC					
3440	VA-Con#010000055900:			5758-0004	AL296677	4/5/2015	5/5/2015	126.73	126.73
								126.73	126.73

Check Total: 126.73 0.00 126.73

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Check #	Check Date	Check Pd	Vendor/Alternate	Vendor Name	Invoice	Invoice	Discount	Check	
Entity	Reference		Address ID	Account Number	Number	Date	Due Date	Amount	Amount
			P.O. Number						
13284	4/28/2015	04/15	AMT002	AmTrust North America, Inc.					
3440	2015 DisabilityPremi			5710-5000	04022015	4/2/2015	5/2/2015	2.88	2.88
							Check Total:	2.88	2.88
13285	4/28/2015	04/15	ATS002	At Site Real Estate					
3440	March2015 BPM serv			5390-0000	2015092	3/15/2015	4/14/2015	605.17	605.17
							Check Total:	605.17	605.17
13289	4/28/2015	04/15	CAH001	CAHILL, AILEEN					
3440	VA Travel			5758-0014	AC04162015	4/16/2015	5/16/2015	43.20	43.20
3440	VA Taxi			5758-0008	AC04162015	4/16/2015	5/16/2015	0.75	0.75
3440	VA Meals			5758-0013	AC04162015	4/16/2015	5/16/2015	4.23	4.23
							Check Total:	48.18	48.18
13291	4/28/2015	04/15	CIT006	CITISTORAGE INC.					
3440	NY #2510 STORAGE FE			5758-0001	AL0800439	4/1/2015	5/1/2015	11.01	11.01
							Check Total:	11.01	11.01
13294	4/28/2015	04/15	DCJ001	DCJOBS.Com					
3440	Renewal Jul14-Aug15			5758-0012	142946	4/1/2015	5/1/2015	132.92	132.92
							Check Total:	132.92	132.92
13295	4/28/2015	04/15	DEN005	Deniz Yener					
3440	Lunch w/ prosp. tena			6411-0000	ALDY042015	4/20/2015	5/20/2015	42.75	42.75
3440	Broker lunch/drinks			6411-0000	ALDY042015	4/20/2015	5/20/2015	12.29	12.29
							Check Total:	55.04	55.04
13298	4/28/2015	04/15	INT023	Interior Foliage Design Inc					
3440	NY #3980 4/15 MNTNAI			5758-0012	AL188307	4/10/2015	5/10/2015	0.53	0.53
							Check Total:	0.53	0.53
13300	4/28/2015	04/15	KAS002	KASTLE SYSTEMS (VA)					
3440	iPhone security fobs			5758-0006	ALW0082540	3/18/2015	4/17/2015	2.08	2.08

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ENTITY: 3440	Monday Production DB							Date: 5/27/2015		
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04/15 Through 04/15										
Check #	Check Date	Check Pd	Vendor/Alternate							
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			P.O. Number	Account Number	Invoice Number	Date	Due Date	Amount	Amount	Amount

Check Total: 2.08 0.00 2.08

13301 4/28/2015 04/15 NOV006 Nova Offset Corp
3440 bus. cards J.Tacktil 5758-0001 AL55630 4/16/2015 5/16/2015 45.85 0.00 45.85

Check Total: 45.85 0.00 45.85

13304 4/28/2015 04/15 ROB025 Robinson & Cole LLP
3440 Legal-Employment 5758-0012 50132486 10/6/2014 11/4/2014 16.28 0.00 16.28

Check Total: 16.28 0.00 16.28

13306 4/28/2015 04/15 ROB025 Robinson & Cole LLP
3440 Legal-Employment 5758-0012 50137751 12/5/2014 1/4/2015 163.03 0.00 163.03

Check Total: 163.03 0.00 163.03

13310 4/28/2015 04/15 SEA005 SEAMLESSWEB PROFESSIONAL
3440 Gigi retirement lunc 5758-0013 AL2055644 4/19/2015 5/19/2015 39.75 0.00 39.75

Check Total: 39.75 0.00 39.75

13313 4/28/2015 04/15 STR009 STRATEGIC PRODUCTS AND SERVICES
3440 Customer# MONPROVA 5758-0005 ALS1663065 4/17/2015 5/17/2015 52.81 0.00 52.81

Check Total: 52.81 0.00 52.81

13316 4/28/2015 04/15 TIM005 TIME WARNER CABLE OF NYC
3440 NY 8150200070312472 5758-0001 AL25071831 4/20/2015 5/20/2015 0.46 0.00 0.46

Check Total: 0.46 0.00 0.46

13319 4/28/2015 04/15 WAL008 WALSH, COLUCCI, LUBELEY & WALSH P.C
3440 Realize Rosslyn 6630-0000 AL204619 3/11/2015 4/10/2015 1,423.77 0.00 1,423.77

Check Total: 1,423.77 0.00 1,423.77

13320 4/28/2015 04/15 WAL008 WALSH, COLUCCI, LUBELEY & WALSH P.C
3440 Realize Rosslyn 6630-0000 AL205602 4/13/2015 5/13/2015 4,311.39 0.00 4,311.39

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Entity	Reference		Address ID	Vendor Name	Invoice	Invoice	Discount
			P.O. Number	Account Number	Invoice Number	Date	Amount
						Due Date	Amount
							Check Amount

						Check Total:	4,311.39	0.00	4,311.39
0215STAMP	2/28/2015	04/15	STA034	Stamps.com, Inc.		Hand Check			
3440	STAMP.COM			5758-0004	WT0215STAMP	4/7/2015	4/7/2015	2.18	2.18
3440	VA POSTAGE			5758-0007	WT0215STAMP	4/7/2015	4/7/2015	8.19	8.19
						Check Total:	10.37	0.00	10.37
30040815B	4/8/2015	04/15	KEY002	Keybank		Hand Check			
3440	03/15 Bank Fee			6633-0000	WT3430040815B	4/13/2015	4/13/2015	54.35	54.35
						Check Total:	54.35	0.00	54.35
30041115A	4/11/2015	04/15	BER015	Berkadia Commercial		Hand Check			
3440	0315 CMBS Pmt			8201-0000	WT3430041115A	4/11/2015	4/11/2015	316,483.18	316,483.18
3440	0315 Bank Fee			6633-0000	WT3430041115A	4/11/2015	4/11/2015	83.33	83.33
3440	0315 Reserve Pmt			0611-1600	WT3430041115A	4/11/2015	4/11/2015	169,957.75	169,957.75
						Check Total:	486,524.26	0.00	486,524.26
30041115B	4/11/2015	04/15	KEY002	Keybank		Hand Check			
3440	0315 CMBS Pmt			8201-0000	WT3430041115B	4/11/2015	4/11/2015	270,874.24	270,874.24
						Check Total:	270,874.24	0.00	270,874.24
34400115D	4/12/2015	04/15	DOM002	DOMINION VIRGINIA POWER		Hand Check			
3440	3/1-3/31/15			5210-0000	WT3440040115D	4/1/2015	4/12/2015	47,212.51	47,212.51
						Check Total:	47,212.51	0.00	47,212.51
40010415F	4/12/2015	04/15	DOM002	DOMINION VIRGINIA POWER		Hand Check			
3440	3/2-3/31/15 14370573			5210-0000	WT3440040115F	4/1/2015	4/12/2015	17.72	17.72
						Check Total:	17.72	0.00	17.72
40030315D	3/14/2015	04/15	DOM002	DOMINION VIRGINIA POWER		Hand Check			
3440	1/29-3/1/15 11432636			5210-0000	WT3440030315D	3/3/2015	3/14/2015	51,885.46	51,885.46
						Check Total:	51,885.46	0.00	51,885.46
40032415B	4/13/2015	04/15	WAS004	WASHINGTON GAS		Hand Check			

Database: MONDAYPROD		Check Register						Page: 20		
ENTITY: 3440		Monday Production DB						Date: 5/27/2015		
		1101 Wilson Boulevard						Time: 01:28 PM		
04/15 Through 04/15										
Check #	Check Date	Check Pd	Vendor/Alternate	Vendor Name	Invoice	Invoice	Discount	Check		
Entity	Reference		Address ID	Account Number	Number	Amount	Amount	Amount		
			P.O. Number		Date					
3440	2/20-3/23/15	3617055		5220-0000	WT3440032415B	3/24/2015	4/13/2015	21.30	0.00	21.30
							Check Total:	21.30	0.00	21.30
40032715A	4/20/2015	04/15	WAS004	WASHINGTON GAS			Hand Check			
3440	2/19-3/2015	36171282		5220-0000	WT3440032715A	3/27/2015	4/20/2015	3,278.50	0.00	3,278.50
							Check Total:	3,278.50	0.00	3,278.50
40040115A	4/12/2015	04/15	DOM002	DOMINION VIRGINIA POWER			Hand Check			
3440	3/2-3/31/15	17491103		5210-0000	WT3440040115A	4/1/2015	4/12/2015	3,100.34	0.00	3,100.34
							Check Total:	3,100.34	0.00	3,100.34
40040115B	4/12/2015	04/15	DOM002	DOMINION VIRGINIA POWER			Hand Check			
3440	3/2-3/31/15	27488739		5210-0000	WT3440040115B	4/1/2015	4/12/2015	1,900.42	0.00	1,900.42
							Check Total:	1,900.42	0.00	1,900.42
40040115C	4/12/2015	04/15	DOM002	DOMINION VIRGINIA POWER			Hand Check			
3440	3/2-3/31/15	15075497		5210-0000	WT3440040115C	4/1/2015	4/12/2015	502.04	0.00	502.04
							Check Total:	502.04	0.00	502.04
40040615B	4/27/2015	04/15	ARL003	ARLINGTON COUNTY TREASURER			Hand Check			
3440	2/23-3/20/15	0914002		5250-0000	WT3440040615B	4/6/2015	4/27/2015	1,434.40	0.00	1,434.40
							Check Total:	1,434.40	0.00	1,434.40
440040315	4/3/2015	04/15	ARL004	ARLINGTON COUNTY, VIRGINIA			Hand Check			
3440	POW Permit Renewal			0142-0002	WT3440040315	4/3/2015	4/3/2015	10,121.00	0.00	10,121.00
							Check Total:	10,121.00	0.00	10,121.00
440040615	4/27/2015	04/15	ARL003	ARLINGTON COUNTY TREASURER			Hand Check			
3440	2/23-3/20/15	0912402		5250-0000	WT3440040615	4/6/2015	4/27/2015	307.50	0.00	307.50
							Check Total:	307.50	0.00	307.50
C10142015	10/14/2014	04/15	ZAC001	Accenture LLP			Hand Check			
3440	200 9/14 LSE ADMIN			5758-0002	VC1000711633	10/7/2014	11/6/2014	453.33	0.00	453.33

Database: MONDAYPROD	Check Register	Page: 21								
ENTITY: 3440	Monday Production DB	Date: 5/27/2015								
	1101 Wilson Boulevard	Time: 01:28 PM								
04/15 Through 04/15										
Check #	Check Date	Check Pd	Vendor/Alternate							
Entity	Reference		Address ID	Vendor Name	Invoice			Invoice	Discount	Check
			P.O. Number	Account Number	Invoice Number	Date	Due Date	Amount	Amount	Amount

							Check Total:	453.33	0.00	453.33
MEX042015	4/2/2015	04/15	AME007	AMERICAN EXPRESS TRAVEL RELATED			Hand Check			
3440	03/2015 EXPENSES			0152-0001	WTAMEX032015	3/30/2015	4/29/2015	1,331.37	0.00	1,331.37
3440	367 03/2015 EXPENSES			5758-0003	WTAMEX032015	3/30/2015	4/29/2015	0.79	0.00	0.79
3440	03/2015 EXPENSES			5758-0008	WTAMEX032015	3/30/2015	4/29/2015	18.13	0.00	18.13
3440	03/2015 EXPENSES			5758-0014	WTAMEX032015	3/30/2015	4/29/2015	76.26	0.00	76.26
3440	03/2015 EXPENSES			5772-0000	WTAMEX032015	3/30/2015	4/29/2015	586.64	0.00	586.64
3440	03/2015 EXPENSES			6410-0000	WTAMEX032015	3/30/2015	4/29/2015	295.00	0.00	295.00
3440	03/2015 EXPENSES			6411-0000	WTAMEX032015	3/30/2015	4/29/2015	340.18	0.00	340.18
							Check Total:	2,648.37	0.00	2,648.37
							1101 Wilson Boulevard Total:	1,917,063.86	0.00	1,917,063.86
							Grand Total:	1,917,063.86	0.00	1,917,063.86

1101 Wilson	ACCT	SSA 05/06/15	Committed	Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	Oct-15	Nov-15	Dec-15	TOTAL	Budget	Variance
February 1, 2015	LEASING	AF 5.15.15																
Management Fees	MGMT	AS 5.22.15		21,415	21,993	20,808	29,842	24,142	24,126	24,218	24,119	23,914	23,978	23,106	23,480	285,141	286,975	(1,834)
				21,415	21,993	20,808	29,842	24,142	24,126	24,218	24,119	23,914	23,978	23,106	23,480	285,141	286,975	(1,834)

Leasing Commission - OB

1101 Wilson	Lease Sq Footages	Job Code	Committed	Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	Oct-15	Nov-15	Dec-15	TOTAL	Budget	Variance
																0		-
Suite 17001, Vacant				-	-	-	-	-	-	-	-	-	-	65,260	-	65,260	65,260	-
Suite 17002, Vacant				-	-	-	-	-	-	-	-	32,450	-	-	-	32,450	32,450	-
Suite 17000, Vacant				-	-	-	-	-	-	-	-	-	53,798	-	-	53,798	53,798	-
Suite 16001, Vacant				-	-	-	-	-	-	-	-	-	393,981	-	-	393,981	393,981	-
Suite 12001, Viasat				-	-	-	-	-	-	-	-	-	-	15,800	-	15,800	15,800	-
Suite 11001, Reporters Committee				-	-	-	-	-	-	-	62,517	-	-	-	-	62,517	62,517	-
Suite 06604, (Classroom) Rosslyn				-	-	-	-	-	117,776	-	-	-	-	-	-	117,776	117,776	-
																-		-
																-		-
																-		-
TOTAL 1101 Wilson	-			-	-	-	-	-	117,776	-	62,517	32,450	447,779	81,060	-	741,582	741,582	-

Leasing Commission - MPS

1101 Wilson	Lease Sq Footages	Job Code	Committed	Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	Oct-15	Nov-15	Dec-15	TOTAL	Budget	Variance
																0		-
Suite 17001, Vacant				-	-	-	-	-	-	-	-	-	-	32,630	-	32,630	32,630	-
Suite 17002, Vacant				-	-	-	-	-	-	-	-	16,225	-	-	-	16,225	16,225	-
Suite 17000, Vacant				-	-	-	-	-	-	-	-	-	26,899	-	-	26,899	26,899	-
Suite 16001, Vacant				-	-	-	-	-	-	-	-	-	196,991	-	-	196,991	196,991	-
Suite 12001, Viasat				-	-	-	-	-	-	-	-	-	-	7,900	-	7,900	7,900	-
Suite 11001, Reporters Committee				-	-	-	-	-	-	-	31,259	-	-	-	-	31,259	31,259	-
Suite 06604, (Classroom) Rosslyn				-	-	-	-	-	58,888	-	-	-	-	-	-	58,888	58,888	-
																-		-
																-		-
																-		-
TOTAL 1101 Wilson	-			-	-	-	-	-	58,888	-	31,259	16,225	223,890	40,530	-	370,792	370,792	-

Leasing Commission - Legal

1101 Wilson	Lease Sq Footages	Job Code	Committed	Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	Oct-15	Nov-15	Dec-15	TOTAL	Budget	Variance
																0		-
Suite 17001, Vacant				-	-	-	-	-	-	-	-	-	-	4,899	-	4,899	4,899	-
Suite 17002, Vacant				-	-	-	-	-	-	-	-	5,414	-	-	-	5,414	5,414	-
Suite 17000, Vacant				-	-	-	-	-	-	-	-	-	5,739	-	-	5,739	5,739	-
Suite 16001, Vacant				-	-	-	-	-	-	-	-	-	17,997	-	-	17,997	17,997	-
Suite 12001, Viasat				-	-	-	-	-	-	-	-	-	-	3,133	-	3,133	3,133	-
Suite 11001, Reporters Committee				-	-	-	-	-	-	-	5,006	-	-	-	-	5,006	5,006	-
Suite 06604, (Classroom) Rosslyn		34401406	Y	-	13,187	7,588	-	5,000	-	-	-	-	-	-	-	25,774	12,207	13,567
																-		-
Unbudgeted																-		-
Ste 17000 GW Consulting License		34401411	Y		150		324									474		474
																-		-
TOTAL 1101 Wilson	-			-	13,337	7,588	324	5,000	-	-	5,006	5,414	23,736	8,032	-	68,436	54,395	14,041

TI - Construction	Full Cost of Proj.	Original	Revised	Job Code	Committed	Jan-15	Feb-15	Mar-15	Apr-15	May-15	Jun-15	Jul-15	Aug-15	Sep-15	Oct-15	Nov-15	Dec-15	TOTAL	Budget	Variance
		MPC Job	MPC Job																	
																		-	-	-
Suite 17001, Vacant	318,435					-	-	-	-	-	-	-	-	-	-	-	318,435	318,435	318,435	-
Suite 17002, Vacant	90,225					-	-	-	-	-	-	-	-	-	-	90,225	-	90,225	90,225	-
Suite 17000, Vacant	172,170					-	-	-	-	-	-	-	-	-	-	172,170	-	172,170	172,170	-
Suite 16001, Vacant	0					-	-	-	-	-	-	-	-	-	-	-	-	-	1,439,760	(1,439,760)
Suite 14001, American Systems Corp	44,080			34401501	Y	-		-	-	44,080	-	-	-	-	-	-	-	44,080	44,080	-
Suite 11001, Reporters Committee	0					-	-	-	-	-	-	-	-	-	-	-	-	-	300,360	(300,360)
																		-		-
																		-		-
																		-		-

SECTION 4

Leasing Report


Rent Roll

Stacking Plan

1101 Wilson Boulevard

Leasing Status Report

as of April 30, 2015

BUILDING INFORMATION				
	YR Built:	1989	RSF Office	327,350
	Renovated:	2009	RSF Retail	7,993
	Stories:	24	RSF Storage	2,168
			Total Building	337,511
	Occupancy:	82%	Vacant Office	57,544
			Vacant Retail	953
			Vacant Storage	1,977
			Total Vacancy	60,474

2015-2016 EXPIRATIONS				
Tenant	SF	Floor	LXP	Status
Bizy Group	8,190	11th	Dec-15	
ViaSat, Inc	3,133	12th	Nov-15	Likely Vacating
Deloitte	13,649	14th	Oct-15	Likely Vacating
Sands Capital	59,653	22,23, PH	Feb-16	Relo to 1000 Wilson
GS-01807	12,093	8th	May-16	
GS-01991	4,029	12th	Oct-16	
GWCG	5,739	17th	MTM	
Total	106,486			

EXPIRATION SCHEDULE		
Year	SF	% of Total
Vacant	60,474	17.92%
2015	30,711	9.10%
2016	75,775	22.45%
2017	33,115	9.81%
2018	5,045	1.49%
2019	9,153	2.71%
thereafter	123,238	36.51%
	337,511	100.00%

CURRENT VACANCY		
Floor/ Suite	SF	General Space Condition
17th	3,609	Prebuilt
17th	4,899	Shell
16th	17,997	White-box
15th	17,997	White-box
14th	839	Storage/Residual space from internal stair
11th	4,904	Vacant
6th	8,138	Rosslyn Children's Center
Storage	1,138	Move in Ready
Retail/Lobby	953	Coffee Lounge
Total	60,474	

OTHER MAJOR TENANT EXPIRATIONS				
Tenant	SF	Floor	LXP	Status
GS-11B-01954	31,478	10, P11, P12	2016-2017	Possible Expansion
BAE Systems	53,616	19-21	Aug-20	Termination 4/16
Arlington Cnty	54,396	Multi	Apr-23	Possible Early
Total	139,490			

LEASES UNDER NEGOTIATION / LOIs																	
Tenant	Deal Type	SF	Floor/Suite	LCD	Broker	Lease Terms					Projected Leasing Costs						
	(New/Ren/Exp)					Term	Start Rent	Rent Increase	Free (mo)	NER	LC (\$/psf)	LC Total	TI (\$/psf)	TI Total	LL (\$/psf)	LL Total	Total
Rosslyn Children's Center	New	8,138	Ground	Jan-16	Cushman	15.0 yrs	\$ 33.00	2.75%	6 months	\$ 30.65	\$ 36.16	\$ 294,256	\$ 65.00	\$ 528,970	\$ 15.00	\$ 122,070	\$ 945,296
Total		8,138									\$	294,256	\$	528,970	\$	122,070	\$ 945,296

OUTSTANDING PROPOSALS																
Tenant	Deal Type (New/Ren/Exp)	SF	Floor/Suite	LCD	Broker	Lease Terms					Projected Leasing Costs					
						Term	Start Rent	Rent Increase	Free (mo)	NER	LC (\$/psf)	LC Total	TI (\$/psf)	TI Total	LL (\$/psf)	LL Total
STG	New	3,609	P17	Jun-15	DTZ	5.3 yrs	\$ 46.50	3.00%	3 months	\$ 46.60	\$ 15.70	\$ 56,666	\$ -	\$ -	\$ -	\$ 56,666
Total		3,609									\$ 15.70	\$ 56,666	\$ -	\$ -	\$ -	\$ 56,666

DEALS SIGNED 2015																		
Tenant	Deal Type (New/Ren/Exp)	SF	Floor/Suite	LCD	Broker	Lease Terms					Leasing Costs							
						Term	Start Rent	Rent Increase	Free (mo)	NER	LC (\$/psf)	LC Total	TI (\$/psf)	TI Total	LL (\$/psf)	LL Total	Total	
Total		0																
											\$	-	\$	-	\$	-	\$	-

DEALS SIGNED 2014																	
Tenant	Deal Type (New/Ren/Exp)	SF	Floor/Suite	LCD	Broker	Lease Terms					Leasing Costs						
						Term	Start Rent	Rent Increase	Free (mo)	NER	LC (\$/psf)	LC Total	TI (\$/psf)	TI Total	LL (\$/psf)	LL Total	Total
American Systems Corp	New	4,408	P14th	Dec-14	JLL	5.0 yrs	\$ 44.00	2.75%	3 months	\$ 41.23	\$ 13.95	\$ 61,475	\$ 10.00	\$ 44,080	\$ 15.00	\$ 66,120	\$ 171,675
Bizy Group	New	8,190	11th	Jan-14	JLL	2.0 yrs	\$ 47.50	3.00%	3 months	\$ 41.55	\$ 7.03	\$ 57,553	\$ -	\$ -	\$ -	\$ -	\$ 57,553
Post Office	Renewal	4,745	1st	May-14	CBRE	5.0 yrs	\$ 55.15	3.00%	0 months	\$ 58.56	\$ 13.18	\$ 62,520	\$ -	\$ -	\$ -	\$ -	\$ 62,520
Total		17,343									\$	\$ 181,547	\$ -	\$ -	\$ 66,120	\$ 291,747	

SPACE VACATED 2015					
Tenant	SF	Floor/Suite	Date Vacated	LXP	Comments
Total	0				



1101 Wilson Boulevard

[illegible]

Sublease Availability
Direct Availability
Delivery Post 2017

Rosslyn Class A
Lease Comparables
as of March 31, 2015

Date	Building Address	Floor	Tenant	SF	Term	Rent	T.I.	Months Free	N.E.R.
Feb-15	3003 Washington Blvd Clarendon		Keolis	15,000	10.70	\$52.50	\$75.00	10	\$39.23
Sep-14	901 N Glebe Rd Ballston		RxAnte	8,900	6.40	\$43.00	\$47.00	5	\$33.19
Aug-14	1201 Wilson Blvd		Corporate Executive Board	350,000	10.00	\$62.00	\$200.00	0	\$35.16
						**TIA includes Lease Liability Assumption			
Jun-14	1300 Wilson Blvd Rosslyn	3rd	IDSA *Renewal*	17,523	3.00	\$54.38	\$10.00	2	\$53.13
May-14	800 N Glebe Rd Ballston	8th	Evolent *Expansion*	27,000	6.60	\$48.52 (\$34 NNN)	\$62.00	8	\$33.21
May-14	901 N Glebe Rd Ballston	9th	Institute for Justice	29,000	10.5	\$43.50	\$45.00	9	\$35.28
May-14	1616 Ft Myer Dr Rosslyn		STG *Spec Suite* *Expansion*	4,300	3.5	\$48.00	As-Is	3	\$45.97
May-14	1300 N 17th St Rosslyn	4th	GSA/ DOJ	21,257	3.0	\$52.00	\$0.00	4	\$46.61
Apr-14	2300 Clarendon Blvd Courthouse		Demeter Analytic Services	19,928	6.4	\$41.50	\$50.00	5	\$31.01
Apr-14	3000 Wilson Blvd Clarendon		Definitive Logic (Sublease)	12,235	5.00	\$30.00	\$0.00	2	\$33.23
						Includes FF&E			
Apr-14	4250 N Fairfax Dr Ballston		CSR	18,000	12	\$44.00	\$70.00	5	\$35.74
Mar-14	4401 Wilson Blvd Ballston	10th	Am Assoc of Motor Vehicle Admins	30,095	15.00	\$40.25	\$75.00	12	\$29.19
Mar-14	1001 N 19th St Rosslyn	9th	FD Stonewater	6,500	3.00	\$51.00	\$15.00	4	\$43.32
						Renewal in Place			
Jan-14	1300 N 17th St Rosslyn	10th	Kaspersky Solutions	4,500	5.00	\$52.00	\$15.00	5	\$47.62
Dec-13	1776 Wilson Blvd Rosslyn		Black & Veatch	14,365	7.55	\$47.50	\$80.00	7	\$36.50
Dec-13	1300 N 17th Street Rosslyn	16th-17th	Graham Holdings	30,000	11.00	\$57.25	\$75.00	13	\$39.18

Rosslyn Class B
Lease Comparables
as of
March 31, 2015

Date	Building Address	Floor	Tenant	SF	Term	Rent	T.L.	Months Free	N.E.R.
Apr-15	1235 S Clark St Crystal City		Applied Research Associates	9,600	10.00	\$35.00	\$55.00	6	\$26.42
						* Renewal ** Rent reduced from \$47 psf			
Feb-15	1700 N Moore St Rosslyn		Innovative Discovery	11,555	7.00	\$38.50	\$30.00	3	\$34.99
			*Renewal						
Feb-15	2451 Crystal Drive Crystal City		American Diabetes Association	75,000	15.00	\$36.50	\$192.00	14	\$39.81
							* Includes \$5M lease liability & \$125 psf TIA		
Feb-15	1911 N Ft Myer Rosslyn	11th	Ringtail	7,554	6.30	\$38.50	\$72.00	7	\$21.20
Feb-15	1820 N Ft Myer Rosslyn	2nd	Kenealy Vaidya LLP	7,000	10.00	\$33.50	\$75.00	12	\$19.25
Dec-14	4601 N Fairfax Dr Ballston		Systems High Corporation	9,659	7.75	\$36.50	\$65.00	9	\$22.53
Dec-14	1655 N Ft Myer Rosslyn		Talener	3,612	5.45	\$42.00	\$60.00	5	\$27.05
Dec-14	1600 Wilson Blvd Rosslyn		Higher Logic	13,378	6.00	\$33.50	\$65.00	12	\$14.29
Dec-14	1530 Wilson Blvd Rosslyn		Wonderlich	3,000	3.25	\$41.50	\$56.00	3	\$20.80
Dec-14	1530 Wilson Blvd Rosslyn		Stanley Consultants	2,477	5.25	\$40.00	\$61.00	3	\$26.04
Nov-14	1525 Wilson Blvd Rosslyn		CompTIA	6,481	4.33	\$41.75	\$28.00	4	\$33.61
Oct-14	1320 N Courthouse Courthouse		Koch Industries	120,000	11.00	\$38.00	\$80.00	12	\$23.70
Sep-14	1525 Wilson Blvd Rosslyn		McCormick Group	10,144	6.33	\$41.00	\$25.00	4	\$36.64
Sep-14	1911 N Ft Myer Rosslyn		Binary Group	6,700	5.33	\$49.00	\$45.00	4	\$28.41
Aug-14	1530 Wilson Blvd	1st	Quantum	1,791	5.50	\$39.00	\$40.00	1	\$32.24
Aug-14	2500 Wilson Blvd		Natoma Technologies	2,691	3.33	\$34.50	\$0.00 *	1	\$36.95 **
							* Spec Suite built for \$65 psf ** Spec Suite cost excluded from NER		
Jul-14	2100 & 2110 Washington Blvd Sequoia Plaza		Arlington County	217,488	15.00	\$35.50	\$75.00 *	9 *	
				72,748 rsf Expansion 144,740 rsf Extension			* Expansion Only		



Rosslyn Retail

Lease Comparables

as of

March 31, 2015

Date	Building Address	Floor	Tenant	SF	Term	Rent	T.I.	Months Free	N.E.R.
May-14	1501 Wilson Blvd Direct Rosslyn	Ground	SpinFire Pizza	2,474	10.00	\$42.50 \$3.50 CAM 5% Rent	\$45.00	0	50.57
May-13	1501 Wilson Blvd Direct Ballston	Ground	Heavy Seas Alehouse	5,495	10.00	\$35.00 NNN	\$115.00	6	18.56
Oct-12	800 N Glebe Road Direct Ballston	Ground	Mussle Bar	7,500	10.00	\$36.00 NNN	\$150.00	3	15.39
Sep-12	1515 Wilson Blvd Direct Rosslyn	Ground	Tom Yum	2,181	10.00	\$40.00	\$40.00	6	36.09
Oct-11	1735 N Lynn St Direct Rosslyn	Ground	Perfect Pita	1,094	10.00	\$52.00		0	59.61
Jun-11	1501 Wilson Blvd Direct Rosslyn	Ground	Roti Mediterranean	2,700	10.00	\$46.00 NNN	\$32.50	0	\$47.44
May-11	Washington Harbor Direct District	Ground	Confidential	10,000	10.00	\$42.00 3% esc.	\$200.00	0	\$12.14
May-11	1201 Penn Ave Direct District	Ground	Del Frisco's Grill	7,000	10.00	\$41.00 3% esc.	\$120.00	0	\$23.69
May-11	Reston Town Center Direct Reston	Ground	Passion Fish	8,000	10.00	\$39.00 3% esc.	\$120.00	0	\$21.61
May-11	Reston Town Center Direct Reston	Ground	Jacksons	10,000	10.00	\$41.00 3% esc.	\$120.00	0	\$23.69
May-11	Reston Town Center Direct Reston	Ground	Mon Ami Gabi	7,000	10.00	\$40.00 3% esc.	\$110.00	0	\$24.22
May-11	1220 N. Fillmore (Station Square) Direct Clarendon	Ground	Cava	4,000	10.00	\$42.00 3% esc.	\$65.00	0	\$33.38
May-11	875 N Randolph Direct Ballston	Ground	Rustico	7,500	10.00	\$33.00 YR 3: \$40 3% esc.	\$140.00	0	\$15.69
Apr-11	1100 Wilson Direct Rosslyn	Mall	Gallery Group	1,536	10.00	\$45.00	\$45.00	0	\$44.26
Nov-10	1401 Wilson Direct Rosslyn	Ground	Subway	1,379	10.00	\$42.50	\$0.00	0	\$48.72
Dec-10	1000 Wilson Boulevard Rosslyn	Ground	Great Eatery	5,171	10.00	\$43.50	\$0.00	0	\$52.23
Oct-10	1100 Wilson Boulevard	Ground	Zpizza	1,180	1.00	\$48.50	\$0.00	3	\$35.28
Sep-10	1100 Wilson Boulevard Rosslyn	Ground	CVS	9,722	15.00	\$62.00	\$0.00	0	\$82.76

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Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	RSF Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF

Vacant Suites

3440	-06604	Vacant		8,138									
3440	-11001	Vacant		4,904									
3440	-14003	Vacant		839									
3440	-15001	Vacant		17,997									
3440	-16001	Vacant		17,997									
3440	-17001	Vacant		4,899									
3440	-17002	Vacant		3,609									
3440	-STR01	Vacant		138									
3440	-STR03	Vacant		1,000									

Occupied Suites

3440	-05501	Precision Printers	8/1/1997	12/31/2999	1,000	2,632.43	31.59				RNT	1/1/2016	2,711.41	32.54
											RNT	1/1/2017	2,792.75	33.51
											RNT	1/1/2018	2,876.53	34.52
											RNT	1/1/2019	2,962.83	35.55
											RNT	1/1/2020	0.01	0.00
3440	-06601	WIFI Lounge (Shared Space)	4/1/2015	12/31/2099	953									
3440	-06602	C-Mart, Inc.	1/27/2009	12/31/2018	1,295	5,110.93	47.36				RTL	7/1/2015	5,314.90	49.25
											RTL	7/1/2016	5,527.49	51.22
											RTL	7/1/2017	5,748.72	53.27
											RTL	7/1/2018	5,978.58	55.40
3440	-06603	U.S. Postal Service	5/1/2014	4/30/2019	4,745	18,545.04	46.90	3,619.21						
3440	-06605	Arlington County, VA	11/20/2008	4/30/2023	4,809			47,029.22		3,287.17				
		Additional Space	3440	-08803	11/20/2008	4/30/2023	20,018							
		Additional Space	3440	-09901	11/20/2008	4/30/2023	28,999							
		Additional Space	3440	-STR04	8/1/2010	4/30/2023	570	1,069.70	22.52		STR	7/1/2015	1,102.00	23.20
											STR	7/1/2016	1,135.25	23.90
											STR	7/1/2017	1,169.45	24.62
											STR	7/1/2018	1,204.60	25.36
											STR	7/1/2019	1,240.70	26.12
											STR	7/1/2020	1,277.75	26.90
											STR	7/1/2021	1,316.23	27.71

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										Cat	Date	Monthly Amount	PSF
			Total	54,396	1,069.70		47,029.22		3,287.17	STR	7/1/2022	1,355.65	28.54
3440	-08802 GS-11B-01807	5/31/2011	5/30/2016	12,093	43,506.55	43.17							
3440	-10001 GS-11B-01954	2/5/2012	2/4/2017	17,666	63,044.91	42.82							
	Additional Space 3440 -11002	2/5/2012	2/4/2017	3,099	11,059.44	42.82							
			Total	20,765	74,104.35		0.00		0.00				
3440	-11003 LIG NEX1 CO.	7/23/2012	9/30/2017	1,637	7,025.46	51.50	178.38						
3440	-11004 Bizy Group, LLC	1/1/2014	12/31/2015	8,190	33,391.31	48.92	1.63						
3440	-12001 ViaSat, Inc.	11/26/2010	11/30/2015	3,133	13,223.87	50.65	485.91						
3440	-12003 GS-11B-01991	10/5/2011	10/4/2016	4,029	14,443.51	43.02				RNT	10/5/2015	0.01	0.00
3440	-12004 GS-11B-01954	5/14/2014	2/4/2017	10,713	38,231.61	42.82							
3440	-14001 American Systems Corporation	11/7/2014	9/30/2019	4,408	16,162.67	44.00				CON	11/1/2015	-16,162.67	-44.00
										RNT	12/1/2015	16,607.14	45.21
										RNT	12/1/2016	17,062.63	46.45
										RNT	12/1/2017	17,532.82	47.73
										RNT	12/1/2018	18,014.03	49.04
3440	-14002 Deloitte LLP (IE Discovery)	11/1/2012	10/31/2015	13,189	53,060.01	48.28	5,007.23						
	Additional Space 3440 -STR02	11/1/2012	4/30/2015	460	575.00	15.00							
			Total	13,649	53,635.01		5,007.23		0.00				
3440	-17025 GW Consulting Inc.	10/14/2011	10/31/2018	3,750	18,501.02	59.20	658.37			RNT	11/1/2015	18,643.75	59.66
										RNT	11/1/2016	19,203.13	61.45
										RNT	11/1/2017	19,778.13	63.29
										STR	9/1/2015	413.05	1.32
	Additional Space 3440 -17000	12/1/2014	3/31/2015	5,739					1,000.00				
			Total	9,489	18,501.02		658.37		1,000.00				
3440	-18001 Sands Capital Management	8/1/2011	2/16/2016	9,519	46,896.94	9.43	934.35			RNT	1/28/2016	48,189.94	9.69
										RNT	1/28/2017	49,514.67	9.96
										RNT	1/28/2018	50,879.06	10.24
										RNT	1/28/2019	52,275.18	10.52
										RNT	1/28/2020	53,710.96	10.80
										RNT	1/28/2021	55,186.40	11.10
										RNT	1/28/2022	56,701.51	11.41
										RNT	1/28/2023	58,264.21	11.72
										RNT	1/28/2024	59,866.58	12.04

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											Cat	Date	Monthly Amount	PSF	
3440	-18002	Sands Capital Management	8/1/2011	2/16/2016	8,478	40,652.01	8.18	832.17			RNT	10/24/2015	41,768.28	8.40	
											RNT	10/24/2016	42,919.88	8.63	
											RNT	10/24/2017	44,099.73	8.87	
											RNT	10/24/2018	45,314.91	9.12	
											RNT	10/24/2019	46,558.35	9.37	
											RNT	10/24/2020	47,837.12	9.62	
											RNT	10/24/2021	49,151.21	9.89	
											RNT	10/24/2022	50,500.62	10.16	
3440	-20001	BAE Systems Land & Armaments	8/11/2008	8/31/2020	17,997	88,230.29	58.83	6,182.80		19,900.87	RNT	10/24/2023	51,892.43	10.44	
											RNT	9/1/2015	90,659.89	60.45	
											RNT	9/1/2016	93,149.47	62.11	
											RNT	9/1/2017	95,714.05	63.82	
											RNT	9/1/2018	98,353.61	65.58	
											RNT	9/1/2019	101,053.16	67.38	
											SGN	9/1/2015	20,497.90	13.67	
											SGN	9/1/2016	21,112.83	14.08	
											SGN	9/1/2017	21,746.22	14.50	
											SGN	9/1/2018	22,398.61	14.93	
	Additional Space	3440	-19001	12/29/2009	8/31/2020	17,997	92,774.54	61.86	4,444.98			RNT	9/1/2019	23,070.56	15.38
												RNT	1/1/2016	95,324.11	63.56
												RNT	1/1/2017	97,948.67	65.31
												RNT	1/1/2018	100,648.22	67.11
												RNT	1/1/2019	103,422.76	68.96
												RNT	1/1/2020	106,272.29	70.86
												RNT	9/1/2015	88,770.82	60.45
												RNT	9/1/2016	91,208.54	62.11
												RNT	9/1/2017	93,719.68	63.82
												RNT	9/1/2018	96,304.24	65.58
												RNT	9/1/2019	98,947.54	67.38
												Additional Space	3440	-21001	8/11/2008
Total					53,616	267,396.69		10,627.78		19,900.87					
3440	-22001	Sands Capital Management, LLC	5/3/2007	2/16/2016	17,665	72,617.87	14.61	9,499.94			RNT	5/1/2015	74,443.26	14.98	
											RNT	5/1/2016	76,298.08	15.35	
											RNT	5/1/2017	78,211.79	15.73	
											RNT	5/1/2018	80,169.66	16.13	
3440	-23001	Sands Capital Management, LLC	5/3/2007	2/16/2016	17,665	72,617.87	14.61				RNT	5/1/2015	74,443.26	14.98	
											RNT	5/1/2016	76,298.08	15.35	
											RNT	5/1/2017	78,211.79	15.73	
											RNT	5/1/2018	80,169.66	16.13	
3440	-KENT	GS 11P-LVA12588 D.O.S.	6/10/2013	6/9/2023	14,226	43,301.99	36.53				RNT	6/10/2015	43,301.99	36.53	
											RNT	6/10/2018	46,708.70	39.40	
3440	-Penth	Sands Capital Management, LLC	5/3/2007	2/16/2016	6,326	26,006.73	5.23				RNT	5/1/2015	26,637.01	5.36	
											RNT	5/1/2016	27,315.46	5.49	
											RNT	5/1/2017	27,985.83	5.63	
											RNT	5/1/2018	28,680.32	5.77	

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Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	RSF Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF

Totals:	Occupied Sqft:	82.36%	30 Units	277,990	909,073.56		78,874.19		24,188.04				
	Leased/Unoccupied Sqft:		0 Units	0									
	Vacant Sqft:	17.64%	9 Units	59,521									
	Total Sqft:		39 Units	337,511	909,073.56								

Total 1101 Wilson Boulevard:	Occupied Sqft:	82.36%	30 Units	277,990	909,073.56		78,874.19		24,188.04				
	Leased/Unoccupied Sqft:		0 Units	0									
	Vacant Sqft:	17.64%	9 Units	59,521									
	Total Sqft:		39 Units	337,511	909,073.56								

Grand Total:	Occupied Sqft:	82.36%	30 Units	277,990	909,073.56		78,874.19		24,188.04				
	Leased/Unoccupied Sqft:		0 Units	0									
	Vacant Sqft:	17.64%	9 Units	59,521									
	Total Sqft:		39 Units	337,511	909,073.56								

Stacking Plan

Elvtr	Floor	S to S			Current	Re-measured
			PH	Sands Capital Mgmt: 6,326 sf (TT total sf - 59,653; \$52.30, 2.5%) LXP02/15/16	6,326	6,512
	23	22' 10"		Sands Capital Mgmt: 17,665 sf (TT total sf - 59,653; \$52.30, 2.5%) LXP 02/15/16	17,665	18,107
	22	10' 11"		Sands Capital Mgmt: 17,665 sf (TT total sf - 59,653; \$52.30, 2.5%) LXP 02/15/16	17,665	17,755
	21	10' 11"		BAE Systems: TT total sf - 53,616 sf (\$60.82, 2.75%) LXP 8/31/2020 Renewal: 1, 5 yr option w/ 15 months notice - Termination Option: 1 time right on Sep 1, 2016 w/ 15 months notice	17,622	17,623
	20	10' 11"		BAE Systems: TT total sf - 53,616 sf (\$60.82, 2.75%) LXP 8/31/2020 Renewal: 1, 5 yr option w/ 15 months notice - Termination Option: 1 time right on Sep 1, 2016 w/ 15 months notice	17,997	17,997
	19	10' 11"		BAE Systems: TT total sf - 53,616 sf (\$60.82, 2.75%) LXP 8/31/2020 Renewal: 1, 5 yr option w/ 15 months notice - Termination Option: 1 time right on Sep 1, 2016 w/ 15 months notice	17,997	17,997
	18	10' 11"		Sands Capital Mgmt: 17,665 sf (TT total sf - 59,653; \$52.30, 2.5%) LXP 02/15/16	17,997	17,997
	17	10' 11"		Vacant: 4,899 sf Vacant (Spec Suite): 3,609 sf GW Consulting: 5,739sf LXP: 3/31/15 (MTM) GW Consulting: 3,750 sf LXP 10/31/2018 (\$59.63, 3.0%)	17,997	17,997
	16	10' 11"		Vacant: 17,997 sf	17,997	17,997
	15	10' 11"		Vacant: 17,997 sf	17,997	17,997
	14	10' 11"		American Systems Corp 4,408 sf LXP 9/30/19 Vacant: 839 Deloitte, LLP, (Ste. 1450): 13,189 sf (\$51.80, 3%) LXP 10/31/2015 Renewals: None Termination Option	18,436	17,997
	12	10' 11"		Viasat, Inc. (Ste. 1250): 3,133 sf LXP 11/30/2015 (\$51.59, 3%) Renewals: none Air Force (GS-11B-01954): 10,713 sf (TT total - 31,478 sf) (\$42.82,CPI) LXP 2/4/2017 Ren: None Termination: TT option on 2/4/2016 with notice by 2/4/2015 Nat Sec Edu (GS11B-01991) (Ste 1210) 4,029 sf (\$42.92, CPI) LXP 10/4/16 Ren: None TT Term: 10/5/15	17,875	17,997
	11	10' 11"		Vacant: 4,904 sf Air Force (GS-11B-01954): 3,099 sf (31,478 sf) (\$42.82, CPI) LXP 2/04/2017 TT Term: 2/4/2016 LIG Nex1: 1,637 sf (\$52.87, flat) LXP 9/30/2017 Bizy Group 8,038 SF (\$47.50) LXP 12/31/15	17,678	17,997
	10	10' 11"		Air Force (GS-11B-01954): TT total sf - 31,478 sf (\$42.82, CPI) LXP 2/04/2017 Renewals: None Termination: TT option on 2/4/2016 with notice by 2/4/2015	17,666	17,997
	9	22' 8"		Arlington County: TT total sf - 54,396 (\$10.66, na) (28,999 sf) LXP 4/30/2023 Renewal: 1, 5 year option to renew	28,999	27,063
	8			Secretary of Defense (GS-11B-01807): 12,093 sf (\$43.17, CPI) LXP 5/30/16 Ren: None TT Term: 5/30/16 Arlington County: 19,722 sf (\$10.66, na) (TT total sf - 54,396) LXP 4/30/2023 Renewal: 1, 5 year option to renew Arlington 296 sf (\$10.66, na)	32,111	31,919
	7			State Department Medical Records (GS-11P-LVA12588) (1700 Kent St): 14,226 sf (\$30.90, CPI) LXP 6/9/23 Renewals: None	14,226	13,214
	6			WiFi Lounge: 953 sf Rosslyn Market (C-Mart): 1,295 sf (\$47.36, 4%) LXP 12/31/18 Ren: None US Postal Service: 4,745 sf (\$49.90 NNN, flat) LXP4/30/19 Renewal: None Arlington County: 4,809 sf (\$10.66, na) (TT total sf - 54,396) LXP 4/30/2023 Renewal: 1, 5 year option to renew	20,940	20,016
				GARAGE Precision Printers: 1,000 sf (\$30.67 NNN) MTM Vacant: 8,138 sf		

RSF Office	327,350
RSF Retail	7,993
RSF Storage	2,168
Total Building RSF	337,511

Vacant Office	57,544
Vacant Retail	953
Vacant Storage	1,977
Total Vacancy	60,474

Expiration Key

2015	2016	2017	2018	2019+
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* Rent figures include scheduled Base Rent plus estimated pass throughs as of 7/31/14*

Storage

