

Sample Building Tenant Lease Data For Floor 1

Suite	Tenant	Expiration Date	Lease Term	Lease Usable	Lease NRA	CADD Usable	CADD Add On	CADD NRA	Lease-CADD NRA Variance	COMMENTS
100	Travel Corp Trasportation	06-30-2003	60		4,531.00	3,391.97	16.728%	3,959.39	571.61	
110	Vacant					1,096.55	16.728%	1,279.98		
111	Jim Neelson, M.D.	08-31-2001	146		1,280.00	912.06	16.728%	1,064.63	215.37	
120	Vacant	07-31-1999	25		1,148.00	928.24	16.728%	1,083.52	64.48	
130	Building Management Office	12-31-1999	12		1,554.00	1,185.27	16.728%	1,383.54	170.46	
140	Downtown Deli	06-30-2001	60		1,360.00	1,029.19	16.728%	1,201.36	158.64	
150	Scott McWalters	08-31-2000	44		880.00	743.05	16.728%	867.35	12.65	
156	Southern Mortgage	12-31-1999	20		1,558.00	1,188.43	16.728%	1,387.23	170.77	
158	Software Securities	04-30-2000	61		2,642.00	2,009.35	16.728%	2,345.48	296.52	
160	Northern Highlights	08-31-1999	60		588.00	449.06	16.728%	524.18	63.82	
165	Pearland Insurance Agency	07-31-2001	62		770.00	588.77	16.728%	687.26	82.74	
170	Samuelson & Sons	04-30-2000	36		1,068.00	816.30	16.728%	952.85	115.15	
185	Vacant	04-30-1999	170		584.00	445.49	16.728%	520.01	63.99	
190	Postage Sales International	06-30-2000	130		2,226.00	1,705.17	16.728%	1,990.41	235.59	
Totals:					20,189.00			19,247.20	2,221.78	

Renewal Options, Expansion Options Or Preferential Rights For Floor 1

Suite	Tenant	Option Type	Notice Date	Effective Date	Void	Note
100	Travel	Right of First Offer/ Negotiate		06-30-1997	No	Written notice within 10 days of availability up to 6-30-2003.
100	Travel	Renewal Rights/ Options	12-31-2002	06-30-2002	No	Written notice to the Landlord minimum of six months prior to lease expiration.
190	Postage Sales	Cancellation Rights/ Options	06-30-1999	01-31-1999	No	Right of Cancellation with written notice to Landlord 1 year prior to lease expiration.
158	Securities	Right of First Refusal	04-30-2002	04-30-1999	No	Subject to prior right of Pacific SQ Realty or its successor.