

**520 E. Whidbey Avenue Space 210 - Oak Harbor**

|   | Rent Increase | 3%              | Monthly            |                  |                  |                    |
|---|---------------|-----------------|--------------------|------------------|------------------|--------------------|
|   |               |                 | Base Rent          | Taxes            | HOA              | Lease              |
| Year 1  |               |                 | <b>\$ 1,050.00</b> | <i>\$ 197.00</i> | <i>\$ 231.00</i> | <b>\$ 1,478.00</b> |
| Year 2  | \$ 1,050.00   | <i>\$ 31.50</i> | <b>\$ 1,081.50</b> | <i>\$ 198.97</i> | <i>\$ 233.31</i> | <b>\$ 1,513.78</b> |
| Year 3  | \$ 1,081.50   | <i>\$ 32.45</i> | <b>\$ 1,113.90</b> | <i>\$ 200.96</i> | <i>\$ 235.64</i> | <b>\$ 1,550.50</b> |
| Year 4  | \$ 1,113.95   | <i>\$ 33.42</i> | <b>\$ 1,147.40</b> | <i>\$ 202.97</i> | <i>\$ 238.00</i> | <b>\$ 1,588.37</b> |
| Year 5  | \$ 1,147.36   | <i>\$ 34.42</i> | <b>\$ 1,182.00</b> | <i>\$ 205.00</i> | <i>\$ 240.38</i> | <b>\$ 1,627.38</b> |
| <p><i>Annual rent Increase subject to term in lease. Refer to Lease Sample</i></p> <p><i>Approximate. Subjet to current County Assessment and HOA dues.</i></p> |               |                 |                    |                  |                  |                    |