



CAPITAL ACCOUNT STATEMENT

September 30, 2021



Rubenstein Properties Fund IV, LP

Investor: West Virginia Investment Management Board

CAPITAL ACCOUNT

period ending Sep 30, 2021

	3Q 2021	YTD 2021	ITD
Beginning balance	(\$544,777)	\$0	\$0
Contributions	\$3,750,000	\$3,750,000	\$3,750,000
Distributions	\$0	\$0	\$0
Investment income (loss)	(\$68,840)	(\$463,617)	(\$463,617)
Management fees	(\$228,779)	(\$378,779)	(\$378,779)
Ending balance	\$2,907,604	\$2,907,604	\$2,907,604

CONTRIBUTION SUMMARY

Ownership	21.12676%
Total commitment	\$30,000,000
Contributions to date	\$3,750,000
Unfunded commitment	\$26,250,000

DISTRIBUTION SUMMARY

Distributions to date	\$0
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TRANSACTIONS THIS PERIOD

Date	Type	Description	Amount
Sep 30, 2021	Net income	Income	(\$297,619.35)
		Investment income (loss)	(\$68,840.28)
		Management fees	(\$228,779.07)
Sep 22, 2021	Contribution	RPF IV Initial Capital Call	\$3,750,000.00

To view all transactions for your investments, visit our online portal at <https://investors.rubensteinpartners.com>