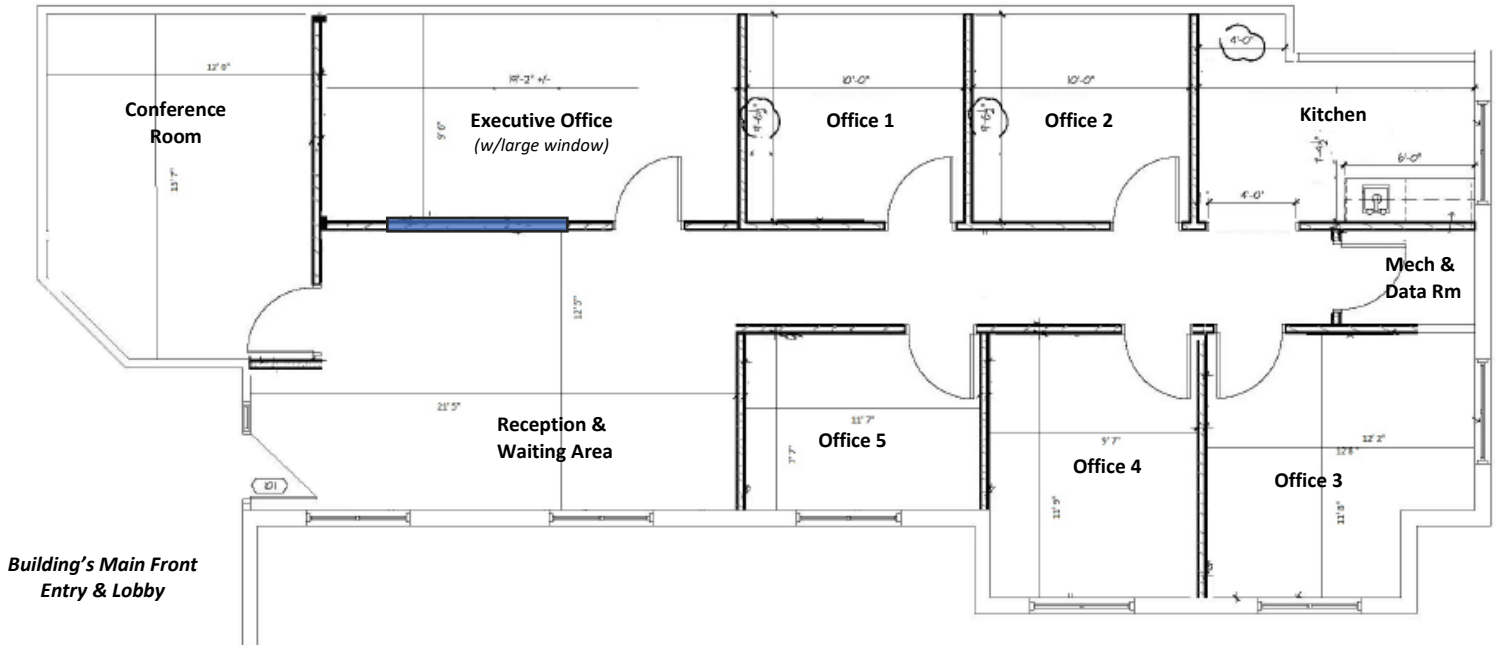


FORMER REVERSE MORTGAGE - INTERIOR SPACE PLAN

As of April 5, 2021

The following interior space illustration is provided for planning and discussion purposes. All representations of partitions, doors, windows, area dimensions, etc., are considered accurate, but not warranted for construction purposes.



**Cooley 1
Suite 160**

The subject suite has been barely used by the existing tenant since their occupancy due to COVID and a company mandate for all employees to work from home. This space is put into a “vanilla box” condition for this tenant and the space still appears to be in a new condition other than tenant’s furniture and art.

This suite is offered in its “as is” condition, with the exception that tenant will remove their personal property no later than May. Current suite conditions include newly painted walls and trim, new carpet squares, new base, suspended ceiling with all new drop-in LED lighting, distributed electrical, fully wired for phone and data (cat 5), newly finished kitchen with cabinetry, sink, refrigerator, and LVT flooring, etc.

Other suite features include: (a) located at the main lobby entry door; (b) operable windows with blinds; and (c) fire (smoke and heat rise) detection. The building bathrooms and suite HVAC units are located in the building’s common area. The building also has a Door King system for consistent front door locking and unlocking and after-hours passage; and internal building music. The Cooley Court Medical Park offers fiber by CTS, and a common front entry tenant marquee monument sign, and roadside tenant directional signage.

Midwest Realty Group, LLC
FORMER REVERSE MORTGAGE - INTERIOR PHOTOGRAPHS
As of April 5, 2021

The following interior photographs documents current "as is" conditions.

