

PROPERTY	POTENTIAL FUNDING NEED			NOTES
	(TOTAL EQUITY)	BGA AMT	EXPECTED FUNDING DATE	
Quarry Sq	\$ 532,280	\$ 479,052	1/1/2025	Replenish Debt Service Reserve Account every 4x months, effective date of 6th amendment was 10/02/2025
Quarry Sq	\$ 400,000	\$ 360,000	3/31/2026	Final Lien Settlement Payment
350 Gay	\$ 169,125	\$ 152,212	1/10/2025	Same amt requested in Q1 2024, covers debt service, annual insurance policy + other opex carry
101 Station Landing	\$ 121,600	\$ 109,440	10/31/2025	Beth Israel LC costs over lender allocated LC for respective lease
101 Station Landing	\$ 1,129,887	\$ 1,016,898	12/31/2025	Beth Israel TI costs over lender allocated TI for respective lease modeled for time period in current AM Model draft
40 Warren	\$ 2,284,367	\$ 2,055,930	total	Total Equity needs projected through 01/31/2026 for TI/CAPEX/OPEX carry in current AM Model draft
226 Causeway	\$ -	\$ -	n/a	No cash/equity needs anticipated through 01/31/2026 ; ~\$2m working capital funded at close
	\$ 4,637,258	\$ 4,173,532		