
HERTZ PROPERTIES GROUP LIMITED

Periodic Report to the Trustee and Bondholders Series A and B Bonds

REPORTING PERIOD

January 1, 2026 – June 30, 2026

Report Date: August 27, 2026

KEY DEVELOPMENTS THIS PERIOD

- 909 Poydras: sale agreement signed August 2026, \$42.6M, expected to close September 2026
- City Centre: prior buyer withdrew; new sale under negotiation at \$5.5M (down from \$6.9M)
- City Centre loan matured Jan 5, 2026, extended to May 5, 2026, now outstanding past extension
- 111 E. Capitol: occupancy at 19.57%; electricity arrears now ~\$300,000

CONFIDENTIAL

Prepared pursuant to the Arrangement with Bondholders (Series A and B)

TABLE OF CONTENTS

A. Approved Budget	
Summary of Actual vs. Budget	200
B. Financial Statements and Performance Analysis	
B.1 Profit and Loss Statements	200
111 E. Capitol Street (Hertz Jackson Four, LLC)	200
909 Poydras Street (Hertz 909 Poydras, LLC).....	207
City Centre (Hertz Jackson City Centre LLC).....	215
B.2 Balance Sheets.....	1
Consolidated – Israeli Bond BVI	1
Individual Entity Balance Sheets (21 entities)	10
B.3 Cash Flow Statements	
Bank Account Balances (incl. CAPEX/TI, LC, Reserves).....	1
Bank Reconciliations and Statements.....	104
B.4 Payments to Interested Parties	140
B.5 Analysis of Financial Indicators	142
NOI per Asset.....	144
LTV per Asset.....	142
EBITDA per Asset	200
DSCR Compliance Certificates.....	143

C. Information on the Company's Assets	
C.2 Lease Term Details / Rent Rolls	146
111 E. Capitol Street	146
909 Poydras Street.....	149
City Centre – North Tower	157
City Centre – South Tower	159
C.3 Accounts Receivable – Aged Delinquencies	161
111 E. Capitol Street	161
909 Poydras Street.....	165
City Centre	174
C.4 Accounts Payable – Open Status Reports	175
C.5 Deterioration Indicators	191
D. Investments in Assets (CAPEX and TI).....	199
E. Asset Realizations	191
909 Poydras – Sale Agreement Signed (\$42.6M).....	191
City Centre – New PSA Under Negotiation (\$5.5M).....	191
F. Claims and Legal Proceedings	192
Speed Commercial Real Estate – Broker's Lien (City Centre)	192
G. Significant Events and Material Disclosures	191
I. Appendices	
Twelve Month Trailing Report – 909 Poydras	144
Broker's Lien Filing – City Centre	192
Legal Descriptions.....	196

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 1
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-0000 Operating Account 1	16.43
1010-1000 Operating Account 2	1,734,407.32
1010-2000 Operating Account 3	2,677,704.98
1010-3000 Operating Account 4	533,140.09
1010-5000 Operating Account 5	545,597.12
1030-0000 Money Market Account 1	114,418.28
1030-1000 Money Market Account 2	0.90
1050-0000 Petty Cash Account	2,500.00

Total Operating Cash **5,607,785.12**

Restricted Cash

1015-1000 Lock Box Account 2	96,149.59
1020-1000 Servicer Account 2	537,822.24
1060-0000 TI/LC Rollover Reserve	704,235.96
1060-1000 Outstanding TI/LC Reserve	67,869.17
1067-0000 Capital Reserve	145,658.25
1068-0000 Replacement Reserve	0.46
1080-0000 Property Tax Impound	703,149.83
1085-0000 Insurance Impound	805,717.90
1086-0000 Interest Expense Reserve	765,576.64

Total Restricted Cash **3,826,180.04**

Total Cash **9,433,965.16**

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable	541,373.76
1100-1000 Allowance for bad debt	(82,469.41)
1100-5000 Other Tenant Receivables	(322.35)

Total Rent Receivable **458,582.00**

Other Receivables

1130-0000 AR - Parking Income 3rd Party Operators	(166,806.32)
1132-0000 AR - Insurance Claim Costs	1,222,531.12
1132-1000 AR Costs - Insurance Claim Funding	(1,086,835.26)
1137-0000 AR Investor Est Tax Payments	52,852.35
1140-0000 Utility Deposits	24,639.63
1150-0000 Other Receivables	231,941.29
1152-0000 FASB Straight Line Rent Receivable	3,627,553.15

Total Other Receivables **3,905,875.96**

Prepaid Expense

1160-0000 Prepaid Taxes	445,447.44
1165-0000 Prepaid Insurance	250,838.34

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 2
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

1190-0000 Prepaid Expense 9,199.20

Total Prepaid Expense 705,484.98

Intercompany/ Due to/from

1200-0000 Due to/from Inter-Property (356.94)

1205-0000 Due to/from Inter-Company 431,248.60

1210-0000 Due to/from Seller/Purchaser 29,315.58

1215-0000 Due to/from Inter BVI 53,717.85

1218-0000 Intercompany HGR Operating Partnership (192,954.10)

Total Intercompany/ Due to/from 320,970.99

Work in Progress

Total Work in Progress 0.00

Open Current Asset Accounts

Total Open Current Asset Accounts 0.00

Total Other Current Assets 5,390,913.93

Total Current Assets 14,824,879.09

Fixed Assets

Depreciable Fixed Assets

1610-0000 Land 4,741,949.32

1620-0000 Building Acquisition 52,677,298.81

1640-0000 Building Improvements 7,146,110.01

1650-0000 Tenant Improvements - New/Expansion 22,716,385.47

1650-1000 Tenant Improvements - Renewals 4,390,035.31

1690-0000 Accumulated Appreciation/(Depreciation) of Asset V (50,111,473.56)

Total Depreciable Fixed Assets 41,560,305.36

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 41,560,305.36

Amortizable Fixed Assets

1660-0000 Leasing Commissions - New/Expansion 6,293,472.49

1660-1000 Leasing Commissions - Renewals 2,807,595.32

1665-0000 Capitalized Leasing Costs - IFRS Only 861,073.68

1670-0000 Loan Fees - Senior Loan 952,355.32

1670-9000 Loan Fees - Current Loan Fees 39,441.12

1675-0000 Goodwill 1,613,507.00

Total Amortizable Fixed Assets 12,567,444.93

Accumulated Amortization

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 3
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

1770-0000 Accum Amort-Loan Fees - Senior Loan (952,355.32)

Total Accumulated Amortization (952,355.32)

Net Amortizable Fixed Assets 11,615,089.61

Net Fixed Assets 53,175,394.97

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

1830-0000 Loan Receivable - General 80,000.00

Total Loan Receivable 80,000.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 80,000.00

TOTAL ASSETS 68,080,274.06

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account 663,269.65

2015-0000 Accounts Payable - PCard Payments 14,056.40

2020-0000 Accrued Expense 945,685.75

2100-0000 Salaries Payable 28,270.77

2110-0000 Medical Insurance Payable (12,473.30)

2115-0000 Dental Insurance Payable (2,194.06)

2120-0000 Life and Accident Insurance Payable (372.66)

2125-0000 Flex Plan (125) Payable 7,245.76

2150-0000 PPP Loans 685,664.00

2210-0000 Property Tax Payable 563,669.24

2225-0000 Withholding Tax Payable 9,662.00

2250-0000 Accrued Mortgage Interest 20,113,755.01

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 4
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

2300-0000 Other Accounts Payable	138,888.13
2330-0000 Other Short Term Loan Payable	44,731.98
2332-0000 Accounts Receivable Clearing (Control Account)	1,506.37

Total Accounts Payable	23,201,365.04
-------------------------------	----------------------

Prepaid Rents

2350-0000 Prepaid Rents	190,120.49
-------------------------	------------

Total Prepaid Rents	190,120.49
----------------------------	-------------------

Tenant Deposits

2380-0000 Tenant Security Deposits	232,388.06
------------------------------------	------------

Total Tenant Deposits	232,388.06
------------------------------	-------------------

Total Current Liabilities	23,623,873.59
----------------------------------	----------------------

Long Term Debt

Mortgage Payable

2400-9000 Mortgage Payable Current Sr Loan	51,086,748.40
2420-9000 Mortgage Payable Current Mezz	3,740,476.04

Total Mortgage Payable	54,827,224.44
-------------------------------	----------------------

Other Long Term Debt

2450-0000 Other Loan Payable - Other	220,000.00
2450-0100 Other Loan Payable - Hertz Family	2,182.81

Total Other Long Term Debt	222,182.81
-----------------------------------	-------------------

Total Long Term Debt	55,049,407.25
-----------------------------	----------------------

Open for Other Liabilities

2500-9000 Bond Payable Short Term	54,234,663.35
2500-9010 Bond Payable Series A2 - Short term	17,853,621.94
2512-0000 Bond Disc & Issuance Cost Series A-Short Term	(38,784.55)
2512-0100 Bond Disc & Issuance Cost Series A2-Short Term	(119,838.44)

Total Open for Other Liabilities	71,929,662.30
---	----------------------

TOTAL LIABILITIES	150,602,943.14
--------------------------	-----------------------

EQUITY

Contributions

3010-6000 C-Horwitz Revocable Family Trust dated May 1, 1991	18,000.00
3010-7000 C-Garber-Forbess Family Trust dated November 16, 1991	12,000.00
3010-8000 C-Mendel Hertz	185,500.00
3011-0000 C-Hertz Properties Group Limited	70,855,322.02
3011-1000 C-Goldberger Family Trust dated May 28, 1982	3,200,000.00

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 5
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3011-1100 C-Ernie Goldberger Grantor Retained Annuity Trust	1,025,000.00
3011-1200 C-Regina Goldberger Grantor Retained Annuity Tru	1,025,000.00
3011-2000 C-Isen Revocable Trust dated January 26, 2000	3,365,295.61
3011-3000 C-David Ipale, Administrator or Aharon Ipale	1,525,000.00
3011-4000 C-David Ipale	1,724,975.00
3011-5000 C-Noam B. Katz, Administrator	1,000,000.00
3011-6000 C-Prav Choksi	500,000.00
3011-6100 C-Nishith P. Choksi Separate Property Trust dated t	500,000.00
3011-9000 C-Rivka Tabachnik	4,120.00
3012-1000 C-Israel Sam Gorodistian and Lisa Amster Gorodisti	600,000.00
3012-2200 C-Shlomo Ben Laib Trust dated January 1, 2002	575,000.00
3012-4000 C-Alexander G. Stein, M.D.	650,000.00
3012-5000 C-ANW, LLC	1,050,000.00
3012-6000 C-Survivor's Trust Under the Steel Roven Revocabl	1,900,000.00
3012-6500 C-Blanca Roven 2012 Trust dated December 10, 20	750,000.00
3012-7000 C-Michael Kest	625,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	3,601,500.00
3012-8500 C-David Friedman	4,491,500.00
3012-8600 C-Friedman Living Trust dated February 28, 1974	6,550,000.00
3012-9000 C-James Berkus	300,000.00
3013-0000 C-Susan C. Iida Revocable Trust dated October 24,	100,000.00
3013-1000 C-Rosa Beracha Sacal	609,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1995	637,000.00
3013-5000 C-Sharon Sholiton	100,000.00
3013-5500 C-Meir and Sara Levin	1,275,000.00
3013-6000 C-Sam and Randie Goldberger	200,000.00
3013-6100 C-Mark and Lauren Mintz Living Trust dated May 23	1,025,000.00
3013-6200 C-Timothy and Gabriela Neufeld	800,000.00
3013-6300 C-Eli Waknine	750,000.00
3013-6350 C-The Ouaknine Family Trust dated February 13, 20	1,000,000.00
3013-6400 C-Walter Feinblum IRA Rollover	300,000.00
3013-6500 C-Silverman Living Trust dated December 11, 1991	1,400,000.00
3013-6600 C-Jason Katz	150,000.00
3013-6700 C-The Katz Family Trust-2003 dated May 21, 2003	150,000.00
3013-6800 C-Ofira Michaelson	150,000.00
3013-7000 C-The Bennett Black Family Trust dated September	1,250,000.00
3013-7200 C-Sam and Liora Levy	500,000.00
3013-7300 C-The Shohet Family Trust dated April 26, 2006	250,000.00
3013-7500 C-M&O Chalabi Real Estate, LLC	1,250,000.00
3013-7610 C-MSTS Enterprises, LLC	150,000.00
3013-7700 C-The Michael and Ilanit Fallas Family Trust dated	1,500,000.00
3013-7800 C-Raphael Eskenazi and Rosary Christine Videc	250,000.00
3013-7900 C-Esther Feinblum IRA Rollover	200,000.00
3013-8100 C-Chlomovitz Family Living Trust dated August 1, 20	150,000.00
3013-8300 C-Armar Capital, LLC	214,693.00
3013-8400 C-The Aaron and Elisa Cohen Family Trust dated A	1,000,000.00
3013-8500 C-Dale Cochran Living Trust dated June 29, 2005	250,000.00
3013-8600 C-The Chaimowitz Family Trust dated August 11, 20	250,000.00
3013-8700 C-ERAJ Enterprises, LLC	500,000.00
3013-8800 C-The Angerman Trust dated March 5, 1991	850,000.00
3013-8900 C-Leah Smolyansky dba L.S. Investments	1,300,000.00
3013-9000 C-Parver Family Trust dated July 23, 1991	700,000.00
3013-9100 C-Shamis/Triphon Investments, LLC	250,000.00
3013-9200 C-Marcos and Monica Lemor	300,000.00
3013-9300 C-Steven M. Simons and Donna R. Simons Revoca	250,000.00
3013-9400 C-Samadi Family Trust of October 6, 2005	375,000.00

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 6
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3013-9500 C-Donny and Shana Feldman	450,000.00
3013-9600 C-Jacoba Jane Eisen Trust dated December 14, 199	200,000.00
3013-9700 C-George J. So, M.D.	100,000.00
3013-9800 C-Edward and Brenda Parver	100,000.00
3013-9900 C-Sleep Group Properties LLC	100,000.00
3014-0000 C-Amit Ben Shohet	575,000.00
3014-1000 C-The Simchon Family Trust dated April 2, 1999	875,000.00
3014-1200 C-Leora F. Bell	250,000.00
3014-1300 C-Dalfen Revocable Trust dated November 12, 199	350,000.00
3014-1400 C-Daniel Silverman	100,000.00
3014-2300 C-Albert Levy	250,000.00
3014-2510 C-Provident Trust Co CFBO Leora F. Bell IRA	120,000.00
3014-2520 C-Provident Trust Co CFBO Leora F. Bell Roth IRA	120,000.00
3014-2600 C-Ori Levy	125,000.00
3014-2700 C-7Isreal Defined Benefit Plan	250,000.00
3014-2800 C-Peter Gould	1,000,000.00
3014-3000 C-Alon Abady	250,000.00
3014-3100 C-Michael Haim Revivo	125,000.00
3014-3200 C-Robert Sanders	50,000.00
3014-3300 C-Netanel Peled	500,000.00
3014-3910 C-Baron Rose Investments Chestnut, Inc	150,000.00
3014-4200 C-Trican Developments, Inc.	4,975,000.00
3015-0400 C-Waypoint Trust dated October 1, 2015	500,000.00
3015-8300 C-AJK Capital, LLC	82,420.00
3015-8400 C-LaMFH III, LLLP	1,022,604.43
3015-8600 C-The Glencoe Trust dated March 12, 2018	550,000.00
3015-8700 C-Boaz Amram	50,000.00
3015-8800 C-Amos Margolin	50,000.00

Total Contributions	139,688,930.06
----------------------------	-----------------------

Return of Capital

Total Return of Capital	0.00
--------------------------------	-------------

Distributions

3210-0000 D-Hertz	(49,234,716.76)
3210-1000 D-Isaac Hertz	(8,262,392.81)
3210-1100 D-Isaac and Elka Hertz 2012 Irrevocable Trust date	(1,191,020.00)
3210-2000 D-Sarah Hertz	(8,283,472.60)
3210-2100 D-Yisroel and Sarah Gordon 2012 Irrevocable Trust	(1,169,940.00)
3210-3000 D-William Z. Hertz	(8,262,393.56)
3210-3100 D-William and Olivia Hertz 2012 Irrevocable Trust d	(1,191,020.00)
3210-6000 D-Horwitz Revocable Family Trust dated May 1, 199	(1,831,432.58)
3210-7000 D-Garber-Forbess Family Trust dated November 16	(915,677.01)
3210-8000 D-Mendel Hertz	(62,937.82)
3211-0000 D-Hertz Properties Group Limited	(1,425,316.98)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(3,954,364.88)
3211-1100 D-Ernie Goldberger Grantor Retained Annuity Trust	(620,616.19)
3211-1200 D-Regina Goldberger Grantor Retained Annuity Tru	(620,616.22)
3211-2000 D-Isen Revocable Trust dated January 26, 2000	(8,086,747.06)
3211-3000 D-David Ipale, Administrator or Aharon Ipale	(2,290,583.10)
3211-4000 D-David Ipale	(2,371,461.97)
3211-5000 D-Noam B. Katz, Administrator	(391,134.53)
3211-6100 D-Nishith P. Choksi Separate Property Trust dated	(620,677.48)
3211-8000 D-GRD Estates, Ltd.	(19,378.63)

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 7
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3211-9000 D-Rivka Tabachnik	(13,665.89)
3212-0000 D-Zenith Investment Fund, LLC	(220.72)
3212-1000 D-Israel Sam Gorodistian and Lisa Amster Gorodisti	(283,133.51)
3212-2000 D-Table Mountain Trust dated December 31, 2009	(195,631.81)
3212-2200 D-Shlomo Ben Laib Trust dated January 1, 2002	(387,676.43)
3212-3000 D-The Queens Trust dated March 31, 2004	(283,176.66)
3212-4000 D-Alexander G. Stein, M.D.	(403,668.43)
3212-5000 D-ANW, LLC	(735,886.49)
3212-6000 D-Survivor's Trust Under the Steel Roven Revocabl	(1,188,355.08)
3212-6500 D-Blanca Roven 2012 Trust dated December 10, 20	(324,465.78)
3212-7000 D-Michael Kest	(457,009.12)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(2,082,258.85)
3212-8500 D-David Friedman	(3,154,575.95)
3212-8600 D-Friedman Living Trust dated February 28, 1974	(2,676,572.39)
3212-9000 D-James Berkus	(186,009.62)
3213-0000 D-Susan C. Iida Revocable Trust dated October 24,	(42,476.56)
3213-1000 D-Rosa Beracha Sacal	(361,843.83)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1995	(431,918.58)
3213-5000 D-Sharon Sholiton	(82,993.09)
3213-5500 D-Meir and Sara Levin	(894,815.56)
3213-6000 D-Sam and Randie Goldberger	(231,909.96)
3213-6100 D-Mark and Lauren Mintz Living Trust dated May 23	(674,059.50)
3213-6200 D-Timothy and Gabriela Neufeld	(443,800.70)
3213-6300 D-Eli Waknine	(524,099.50)
3213-6350 D-The Quaknine Family Trust dated February 13, 20	(569,235.84)
3213-6400 D-Walter Feinblum IRA Rollover	(451,801.91)
3213-6500 D-Silverman Living Trust dated December 11, 1991	(1,076,852.64)
3213-6600 D-Jason Katz	(64,405.48)
3213-6700 D-The Katz Family Trust-2003 dated May 21, 2003	(57,830.23)
3213-6800 D-Ofira Michaelson	(64,405.49)
3213-7000 D-The Bennett Black Family Trust dated September	(813,616.96)
3213-7200 D-Sam and Liora Levy	(353,895.91)
3213-7300 D-The Shohet Family Trust dated April 26, 2006	(229,984.74)
3213-7500 D-M&O Chalabi Real Estate, LLC	(796,746.18)
3213-7610 D-MSTS Enterprises, LLC	(50,169.90)
3213-7700 D-The Michael and Ilanit Fallas Family Trust dated	(868,420.62)
3213-7800 D-Raphael Eskenazi and Rosary Christine Videc	(261,967.07)
3213-7900 D-Esther Feinblum IRA Rollover	(299,315.91)
3213-8100 D-Chlomovitz Family Living Trust dated August 1, 20	(224,071.28)
3213-8300 D-Armar Capital, LLC	(1,660,128.86)
3213-8400 D-The Aaron and Elisa Cohen Family Trust dated A	(424,863.01)
3213-8500 D-Dale Cochran Living Trust dated June 29, 2005	(118,411.07)
3213-8600 D-The Chaimowitz Family Trust dated August 11, 20	(118,739.84)
3213-8700 D-ERAJ Enterprises, LLC	(237,369.81)
3213-8800 D-The Angerman Trust dated March 5, 1991	(341,920.33)
3213-8900 D-Leah Smolyansky dba L.S. Investments	(528,141.45)
3213-9000 D-Parver Family Trust dated July 23, 1991	(287,983.18)
3213-9100 D-Shamis/Triphon Investments, LLC	(118,465.87)
3213-9200 D-Marcos and Monica Lemor	(142,093.26)
3213-9300 D-Steven M. Simons and Donna R. Simons Revoca	(118,082.31)
3213-9400 D-Samadi Family Trust of October 6, 2005	(178,192.07)
3213-9500 D-Donny and Shana Feldman	(194,876.42)
3213-9600 D-Jacoba Jane Eisen Trust dated December 14, 199	(95,210.99)
3213-9700 D-George J. So, M.D.	(47,649.15)
3213-9800 D-Edward and Brenda Parver	(47,495.72)
3213-9900 D-Sleep Group Properties LLC	(46,597.09)

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 8
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3214-0000 D-Amit Ben Shohet	(232,608.09)
3214-1000 D-The Simchon Family Trust dated April 2, 1999	(367,171.27)
3214-1200 D-Leora F. Bell	(114,137.07)
3214-1300 D-Dalfen Revocable Trust dated November 12, 199	(138,367.22)
3214-1400 D-Daniel Silverman	(40,027.73)
3214-1600 D-DO NOT USE	(105,101.10)
3214-2300 D-Albert Levy	(97,928.69)
3214-2400 D-Nasi Peretz	(22,465.84)
3214-2500 D-Polycomp Trust Co CFBO Leora F. Bell IRA	(73,091.36)
3214-2510 D-Provident Trust Co CFBO Leora F. Bell IRA	(4,839.44)
3214-2520 D-Provident Trust Co CFBO Leora F. Bell Roth IRA	(4,839.44)
3214-2600 D-Ori Levy	(43,397.43)
3214-2700 D-7Isreal Defined Benefit Plan	(93,938.52)
3214-2800 D-Peter Gould	(344,876.67)
3214-3000 D-Alon Abady	(83,671.32)
3214-3100 D-Michael Haim Revivo	(41,835.78)
3214-3200 D-Robert Sanders	(16,931.67)
3214-3300 D-Netanel Peled	(187,739.51)
3214-3910 D-Baron Rose Investments Chestnut, Inc	(53,227.43)
3214-4000 D-Dov Hertz	(18,275.54)
3214-4200 D-Trican Developments, Inc.	(3,226,119.88)
3215-0400 D-Waypoint Trust dated October 1, 2015	(61,610.88)
3215-8300 D-AJK Capital, LLC	(13,808.22)
3215-8400 D-LaMFH III, LLLP	(83,947.41)
3215-8600 D-The Glencoe Trust dated March 12, 2018	(46,377.98)
3215-8700 D-Boaz Amram	(6,783.60)
3215-8800 D-Amos Margolin	(6,443.87)

Total Distributions (133,284,627.74)

Capital Stock

Total Capital Stock 0.00

Member Entity Equity

3400-0000 Contr to Member, Distr from LLC	(6,035.00)
3410-0000 Distr from Member, Contr to LLC	(252.69)

Total Member Entity Equity (6,287.69)

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	15,157,675.49
3512-0100 Equity in HGROP - Initial Contribution RP	5,144,292.08
3512-1000 Equity in HGROP - Distributions	(40,461,329.68)

Total Open Equity Accounts (20,159,362.11)

Retained Earnings (69,703,579.36)
Current Earnings 942,257.77

TOTAL EQUITY (222,211,599.13)

TOTAL LIABILITIES AND EQUITY 68,080,274.07

Database: R52999900001
GNAM: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Israeli Bond BVI

Page: 9
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

check

0.01

Database: R52999900001
PROJ: ABHP01
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Limited

Page: 1
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-0000 Operating Account 1	12.94
1010-1000 Operating Account 2	181.16

Total Operating Cash	194.10
-----------------------------	---------------

Restricted Cash

1086-0000 Interest Expense Reserve	765,576.64
------------------------------------	------------

Total Restricted Cash	765,576.64
------------------------------	-------------------

Total Cash	765,770.74
-------------------	-------------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

Total Other Receivables	0.00
--------------------------------	-------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

1215-0000 Due to/from Inter BVI	(17,921,630.59)
---------------------------------	-----------------

Total Intercompany/ Due to/from	(17,921,630.59)
--	------------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	(17,921,630.59)
-----------------------------------	------------------------

Total Current Assets	(17,155,859.85)
-----------------------------	------------------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Database: R52999900001
PROJ: ABHP01
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Limited

Page: 2
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS (17,155,859.85)

LIABILITIES

Current Liabilities

Accounts Payable

2250-0000 Accrued Mortgage Interest 19,388,396.31

Database: R52999900001
PROJ: ABHP01
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Limited

Page: 3
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accounts Payable 19,388,396.31

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 19,388,396.31

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

2500-9000 Bond Payable Short Term 54,234,663.35

2500-9010 Bond Payable Series A2 - Short term 17,853,621.94

2512-0000 Bond Disc & Issuance Cost Series A-Short Term (38,784.55)

2512-0100 Bond Disc & Issuance Cost Series A2-Short Term (119,838.44)

Total Open for Other Liabilities 71,929,662.30

TOTAL LIABILITIES 91,318,058.61

EQUITY

Contributions

Total Contributions 0.00

Return of Capital

Total Return of Capital 0.00

Distributions

3211-0000 D-Hertz Properties Group Limited 1,116,000.00

Total Distributions 1,116,000.00

Capital Stock

Database: R52999900001
PROJ: ABHP01
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Limited

Page: 4
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

Total Open Equity Accounts	0.00
-----------------------------------	-------------

Retained Earnings	(109,627,708.46)
--------------------------	-------------------------

Current Earnings	37,790.00
-------------------------	------------------

TOTAL EQUITY	(108,473,918.46)
---------------------	-------------------------

TOTAL LIABILITIES AND EQUITY	(17,155,859.85)
-------------------------------------	------------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: ABHP02
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Eliminations

Page: 5
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

Total Operating Cash	0.00
-----------------------------	-------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	0.00
-------------------	-------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

1150-0000 Other Receivables	(18,730.66)
-----------------------------	-------------

Total Other Receivables	(18,730.66)
--------------------------------	--------------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

Total Intercompany/ Due to/from	0.00
--	-------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	(18,730.66)
-----------------------------------	--------------------

Total Current Assets	(18,730.66)
-----------------------------	--------------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Accumulated Depreciation

Database: R52999900001
PROJ: ABHP02
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Eliminations

Page: 6
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

1811-0000 HPGLLC Investments (54,694,716.77)

Total Investments (54,694,716.77)

Loan Receivable

1832-0000 Loan Receivable - BVI Properties (3,699,931.48)

Total Loan Receivable (3,699,931.48)

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets (58,394,648.25)

TOTAL ASSETS (58,413,378.91)

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account (1,050,023.28)

Database: R52999900001
PROJ: ABHP02
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Eliminations

Page: 7
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accounts Payable (1,050,023.28)

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities (1,050,023.28)

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

2450-0000 Other Loan Payable - Other (2,668,975.13)

Total Other Long Term Debt (2,668,975.13)

Total Long Term Debt (2,668,975.13)

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES (3,718,998.41)

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited (87,843,979.43)

3011-9000 C-Rivka Tabachnik 50,000.00

3013-8300 C-Armar Capital, LLC 4,615,000.00

3015-8300 C-AJK Capital, LLC 1,000,000.00

Total Contributions (82,178,979.43)

Return of Capital

Total Return of Capital 0.00

Distributions

3211-0000 D-Hertz Properties Group Limited 29,122,701.18

3211-9000 D-Rivka Tabachnik (13,665.89)

Database: R52999900001
PROJ: ABHP02
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group Eliminations

Page: 8
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3213-8300 D-Armar Capital, LLC	(1,659,789.13)
3215-8300 D-AJK Capital, LLC	(13,808.22)

Total Distributions	27,435,437.94
----------------------------	----------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

Total Open Equity Accounts	0.00
-----------------------------------	-------------

Retained Earnings	49,160.99
--------------------------	------------------

Current Earnings	0.00
-------------------------	-------------

TOTAL EQUITY	27,484,598.93
---------------------	----------------------

TOTAL LIABILITIES AND EQUITY	(58,413,378.91)
-------------------------------------	------------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: ABHP10
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group LLC

Page: 9
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-5000 Operating Account 5	328,134.54
1030-1000 Money Market Account 2	0.90

Total Operating Cash	328,135.44
-----------------------------	-------------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	328,135.44
-------------------	-------------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

1150-0000 Other Receivables	18,730.66
-----------------------------	-----------

Total Other Receivables	18,730.66
--------------------------------	------------------

Prepaid Expense

1165-0000 Prepaid Insurance	164,041.65
-----------------------------	------------

Total Prepaid Expense	164,041.65
------------------------------	-------------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	(141.60)
1215-0000 Due to/from Inter BVI	18,522,583.78

Total Intercompany/ Due to/from	18,522,442.18
--	----------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	18,705,214.49
-----------------------------------	----------------------

Total Current Assets	19,033,349.93
-----------------------------	----------------------

Fixed Assets

Depreciable Fixed Assets

Database: R52999900001
PROJ: ABHP10
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group LLC

Page: 10
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Depreciable Fixed Assets 0.00

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

1675-0000 Goodwill 1,613,507.00

Total Amortizable Fixed Assets 1,613,507.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 1,613,507.00

Net Fixed Assets 1,613,507.00

Other Long Term Assets

Investments

1811-0000 HPGLLC Investments 54,694,716.77

Total Investments 54,694,716.77

Loan Receivable

1832-0000 Loan Receivable - BVI Properties 3,699,931.48

Total Loan Receivable 3,699,931.48

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 58,394,648.25

TOTAL ASSETS 79,041,505.18

LIABILITIES

Database: R52999900001
PROJ: ABHP10
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group LLC

Page: 11
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Liabilities

Accounts Payable

2020-0000 Accrued Expense 5,170.00

Total Accounts Payable 5,170.00

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 5,170.00

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

2450-0000 Other Loan Payable - Other 336.27

Total Other Long Term Debt 336.27

Total Long Term Debt 336.27

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES 5,506.27

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited (70,913,891.78)

3011-9000 C-Rivka Tabachnik (45,880.00)

3013-8300 C-Armar Capital, LLC (4,400,307.00)

3015-8300 C-AJK Capital, LLC (917,580.00)

Total Contributions (76,277,658.78)

Return of Capital

Total Return of Capital 0.00

Distributions

Database: R52999900001
PROJ: ABHP10
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Properties Group LLC

Page: 12
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3210-1000 D-Isaac Hertz	(333,333.33)
3210-2000 D-Sarah Hertz	(333,333.33)
3210-3000 D-William Z. Hertz	(333,333.34)
3211-0000 D-Hertz Properties Group Limited	162,494,129.11

Total Distributions	161,494,129.11
----------------------------	-----------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	1,929,612.00
3512-1000 Equity in HGROP - Distributions	(7,500,000.00)

Total Open Equity Accounts	(5,570,388.00)
-----------------------------------	-----------------------

Retained Earnings	(566,770.71)
--------------------------	---------------------

Current Earnings	(43,312.71)
-------------------------	--------------------

TOTAL EQUITY	155,313,657.69
---------------------	-----------------------

TOTAL LIABILITIES AND EQUITY	79,041,505.18
-------------------------------------	----------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: ABHP11
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One Mezzanine Lender

Page: 13
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

Total Operating Cash	0.00
-----------------------------	-------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	0.00
-------------------	-------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

Total Other Receivables	0.00
--------------------------------	-------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

1215-0000 Due to/from Inter BVI	(17,240,443.44)
---------------------------------	-----------------

Total Intercompany/ Due to/from	(17,240,443.44)
--	------------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	(17,240,443.44)
-----------------------------------	------------------------

Total Current Assets	(17,240,443.44)
-----------------------------	------------------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Accumulated Depreciation

Database: R52999900001
PROJ: ABHP11
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One Mezzanine Lender

Page: 14
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS (17,240,443.44)

LIABILITIES

Current Liabilities

Accounts Payable

Total Accounts Payable 0.00

Prepaid Rents

Database: R52999900001
PROJ: ABHP11
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One Mezzanine Lender

Page: 15
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 0.00

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES 0.00

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited (7,962,675.45)

Total Contributions (7,962,675.45)

Return of Capital

Total Return of Capital 0.00

Distributions

3211-0000 D-Hertz Properties Group Limited (14,416,674.68)

Total Distributions (14,416,674.68)

Capital Stock

Total Capital Stock 0.00

Member Entity Equity

Total Member Entity Equity 0.00

Open Equity Accounts

Database: R52999900001

PROJ: ABHP11

Owner: IBBVI

Detailed Balance Sheet

Hertz Investment Group LLC

Hertz Jacksonville One Mezzanine Lender

Page: 16

Date: 8/27/2026

Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Open Equity Accounts	0.00
-----------------------------------	-------------

Retained Earnings	5,138,906.69
--------------------------	---------------------

Current Earnings	0.00
-------------------------	-------------

TOTAL EQUITY	(9,277,767.99)
---------------------	-----------------------

TOTAL LIABILITIES AND EQUITY	(17,240,443.44)
-------------------------------------	------------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: BT100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Baltimore 7 St. Paul Street, LLC

Page: 17
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000	83,987.78
1010-5000 Operating Account 5	160.85

Total Operating Cash	84,148.63
-----------------------------	------------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	84,148.63
-------------------	------------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

1137-0000 AR Investor Est Tax Payments	38,927.00
--	-----------

Total Other Receivables	38,927.00
--------------------------------	------------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	(11,355.37)
-------------------------------------	-------------

Total Intercompany/ Due to/from	(11,355.37)
--	--------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	27,571.63
-----------------------------------	------------------

Total Current Assets	111,720.26
-----------------------------	-------------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Database: R52999900001
PROJ: BT100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Baltimore 7 St. Paul Street, LLC

Page: 18
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 111,720.26

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account 14,755.98
2125-0000 Flex Plan (125) Payable (1,599.61)

Database: R52999900001
PROJ: BT100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Baltimore 7 St. Paul Street, LLC

Page: 19
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

2300-0000 Other Accounts Payable 2,760.76

Total Accounts Payable 15,917.13

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 15,917.13

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES 15,917.13

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited 17,124,224.83

Total Contributions 17,124,224.83

Return of Capital

Total Return of Capital 0.00

Distributions

3211-0000 D-Hertz Properties Group Limited (2,402,819.94)

Total Distributions (2,402,819.94)

Capital Stock

Total Capital Stock 0.00

Database: R52999900001
PROJ: BT100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Baltimore 7 St. Paul Street, LLC

Page: 20
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Member Entity Equity

Total Member Entity Equity **0.00**

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions 5,521.07
3512-1000 Equity in HGROP - Distributions (18,000.00)

Total Open Equity Accounts **(12,478.93)**

Retained Earnings **(14,692,951.45)**
Current Earnings **79,828.62**

TOTAL EQUITY **(17,028,421.70)**

TOTAL LIABILITIES AND EQUITY **111,720.26**

check **0.00**

Database: R52999900001
PROJ: GR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Grand Rapids One, LLC

Page: 21
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	15,216.79
1010-5000 Operating Account 5	158,453.05

Total Operating Cash	173,669.84
-----------------------------	-------------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	173,669.84
-------------------	-------------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

Total Other Receivables	0.00
--------------------------------	-------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	445.00
-------------------------------------	--------

Total Intercompany/ Due to/from	445.00
--	---------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	445.00
-----------------------------------	---------------

Total Current Assets	174,114.84
-----------------------------	-------------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Database: R52999900001
PROJ: GR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Grand Rapids One, LLC

Page: 22
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 174,114.84

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account 5,677.00

2020-0000 Accrued Expense (45,000.00)

Database: R52999900001
PROJ: GR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Grand Rapids One, LLC

Page: 23
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accounts Payable (39,323.00)

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities (39,323.00)

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES (39,323.00)

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	2,415,085.32
3011-1000 C-Goldberger Family Trust dated May 28, 1982	500,000.00
3011-2000 C-Isen Revocable Trust dated January 26, 2000	1,000,000.00
3011-3000 C-David Ipale, Administrator or Aharon Ipale	500,000.00
3011-4000 C-David Ipale	500,000.00
3012-2200 C-Shlomo Ben Laib Trust dated January 1, 2002	125,000.00
3012-6000 C-Survivor's Trust Under the Steel Roven Revocabl	250,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	400,000.00
3012-8500 C-David Friedman	1,000,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1995	100,000.00
3013-5500 C-Meir and Sara Levin	250,000.00
3013-6000 C-Sam and Randie Goldberger	100,000.00
3013-6100 C-Mark and Lauren Mintz Living Trust dated May 23	250,000.00
3013-6200 C-Timothy and Gabriela Neufeld	100,000.00
3013-6300 C-Eli Waknine	200,000.00
3013-6350 C-The Ouaknine Family Trust dated February 13, 201	150,000.00
3013-6400 C-Walter Feinblum IRA Rollover	300,000.00
3013-6500 C-Silverman Living Trust dated December 11, 1991	500,000.00

Database: R52999900001
PROJ: GR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Grand Rapids One, LLC

Page: 24
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3013-7000 C-The Bennett Black Family Trust dated September	250,000.00
3013-7200 C-Sam and Liora Levy	125,000.00
3013-7300 C-The Shohet Family Trust dated April 26, 2006	125,000.00
3013-7500 C-M&O Chalabi Real Estate, LLC	250,000.00
3013-7700 C-The Michael and Ilanit Fallas Family Trust dated .	250,000.00
3013-7800 C-Raphael Eskenazi and Rosary Christine Videc	150,000.00
3013-7900 C-Esther Feinblum IRA Rollover	200,000.00
3013-8100 C-Chlomovitz Family Living Trust dated August 1, 20	150,000.00
3014-4200 C-Trican Developments, Inc.	725,000.00
3015-8600 C-The Glencoe Trust dated March 12, 2018	50,000.00

Total Contributions **10,915,085.32**

Return of Capital

Total Return of Capital **0.00**

Distributions

3210-1000 D-Isaac Hertz	(1,162,415.84)
3210-2000 D-Sarah Hertz	(1,162,415.85)
3210-3000 D-William Z. Hertz	(1,162,416.05)
3210-6000 D-Horwitz Revocable Family Trust dated May 1, 199	(243,421.50)
3210-7000 D-Garber-Forbess Family Trust dated November 16	(27,368.00)
3211-0000 D-Hertz Properties Group Limited	(2,571,987.12)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(757,584.44)
3211-2000 D-Isen Revocable Trust dated January 26, 2000	(1,820,321.69)
3211-3000 D-David Ipale, Administrator or Aharon Ipale	(755,973.50)
3211-4000 D-David Ipale	(749,069.29)
3211-8000 D-GRD Estates, Ltd.	(19,378.63)
3212-2200 D-Shlomo Ben Laib Trust dated January 1, 2002	(188,765.39)
3212-3000 D-The Queens Trust dated March 31, 2004	(75,464.88)
3212-6000 D-Survivor's Trust Under the Steel Roven Revocabl	(371,800.97)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(596,551.66)
3212-8500 D-David Friedman	(1,497,941.53)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1995	(151,108.96)
3213-5500 D-Meir and Sara Levin	(377,280.43)
3213-6000 D-Sam and Randie Goldberger	(148,913.24)
3213-6100 D-Mark and Lauren Mintz Living Trust dated May 23	(368,927.59)
3213-6200 D-Timothy and Gabriela Neufeld	(150,954.93)
3213-6300 D-Eli Waknine	(295,852.91)
3213-6350 D-The Ouaknine Family Trust dated February 13, 20	(218,811.00)
3213-6400 D-Walter Feinblum IRA Rollover	(451,801.91)
3213-6500 D-Silverman Living Trust dated December 11, 1991	(748,641.99)
3213-7000 D-The Bennett Black Family Trust dated September	(371,910.56)
3213-7200 D-Sam and Liora Levy	(186,573.61)
3213-7300 D-The Shohet Family Trust dated April 26, 2006	(186,847.58)
3213-7500 D-M&O Chalabi Real Estate, LLC	(373,718.78)
3213-7700 D-The Michael and Ilanit Fallas Family Trust dated .	(382,071.62)
3213-7800 D-Raphael Eskenazi and Rosary Christine Videc	(226,372.65)
3213-7900 D-Esther Feinblum IRA Rollover	(299,315.91)
3213-8100 D-Chlomovitz Family Living Trust dated August 1, 20	(224,071.28)
3214-4200 D-Trican Developments, Inc.	(1,057,873.44)

Total Distributions **(19,383,924.73)**

Capital Stock

Database: R52999900001
PROJ: GR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Grand Rapids One, LLC

Page: 25
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-1000 Equity in HGROP - Distributions	(2,442,414.99)
---	----------------

Total Open Equity Accounts	(2,442,414.99)
-----------------------------------	-----------------------

Retained Earnings	11,124,742.43
--------------------------	----------------------

Current Earnings	(50.19)
-------------------------	----------------

TOTAL EQUITY	(10,701,647.48)
---------------------	------------------------

TOTAL LIABILITIES AND EQUITY	174,114.84
-------------------------------------	-------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: HO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Houston Brookhollow LP

Page: 26
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	426,459.89
1010-2000 Operating Account 3	15,930.62

Total Operating Cash	442,390.51
-----------------------------	-------------------

Restricted Cash

1015-1000 Lock Box Account 2	6,977.28
------------------------------	----------

Total Restricted Cash	6,977.28
------------------------------	-----------------

Total Cash	449,367.79
-------------------	-------------------

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable	(62,225.88)
---------------------------	-------------

Total Rent Receivable	(62,225.88)
------------------------------	--------------------

Other Receivables

1132-0000 AR - Insurance Claim Costs	501,091.93
1132-1000 AR Costs - Insurance Claim Funding	(580,381.96)
1140-0000 Utility Deposits	24,639.63
1150-0000 Other Receivables	4,656.79

Total Other Receivables	(49,993.61)
--------------------------------	--------------------

Prepaid Expense

1165-0000 Prepaid Insurance	40,902.68
-----------------------------	-----------

Total Prepaid Expense	40,902.68
------------------------------	------------------

Intercompany/ Due to/from

1200-0000 Due to/from Inter-Property	(366.97)
1205-0000 Due to/from Inter-Company	40,345.32
1210-0000 Due to/from Seller/Purchaser	33,709.32
1215-0000 Due to/from Inter BVI	9,560,749.87

Total Intercompany/ Due to/from	9,634,437.54
--	---------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Database: R52999900001
PROJ: HO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Houston Brookhollow LP

Page: 27
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Other Current Assets **9,563,120.73**

Total Current Assets **10,012,488.52**

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets **0.00**

Accumulated Depreciation

Total Accumulated Depreciation **0.00**

Net Depreciable Fixed Assets **0.00**

Amortizable Fixed Assets

Total Amortizable Fixed Assets **0.00**

Accumulated Amortization

Total Accumulated Amortization **0.00**

Net Amortizable Fixed Assets **0.00**

Net Fixed Assets **0.00**

Other Long Term Assets

Investments

Total Investments **0.00**

Loan Receivable

Total Loan Receivable **0.00**

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets **0.00**

Suspense Accounts

Total Suspense Accounts **0.00**

Total Other Long Term Assets **0.00**

Database: R52999900001
PROJ: HO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Houston Brookhollow LP

Page: 28
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

TOTAL ASSETS

10,012,488.52

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account	1,206,109.24
2015-0000 Accounts Payable - PCard Payments	(2,576.35)
2020-0000 Accrued Expense	28,335.79
2110-0000 Medical Insurance Payable	(7,599.60)
2115-0000 Dental Insurance Payable	(543.23)
2120-0000 Life and Accident Insurance Payable	(357.72)
2150-0000 PPP Loans	118,961.00
2300-0000 Other Accounts Payable	58,300.40

Total Accounts Payable

1,400,629.53

Prepaid Rents

Total Prepaid Rents

0.00

Tenant Deposits

2380-0000 Tenant Security Deposits	0.54
------------------------------------	------

Total Tenant Deposits

0.54

Total Current Liabilities

1,400,630.07

Long Term Debt

Mortgage Payable

Total Mortgage Payable

0.00

Other Long Term Debt

2450-0000 Other Loan Payable - Other	2,266,435.66
--------------------------------------	--------------

Total Other Long Term Debt

2,266,435.66

Total Long Term Debt

2,266,435.66

Open for Other Liabilities

Total Open for Other Liabilities

0.00

TOTAL LIABILITIES

3,667,065.73

EQUITY

Database: R52999900001
PROJ: HO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Houston Brookhollow LP

Page: 29
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Contributions

3011-0000 C-Hertz Properties Group Limited	41,587,528.72
3011-2000 C-Isen Revocable Trust dated January 26, 2000	1,022,604.43
3015-8400 C-LaMFH III, LLLP	1,022,604.43

Total Contributions	43,632,737.58
----------------------------	----------------------

Return of Capital

Total Return of Capital	0.00
--------------------------------	-------------

Distributions

3211-0000 D-Hertz Properties Group Limited	(9,685,662.36)
3211-2000 D-Isen Revocable Trust dated January 26, 2000	(83,959.48)
3215-8400 D-LaMFH III, LLLP	(83,947.41)

Total Distributions	(9,853,569.25)
----------------------------	-----------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	339,152.00
3512-1000 Equity in HGROP - Distributions	(464,209.12)

Total Open Equity Accounts	(125,057.12)
-----------------------------------	---------------------

Retained Earnings	(27,264,264.52)
--------------------------	------------------------

Current Earnings	(44,423.90)
-------------------------	--------------------

TOTAL EQUITY	(37,287,314.79)
---------------------	------------------------

TOTAL LIABILITIES AND EQUITY	10,012,488.52
-------------------------------------	----------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: JS110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz OJP Holdings, LLC

Page: 30
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	10,849.71
1010-5000 Operating Account 5	51,549.44

Total Operating Cash	62,399.15
-----------------------------	------------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	62,399.15
-------------------	------------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

Total Other Receivables	0.00
--------------------------------	-------------

Prepaid Expense

1165-0000 Prepaid Insurance	4,649.76
-----------------------------	----------

Total Prepaid Expense	4,649.76
------------------------------	-----------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	814.38
-------------------------------------	--------

Total Intercompany/ Due to/from	814.38
--	---------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	5,464.14
-----------------------------------	-----------------

Total Current Assets	67,863.29
-----------------------------	------------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Database: R52999900001
PROJ: JS110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz OJP Holdings, LLC

Page: 31
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 67,863.29

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account

3,970.14

Database: R52999900001
PROJ: JS110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz OJP Holdings, LLC

Page: 32
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accounts Payable **3,970.14**

Prepaid Rents

Total Prepaid Rents **0.00**

Tenant Deposits

Total Tenant Deposits **0.00**

Total Current Liabilities **3,970.14**

Long Term Debt

Mortgage Payable

Total Mortgage Payable **0.00**

Other Long Term Debt

Total Other Long Term Debt **0.00**

Total Long Term Debt **0.00**

Open for Other Liabilities

Total Open for Other Liabilities **0.00**

TOTAL LIABILITIES **3,970.14**

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	4,066,609.01
3011-1100 C-Ernie Goldberger Grantor Retained Annuity Trust	250,000.00
3011-1200 C-Regina Goldberger Grantor Retained Annuity Tru	250,000.00
3011-6000 C-Prav Choksi	500,000.00
3012-2200 C-Shlomo Ben Laib Trust dated January 1, 2002	100,000.00
3012-4000 C-Alexander G. Stein, M.D.	300,000.00
3012-5000 C-ANW, LLC	300,000.00
3012-6000 C-Survivor's Trust Under the Steel Roven Revocabl	300,000.00
3012-7000 C-Michael Kest	100,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	159,500.00
3012-8500 C-David Friedman	329,500.00
3012-9000 C-James Berkus	100,000.00
3013-1000 C-Rosa Beracha Sacal	357,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1995	51,000.00
3014-4200 C-Trican Developments, Inc.	1,000,000.00
3015-8600 C-The Glencoe Trust dated March 12, 2018	100,000.00

Total Contributions **8,263,609.01**

Database: R52999900001
PROJ: JS110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz OJP Holdings, LLC

Page: 33
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Return of Capital

Total Return of Capital **0.00**

Distributions

3210-1000 D-Isaac Hertz	(205,601.81)
3210-2000 D-Sarah Hertz	(205,601.85)
3210-3000 D-William Z. Hertz	(205,601.81)
3211-0000 D-Hertz Properties Group Limited	(1,442,049.85)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(37,495.64)
3211-1100 D-Ernie Goldberger Grantor Retained Annuity Trust	(130,520.68)
3211-1200 D-Regina Goldberger Grantor Retained Annuity Tru	(130,520.68)
3211-6100 D-Nishith P. Choksi Separate Property Trust dated t	(300,176.01)
3212-2200 D-Shlomo Ben Laib Trust dated January 1, 2002	(60,166.20)
3212-3000 D-The Queens Trust dated March 31, 2004	(49,799.41)
3212-4000 D-Alexander G. Stein, M.D.	(180,040.19)
3212-5000 D-ANW, LLC	(179,843.47)
3212-6000 D-Survivor's Trust Under the Steel Roven Revocabl	(179,712.32)
3212-7000 D-Michael Kest	(59,728.84)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(93,814.56)
3212-8500 D-David Friedman	(191,346.94)
3212-9000 D-James Berkus	(59,435.45)
3213-1000 D-Rosa Beracha Sacal	(206,815.69)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1995	(29,286.51)
3214-4200 D-Trican Developments, Inc.	(603,193.62)
3215-8600 D-The Glencoe Trust dated March 12, 2018	(10,257.50)

Total Distributions **(4,561,009.03)**

Capital Stock

Total Capital Stock **0.00**

Member Entity Equity

Total Member Entity Equity **0.00**

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	3,083.99
3512-1000 Equity in HGROP - Distributions	(764,858.99)

Total Open Equity Accounts **(761,775.00)**

Retained Earnings **(2,876,894.88)**

Current Earnings **(36.95)**

TOTAL EQUITY **(8,199,715.86)**

TOTAL LIABILITIES AND EQUITY **67,863.29**

check **0.00**

Database: R52999900001
PROJ: JS140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 34
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	99,988.64
1010-2000 Operating Account 3	1,403.29
1010-5000 Operating Account 5	2,005.45
1030-0000 Money Market Account 1	4,990.00
1050-0000 Petty Cash Account	500.00

Total Operating Cash	108,887.38
-----------------------------	-------------------

Restricted Cash

1080-0000 Property Tax Impound	32,199.78
--------------------------------	-----------

Total Restricted Cash	32,199.78
------------------------------	------------------

Total Cash	141,087.16
-------------------	-------------------

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable	51,501.81
1100-5000 Other Tenant Receivables	(322.35)

Total Rent Receivable	51,179.46
------------------------------	------------------

Other Receivables

1137-0000 AR Investor Est Tax Payments	(585.00)
1150-0000 Other Receivables	11,800.00
1152-0000 FASB Straight Line Rent Receivable	64,541.30

Total Other Receivables	75,756.30
--------------------------------	------------------

Prepaid Expense

1165-0000 Prepaid Insurance	1,283.76
1190-0000 Prepaid Expense	2,767.37

Total Prepaid Expense	4,051.13
------------------------------	-----------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	89,617.54
-------------------------------------	-----------

Total Intercompany/ Due to/from	89,617.54
--	------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Database: R52999900001
PROJ: JS140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 35
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Other Current Assets

220,604.43

Total Current Assets

361,691.59

Fixed Assets

Depreciable Fixed Assets

1610-0000 Land	754,851.92
1620-0000 Building Acquisition	6,852,910.35
1640-0000 Building Improvements	594,056.22
1650-0000 Tenant Improvements - New/Expansion	1,564,128.92
1650-1000 Tenant Improvements - Renewals	297,095.11
1690-0000 Accumulated Appreciation/(Depreciation) of Asset V	(7,546,844.99)

Total Depreciable Fixed Assets

2,516,197.53

Accumulated Depreciation

Total Accumulated Depreciation

0.00

Net Depreciable Fixed Assets

2,516,197.53

Amortizable Fixed Assets

1660-0000 Leasing Commissions - New/Expansion	371,652.28
1660-1000 Leasing Commissions - Renewals	553,807.97
1665-0000 Capitalized Leasing Costs - IFRS Only	143,800.92
1670-0000 Loan Fees - Senior Loan	42,043.45

Total Amortizable Fixed Assets

1,111,304.62

Accumulated Amortization

1770-0000 Accum Amort-Loan Fees - Senior Loan	(42,043.45)
---	-------------

Total Accumulated Amortization

(42,043.45)

Net Amortizable Fixed Assets

1,069,261.17

Net Fixed Assets

3,585,458.70

Other Long Term Assets

Investments

Total Investments

0.00

Loan Receivable

Total Loan Receivable

0.00

Open Other Loan Term Assets Accounts

Database: R52999900001
PROJ: JS140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 36
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Open Other Long Term Assets **0.00**

Suspense Accounts

Total Suspense Accounts **0.00**

Total Other Long Term Assets **0.00**

TOTAL ASSETS **3,947,150.29**

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account	334,430.43
2015-0000 Accounts Payable - PCard Payments	4,719.64
2020-0000 Accrued Expense	39,540.13
2100-0000 Salaries Payable	4,751.20
2110-0000 Medical Insurance Payable	(3,714.98)
2115-0000 Dental Insurance Payable	(274.52)
2120-0000 Life and Accident Insurance Payable	1,240.76
2125-0000 Flex Plan (125) Payable	1,716.54
2210-0000 Property Tax Payable	304,659.32
2225-0000 Withholding Tax Payable	4,959.00
2250-0000 Accrued Mortgage Interest	487,605.76

Total Accounts Payable **1,179,633.28**

Prepaid Rents

2350-0000 Prepaid Rents	28,628.28
-------------------------	-----------

Total Prepaid Rents **28,628.28**

Tenant Deposits

2380-0000 Tenant Security Deposits	10,659.98
------------------------------------	-----------

Total Tenant Deposits **10,659.98**

Total Current Liabilities **1,218,921.54**

Long Term Debt

Mortgage Payable

2400-9000 Mortgage Payable Current Sr Loan	7,994,243.67
--	--------------

Total Mortgage Payable **7,994,243.67**

Other Long Term Debt

Database: R52999900001
PROJ: JS140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 37
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Other Long Term Debt **0.00**

Total Long Term Debt **7,994,243.67**

Open for Other Liabilities

Total Open for Other Liabilities **0.00**

TOTAL LIABILITIES **9,213,165.21**

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	5,504,874.42
3011-1100 C-Ernie Goldberger Grantor Retained Annuity Trust	150,000.00
3011-1200 C-Regina Goldberger Grantor Retained Annuity Tru	150,000.00
3011-3000 C-David Ipale, Administrator or Aharon Ipale	125,000.00
3011-4000 C-David Ipale	125,000.00
3012-5000 C-ANW, LLC	400,000.00
3012-7000 C-Michael Kest	325,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	250,000.00
3012-8500 C-David Friedman	250,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1995	100,000.00
3013-5000 C-Sharon Sholiton	100,000.00
3013-5500 C-Meir and Sara Levin	250,000.00
3013-6000 C-Sam and Randie Goldberger	100,000.00

Total Contributions **7,829,874.42**

Return of Capital

Total Return of Capital **0.00**

Distributions

3210-1000 D-Isaac Hertz	(228,155.28)
3210-2000 D-Sarah Hertz	(228,155.31)
3210-3000 D-William Z. Hertz	(228,155.77)
3210-6000 D-Horwitz Revocable Family Trust dated May 1, 1995	(75,000.00)
3210-7000 D-Garber-Forbess Family Trust dated November 16	(9,702.00)
3211-0000 D-Hertz Properties Group Limited	(8,700,597.32)
3211-1100 D-Ernie Goldberger Grantor Retained Annuity Trust	(124,528.26)
3211-1200 D-Regina Goldberger Grantor Retained Annuity Tru	(124,528.32)
3211-3000 D-David Ipale, Administrator or Aharon Ipale	(105,121.72)
3211-4000 D-David Ipale	(109,861.12)
3212-5000 D-ANW, LLC	(332,426.15)
3212-7000 D-Michael Kest	(270,089.93)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(208,259.55)
3212-8500 D-David Friedman	(208,259.55)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1995	(83,303.57)

Database: R52999900001
PROJ: JS140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 38
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3213-5000 D-Sharon Sholiton	(82,993.09)
3213-5500 D-Meir and Sara Levin	(208,259.55)
3213-6000 D-Sam and Randie Goldberger	(82,996.72)

Total Distributions	(11,410,393.21)
----------------------------	------------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	19,306.60
3512-1000 Equity in HGROP - Distributions	(2,527,171.38)

Total Open Equity Accounts	(2,507,864.78)
-----------------------------------	-----------------------

Retained Earnings	1,178,507.10
Current Earnings	(356,138.45)

TOTAL EQUITY	(13,095,889.34)
---------------------	------------------------

TOTAL LIABILITIES AND EQUITY	3,947,150.29
-------------------------------------	---------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: JS160
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Clinton One, LLC

Page: 39
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

Total Operating Cash 0.00

Restricted Cash

Total Restricted Cash 0.00

Total Cash 0.00

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable 2,402.90

Total Rent Receivable 2,402.90

Other Receivables

1137-0000 AR Investor Est Tax Payments 4,521.00

1150-0000 Other Receivables 32,164.65

Total Other Receivables 36,685.65

Prepaid Expense

1165-0000 Prepaid Insurance 587.32

1190-0000 Prepaid Expense 4,627.76

Total Prepaid Expense 5,215.08

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company 13,418.22

Total Intercompany/ Due to/from 13,418.22

Work in Progress

Total Work in Progress 0.00

Open Current Asset Accounts

Total Open Current Asset Accounts 0.00

Total Other Current Assets 57,721.85

Total Current Assets 57,721.85

Fixed Assets

Depreciable Fixed Assets

Database: R52999900001
PROJ: JS160
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Clinton One, LLC

Page: 40
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Depreciable Fixed Assets 0.00

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 57,721.85

LIABILITIES

Current Liabilities

Accounts Payable

Database: R52999900001
PROJ: JS160
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Clinton One, LLC

Page: 41
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

2010-0000 Accounts Payable - Control Account	192.00
2015-0000 Accounts Payable - PCard Payments	11,394.46
2110-0000 Medical Insurance Payable	(1,530.57)
2115-0000 Dental Insurance Payable	(664.96)
2120-0000 Life and Accident Insurance Payable	(450.84)
2125-0000 Flex Plan (125) Payable	5,214.57
2150-0000 PPP Loans	55,273.00
2300-0000 Other Accounts Payable	164.73

Total Accounts Payable	69,592.39
-------------------------------	------------------

Prepaid Rents

Total Prepaid Rents	0.00
----------------------------	-------------

Tenant Deposits

Total Tenant Deposits	0.00
------------------------------	-------------

Total Current Liabilities	69,592.39
----------------------------------	------------------

Long Term Debt

Mortgage Payable

Total Mortgage Payable	0.00
-------------------------------	-------------

Other Long Term Debt

2450-0100 Other Loan Payable - Hertz Family	3,430.14
---	----------

Total Other Long Term Debt	3,430.14
-----------------------------------	-----------------

Total Long Term Debt	3,430.14
-----------------------------	-----------------

Open for Other Liabilities

Total Open for Other Liabilities	0.00
---	-------------

TOTAL LIABILITIES	73,022.53
--------------------------	------------------

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	350,000.00
3011-1000 C-Goldberger Family Trust dated May 28, 1982	250,000.00
3011-1100 C-Ernie Goldberger Grantor Retained Annuity Trust	75,000.00
3011-1200 C-Regina Goldberger Grantor Retained Annuity Tru	75,000.00
3011-3000 C-David Ipale, Administrator or Aharon Ipale	100,000.00
3012-1000 C-Israel Sam Gorodistian and Lisa Amster Gorodisti	100,000.00
3012-2200 C-Shlomo Ben Laib Trust dated January 1, 2002	100,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	250,000.00
3012-8500 C-David Friedman	250,000.00

Database: R52999900001
PROJ: JS160
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Clinton One, LLC

Page: 42
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3012-8600 C-Friedman Living Trust dated February 28, 1974	250,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1991	100,000.00
3013-5500 C-Meir and Sara Levin	125,000.00
3013-6100 C-Mark and Lauren Mintz Living Trust dated May 23, 1991	125,000.00
3013-6200 C-Timothy and Gabriela Neufeld	100,000.00
3013-6500 C-Silverman Living Trust dated December 11, 1991	250,000.00
3013-7200 C-Sam and Liora Levy	125,000.00
3013-7500 C-M&O Chalabi Real Estate, LLC	250,000.00
3013-7700 C-The Michael and Ilanit Fallas Family Trust dated June 1, 1991	250,000.00
3013-8400 C-The Aaron and Elisa Cohen Family Trust dated April 1, 1991	250,000.00
3013-8800 C-The Angerman Trust dated March 5, 1991	250,000.00
3013-8900 C-Leah Smolyansky dba L.S. Investments	200,000.00
3013-9000 C-Parver Family Trust dated July 23, 1991	100,000.00
3013-9500 C-Donny and Shana Feldman	100,000.00
3014-1000 C-The Simchon Family Trust dated April 2, 1999	125,000.00
3014-2700 C-7Isreal Defined Benefit Plan	125,000.00
3014-3300 C-Netanel Peled	250,000.00

Total Contributions	4,525,000.00
----------------------------	---------------------

Return of Capital

Total Return of Capital	0.00
--------------------------------	-------------

Distributions

3210-1000 D-Isaac Hertz	(55,653.43)
3210-2000 D-Sarah Hertz	(55,653.37)
3210-3000 D-William Z. Hertz	(55,653.33)
3210-6000 D-Horwitz Revocable Family Trust dated May 1, 1991	(15,000.00)
3210-7000 D-Garber-Forbess Family Trust dated November 16, 1991	(1,535.49)
3211-0000 D-Hertz Properties Group Limited	(6,603,960.61)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(99,629.86)
3211-1100 D-Ernie Goldberger Grantor Retained Annuity Trust	(30,382.10)
3211-1200 D-Regina Goldberger Grantor Retained Annuity Trust	(30,382.08)
3211-3000 D-David Ipale, Administrator or Aharon Ipale	(40,421.63)
3212-1000 D-Israel Sam Gorodistian and Lisa Amster Gorodist	(40,246.29)
3212-2200 D-Shlomo Ben Laib Trust dated January 1, 2002	(40,070.95)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(101,438.07)
3212-8500 D-David Friedman	(101,438.07)
3212-8600 D-Friedman Living Trust dated February 28, 1974	(101,438.07)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1991	(40,465.46)
3213-5500 D-Meir and Sara Levin	(50,705.48)
3213-6100 D-Mark and Lauren Mintz Living Trust dated May 23, 1991	(46,561.81)
3213-6200 D-Timothy and Gabriela Neufeld	(40,575.06)
3213-6500 D-Silverman Living Trust dated December 11, 1991	(101,301.08)
3213-7200 D-Sam and Liora Levy	(50,143.83)
3213-7500 D-M&O Chalabi Real Estate, LLC	(101,465.46)
3213-7700 D-The Michael and Ilanit Fallas Family Trust dated June 1, 1991	(105,554.33)
3213-8400 D-The Aaron and Elisa Cohen Family Trust dated April 1, 1991	(101,465.46)
3213-8800 D-The Angerman Trust dated March 5, 1991	(101,438.07)
3213-8900 D-Leah Smolyansky dba L.S. Investments	(81,150.29)
3213-9000 D-Parver Family Trust dated July 23, 1991	(40,575.05)
3213-9500 D-Donny and Shana Feldman	(40,575.05)

Database: R52999900001
PROJ: JS160
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Clinton One, LLC

Page: 43
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3214-1000 D-The Simchon Family Trust dated April 2, 1999	(50,732.87)
3214-2700 D-7Isreal Defined Benefit Plan	(50,650.68)
3214-3300 D-Netanel Peled	(100,999.71)

Total Distributions	(8,477,263.04)
----------------------------	-----------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-0100 Equity in HGROP - Initial Contribution RP	440,000.00
3512-1000 Equity in HGROP - Distributions	(7,727,370.04)

Total Open Equity Accounts	(7,287,370.04)
-----------------------------------	-----------------------

Retained Earnings	11,224,332.40
Current Earnings	0.00

TOTAL EQUITY	(4,540,300.68)
---------------------	-----------------------

TOTAL LIABILITIES AND EQUITY	57,721.85
-------------------------------------	------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: JS170
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 44
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	225,685.26
1010-2000 Operating Account 3	37,549.75
1010-5000 Operating Account 5	216.10
1030-0000 Money Market Account 1	4,990.00
1050-0000 Petty Cash Account	1,000.00

Total Operating Cash	269,441.11
-----------------------------	-------------------

Restricted Cash

1080-0000 Property Tax Impound	54,243.87
--------------------------------	-----------

Total Restricted Cash	54,243.87
------------------------------	------------------

Total Cash	323,684.98
-------------------	-------------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

1130-0000 AR - Parking Income 3rd Party Operators	(136,633.91)
1132-0000 AR - Insurance Claim Costs	721,439.19
1132-1000 AR Costs - Insurance Claim Funding	(506,453.30)
1150-0000 Other Receivables	10,189.56
1152-0000 FASB Straight Line Rent Receivable	1,755,149.27

Total Other Receivables	1,843,690.81
--------------------------------	---------------------

Prepaid Expense

1165-0000 Prepaid Insurance	5,642.50
1190-0000 Prepaid Expense	1,804.07

Total Prepaid Expense	7,446.57
------------------------------	-----------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	12,411.98
-------------------------------------	-----------

Total Intercompany/ Due to/from	12,411.98
--	------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Database: R52999900001
PROJ: JS170
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 45
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Other Current Assets

1,863,549.36

Total Current Assets

2,187,234.34

Fixed Assets

Depreciable Fixed Assets

1610-0000 Land	612,097.40
1620-0000 Building Acquisition	5,508,876.57
1640-0000 Building Improvements	1,237,975.68
1650-0000 Tenant Improvements - New/Expansion	5,368,862.38
1650-1000 Tenant Improvements - Renewals	55,748.00
1690-0000 Accumulated Appreciation/(Depreciation) of Asset V	(10,565,276.60)

Total Depreciable Fixed Assets

2,218,283.43

Accumulated Depreciation

Total Accumulated Depreciation

0.00

Net Depreciable Fixed Assets

2,218,283.43

Amortizable Fixed Assets

1660-0000 Leasing Commissions - New/Expansion	1,884,435.80
1660-1000 Leasing Commissions - Renewals	68,030.51
1665-0000 Capitalized Leasing Costs - IFRS Only	174,100.99
1670-0000 Loan Fees - Senior Loan	216,514.51
1670-9000 Loan Fees - Current Loan Fees	21,651.45

Total Amortizable Fixed Assets

2,364,733.26

Accumulated Amortization

1770-0000 Accum Amort-Loan Fees - Senior Loan	(216,514.51)
---	--------------

Total Accumulated Amortization

(216,514.51)

Net Amortizable Fixed Assets

2,148,218.75

Net Fixed Assets

4,366,502.18

Other Long Term Assets

Investments

Total Investments

0.00

Loan Receivable

Total Loan Receivable

0.00

Database: R52999900001
PROJ: JS170
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 46
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 6,553,736.52

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account	83,938.99
2015-0000 Accounts Payable - PCard Payments	4,820.61
2020-0000 Accrued Expense	700,286.48
2100-0000 Salaries Payable	4,976.57
2115-0000 Dental Insurance Payable	97.98
2120-0000 Life and Accident Insurance Payable	356.85
2150-0000 PPP Loans	53,320.00
2210-0000 Property Tax Payable	95,116.86
2250-0000 Accrued Mortgage Interest	59,735.20

Total Accounts Payable 1,002,649.54

Prepaid Rents

2350-0000 Prepaid Rents 4,608.30

Total Prepaid Rents 4,608.30

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 1,007,257.84

Long Term Debt

Mortgage Payable

2400-9000 Mortgage Payable Current Sr Loan 5,272,135.82

Total Mortgage Payable 5,272,135.82

Other Long Term Debt

2450-0000 Other Loan Payable - Other 220,000.00

Database: R52999900001
PROJ: JS170
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 47
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Other Long Term Debt **220,000.00**

Total Long Term Debt **5,492,135.82**

Open for Other Liabilities

Total Open for Other Liabilities **0.00**

TOTAL LIABILITIES **6,499,393.66**

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited 13,051,604.30

Total Contributions **13,051,604.30**

Return of Capital

Total Return of Capital **0.00**

Distributions

3210-1000 D-Isaac Hertz (83,465.66)

3210-2000 D-Sarah Hertz (83,465.67)

3210-3000 D-William Z. Hertz (83,465.66)

3211-0000 D-Hertz Properties Group Limited (7,352,686.09)

Total Distributions **(7,603,083.08)**

Capital Stock

Total Capital Stock **0.00**

Member Entity Equity

Total Member Entity Equity **0.00**

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions 41,116.47

3512-1000 Equity in HGROP - Distributions (81,645.00)

Total Open Equity Accounts **(40,528.53)**

Retained Earnings **(5,416,363.60)**

Current Earnings **62,713.77**

TOTAL EQUITY **(12,997,261.44)**

TOTAL LIABILITIES AND EQUITY **6,553,736.52**

Database: R52999900001

PROJ: JS170

Owner: IBBVI

Detailed Balance Sheet

Hertz Investment Group LLC

Hertz Jackson City Centre LLC

Page: 48

Date: 8/27/2026

Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

check

0.00

Database: R52999900001
PROJ: JV100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One, LLC

Page: 49
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

Total Operating Cash 0.00

Restricted Cash

Total Restricted Cash 0.00

Total Cash 0.00

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable 6,933.48

Total Rent Receivable 6,933.48

Other Receivables

1150-0000 Other Receivables 29,177.22

Total Other Receivables 29,177.22

Prepaid Expense

Total Prepaid Expense 0.00

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company (29,215.02)

Total Intercompany/ Due to/from (29,215.02)

Work in Progress

Total Work in Progress 0.00

Open Current Asset Accounts

Total Open Current Asset Accounts 0.00

Total Other Current Assets 6,895.68

Total Current Assets 6,895.68

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets 0.00

Database: R52999900001
PROJ: JV100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One, LLC

Page: 50
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 6,895.68

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account (901.38)

2015-0000 Accounts Payable - PCard Payments (8,873.50)

Database: R52999900001
PROJ: JV100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One, LLC

Page: 51
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

2020-0000 Accrued Expense	17,049.85
2115-0000 Dental Insurance Payable	(304.60)
2120-0000 Life and Accident Insurance Payable	(1,055.89)
2150-0000 PPP Loans	131,154.00

Total Accounts Payable	137,068.48
-------------------------------	-------------------

Prepaid Rents

Total Prepaid Rents	0.00
----------------------------	-------------

Tenant Deposits

Total Tenant Deposits	0.00
------------------------------	-------------

Total Current Liabilities	137,068.48
----------------------------------	-------------------

Long Term Debt

Mortgage Payable

Total Mortgage Payable	0.00
-------------------------------	-------------

Other Long Term Debt

Total Other Long Term Debt	0.00
-----------------------------------	-------------

Total Long Term Debt	0.00
-----------------------------	-------------

Open for Other Liabilities

Total Open for Other Liabilities	0.00
---	-------------

TOTAL LIABILITIES	137,068.48
--------------------------	-------------------

EQUITY

Contributions

3010-8000 C-Mendel Hertz	185,500.00
3011-0000 C-Hertz Properties Group Limited	22,851,050.90
3011-1000 C-Goldberger Family Trust dated May 28, 1982	500,000.00
3011-1100 C-Ernie Goldberger Grantor Retained Annuity Trust	50,000.00
3011-1200 C-Regina Goldberger Grantor Retained Annuity Tru	50,000.00
3011-3000 C-David Ipale, Administrator or Aharon Ipale	100,000.00
3011-4000 C-David Ipale	100,000.00
3012-1000 C-Israel Sam Gorodistian and Lisa Amster Gorodisti	250,000.00
3012-6000 C-Survivor's Trust Under the Steel Roven Revocabl	250,000.00
3012-6500 C-Blanca Roven 2012 Trust dated December 10, 20	250,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	1,000,000.00
3012-8500 C-David Friedman	1,000,000.00
3012-8600 C-Friedman Living Trust dated February 28, 1974	3,000,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1995	100,000.00

Database: R52999900001
PROJ: JV100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One, LLC

Page: 52
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3013-5500 C-Meir and Sara Levin	250,000.00
3013-6100 C-Mark and Lauren Mintz Living Trust dated May 23	250,000.00
3013-6200 C-Timothy and Gabriela Neufeld	250,000.00
3013-6300 C-Eli Waknine	150,000.00
3013-6350 C-The Ouaknine Family Trust dated February 13, 20	275,000.00
3013-6500 C-Silverman Living Trust dated December 11, 1991	500,000.00
3013-6600 C-Jason Katz	50,000.00
3013-6700 C-The Katz Family Trust-2003 dated May 21, 2003	100,000.00
3013-6800 C-Ofira Michaelson	50,000.00
3013-7300 C-The Shohet Family Trust dated April 26, 2006	125,000.00
3013-7500 C-M&O Chalabi Real Estate, LLC	250,000.00
3013-7610 C-MSTS Enterprises, LLC	150,000.00
3013-7700 C-The Michael and Ilanit Fallas Family Trust dated .	500,000.00
3013-8400 C-The Aaron and Elisa Cohen Family Trust dated A	250,000.00
3013-8800 C-The Angerman Trust dated March 5, 1991	350,000.00
3013-8900 C-Leah Smolyansky dba L.S. Investments	500,000.00
3013-9000 C-Parver Family Trust dated July 23, 1991	200,000.00
3014-0000 C-Amit Ben Shohet	125,000.00
3014-1000 C-The Simchon Family Trust dated April 2, 1999	250,000.00
3014-1300 C-Dalfen Revocable Trust dated November 12, 199	100,000.00
3014-1400 C-Daniel Silverman	50,000.00
3014-2300 C-Albert Levy	100,000.00
3014-2510 C-Provident Trust Co CFBO Leora F. Bell IRA	120,000.00
3014-2520 C-Provident Trust Co CFBO Leora F. Bell Roth IRA	120,000.00
3014-2600 C-Ori Levy	125,000.00
3014-2700 C-7Isreal Defined Benefit Plan	125,000.00
3014-2800 C-Peter Gould	1,000,000.00
3014-3000 C-Alon Abady	250,000.00
3014-3100 C-Michael Haim Revivo	125,000.00
3014-3200 C-Robert Sanders	50,000.00
3014-4200 C-Trican Developments, Inc.	1,000,000.00
3015-0400 C-Waypoint Trust dated October 1, 2015	100,000.00
3015-8600 C-The Glencoe Trust dated March 12, 2018	100,000.00

Total Contributions

37,626,550.90

Return of Capital

Total Return of Capital

0.00

Distributions

3210-1000 D-Isaac Hertz	(178,457.14)
3210-2000 D-Sarah Hertz	(178,457.12)
3210-3000 D-William Z. Hertz	(178,457.12)
3210-8000 D-Mendel Hertz	(62,937.82)
3211-0000 D-Hertz Properties Group Limited	(874,950.15)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(176,602.70)
3211-1100 D-Ernie Goldberger Grantor Retained Annuity Trust	(17,293.34)
3211-1200 D-Regina Goldberger Grantor Retained Annuity Tru	(17,293.32)
3211-3000 D-David Ipale, Administrator or Aharon Ipale	(34,860.15)
3211-4000 D-David Ipale	(34,640.97)
3212-1000 D-Israel Sam Gorodistian and Lisa Amster Gorodisti	(84,712.41)
3212-2000 D-Table Mountain Trust dated December 31, 2009	(27,462.91)
3212-3000 D-The Queens Trust dated March 31, 2004	(30,673.86)
3212-6000 D-Survivor's Trust Under the Steel Roven Revocabl	(86,438.44)
3212-6500 D-Blanca Roven 2012 Trust dated December 10, 20	(86,438.44)

Database: R52999900001
PROJ: JV100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One, LLC

Page: 53
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3212-8000 D-Friedman Family Trust dated July 17, 2012	(347,835.57)
3212-8500 D-David Friedman	(347,835.57)
3212-8600 D-Friedman Living Trust dated February 28, 1974	(1,043,506.85)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1995	(34,487.54)
3213-5500 D-Meir and Sara Levin	(86,438.44)
3213-6100 D-Mark and Lauren Mintz Living Trust dated May 23, 1991	(86,438.44)
3213-6200 D-Timothy and Gabriela Neufeld	(86,594.02)
3213-6300 D-Eli Waknine	(50,493.21)
3213-6350 D-The Ouaknine Family Trust dated February 13, 2003	(95,405.39)
3213-6500 D-Silverman Living Trust dated December 11, 1991	(173,534.19)
3213-6600 D-Jason Katz	(17,085.10)
3213-6700 D-The Katz Family Trust-2003 dated May 21, 2003	(34,169.73)
3213-6800 D-Ofira Michaelson	(17,085.10)
3213-7300 D-The Shohet Family Trust dated April 26, 2006	(43,137.16)
3213-7500 D-M&O Chalabi Real Estate, LLC	(86,876.80)
3213-7610 D-MSTS Enterprises, LLC	(50,169.90)
3213-7700 D-The Michael and Ilanit Fallas Family Trust dated April 26, 2006	(173,315.03)
3213-8400 D-The Aaron and Elisa Cohen Family Trust dated April 26, 2006	(86,630.22)
3213-8800 D-The Angerman Trust dated March 5, 1991	(121,742.42)
3213-8900 D-Leah Smolyansky dba L.S. Investments	(173,917.41)
3213-9000 D-Parver Family Trust dated July 23, 1991	(68,997.17)
3214-0000 D-Amit Ben Shohet	(20,849.40)
3214-1000 D-The Simchon Family Trust dated April 2, 1999	(86,630.22)
3214-1300 D-Dalfen Revocable Trust dated November 12, 1999	(34,498.50)
3214-1400 D-Daniel Silverman	(17,244.01)
3214-2300 D-Albert Levy	(34,542.34)
3214-2400 D-Nasi Peretz	(22,465.84)
3214-2500 D-Polycomp Trust Co CFBO Leora F. Bell IRA	(73,091.36)
3214-2510 D-Provident Trust Co CFBO Leora F. Bell IRA	(4,839.44)
3214-2520 D-Provident Trust Co CFBO Leora F. Bell Roth IRA	(4,839.44)
3214-2600 D-Ori Levy	(43,397.43)
3214-2700 D-7Isreal Defined Benefit Plan	(43,287.84)
3214-2800 D-Peter Gould	(344,876.67)
3214-3000 D-Alon Abady	(83,671.32)
3214-3100 D-Michael Haim Revivo	(41,835.78)
3214-3200 D-Robert Sanders	(16,931.67)
3214-4200 D-Trican Developments, Inc.	(346,520.50)
3215-0400 D-Waypoint Trust dated October 1, 2015	(7,342.44)
3215-8600 D-The Glencoe Trust dated March 12, 2018	(4,032.86)

Total Distributions (6,526,268.21)

Capital Stock

Total Capital Stock 0.00

Member Entity Equity

Total Member Entity Equity 0.00

Open Equity Accounts

3512-0100 Equity in HGROP - Initial Contribution RP	109,103.48
3512-1000 Equity in HGROP - Distributions	(787,391.86)

Total Open Equity Accounts (678,288.38)

Database: R52999900001

PROJ: JV100

Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Jacksonville One, LLC

Page: 54

Date: 8/27/2026

Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Retained Earnings	(30,552,167.11)
--------------------------	------------------------

Current Earnings	0.00
-------------------------	-------------

TOTAL EQUITY	(37,756,723.70)
---------------------	------------------------

TOTAL LIABILITIES AND EQUITY	6,895.68
-------------------------------------	-----------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: LC100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Lake Charles One, LLC

Page: 55
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-3000 Operating Account 4	533,140.09
1010-5000 Operating Account 5	2,417.31
1050-0000 Petty Cash Account	500.00

Total Operating Cash	536,057.40
-----------------------------	-------------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	536,057.40
-------------------	-------------------

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable	58,457.02
1100-1000 Allowance for bad debt	(3,875.41)

Total Rent Receivable	54,581.61
------------------------------	------------------

Other Receivables

Total Other Receivables	0.00
--------------------------------	-------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	(46,230.47)
1215-0000 Due to/from Inter BVI	7,132,458.23

Total Intercompany/ Due to/from	7,086,227.76
--	---------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	7,140,809.37
-----------------------------------	---------------------

Total Current Assets	7,676,866.77
-----------------------------	---------------------

Fixed Assets

Database: R52999900001
PROJ: LC100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Lake Charles One, LLC

Page: 56
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Depreciable Fixed Assets

Total Depreciable Fixed Assets 0.00

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 7,676,866.77

LIABILITIES

Current Liabilities

Database: R52999900001
PROJ: LC100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Lake Charles One, LLC

Page: 57
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accounts Payable

2015-0000 Accounts Payable - PCard Payments	1,236.54
2020-0000 Accrued Expense	132,775.81
2150-0000 PPP Loans	73,617.00

Total Accounts Payable	207,629.35
-------------------------------	-------------------

Prepaid Rents

Total Prepaid Rents	0.00
----------------------------	-------------

Tenant Deposits

2380-0000 Tenant Security Deposits	1,720.00
------------------------------------	----------

Total Tenant Deposits	1,720.00
------------------------------	-----------------

Total Current Liabilities	209,349.35
----------------------------------	-------------------

Long Term Debt

Mortgage Payable

Total Mortgage Payable	0.00
-------------------------------	-------------

Other Long Term Debt

2450-0000 Other Loan Payable - Other	402,203.20
--------------------------------------	------------

Total Other Long Term Debt	402,203.20
-----------------------------------	-------------------

Total Long Term Debt	402,203.20
-----------------------------	-------------------

Open for Other Liabilities

Total Open for Other Liabilities	0.00
---	-------------

TOTAL LIABILITIES	611,552.55
--------------------------	-------------------

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	20,255,842.15
--	---------------

Total Contributions	20,255,842.15
----------------------------	----------------------

Return of Capital

Total Return of Capital	0.00
--------------------------------	-------------

Distributions

3210-1000 D-Isaac Hertz	(3,243,947.98)
3210-2000 D-Sarah Hertz	(3,243,948.00)

Database: R52999900001
PROJ: LC100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Lake Charles One, LLC

Page: 58
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3210-3000 D-William Z. Hertz	(3,243,947.96)
3211-0000 D-Hertz Properties Group Limited	(105,422,249.51)

Total Distributions	(115,154,093.45)
----------------------------	-------------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	275,208.55
3512-0100 Equity in HGROP - Initial Contribution RP	105,000.00
3512-1000 Equity in HGROP - Distributions	(4,365,010.40)

Total Open Equity Accounts	(3,984,801.85)
-----------------------------------	-----------------------

Retained Earnings	105,948,367.38
--------------------------	-----------------------

Current Earnings	0.00
-------------------------	-------------

TOTAL EQUITY	(13,190,527.92)
---------------------	------------------------

TOTAL LIABILITIES AND EQUITY	7,676,866.78
-------------------------------------	---------------------

check	0.01
--------------	-------------

Database: R52999900001
PROJ: MP120
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Three, LLC

Page: 59
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-2000 Operating Account 3	2,622,821.32
1010-5000 Operating Account 5	429.99

Total Operating Cash	2,623,251.31
-----------------------------	---------------------

Restricted Cash

1015-1000 Lock Box Account 2	69,719.07
------------------------------	-----------

Total Restricted Cash	69,719.07
------------------------------	------------------

Total Cash	2,692,970.38
-------------------	---------------------

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable	312,937.83
---------------------------	------------

Total Rent Receivable	312,937.83
------------------------------	-------------------

Other Receivables

1150-0000 Other Receivables	125,454.25
-----------------------------	------------

Total Other Receivables	125,454.25
--------------------------------	-------------------

Prepaid Expense

1160-0000 Prepaid Taxes	39,654.66
1165-0000 Prepaid Insurance	(1,205.38)

Total Prepaid Expense	38,449.28
------------------------------	------------------

Intercompany/ Due to/from

1200-0000 Due to/from Inter-Property	(4,419,521.25)
1205-0000 Due to/from Inter-Company	607,874.59
1210-0000 Due to/from Seller/Purchaser	24,403.53
1218-0000 Intercompany HGR Operating Partnership	(200,000.00)

Total Intercompany/ Due to/from	(3,987,243.13)
--	-----------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	(3,510,401.77)
-----------------------------------	-----------------------

Database: R52999900001
PROJ: MP120
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Three, LLC

Page: 60
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Current Assets (817,431.39)

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets 0.00

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

1830-0000 Loan Receivable - General 60,000.00

Total Loan Receivable 60,000.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 60,000.00

TOTAL ASSETS (757,431.39)

Database: R52999900001
PROJ: MP120
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Three, LLC

Page: 61
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account	6,190.47
2020-0000 Accrued Expense	52,448.68
2120-0000 Life and Accident Insurance Payable	(294.49)
2150-0000 PPP Loans	44,014.00
2210-0000 Property Tax Payable	123,710.47
2225-0000 Withholding Tax Payable	4,703.00
2300-0000 Other Accounts Payable	268.02
2330-0000 Other Short Term Loan Payable	44,731.98

Total Accounts Payable	275,772.13
-------------------------------	-------------------

Prepaid Rents

Total Prepaid Rents	0.00
----------------------------	-------------

Tenant Deposits

Total Tenant Deposits	0.00
------------------------------	-------------

Total Current Liabilities	275,772.13
----------------------------------	-------------------

Long Term Debt

Mortgage Payable

Total Mortgage Payable	0.00
-------------------------------	-------------

Other Long Term Debt

Total Other Long Term Debt	0.00
-----------------------------------	-------------

Total Long Term Debt	0.00
-----------------------------	-------------

Open for Other Liabilities

Total Open for Other Liabilities	0.00
---	-------------

TOTAL LIABILITIES	275,772.13
--------------------------	-------------------

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	(453,500.78)
--	--------------

Total Contributions	(453,500.78)
----------------------------	---------------------

Database: R52999900001
PROJ: MP120
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Three, LLC

Page: 62
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Return of Capital

Total Return of Capital **0.00**

Distributions

3210-1000 D-Isaac Hertz	(15,528.59)
3210-2000 D-Sarah Hertz	(15,528.59)
3210-3000 D-William Z. Hertz	(15,528.60)
3211-0000 D-Hertz Properties Group Limited	(4,423,895.95)

Total Distributions **(4,470,481.73)**

Capital Stock

Total Capital Stock **0.00**

Member Entity Equity

Total Member Entity Equity **0.00**

Open Equity Accounts

3512-1000 Equity in HGROP - Distributions	(184,106.00)
---	--------------

Total Open Equity Accounts **(184,106.00)**

Retained Earnings **4,042,549.15**

Current Earnings **32,335.84**

TOTAL EQUITY **(579,702.74)**

TOTAL LIABILITIES AND EQUITY **(757,431.39)**

check **0.00**

Database: R52999900001
PROJ: MP130
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Four, LLC

Page: 63
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	4,837.60
1010-5000 Operating Account 5	297.64

Total Operating Cash	5,135.24
-----------------------------	-----------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	5,135.24
-------------------	-----------------

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable	600.00
---------------------------	--------

Total Rent Receivable	600.00
------------------------------	---------------

Other Receivables

1130-0000 AR - Parking Income 3rd Party Operators	(118,974.57)
---	--------------

Total Other Receivables	(118,974.57)
--------------------------------	---------------------

Prepaid Expense

1160-0000 Prepaid Taxes	14,462.99
1165-0000 Prepaid Insurance	25,530.18

Total Prepaid Expense	39,993.17
------------------------------	------------------

Intercompany/ Due to/from

1200-0000 Due to/from Inter-Property	4,419,531.28
1205-0000 Due to/from Inter-Company	(246,378.22)
1210-0000 Due to/from Seller/Purchaser	(28,797.28)

Total Intercompany/ Due to/from	4,144,355.78
--	---------------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	4,065,974.38
-----------------------------------	---------------------

Total Current Assets	4,071,109.62
-----------------------------	---------------------

Database: R52999900001
PROJ: MP130
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Four, LLC

Page: 64
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets 0.00

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

1830-0000 Loan Receivable - General 20,000.00

Total Loan Receivable 20,000.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 20,000.00

TOTAL ASSETS 4,091,109.62

Database: R52999900001
PROJ: MP130
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Four, LLC

Page: 65
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account	(198.93)
2020-0000 Accrued Expense	0.01
2210-0000 Property Tax Payable	40,182.59

Total Accounts Payable	39,983.67
-------------------------------	------------------

Prepaid Rents

Total Prepaid Rents	0.00
----------------------------	-------------

Tenant Deposits

Total Tenant Deposits	0.00
------------------------------	-------------

Total Current Liabilities	39,983.67
----------------------------------	------------------

Long Term Debt

Mortgage Payable

Total Mortgage Payable	0.00
-------------------------------	-------------

Other Long Term Debt

Total Other Long Term Debt	0.00
-----------------------------------	-------------

Total Long Term Debt	0.00
-----------------------------	-------------

Open for Other Liabilities

Total Open for Other Liabilities	0.00
---	-------------

TOTAL LIABILITIES	39,983.67
--------------------------	------------------

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	12,206,104.20
--	---------------

Total Contributions	12,206,104.20
----------------------------	----------------------

Return of Capital

Total Return of Capital	0.00
--------------------------------	-------------

Distributions

Database: R52999900001
PROJ: MP130
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Memphis Four, LLC

Page: 66
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3210-1000 D-Isaac Hertz	(47,479.91)
3210-2000 D-Sarah Hertz	(47,479.91)
3210-3000 D-William Z. Hertz	(47,479.94)
3211-0000 D-Hertz Properties Group Limited	(3,739,033.21)

Total Distributions	(3,881,472.97)
----------------------------	-----------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	120,000.00
3512-0100 Equity in HGROP - Initial Contribution RP	140,000.00
3512-1000 Equity in HGROP - Distributions	(153,743.56)

Total Open Equity Accounts	106,256.44
-----------------------------------	-------------------

Retained Earnings	(4,297,875.00)
Current Earnings	(81,886.72)

TOTAL EQUITY	(8,154,978.25)
---------------------	-----------------------

TOTAL LIABILITIES AND EQUITY	4,091,109.62
-------------------------------------	---------------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: NO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 67
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	254,993.70
1010-5000 Operating Account 5	1,550.52
1030-0000 Money Market Account 1	104,438.28
1050-0000 Petty Cash Account	500.00

Total Operating Cash	361,482.50
-----------------------------	-------------------

Restricted Cash

1015-1000 Lock Box Account 2	19,453.24
1020-1000 Servicer Account 2	537,822.24
1060-0000 TI/LC Rollover Reserve	704,235.96
1060-1000 Outstanding TI/LC Reserve	67,869.17
1067-0000 Capital Reserve	145,658.25
1068-0000 Replacement Reserve	0.46
1080-0000 Property Tax Impound	616,706.18
1085-0000 Insurance Impound	805,717.90

Total Restricted Cash	2,897,463.40
------------------------------	---------------------

Total Cash	3,258,945.90
-------------------	---------------------

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable	166,131.18
1100-1000 Allowance for bad debt	(78,594.00)

Total Rent Receivable	87,537.18
------------------------------	------------------

Other Receivables

1130-0000 AR - Parking Income 3rd Party Operators	88,802.16
1150-0000 Other Receivables	13,825.00
1152-0000 FASB Straight Line Rent Receivable	1,807,862.58

Total Other Receivables	1,910,489.74
--------------------------------	---------------------

Prepaid Expense

1160-0000 Prepaid Taxes	391,329.79
1165-0000 Prepaid Insurance	(7,825.73)

Total Prepaid Expense	383,504.06
------------------------------	-------------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	3,110.97
1218-0000 Intercompany HGR Operating Partnership	3,568.60

Total Intercompany/ Due to/from	6,679.57
--	-----------------

Work in Progress

Database: R52999900001
PROJ: NO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 68
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Work in Progress 0.00

Open Current Asset Accounts

Total Open Current Asset Accounts 0.00

Total Other Current Assets 2,388,210.55

Total Current Assets 5,647,156.45

Fixed Assets

Depreciable Fixed Assets

1610-0000 Land	3,375,000.00
1620-0000 Building Acquisition	40,315,511.89
1640-0000 Building Improvements	5,314,078.11
1650-0000 Tenant Improvements - New/Expansion	15,783,394.17
1650-1000 Tenant Improvements - Renewals	4,037,192.20
1690-0000 Accumulated Appreciation/(Depreciation) of Asset V	(31,999,351.97)

Total Depreciable Fixed Assets 36,825,824.40

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 36,825,824.40

Amortizable Fixed Assets

1660-0000 Leasing Commissions - New/Expansion	4,037,384.41
1660-1000 Leasing Commissions - Renewals	2,185,756.84
1665-0000 Capitalized Leasing Costs - IFRS Only	543,171.77
1670-0000 Loan Fees - Senior Loan	693,797.36
1670-9000 Loan Fees - Current Loan Fees	17,789.67

Total Amortizable Fixed Assets 7,477,900.05

Accumulated Amortization

1770-0000 Accum Amort-Loan Fees - Senior Loan	(693,797.36)
---	--------------

Total Accumulated Amortization (693,797.36)

Net Amortizable Fixed Assets 6,784,102.69

Net Fixed Assets 43,609,927.09

Other Long Term Assets

Investments

Database: R52999900001
PROJ: NO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 69
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 49,257,083.54

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account	21,385.43
2015-0000 Accounts Payable - PCard Payments	3,297.40
2020-0000 Accrued Expense	15,079.00
2100-0000 Salaries Payable	18,543.00
2110-0000 Medical Insurance Payable	371.85
2115-0000 Dental Insurance Payable	(504.73)
2120-0000 Life and Accident Insurance Payable	697.19
2125-0000 Flex Plan (125) Payable	1,914.26
2150-0000 PPP Loans	105,738.00
2250-0000 Accrued Mortgage Interest	178,017.74
2300-0000 Other Accounts Payable	2,521.74

Total Accounts Payable 347,060.88

Prepaid Rents

2350-0000 Prepaid Rents 156,878.82

Total Prepaid Rents 156,878.82

Tenant Deposits

2380-0000 Tenant Security Deposits 220,007.54

Total Tenant Deposits 220,007.54

Total Current Liabilities 723,947.24

Long Term Debt

Database: R52999900001
PROJ: NO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 70
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Mortgage Payable

2400-9000 Mortgage Payable Current Sr Loan 37,820,368.91
2420-9000 Mortgage Payable Current Mezz 3,740,476.04

Total Mortgage Payable 41,560,844.95

Other Long Term Debt

2450-0100 Other Loan Payable - Hertz Family (1,247.33)

Total Other Long Term Debt (1,247.33)

Total Long Term Debt 41,559,597.62

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES 42,283,544.86

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited 14,666,108.33

Total Contributions 14,666,108.33

Return of Capital

Total Return of Capital 0.00

Distributions

3210-1000 D-Isaac Hertz (1,693,753.07)
3210-2000 D-Sarah Hertz (1,693,753.08)
3210-3000 D-William Z. Hertz (1,693,753.03)
3211-0000 D-Hertz Properties Group Limited (4,026,000.00)
3212-0000 D-Zenith Investment Fund, LLC (220.72)

Total Distributions (9,107,479.90)

Capital Stock

Total Capital Stock 0.00

Member Entity Equity

3400-0000 Contr to Member, Distr from LLC (6,035.00)
3410-0000 Distr from Member, Contr to LLC 6,034.98

Total Member Entity Equity (0.02)

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions 300.00
3512-0100 Equity in HGROP - Initial Contribution RP 1,250,934.00

Database: R52999900001
PROJ: NO110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 71
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3512-1000 Equity in HGROP - Distributions (470,500.00)

Total Open Equity Accounts 780,734.00

Retained Earnings (621,359.60)

Current Earnings 1,255,535.87

TOTAL EQUITY (7,692,569.65)

TOTAL LIABILITIES AND EQUITY 49,257,083.54

check 0.00

Database: R52999900001
PROJ: NO140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
New Orleans I Holdings, LLC

Page: 72
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2	89.71
1010-5000 Operating Account 5	388.23

Total Operating Cash	477.94
-----------------------------	---------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	477.94
-------------------	---------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

Total Other Receivables	0.00
--------------------------------	-------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

1218-0000 Intercompany HGR Operating Partnership	3,477.30
--	----------

Total Intercompany/ Due to/from	3,477.30
--	-----------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	3,477.30
-----------------------------------	-----------------

Total Current Assets	3,955.24
-----------------------------	-----------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Database: R52999900001
PROJ: NO140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
New Orleans I Holdings, LLC

Page: 73
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 3,955.24

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account

(24,067.24)

Database: R52999900001
PROJ: NO140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
New Orleans I Holdings, LLC

Page: 74
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accounts Payable (24,067.24)

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities (24,067.24)

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES (24,067.24)

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	4,986,452.52
3011-1000 C-Goldberger Family Trust dated May 28, 1982	500,000.00
3011-3000 C-David Ipale, Administrator or Aharon Ipale	200,000.00
3011-4000 C-David Ipale	500,000.00
3012-6000 C-Survivor's Trust Under the Steel Roven Revocabl	500,000.00
3012-6500 C-Blanca Roven 2012 Trust dated December 10, 20	500,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	1,000,000.00
3012-8500 C-David Friedman	1,000,000.00
3012-8600 C-Friedman Living Trust dated February 28, 1974	3,000,000.00
3013-0000 C-Susan C. Iida Revocable Trust dated October 24,	100,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1995	150,000.00
3013-5500 C-Meir and Sara Levin	250,000.00
3013-6100 C-Mark and Lauren Mintz Living Trust dated May 23	250,000.00
3013-6200 C-Timothy and Gabriela Neufeld	250,000.00
3013-6300 C-Eli Waknine	300,000.00
3013-6350 C-The Ouaknine Family Trust dated February 13, 20	150,000.00
3013-6600 C-Jason Katz	100,000.00
3013-6700 C-The Katz Family Trust-2003 dated May 21, 2003	50,000.00

Database: R52999900001
PROJ: NO140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
New Orleans I Holdings, LLC

Page: 75
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3013-6800 C-Ofira Michaelson	100,000.00
3013-7000 C-The Bennett Black Family Trust dated September	500,000.00
3013-7200 C-Sam and Liora Levy	125,000.00
3013-7500 C-M&O Chalabi Real Estate, LLC	250,000.00
3013-7700 C-The Michael and Ilanit Fallas Family Trust dated .	250,000.00
3013-8400 C-The Aaron and Elisa Cohen Family Trust dated A	250,000.00
3013-8500 C-Dale Cochran Living Trust dated June 29, 2005	250,000.00
3013-8600 C-The Chaimowitz Family Trust dated August 11, 20	250,000.00
3013-8700 C-ERAJ Enterprises, LLC	500,000.00
3013-8800 C-The Angerman Trust dated March 5, 1991	250,000.00
3013-8900 C-Leah Smolyansky dba L.S. Investments	500,000.00
3013-9000 C-Parver Family Trust dated July 23, 1991	300,000.00
3013-9100 C-Shamis/Triphon Investments, LLC	250,000.00
3013-9200 C-Marcos and Monica Lemor	300,000.00
3013-9300 C-Steven M. Simons and Donna R. Simons Revoca	250,000.00
3013-9400 C-Samadi Family Trust of October 6, 2005	250,000.00
3013-9500 C-Donny and Shana Feldman	250,000.00
3013-9600 C-Jacoba Jane Eisen Trust dated December 14, 19	200,000.00
3013-9700 C-George J. So, M.D.	100,000.00
3013-9800 C-Edward and Brenda Parver	100,000.00
3013-9900 C-Sleep Group Properties LLC	100,000.00
3014-2300 C-Albert Levy	150,000.00
3014-4200 C-Trican Developments, Inc.	1,000,000.00
3015-0400 C-Waypoint Trust dated October 1, 2015	200,000.00
3015-8600 C-The Glencoe Trust dated March 12, 2018	200,000.00

Total Contributions

20,661,452.52

Return of Capital

Total Return of Capital

0.00

Distributions

3210-1000 D-Isaac Hertz	(209,750.11)
3210-2000 D-Sarah Hertz	(209,750.11)
3210-3000 D-William Z. Hertz	(209,750.16)
3211-0000 D-Hertz Properties Group Limited	(3,679,387.15)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(238,246.52)
3211-3000 D-David Ipale, Administrator or Aharon Ipale	(95,298.52)
3211-4000 D-David Ipale	(239,488.82)
3212-2000 D-Table Mountain Trust dated December 31, 2009	(67,813.62)
3212-3000 D-The Queens Trust dated March 31, 2004	(73,556.07)
3212-6000 D-Survivor's Trust Under the Steel Roven Revocabl	(238,027.36)
3212-6500 D-Blanca Roven 2012 Trust dated December 10, 20	(238,027.34)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(474,958.85)
3212-8500 D-David Friedman	(474,958.85)
3212-8600 D-Friedman Living Trust dated February 28, 1974	(1,424,876.71)
3213-0000 D-Susan C. Iida Revocable Trust dated October 24,	(42,476.56)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1995	(71,243.89)
3213-5500 D-Meir and Sara Levin	(118,739.84)
3213-6100 D-Mark and Lauren Mintz Living Trust dated May 23	(118,739.84)
3213-6200 D-Timothy and Gabriela Neufeld	(119,232.98)
3213-6300 D-Eli Waknine	(131,528.85)
3213-6350 D-The Ouaknine Family Trust dated February 13, 20	(70,816.49)
3213-6600 D-Jason Katz	(47,320.38)
3213-6700 D-The Katz Family Trust-2003 dated May 21, 2003	(23,660.50)

Database: R52999900001
PROJ: NO140
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
New Orleans I Holdings, LLC

Page: 76
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3213-6800 D-Ofira Michaelson	(47,320.39)
3213-7000 D-The Bennett Black Family Trust dated September	(235,890.35)
3213-7200 D-Sam and Liora Levy	(58,931.73)
3213-7500 D-M&O Chalabi Real Estate, LLC	(118,685.05)
3213-7700 D-The Michael and Ilanit Fallas Family Trust dated .	(118,465.87)
3213-8400 D-The Aaron and Elisa Cohen Family Trust dated A	(118,630.25)
3213-8500 D-Dale Cochran Living Trust dated June 29, 2005	(118,411.07)
3213-8600 D-The Chaimowitz Family Trust dated August 11, 20	(118,739.84)
3213-8700 D-ERAJ Enterprises, LLC	(237,369.81)
3213-8800 D-The Angerman Trust dated March 5, 1991	(118,739.84)
3213-8900 D-Leah Smolyansky dba L.S. Investments	(237,479.39)
3213-9000 D-Parver Family Trust dated July 23, 1991	(142,816.55)
3213-9100 D-Shamis/Triphon Investments, LLC	(118,465.87)
3213-9200 D-Marcos and Monica Lemor	(142,093.26)
3213-9300 D-Steven M. Simons and Donna R. Simons Revoca	(118,082.31)
3213-9400 D-Samadi Family Trust of October 6, 2005	(119,479.57)
3213-9500 D-Donny and Shana Feldman	(118,739.84)
3213-9600 D-Jacoba Jane Eisen Trust dated December 14, 19	(95,210.99)
3213-9700 D-George J. So, M.D.	(47,649.15)
3213-9800 D-Edward and Brenda Parver	(47,495.72)
3213-9900 D-Sleep Group Properties LLC	(46,597.09)
3214-2300 D-Albert Levy	(63,386.35)
3214-4200 D-Trican Developments, Inc.	(479,342.41)
3215-0400 D-Waypoint Trust dated October 1, 2015	(27,134.22)
3215-8600 D-The Glencoe Trust dated March 12, 2018	(21,830.12)

Total Distributions (11,734,636.56)

Capital Stock

Total Capital Stock 0.00

Member Entity Equity

Total Member Entity Equity 0.00

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	1,495,218.00
3512-0100 Equity in HGROP - Initial Contribution RP	601,866.00
3512-1000 Equity in HGROP - Distributions	(3,359,280.83)

Total Open Equity Accounts (1,262,196.83)

Retained Earnings (7,636,499.24)

Current Earnings (97.41)

TOTAL EQUITY (20,633,430.04)

TOTAL LIABILITIES AND EQUITY 3,955.24

check 0.00

Database: R52999900001
PROJ: PB100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Gateway Center, LP

Page: 77
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-0000 Operating Account 1	3.49
1010-5000 Operating Account 5	(6.00)

Total Operating Cash	(2.51)
-----------------------------	---------------

Restricted Cash

Total Restricted Cash	0.00
------------------------------	-------------

Total Cash	(2.51)
-------------------	---------------

Other Current Assets

Rent Receivable

Total Rent Receivable	0.00
------------------------------	-------------

Other Receivables

Total Other Receivables	0.00
--------------------------------	-------------

Prepaid Expense

Total Prepaid Expense	0.00
------------------------------	-------------

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company	(228.00)
-------------------------------------	----------

Total Intercompany/ Due to/from	(228.00)
--	-----------------

Work in Progress

Total Work in Progress	0.00
-------------------------------	-------------

Open Current Asset Accounts

Total Open Current Asset Accounts	0.00
--	-------------

Total Other Current Assets	(228.00)
-----------------------------------	-----------------

Total Current Assets	(230.51)
-----------------------------	-----------------

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets	0.00
---------------------------------------	-------------

Database: R52999900001
PROJ: PB100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Gateway Center, LP

Page: 78
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS (230.51)

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account 2,131.00

Database: R52999900001
PROJ: PB100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Gateway Center, LP

Page: 79
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accounts Payable 2,131.00

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 2,131.00

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES 2,131.00

EQUITY

Contributions

3010-6000 C-Horwitz Revocable Family Trust dated May 1, 196	18,000.00
3010-7000 C-Garber-Forbess Family Trust dated November 16	12,000.00
3011-0000 C-Hertz Properties Group Limited	51,530,498.25
3011-1000 C-Goldberger Family Trust dated May 28, 1982	1,000,000.00
3011-2000 C-Isen Revocable Trust dated January 26, 2000	1,342,691.18
3011-3000 C-David Ipale, Administrator or Aharon Ipale	500,000.00
3011-4000 C-David Ipale	499,975.00

Total Contributions 54,903,164.43

Return of Capital

Total Return of Capital 0.00

Distributions

3210-0000 D-Hertz	(49,232,741.97)
3210-1000 D-Isaac Hertz	(409,577.28)
3210-1100 D-Isaac and Elka Hertz 2012 Irrevocable Trust dated	(1,191,020.00)

Database: R52999900001
PROJ: PB100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Gateway Center, LP

Page: 80
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3210-2000 D-Sarah Hertz	(430,656.98)
3210-2100 D-Yisroel and Sarah Gordon 2012 Irrevocable Trust	(1,169,940.00)
3210-3000 D-William Z. Hertz	(409,577.11)
3210-3100 D-William and Olivia Hertz 2012 Irrevocable Trust d:	(1,191,020.00)
3210-6000 D-Horwitz Revocable Family Trust dated May 1, 195	(1,473,011.08)
3210-7000 D-Garber-Forbess Family Trust dated November 16	(874,071.52)
3211-0000 D-Hertz Properties Group Limited	(1,455,829.84)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(2,463,167.36)
3211-2000 D-Isen Revocable Trust dated January 26, 2000	(6,182,465.89)
3211-3000 D-David Ipale, Administrator or Aharon Ipale	(1,258,907.58)
3211-4000 D-David Ipale	(1,238,401.77)
3214-1600 D-DO NOT USE	(105,101.10)

Total Distributions	(69,085,489.48)
----------------------------	------------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

3410-0000 Distr from Member, Contr to LLC	(6,287.67)
---	------------

Total Member Entity Equity	(6,287.67)
-----------------------------------	-------------------

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	10,207,164.82
3512-0100 Equity in HGROP - Initial Contribution RP	268,125.00
3512-1000 Equity in HGROP - Distributions	(146,661.00)

Total Open Equity Accounts	10,328,628.82
-----------------------------------	----------------------

Retained Earnings	3,857,622.39
--------------------------	---------------------

Current Earnings	0.00
-------------------------	-------------

TOTAL EQUITY	(54,905,525.94)
---------------------	------------------------

TOTAL LIABILITIES AND EQUITY	(230.51)
-------------------------------------	-----------------

check	0.00
--------------	-------------

Database: R52999900001
PROJ: RI100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Richmond Holdings, LLC

Page: 81
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2 110,746.49

Total Operating Cash 110,746.49

Restricted Cash

Total Restricted Cash 0.00

Total Cash 110,746.49

Other Current Assets

Rent Receivable

Total Rent Receivable 0.00

Other Receivables

1137-0000 AR Investor Est Tax Payments 7,074.35

Total Other Receivables 7,074.35

Prepaid Expense

Total Prepaid Expense 0.00

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company (3,128.71)

1210-0000 Due to/from Seller/Purchaser 0.01

Total Intercompany/ Due to/from (3,128.70)

Work in Progress

Total Work in Progress 0.00

Open Current Asset Accounts

Total Open Current Asset Accounts 0.00

Total Other Current Assets 3,945.65

Total Current Assets 114,692.14

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets 0.00

Database: R52999900001
PROJ: RI100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Richmond Holdings, LLC

Page: 82
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 114,692.14

LIABILITIES

Current Liabilities

Accounts Payable

2015-0000 Accounts Payable - PCard Payments 37.60

2120-0000 Life and Accident Insurance Payable (508.52)

Database: R52999900001
PROJ: RI100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Richmond Holdings, LLC

Page: 83
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

2150-0000 PPP Loans	61,721.00
2300-0000 Other Accounts Payable	74,872.48
2332-0000 Accounts Receivable Clearing (Control Account)	1,506.37

Total Accounts Payable	137,628.93
-------------------------------	-------------------

Prepaid Rents

Total Prepaid Rents	0.00
----------------------------	-------------

Tenant Deposits

Total Tenant Deposits	0.00
------------------------------	-------------

Total Current Liabilities	137,628.93
----------------------------------	-------------------

Long Term Debt

Mortgage Payable

Total Mortgage Payable	0.00
-------------------------------	-------------

Other Long Term Debt

Total Other Long Term Debt	0.00
-----------------------------------	-------------

Total Long Term Debt	0.00
-----------------------------	-------------

Open for Other Liabilities

Total Open for Other Liabilities	0.00
---	-------------

TOTAL LIABILITIES	137,628.93
--------------------------	-------------------

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	2,727,762.66
3011-1100 C-Ernie Goldberger Grantor Retained Annuity Trust	500,000.00
3011-1200 C-Regina Goldberger Grantor Retained Annuity Trust	500,000.00
3011-6100 C-Nishith P. Choksi Separate Property Trust dated 1/1/2012	500,000.00
3012-1000 C-Israel Sam Gorodistian and Lisa Amster Gorodistian	250,000.00
3012-4000 C-Alexander G. Stein, M.D.	350,000.00
3012-5000 C-ANW, LLC	350,000.00
3012-6000 C-Survivor's Trust Under the Steel Roven Revocable Trust	350,000.00
3012-7000 C-Michael Kest	200,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	242,000.00
3012-8500 C-David Friedman	362,000.00
3012-9000 C-James Berkus	200,000.00
3013-1000 C-Rosa Beracha Sacal	252,000.00
3013-3000 C-Mandelbaum Living Trust dated October 29, 1995	36,000.00

Database: R52999900001
PROJ: RI100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Richmond Holdings, LLC

Page: 84
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3014-4200 C-Trican Developments, Inc.	1,000,000.00
3015-0400 C-Waypoint Trust dated October 1, 2015	200,000.00
3015-8600 C-The Glencoe Trust dated March 12, 2018	100,000.00

Total Contributions	8,119,762.66
----------------------------	---------------------

Return of Capital

Total Return of Capital	0.00
--------------------------------	-------------

Distributions

3210-1000 D-Isaac Hertz	(299,924.02)
3210-2000 D-Sarah Hertz	(299,924.07)
3210-3000 D-William Z. Hertz	(299,924.15)
3210-6000 D-Horwitz Revocable Family Trust dated May 1, 1995	(25,000.00)
3210-7000 D-Garber-Forbess Family Trust dated November 16, 2009	(3,000.00)
3211-0000 D-Hertz Properties Group Limited	(10,485,329.30)
3211-1100 D-Ernie Goldberger Grantor Retained Annuity Trust	(317,891.81)
3211-1200 D-Regina Goldberger Grantor Retained Annuity Trust	(317,891.82)
3211-6100 D-Nishith P. Choksi Separate Property Trust dated March 12, 2018	(320,501.47)
3212-1000 D-Israel Sam Gorodistian and Lisa Amster Gorodistian	(158,174.81)
3212-2000 D-Table Mountain Trust dated December 31, 2009	(100,355.28)
3212-3000 D-The Queens Trust dated March 31, 2004	(53,682.44)
3212-4000 D-Alexander G. Stein, M.D.	(223,628.24)
3212-5000 D-ANW, LLC	(223,616.87)
3212-6000 D-Survivor's Trust Under the Steel Roven Revocable Trust	(223,225.23)
3212-7000 D-Michael Kest	(127,190.35)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(152,649.83)
3212-8500 D-David Friedman	(226,044.68)
3212-9000 D-James Berkus	(126,574.17)
3213-1000 D-Rosa Beracha Sacal	(155,028.14)
3213-3000 D-Mandelbaum Living Trust dated October 29, 1995	(22,022.65)
3214-4200 D-Trican Developments, Inc.	(650,230.93)
3215-0400 D-Waypoint Trust dated October 1, 2015	(27,134.22)
3215-8600 D-The Glencoe Trust dated March 12, 2018	(10,257.50)

Total Distributions	(14,849,201.98)
----------------------------	------------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

3512-0100 Equity in HGROP - Initial Contribution RP	1,696,935.00
3512-1000 Equity in HGROP - Distributions	(8,894,836.90)

Total Open Equity Accounts	(7,197,901.90)
-----------------------------------	-----------------------

Retained Earnings	13,904,404.43
Current Earnings	0.00

Database: R52999900001

PROJ: RI100

Owner: IBBVI

Detailed Balance Sheet

Hertz Investment Group LLC

Hertz Richmond Holdings, LLC

Page: 85

Date: 8/27/2026

Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

TOTAL EQUITY

(8,142,699.45)

TOTAL LIABILITIES AND EQUITY

114,692.14

check

0.00

Database: R52999900001
PROJ: SL110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 10 South Broadway, LLC

Page: 86
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2

20,770.65

Total Operating Cash

20,770.65

Restricted Cash

Total Restricted Cash

0.00

Total Cash

20,770.65

Other Current Assets

Rent Receivable

Total Rent Receivable

0.00

Other Receivables

Total Other Receivables

0.00

Prepaid Expense

Total Prepaid Expense

0.00

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company

(112.00)

Total Intercompany/ Due to/from

(112.00)

Work in Progress

Total Work in Progress

0.00

Open Current Asset Accounts

Total Open Current Asset Accounts

0.00

Total Other Current Assets

(112.00)

Total Current Assets

20,658.65

Fixed Assets

Depreciable Fixed Assets

Total Depreciable Fixed Assets

0.00

Accumulated Depreciation

Database: R52999900001
PROJ: SL110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 10 South Broadway, LLC

Page: 87
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 20,658.65

LIABILITIES

Current Liabilities

Accounts Payable

2010-0000 Accounts Payable - Control Account 59,679.80

Total Accounts Payable 59,679.80

Database: R52999900001
PROJ: SL110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 10 South Broadway, LLC

Page: 88
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Prepaid Rents

Total Prepaid Rents 0.00

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 59,679.80

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES 59,679.80

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	24,165,623.85
3011-1000 C-Goldberger Family Trust dated May 28, 1982	200,000.00
3011-5000 C-Noam B. Katz, Administrator	1,000,000.00
3012-2200 C-Shlomo Ben Laib Trust dated January 1, 2002	100,000.00
3013-6200 C-Timothy and Gabriela Neufeld	100,000.00
3013-6300 C-Eli Waknine	100,000.00
3013-6350 C-The Ouaknine Family Trust dated February 13, 2002	300,000.00
3013-7000 C-The Bennett Black Family Trust dated September 1, 2002	250,000.00
3013-7200 C-Sam and Liora Levy	125,000.00
3013-7500 C-M&O Chalabi Real Estate, LLC	250,000.00
3013-8400 C-The Aaron and Elisa Cohen Family Trust dated April 1, 2002	250,000.00
3013-9400 C-Samadi Family Trust of October 6, 2005	125,000.00
3014-0000 C-Amit Ben Shohet	450,000.00
3014-1000 C-The Simchon Family Trust dated April 2, 1999	500,000.00
3014-1200 C-Leora F. Bell	250,000.00
3014-1300 C-Dalfen Revocable Trust dated November 12, 1999	150,000.00
3014-1400 C-Daniel Silverman	50,000.00

Total Contributions 28,365,623.85

Database: R52999900001
PROJ: SL110
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz 10 South Broadway, LLC

Page: 89
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Return of Capital

Total Return of Capital **0.00**

Distributions

3210-1000 D-Isaac Hertz	(74,702.23)
3210-2000 D-Sarah Hertz	(74,702.23)
3210-3000 D-William Z. Hertz	(74,702.42)
3211-0000 D-Hertz Properties Group Limited	(1,482,916.72)
3211-1000 D-Golberger Family Trust dated May 28, 1982	(92,843.76)
3211-5000 D-Noam B. Katz, Administrator	(391,134.53)
3212-2200 D-Shlomo Ben Laib Trust dated January 1, 2002	(45,282.07)
3213-6200 D-Timothy and Gabriela Neufeld	(46,443.71)
3213-6300 D-Eli Waknine	(46,224.53)
3213-6350 D-The Quaknine Family Trust dated February 13, 2002	(139,134.32)
3213-7000 D-The Bennett Black Family Trust dated September 1, 2002	(116,767.21)
3213-7200 D-Sam and Liora Levy	(58,246.74)
3213-7500 D-M&O Chalabi Real Estate, LLC	(116,000.09)
3213-8400 D-The Aaron and Elisa Cohen Family Trust dated April 1, 2005	(118,137.08)
3213-9400 D-Samadi Family Trust of October 6, 2005	(58,712.50)
3214-0000 D-Amit Ben Shohet	(211,758.69)
3214-1000 D-The Simchon Family Trust dated April 2, 1999	(229,808.18)
3214-1200 D-Leora F. Bell	(114,137.07)
3214-1300 D-Dalfen Revocable Trust dated November 12, 1999	(68,351.02)
3214-1400 D-Daniel Silverman	(22,783.72)

Total Distributions **(3,582,788.82)**

Capital Stock

Total Capital Stock **0.00**

Member Entity Equity

Total Member Entity Equity **0.00**

Open Equity Accounts

3512-0000 Equity in HGROP - Contributions	721,991.99
3512-0100 Equity in HGROP - Initial Contribution RP	18,584.60
3512-1000 Equity in HGROP - Distributions	(21,041.10)

Total Open Equity Accounts **719,535.49**

Retained Earnings **(25,541,391.67)**

Current Earnings **0.00**

TOTAL EQUITY **(28,404,645.00)**

TOTAL LIABILITIES AND EQUITY **20,658.65**

check **0.00**

Database: R52999900001
PROJ: WR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Worcester Chestnut Place, LLC

Page: 90
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Current Assets

Cash

Operating Cash

1010-1000 Operating Account 2 480,599.94

Total Operating Cash 480,599.94

Restricted Cash

Total Restricted Cash 0.00

Total Cash 480,599.94

Other Current Assets

Rent Receivable

1100-0000 Rent Receivable 4,635.42

Total Rent Receivable 4,635.42

Other Receivables

1137-0000 AR Investor Est Tax Payments 2,915.00

1150-0000 Other Receivables 4,673.82

Total Other Receivables 7,588.82

Prepaid Expense

1165-0000 Prepaid Insurance 17,231.60

Total Prepaid Expense 17,231.60

Intercompany/ Due to/from

1205-0000 Due to/from Inter-Company (0.01)

Total Intercompany/ Due to/from (0.01)

Work in Progress

Total Work in Progress 0.00

Open Current Asset Accounts

Total Open Current Asset Accounts 0.00

Total Other Current Assets 29,455.83

Total Current Assets 510,055.77

Fixed Assets

Depreciable Fixed Assets

Database: R52999900001
PROJ: WR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Worcester Chestnut Place, LLC

Page: 91
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

Total Depreciable Fixed Assets 0.00

Accumulated Depreciation

Total Accumulated Depreciation 0.00

Net Depreciable Fixed Assets 0.00

Amortizable Fixed Assets

Total Amortizable Fixed Assets 0.00

Accumulated Amortization

Total Accumulated Amortization 0.00

Net Amortizable Fixed Assets 0.00

Net Fixed Assets 0.00

Other Long Term Assets

Investments

Total Investments 0.00

Loan Receivable

Total Loan Receivable 0.00

Open Other Loan Term Assets Accounts

Total Open Other Long Term Assets 0.00

Suspense Accounts

Total Suspense Accounts 0.00

Total Other Long Term Assets 0.00

TOTAL ASSETS 510,055.77

LIABILITIES

Current Liabilities

Accounts Payable

Database: R52999900001
PROJ: WR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Worcester Chestnut Place, LLC

Page: 92
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

2150-0000 PPP Loans 41,866.00

Total Accounts Payable 41,866.00

Prepaid Rents

2350-0000 Prepaid Rents 5.09

Total Prepaid Rents 5.09

Tenant Deposits

Total Tenant Deposits 0.00

Total Current Liabilities 41,871.09

Long Term Debt

Mortgage Payable

Total Mortgage Payable 0.00

Other Long Term Debt

Total Other Long Term Debt 0.00

Total Long Term Debt 0.00

Open for Other Liabilities

Total Open for Other Liabilities 0.00

TOTAL LIABILITIES 41,871.09

EQUITY

Contributions

3011-0000 C-Hertz Properties Group Limited	540,000.00
3011-1000 C-Goldberger Family Trust dated May 28, 1982	250,000.00
3012-2200 C-Shlomo Ben Laib Trust dated January 1, 2002	150,000.00
3012-6000 C-Survivor's Trust Under the Steel Roven Revocabl	250,000.00
3012-8000 C-Friedman Family Trust dated July 17, 2012	300,000.00
3012-8500 C-David Friedman	300,000.00
3012-8600 C-Friedman Living Trust dated February 28, 1974	300,000.00
3013-5500 C-Meir and Sara Levin	150,000.00
3013-6100 C-Mark and Lauren Mintz Living Trust dated May 23	150,000.00
3013-6350 C-The Ouaknine Family Trust dated February 13, 20	125,000.00
3013-6500 C-Silverman Living Trust dated December 11, 1991	150,000.00
3013-7000 C-The Bennett Black Family Trust dated September	250,000.00
3013-7700 C-The Michael and Ilanit Fallas Family Trust dated	250,000.00
3013-7800 C-Raphael Eskenazi and Rosary Christine Videc	100,000.00
3013-8900 C-Leah Smolyansky dba L.S. Investments	100,000.00
3013-9000 C-Parver Family Trust dated July 23, 1991	100,000.00

Database: R52999900001
PROJ: WR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Worcester Chestnut Place, LLC

Page: 93
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3013-9500 C-Donny and Shana Feldman	100,000.00
3014-1300 C-Dalfen Revocable Trust dated November 12, 199	100,000.00
3014-3300 C-Netanel Peled	250,000.00
3014-3910 C-Baron Rose Investments Chestnut, Inc	150,000.00
3014-4200 C-Trican Developments, Inc.	250,000.00
3015-8700 C-Boaz Amram	50,000.00
3015-8800 C-Amos Margolin	50,000.00

Total Contributions	4,415,000.00
----------------------------	---------------------

Return of Capital

Total Return of Capital	0.00
--------------------------------	-------------

Distributions

3210-0000 D-Hertz	(1,974.79)
3210-1000 D-Isaac Hertz	(20,647.13)
3210-2000 D-Sarah Hertz	(20,647.13)
3210-3000 D-William Z. Hertz	(20,647.11)
3211-0000 D-Hertz Properties Group Limited	(5,392,117.47)
3211-1000 D-Goldberger Family Trust dated May 28, 1982	(88,794.60)
3212-2200 D-Shlomo Ben Laib Trust dated January 1, 2002	(53,391.82)
3212-6000 D-Survivor's Trust Under the Steel Roven Revocabl	(89,150.76)
3212-8000 D-Friedman Family Trust dated July 17, 2012	(106,750.76)
3212-8500 D-David Friedman	(106,750.76)
3212-8600 D-Friedman Living Trust dated February 28, 1974	(106,750.76)
3213-5500 D-Meir and Sara Levin	(53,391.82)
3213-6100 D-Mark and Lauren Mintz Living Trust dated May 23	(53,391.82)
3213-6350 D-The Ouaknine Family Trust dated February 13, 20	(45,068.64)
3213-6500 D-Silverman Living Trust dated December 11, 1991	(53,375.38)
3213-7000 D-The Bennett Black Family Trust dated September	(89,048.84)
3213-7700 D-The Michael and Ilanit Fallas Family Trust dated	(89,013.77)
3213-7800 D-Raphael Eskenazi and Rosary Christine Videc	(35,594.42)
3213-8300 D-Armar Capital, LLC	(339.73)
3213-8900 D-Leah Smolyansky dba L.S. Investments	(35,594.36)
3213-9000 D-Parver Family Trust dated July 23, 1991	(35,594.41)
3213-9500 D-Donny and Shana Feldman	(35,561.53)
3214-1300 D-Dalfen Revocable Trust dated November 12, 199	(35,517.70)
3214-3300 D-Netanel Peled	(86,739.80)
3214-3910 D-Baron Rose Investments Chestnut, Inc	(53,227.43)
3214-4000 D-Dov Hertz	(18,275.54)
3214-4200 D-Trican Developments, Inc.	(88,958.98)
3215-8700 D-Boaz Amram	(6,783.60)
3215-8800 D-Amos Margolin	(6,443.87)

Total Distributions	(6,829,544.73)
----------------------------	-----------------------

Capital Stock

Total Capital Stock	0.00
----------------------------	-------------

Member Entity Equity

Total Member Entity Equity	0.00
-----------------------------------	-------------

Open Equity Accounts

Database: R52999900001
PROJ: WR100
Owner: IBBVI

Detailed Balance Sheet
Hertz Investment Group LLC
Hertz Worcester Chestnut Place, LLC

Page: 94
Date: 8/27/2026
Time: 3:40 PM

Accrual, IFRS Adjustment

Report includes an open period. Entries are not final.

Jun 2026

3512-0100 Equity in HGROP - Initial Contribution RP	513,744.00
3512-1000 Equity in HGROP - Distributions	(553,088.51)

Total Open Equity Accounts	(39,344.51)
-----------------------------------	--------------------

Retained Earnings	2,922,073.92
Current Earnings	0.00

TOTAL EQUITY	(3,946,815.32)
---------------------	-----------------------

TOTAL LIABILITIES AND EQUITY	510,055.77
-------------------------------------	-------------------

check	0.00
--------------	-------------

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 7/15/2026
Time: 5:36 PM

Bank JS140-KB

KeyBank

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56666
Reconciliation Date: 7/15/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	118,524.31
Less Cleared Withdrawals:	81,916.88
Add Cleared Deposits:	78,344.18
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	114,951.61
Ending Balance From Statement:	114,951.61
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
5/1/2026	05/26	32323	AP	Hertz Investment Group, LLC	5,814.78	
5/7/2026	05/26	32340	AP	Security Solutions Plus, LLC	137.70	
5/28/2026	05/26	32348	AP	Chem-Aqua, Inc.	695.50	
5/28/2026	05/26	32349	AP	MRI Software LLC.	1,169.07	
5/28/2026	05/26	32350	AP	Property Tax Associates	1,509.66	
5/28/2026	05/26	32351	AP	Weiser Security Service	1,030.05	
6/2/2026	06/26	32352	AP	Guardian	302.87	
6/4/2026	06/26	32353	AP	Fuse.Cloud	817.48	
6/4/2026	06/26	32354	AP	CARRIER COMMERCIAL SERV.	3,519.90	
6/4/2026	06/26	32355	AP	Chem-Aqua, Inc.	695.50	
6/4/2026	06/26	32356	AP	CS Landscapes	447.80	
6/4/2026	06/26	32357	AP	D.R.'s Pest Control, LLC	162.00	
6/4/2026	06/26	32358	AP	Entergy Mississippi, Inc.	19,187.27	
6/4/2026	06/26	32360	AP	Hertz Investment Group, LLC	12,415.45	
6/4/2026	06/26	32361	AP	Hertz Investment Group, LLC	4,636.88	
6/4/2026	06/26	32362	AP	Jackson Paper Company	414.36	
6/4/2026	06/26	32363	AP	John Clay	100.00	
6/4/2026	06/26	32364	AP	JXN Water	3,256.68	
6/4/2026	06/26	32365	AP	ODP Business Solutions, LLC	26.96	
6/4/2026	06/26	32366	AP	Platinum Cleaning and Facility Services LLC	6,432.54	
6/4/2026	06/26	32367	AP	Republic Services	365.62	
6/4/2026	06/26	32368	AP	TK Elevator	223.48	
6/4/2026	06/26	32369	AP	Waring Oil Company	751.00	
6/4/2026	06/26	32370	AP	Weiser Security Service	618.03	
6/26/2026	06/26	32372	AP	MRI Software LLC.	1,888.77	
6/2/2026	06/26	00125636	CM	JS140 - 06.02.2026		2,048.44
6/3/2026	06/26	00125638	CM	JS140 - 06.03.2026		974.08
6/5/2026	06/26	00125639	CM	JS140 - 06.05.2026		25.00
6/10/2026	06/26	00125641	CM	JS140 - 06.10.2026		2,956.40

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 7/15/2026
Time: 5:36 PM

6/17/2026	06/26	00125642	CM	JS140 - 06.17.2026	5,688.00
6/24/2026	06/26	00125643	CM	JS140 - 06.24.2026	1,721.26
6/1/2026	06/26	00125651	CM	JS140 - 06.01.2026	34,441.64
6/23/2026	06/26	00125652	CM	JS140 - 06.23.2026	4,006.20
6/26/2026	06/26	00125653	CM	JS140 - 06.26.2026	23,014.35
6/30/2026	06/26	00125691	CM	JS140 - 06.30.2026	3,461.00
6/9/2026	06/26	00125693	CM	js140 - 06.09.2026	7.81
5/31/2026	05/26	119115	GL	05/22 401K Cash	1,787.98
6/30/2026	06/26	119224	GL	06/05 Payroll Tax Cash	1,366.36
6/30/2026	06/26	119224	GL	06/05 401K Cash	1,780.95
6/30/2026	06/26	119224	GL	06/05 Direct Deposit Cash	3,579.12
6/30/2026	06/26	119225	GL	06/19 Payroll Tax Cash	1,380.86
6/30/2026	06/26	119225	GL	06/19 401K Cash	1,827.95
6/30/2026	06/26	119225	GL	06/19 Direct Deposit Cash	3,574.31
TOTAL:					81,916.88
					78,344.18

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:	114,951.61
Outstanding Checks/Other Withdrawal Adjustments:	-14,962.97
Less Outstanding Checks:	14,962.97
Add Cleared, Unjournalized Withdrawal:	0.00
Add Cleared, Journalized Withdrawals for Future Period:	0.00
Deposits in transit/Other Deposit Adjustments:	0.00
Add Deposits in Transit:	0.00
Less Cleared, Unjournalized Deposits:	0.00
Less Cleared, Journalized Deposits for Future Period:	0.00
Outstanding Bank Fees/Interest Adjustments:	0.00
Research Adjustments:	0.00
Adjusted GL Balance:	99,988.64
GL Account Balance:	99,988.64
Difference:	0.00

Outstanding Checks

Date	Period	Reference	Source	Description	Amount
6/4/2026	06/26	32371	AP	Workwise Compliance Inc.	59.81
6/30/2026	06/26	32373	AP	B&E Communications, Inc.	160.50
6/30/2026	06/26	32374	AP	Delta Services	1,225.00
6/30/2026	06/26	32375	AP	Hertz Investment Group, LLC	4,427.60
6/30/2026	06/26	32376	AP	JXN Water	3,541.42
6/30/2026	06/26	32377	AP	MRI Software LLC.	1,169.07
6/30/2026	06/26	32378	AP	Platinum Cleaning and Facility Services LLC	3,349.52
6/30/2026	06/26	32379	AP	Weiser Security Service	1,030.05
Total:					14,962.97

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 7/15/2026
Time: 4:30 PM

Bank JS140-MT

Metropolitan Commercial Bank

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56678
Reconciliation Date: 7/15/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	1,403.29
Less Cleared Withdrawals:	0.00
Add Cleared Deposits:	0.00
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	1,403.29
Ending Balance From Statement:	1,403.29
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
TOTAL:					0.00	0.00

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 7/15/2026
Time: 4:30 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		1,403.29
Outstanding Checks/Other Withdrawal Adjustments:		0.00
Less Outstanding Checks:	0.00	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		<u>0.00</u>
Adjusted GL Balance:		1,403.29
GL Account Balance:		<u>1,403.29</u>
Difference:		0.00

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 7/22/2026
Time: 4:43 PM

Bank NO110-KE

KeyBank

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56689
Reconciliation Date: 7/22/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	672,130.05
Less Cleared Withdrawals:	438,186.59
Add Cleared Deposits:	553,432.14
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	787,375.60
Ending Balance From Statement:	787,375.60
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
5/1/2026	05/26	35998	AP	AGL Designs, LLC	490.00	
5/1/2026	05/26	36021	AP	Hertz Investment Group, LLC	82,662.21	
5/1/2026	05/26	36027	AP	Legacy Project Inc.	684.00	
5/1/2026	05/26	36033	AP	ParaTech, LLC	15,398.72	
6/2/2026	06/26	36052	AP	Combined Insurance Company	331.08	
6/2/2026	06/26	36053	AP	Guardian	961.25	
6/3/2026	06/26	36054	AP	A&A Signs, Inc.	97.06	
6/3/2026	06/26	36055	AP	A-1 Pinnacle Elevator, LLC	13,101.28	
6/3/2026	06/26	36056	AP	Alliance Overnight Document Service	2,257.20	
6/3/2026	06/26	36057	AP	Beau Box Commercial Real Estate	30,995.72	
6/3/2026	06/26	36059	AP	Priority Systems, Inc.	165.00	
6/3/2026	06/26	36061	AP	Catherine B Gaudet	447.92	
6/3/2026	06/26	36062	AP	Chem-Aqua, Inc.	1,046.71	
6/3/2026	06/26	36063	AP	CINTAS CORPORATION (FAS)	364.00	
6/3/2026	06/26	36065	AP	Cintas Corporation	698.30	
6/3/2026	06/26	36066	AP	Community Coffee Company, LLC	227.93	
6/3/2026	06/26	36067	AP	CUSTOM SPECIALTIES	565.40	
6/3/2026	06/26	36068	AP	ECOLAB PEST ELIMINATION	882.75	
6/3/2026	06/26	36069	AP	Edifice Protection Group, Inc.	31,386.89	
6/3/2026	06/26	36070	AP	ENTERGY	55,916.84	
6/3/2026	06/26	36071	AP	FIRE & SAFETY COMMODITIES	14,406.37	
6/3/2026	06/26	36072	AP	FP MAILING SOLUTIONS	187.73	
6/3/2026	06/26	36073	AP	Frickey Construction, LLC	2,787.29	
6/3/2026	06/26	36074	AP	Gulf Coast Office Products	60.00	
6/3/2026	06/26	36075	AP	Grainger	785.00	
6/3/2026	06/26	36076	AP	Hertz Investment Group, LLC	38,071.82	
6/3/2026	06/26	36077	AP	Johnson Controls Building Solutions, LLC	2,384.00	
6/3/2026	06/26	36078	AP	Stephenson Commercial Real Estate	22,055.66	
6/3/2026	06/26	36079	AP	Coca-Cola Refreshments USA, Inc.	366.74	

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 7/22/2026
Time: 4:43 PM

6/3/2026	06/26	36080	AP	Legacy Project Inc.	846.00	
6/3/2026	06/26	36082	AP	Mood Media	200.35	
6/3/2026	06/26	36084	AP	ParaTech, LLC	1,402.80	
6/3/2026	06/26	36085	AP	The Plant Gallery	1,473.49	
6/3/2026	06/26	36087	AP	Precision Metal, Inc.	1,800.00	
6/3/2026	06/26	36088	AP	Premier Source, Inc.	2,900.00	
6/3/2026	06/26	36089	AP	Republic Services	2,136.19	
6/3/2026	06/26	36090	AP	Samuel Burgess	274.00	
6/3/2026	06/26	36091	AP	State Chemical Solutions	913.31	
6/3/2026	06/26	36092	AP	Securitas Technology Corporation	792.00	
6/3/2026	06/26	36093	AP	Sewerage and Water Board of N.O.	7,080.33	
6/3/2026	06/26	36094	AP	SKYCOM1	720.00	
6/3/2026	06/26	36095	AP	ServiceMaster Elite Cleaning Servic	328.52	
6/3/2026	06/26	36096	AP	Talbot Realty Group, Inc.	4,989.08	
6/3/2026	06/26	36097	AP	Verizon Wireless	67.51	
6/3/2026	06/26	36098	AP	Wesco Gas & Welding Supply Inc.	1,208.58	
6/3/2026	06/26	36099	AP	Wurth Plus, LLC	18,580.96	
6/3/2026	06/26	36100	AP	Zoro Tools, Inc.	214.40	
6/3/2026	06/26	36101	AP	Delta Services	2,485.00	
6/9/2026	06/26	36102	AP	CRASTO GLASS & MIRROR CO INC.	3,807.00	
6/10/2026	06/26	36103	AP	MRI Software LLC.	3,460.86	
6/12/2026	06/26	36104	AP	Chubb	336.45	
6/26/2026	06/26	36105	AP	MRI Software LLC.	5,467.86	
5/31/2026	05/26	119143	GL	5/22/26 Payroll (Pd 5/29/26)	3,133.24	
6/30/2026	06/26	119262	GL	6/05/26 Payroll (Pd 6/12/26)	6,053.66	
6/30/2026	06/26	119262	GL	6/05/26 Payroll (Pd 6/12/26)	3,123.42	
6/30/2026	06/26	119262	GL	6/05/26 Payroll (Pd 6/12/26)	15,090.06	
6/30/2026	06/26	119262	GL	6/19/26 Payroll (Pd 6/26/26)	5,963.47	
6/30/2026	06/26	119262	GL	6/19/26 Payroll (Pd 6/26/26)	3,127.36	
6/30/2026	06/26	119262	GL	6/19/26 Payroll (Pd 6/26/26)	14,858.57	
6/30/2026	06/26	119263	GL	6/2 Blue Cross Blue Shield payment	5,567.25	
6/30/2026	06/26	119263	GL	6/5 Transfer CMA to KB		553,432.14
TOTAL:					438,186.59	553,432.14

Excluded Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
------	--------	-----------	--------	-------------	-------------	----------

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 3
Date: 7/22/2026
Time: 4:43 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		787,375.60
Outstanding Checks/Other Withdrawal Adjustments:		-532,381.90
Less Outstanding Checks:	532,381.90	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		0.00
Adjusted GL Balance:		254,993.70
GL Account Balance:		254,993.70
Difference:		0.00

Outstanding Checks

Date	Period	Reference	Source	Description	Amount
7/2/2025	07/25	35530	AP	Sonitrol of New Orleans, Inc.	360.00
9/12/2025	09/25	35654	AP	SKYCOM1	240.00
1/21/2026	01/26	35851	AP	Combined Insurance Company	224.30
1/29/2026	01/26	35880	AP	The Plant Gallery	622.60
2/25/2026	02/26	35925	AP	Precision Metal, Inc.	10,900.00
5/1/2026	05/26	36018	AP	Glassman of Louisiana, LLC	25,587.40
5/1/2026	05/26	36045	AP	Wurth Plus, LLC	9,273.58
6/3/2026	06/26	36058	AP	BlueTriton Brands, Inc.	54.96
6/3/2026	06/26	36086	AP	Platinum Cleaning and Facility Services LLC	41,799.00
6/30/2026	06/26	36106	AP	A-1 Pinnacle Elevator, LLC	13,101.28
6/30/2026	06/26	36107	AP	AGL Designs, LLC	1,965.03
6/30/2026	06/26	36108	AP	Atlas Hose & Gasket Co., LLC	268.98
6/30/2026	06/26	36109	AP	Beau Box Commercial Real Estate	56,024.54
6/30/2026	06/26	36110	AP	BlueTriton Brands, Inc.	504.02
6/30/2026	06/26	36111	AP	Bremermann Mechanical, Inc.	2,598.00
6/30/2026	06/26	36112	AP	Chem-Aqua, Inc.	1,046.71
6/30/2026	06/26	36113	AP	CINTAS CORPORATION (FAS)	257.88
6/30/2026	06/26	36116	AP	Cintas Corporation	1,232.80
6/30/2026	06/26	36117	AP	Community Coffee Company, LLC	420.41
6/30/2026	06/26	36118	AP	Delta Services	560.00
6/30/2026	06/26	36119	AP	Dirk Fontenot	100.00
6/30/2026	06/26	36120	AP	DOCUMART	174.88
6/30/2026	06/26	36121	AP	ECOLAB PEST ELIMINATION	1,157.75
6/30/2026	06/26	36122	AP	Edifice Protection Group, Inc.	31,096.73
6/30/2026	06/26	36123	AP	ENTERGY	68,809.99
6/30/2026	06/26	36124	AP	EXECUTONE	65.00
6/30/2026	06/26	36125	AP	Federal Express	53.44
6/30/2026	06/26	36126	AP	Frickey Construction, LLC	1,725.00
6/30/2026	06/26	36127	AP	First Class Coating LLC	28,057.00

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 4
Date: 7/22/2026
Time: 4:43 PM

6/30/2026	06/26	36128	AP	Grainger	491.68
6/30/2026	06/26	36129	AP	Hertz Investment Group, LLC	48,747.02
6/30/2026	06/26	36130	AP	ITS Fire Alarm Security	49,271.61
6/30/2026	06/26	36131	AP	J & B MACHINE WORKS, INC.	17,500.00
6/30/2026	06/26	36132	AP	Jefferson Sprinkler	2,324.00
6/30/2026	06/26	36133	AP	Coca-Cola Refreshments USA, Inc.	271.21
6/30/2026	06/26	36134	AP	Legacy Project Inc.	702.00
6/30/2026	06/26	36135	AP	Metro Business Supplies	762.60
6/30/2026	06/26	36136	AP	Marks Plumbing Parts	118.43
6/30/2026	06/26	36137	AP	Mood Media	200.35
6/30/2026	06/26	36138	AP	Nu-Lite	759.39
6/30/2026	06/26	36139	AP	ParaTech, LLC	52.80
6/30/2026	06/26	36140	AP	The Plant Gallery	1,473.49
6/30/2026	06/26	36141	AP	Platinum Cleaning and Facility Services LLC	39,457.60
6/30/2026	06/26	36142	AP	Precision Metal, Inc.	1,800.00
6/30/2026	06/26	36143	AP	Premier Source, Inc.	2,900.00
6/30/2026	06/26	36144	AP	Republic Services	1,640.38
6/30/2026	06/26	36145	AP	Sewerage and Water Board of N.O.	6,310.52
6/30/2026	06/26	36146	AP	SKYCOM1	720.00
6/30/2026	06/26	36147	AP	ServiceMaster Elite Cleaning Servic	328.52
6/30/2026	06/26	36148	AP	Talbot Realty Group, Inc.	56,024.54
6/30/2026	06/26	36149	AP	UNITED REFRIGERATION INC.	266.62
6/30/2026	06/26	36150	AP	Verizon Wireless	110.86
6/30/2026	06/26	36151	AP	Wells Fargo Vendor Financial Services, LLC	117.00
6/30/2026	06/26	36152	AP	Wurth Plus, LLC	1,750.00

Total: 532,381.90



KeyBank
P.O. Box 93885
Cleveland, OH 44101-5885

Corporate Banking Statement
June 30, 2026
page 1 of 3

479681287484

52 13 T 968 00000 R EM A0
HERTZ 909 POYDRAS, LLC
15303 VENTURA BLVD STE 800
SHERMAN OAKS CA 91403-3198

Questions or comments?
Call 1-800-821-2829
Dial 711 for TTY/TRS

Important Pricing Update

Effective 08/01/2026, KeyBank's pricing for Uncollected Funds will change to Prime Rate* + 5%. This change will appear beginning with your August 2026 Account Analysis Statement.

An uncollected funds service charge will be assessed on any day the account carries a negative collected balance. The charge is calculated using the Bank's uncollected funds rate, which is the Bank's prime rate plus 5.0 percentage points. The "prime rate" is the rate the Bank designates from time to time and is not necessarily the lowest rate charged to clients.

If you have questions about this change, or whether it will apply to your business, please contact your Cash Management Sales Representative. You may also call our Commercial Banking Services team at 1-800-821-2829. Dial 711 for TTY/TRS.

**The U.S. Prime Rate is a benchmark interest rate that adjusts with market conditions and is set by the Fed.*

Commercial Transaction 479681287484
HERTZ 909 POYDRAS, LLC

Beginning balance 5-31-26	\$672,130.05
1 Addition	+553,432.14
60 Subtractions	-438,186.59
Ending balance 6-30-26	\$787,375.60

Additions

<i>Deposits</i>	<i>Date</i>	<i>Serial #</i>	<i>Source</i>	
	6-5	233593	Wire Deposit Wells Fargo Bank	\$553,432.14
Total additions				\$553,432.14

Subtractions

Paper Checks * check missing from sequence

<i>Check</i>	<i>Date</i>	<i>Amount</i>	<i>Check</i>	<i>Date</i>	<i>Amount</i>	<i>Check</i>	<i>Date</i>	<i>Amount</i>
35998	6-5	\$490.00	*36027	6-12	684.00	*36052	6-8	331.08
*36021	6-5	82,662.21	*36033	6-15	15,398.72	36053	6-8	961.25

479681287484

Subtractions

(con't)

Paper Checks * check missing from sequence

Check	Date	Amount	Check	Date	Amount	Check	Date	Amount
36054	6-11	97.06	36073	6-12	2,787.29	36091	6-22	913.31
36055	6-16	13,101.28	36074	6-15	60.00	36092	6-18	792.00
36056	6-16	2,257.20	36075	6-16	785.00	36093	6-9	7,080.33
36057	6-5	30,995.72	36076	6-5	38,071.82	36094	6-23	720.00
*36059	6-11	165.00	36077	6-18	2,384.00	36095	6-15	328.52
*36061	6-11	447.92	36078	6-8	22,055.66	36096	6-11	4,989.08
36062	6-15	1,046.71	36079	6-17	366.74	36097	6-18	67.51
36063	6-18	364.00	36080	6-12	846.00	36098	6-22	1,208.58
*36065	6-18	698.30	*36082	6-22	200.35	36099	6-10	18,580.96
36066	6-22	227.93	*36084	6-15	1,402.80	36100	6-16	214.40
36067	6-11	565.40	36085	6-12	1,473.49	36101	6-9	2,485.00
36068	6-24	882.75	*36087	6-30	1,800.00	36102	6-17	3,807.00
36069	6-24	31,386.89	36088	6-16	2,900.00	36103	6-17	3,460.86
36070	6-10	55,916.84	36089	6-17	2,136.19	36104	6-15	336.45
36071	6-16	14,406.37	36090	6-18	274.00	36105	6-29	5,467.86
36072	6-18	187.73						

Paper Checks Paid **\$381,269.56**

Withdrawals	Date	Serial #	Location	
	6-1		Adp 401K Adp 401K	\$3,133.24
	6-2		Bcbsla Bcbsla Ref*Bfpmtid*887770655	5,567.25
	6-11		Adp Wage Pay Wage Pay	15,090.06
	6-11		Adp Tax Adp Tax	6,053.66
	6-15		Adp 401K Adp 401K	3,123.42
	6-26		Adp Wage Pay Wage Pay	14,858.57
	6-26		Adp Tax Adp Tax	5,963.47
	6-29		Adp 401K Adp 401K	3,127.36
			Total subtractions	\$438,186.59

Stop

payments

Number	Check Date	Amount	Issued	Expires
35902	6-9-26	\$3,807.00	6-9-26	12-9-26

All stop payments expire on date shown, unless you notify us.

Fees and charges

See your Account Analysis statement for details.

CUSTOMER ACCOUNT DISCLOSURES

The following disclosures apply only to accounts covered by the Federal Truth-in-Lending Act or the Federal Electronic Funds Transfer Act, as amended, or similar state laws.

IN CASE OF ERROR OR QUESTIONS ABOUT YOUR ELECTRONIC TRANSFERS:

Call us at the phone number indicated on the first page of this statement, OR write us at the address listed below, as soon as you can, if you think your statement or receipt is wrong or if you need more information about a transfer listed on the statement or receipt. We must hear from you no later than sixty (60) days after we sent you the FIRST statement on which the problem or error appeared.

**KeyBank
Customer Disputes
NY-31-55-0228
555 Patroon Creek Blvd
Albany, NY 12206**

- Tell us your name and Account number;
- Describe the error or transfer that you are unsure about, and explain as clearly as you can why you believe it is an error or why you need more information;
- Tell us the dollar amount of the suspected error.

If you tell us orally, we may require that you send us your complaint or question in writing within ten (10) business days.

We will investigate your complaint and will correct any error promptly. If we take more than ten (10) business days to do this, we will recredit your account for the amount you think is in error, so that you will have use of the money during the time it takes us to complete our investigation.

COMMON ELECTRONIC TRANSACTION DESCRIPTIONS:

XFER TO SAV	- Transfer to Savings Account
XFER FROM SAV	- Transfer from Savings Account
XFER TO CKG	- Transfer to Checking Account
XFER FROM CKG	- Transfer from Checking Account
PMT TO CR CARD	- Payment to Credit Card
ADV CR CARD	- Advance from Credit Card

Preauthorized Credits: If you have arranged to have direct deposits made to your Account at least once every sixty (60) days from the same person or company, you can call us at the number indicated on the reverse side to find out whether or not the deposit has been made.

IMPORTANT LINE OF CREDIT INFORMATION

What To Do If You Think You Find A Mistake on Your Statement: If you think there is an error on your statement, write us at: KeyBank N.A., P.O Box 93885, Cleveland, OH 44101- 4825.

In your letter, give us the following information:

- **Account Information :** Your name and account number.
- **Dollar Amount :** The dollar amount of the suspected error.
- **Description of the Problem :** If you think there is an error on your bill, describe what you believe is wrong and why you believe it was a mistake.

You must contact us within 60 days after the error appeared on your statement. You must notify us of any potential errors in writing. You may call us, but if you do we are not required to investigate any potential errors and you may have to pay the amount in question.

While we investigate whether or not there has been an error, the following are true:

- We cannot try to collect the amount in question, or report you as delinquent on that amount.
- The charge in question may remain on your statement, and we may continue to charge you interest on that amount. But, if we determine that we made a mistake, you will not have to pay the amount in question or any interest or other fees related to that amount.
- While you do not have to pay the amount in question, you are responsible for the remainder of your balance.
- We can apply any unpaid amount against your credit limit.

Explanation of Finance Charge: Your Finance Charge attributable to interest (hereinafter referred to as interest) is computed using the Average Daily Balance method.

Average Daily Balance method (Balance Subject to Interest Rate): Your interest is computed on all purchases and cash advances (collectively “advances”) from the date each advance is posted until we receive payment in full (there is no grace period). We figure the interest on your line of credit by multiplying the daily periodic rate by the “Average Daily Balance” of your line of credit (including current transactions) and multiplying by the number of days in the billing cycle. To get the Average Daily Balance we take the beginning balance of your line of credit each day, add any new advances or debits, and subtract any payments and credits, any non-financed fees and unpaid interest. This gives us the daily balance. Then we add up all of your daily balances in the billing cycle and divide this total by the number of days in the billing cycle to get your Average Daily Balance.

CREDIT INFORMATION: If you believe we have reported inaccurate information about your account to a credit reporting agency, you may contact the credit reporting agency or write to us at:

Key Credit Research Department
P.O. Box 94518
Cleveland, Ohio 44101-4518

Please include your account number, a copy of your credit report reflecting the inaccurate information, name, address, city, state, and zip code, and an explanation of why you believe the information is inaccurate.

BALANCING YOUR ACCOUNT

Please examine your statement and paid check information upon receipt. Erasures, alterations or irregularities should be reported promptly in accordance with your account agreement. The suggested steps below will help you balance your account.

INSTRUCTIONS

- 1 Verify and check off in your check register each deposit, check or other transaction shown on this statement.**

Enter into your check register and SUBTRACT:

- Checks or other deductions shown on our statement that you have *not* already entered.
- The “Service charges”, if any, shown on your statement.

Enter into your check register and ADD:

- Deposits or other credits shown on your statement that you have *not* already entered.
- The “Interest earned” shown on your statement, if any.

4 List from your check register any checks or other deductions that are <i>not</i> shown on your statement.	Check # or Date		Amount	
	TOTAL →		\$	

5 List any deposits from your check register that are <i>not</i> shown on your statement.	Date		Amount	
	TOTAL →		\$	

6 Enter ending balance shown on your statement.	\$		

7 Add 5 and 6 and enter total here.	\$		

8 Enter total from 4.	\$		

9 Subtract 8 from 7 and enter difference here.	\$		

This amount should agree with your check register balance.			
--	--	--	--

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 7/22/2026
Time: 4:46 PM

Bank NO110-DE

Dollar Bank, PITT

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56690
Reconciliation Date: 7/22/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	1,550.52
Less Cleared Withdrawals:	0.00
Add Cleared Deposits:	0.00
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	1,550.52
Ending Balance From Statement:	1,550.52
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
TOTAL:					0.00	0.00

Excluded Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
------	--------	-----------	--------	-------------	-------------	----------

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 7/22/2026
Time: 4:46 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		1,550.52
Outstanding Checks/Other Withdrawal Adjustments:		0.00
Less Outstanding Checks:	0.00	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		<u>0.00</u>
Adjusted GL Balance:		1,550.52
GL Account Balance:		<u>1,550.52</u>
Difference:		0.00



HERTZ 909 POYDRAS, LLC
OPERATING ACCOUNT
15303 VENTURA BLVD
STE 800
SHERMAN OAKS CA 91403-3198

ACCOUNT NUMBER 2677526554
STATEMENT DATE 06/01/26 THRU 06/30/26
TREASURY MANAGEMENT PA
20 STANWIX ST
17TH FLOOR
(412) 261-4900

ACCOUNT SUMMARY				
	BALANCE LAST STATEMENT	DEPOSITS AND OTHER CREDITS	CHECKS AND OTHER DEBITS	BALANCE THIS STATEMENT
CHECKING	1,550.52	0.00	0.00	1,550.52

CHECKING ACTIVITY				
DATE	TRANSACTION DESCRIPTION	CARD #	DEBIT	CREDIT

NO ACTIVITY

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 8/10/2026
Time: 9:51 PM

Bank NO110-DE

Dollar Bank Money Market Account

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56720
Reconciliation Date: 8/10/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	104,205.92
Less Cleared Withdrawals:	0.00
Add Cleared Deposits:	232.36
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	104,438.28
Ending Balance From Statement:	104,438.28
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
6/30/2026	06/26	119362	GL	6/26 DB MM Interest		232.36
TOTAL:					0.00	232.36

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 8/10/2026
Time: 9:51 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		104,438.28
Outstanding Checks/Other Withdrawal Adjustments:		0.00
Less Outstanding Checks:	0.00	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		<u>0.00</u>
Adjusted GL Balance:		104,438.28
GL Account Balance:		<u>104,438.28</u>
Difference:		0.00



HERTZ 909 POYDRAS MANAGER, INC
MMKT
15303 VENTURA BLVD STE 800
SHERMAN OAKS CA 91403-3198

X

ACCOUNT NUMBER 2678886595

STATEMENT DATE 06/01/26 THRU 06/30/26

TREASURY MANAGEMENT PA
20 STANWIX ST
17TH FLOOR
(412) 261-4900

ACCOUNT SUMMARY				
	BALANCE LAST STATEMENT	DEPOSITS AND OTHER CREDITS	CHECKS AND OTHER DEBITS	BALANCE THIS STATEMENT
MONEY FUND	104,205.92	232.36	0.00	104,438.28

MONEY FUND ACTIVITY				
DATE	TRANSACTION DESCRIPTION	CARD #	DEBIT	CREDIT

06/30 INTEREST CREDIT 232.36

FOR THIS STATEMENT PERIOD

ANNUAL PERCENTAGE YIELD EARNED 2.75%
AVERAGE BALANCE 104,205.92
TOTAL INTEREST EARNED 232.36

LEDGER BALANCE BY DAY					
DATE	ENDING LEDGER	DATE	ENDING LEDGER	DATE	ENDING LEDGER
06/01	104,205.92	06/02	104,205.92	06/03	104,205.92
06/04	104,205.92	06/05	104,205.92	06/06	104,205.92
06/07	104,205.92	06/08	104,205.92	06/09	104,205.92
06/10	104,205.92	06/11	104,205.92	06/12	104,205.92
06/13	104,205.92	06/14	104,205.92	06/15	104,205.92
06/16	104,205.92	06/17	104,205.92	06/18	104,205.92
06/19	104,205.92	06/20	104,205.92	06/21	104,205.92
06/22	104,205.92	06/23	104,205.92	06/24	104,205.92
06/25	104,205.92	06/26	104,205.92	06/27	104,205.92
06/28	104,205.92	06/29	104,205.92	06/30	104,438.28

SUMMARY OF ACTIVITY BY CATEGORY					
DEPOSITS AND OTHER CREDITS DESCRIPTION	ITEMS	AMOUNT	CHECKS AND OTHER DEBITS DESCRIPTION	ITEMS	AMOUNT
OTHER CREDITS	1	232.36			
TOTAL DEP & OTHER CREDITS	1	232.36	TOTAL CHECKS & OTHER DEBITS	0	0.00

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 8/10/2026
Time: 9:56 PM

Bank NO110-WI

Wells Fargo Bank

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56722
Reconciliation Date: 8/10/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	5,000.00
Less Cleared Withdrawals:	702,644.58
Add Cleared Deposits:	717,097.82
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	19,453.24
Ending Balance From Statement:	19,453.24
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
6/2/2026	06/26	00125582	CM	NO110 6.2.2026		72,000.55
6/1/2026	06/26	00125583	CM	NO110 6.1.2026		90,164.44
6/3/2026	06/26	00125584	CM	NO110 6.3.2026		1,726.52
6/4/2026	06/26	00125585	CM	NO110 6.4.2026		135,733.41
6/5/2026	06/26	00125586	CM	NO110 6.5.2026		27,985.37
6/8/2026	06/26	00125587	CM	NO110 6.8.2026		78,435.58
6/10/2026	06/26	00125588	CM	NO110 6.10.2026		20,753.87
6/11/2026	06/26	00125589	CM	NO110 6.11.2026		838.20
6/15/2026	06/26	00125689	CM	NO110 6.15.26		423.80
6/17/2026	06/26	00125690	CM	NO110 6.17.26		85,988.65
6/22/2026	06/26	00125692	CM	NO110 6.22.2026		72,364.65
6/25/2026	06/26	00125696	CM	NO110 6.25.2026		65,818.41
6/29/2026	06/26	00125697	CM	NO110 6.29.2026		65,361.66
6/30/2026	06/26	00125698	CM	NO110 6.30.2026		20,004.59
6/16/2026	06/26	00125699	CM	NO110 6.16.2026		7,478.80
6/29/2026	06/26	00125701	CM	NO110 Returned Check		-27,980.68
6/30/2026	06/26	119362	GL	6/26 Transfers LB to CMA	701,713.75	
6/30/2026	06/26	119363	GL	6/26 WF LB Bank Fee	930.83	
TOTAL:					702,644.58	717,097.82

Excluded Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
------	--------	-----------	--------	-------------	-------------	----------

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 8/10/2026
Time: 9:56 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		19,453.24
Outstanding Checks/Other Withdrawal Adjustments:		0.00
Less Outstanding Checks:	0.00	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		<u>0.00</u>
Adjusted GL Balance:		19,453.24
GL Account Balance:		<u>19,453.24</u>
Difference:		0.00

WellsOne® Account

Account number: 4738770338 ■ June 1, 2026 - June 30, 2026 ■ Page 1 of 3

WELLS
FARGO

HERTZ 909 POYDRAS, LLC
FBO NATIXIS REAL ESTATE CAPITAL LLC-DACA
15303 VENTURA BLVD STE 800
SHERMAN OAKS CA 91403-3198

Questions?

Call Global Payments & Liquidity Service
1-800-AT WELLS (1-800-289-3557)

Online: wellsfargo.com

Write: Wells Fargo Bank, N.A. (182)
PO Box 63020
San Francisco, CA 94163

Account summary

WellsOne® Account

Account number	Beginning balance	Total credits	Total debits	Ending balance
4738770338	\$5,000.00	\$745,078.50	-\$730,625.26	\$19,453.24

Credits

Deposits

Effective date	Posted date	Amount	Transaction detail
	06/01	71,615.08	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/04	134,823.36	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/05	3,051.70	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/08	64,037.98	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/10	20,753.87	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/15	423.80	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/16	7,478.80	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/22	72,364.65	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/25	47,345.61	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/29	32,696.76	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1
	06/30	14,453.24	Wholesale Lockbox Deposit Dallas Box 206548 Deposit 1

\$469,044.85 Total deposits

Electronic deposits/bank credits

Effective date	Posted date	Amount	Transaction detail
	06/01	425.00	Cox Communicatio Payments 11590973 *000902889\
	06/01	18,124.36	United Util Op Elec Paymt Her909 Hertz 909 Poydras LLC
	06/02	4,579.12	Cobbs Allen Hall Rents 260602 Hertz 909 Hertz 909 Poydras LLC
	06/02	67,421.43	Kean Miller Exp Reimb 260602 0904197 TRN*1*No-Rent-06/2026
	06/03	29.74	Ais Op Acct Preauthpay Hert909-01 Hertz 909 Poydras, LLC
	06/03	702.39	Cogent Communica Credits 260602 Otr6587193/90 909Poydrasst01
	06/03	994.39	Uniti Services L Exp Reimb 260602 16014 Hertz 909 Poydras LLC
	06/04	910.05	United Util Op Elec Paymt Her909 Hertz 909 Poydras LLC

Electronic deposits/bank credits (continued)

Effective date	Posted date	Amount	Transaction detail
	06/05	1,189.08	Level 3 Communic Payments 260605 100220001044226 NTE*ZZZ*Rmroi909 Poyd:Jun\NTE*ZZZ*NA\
	06/05	23,744.59	Advantage Capita Payables 060526 Hertz
	06/08	14,397.60	Bankplus Banktel 060526 0161 1- Bankplus - 3537 6.1.26
	06/11	838.20	French Embassy Payment 260610 Rmr*IV* Inv 2026-Fr
	06/17	85,988.65	Laz Parking Corp Pay 260617 SC1 M43120 Hertz 909 Poydras, LLC
	06/25	1,189.08	Level 3 Communic Payments 260625 100220001670826 NTE*ZZZ*Rmroi909 Poyd:Jul\NTE*ZZZ*NA\
	06/25	17,283.72	Ubs Bu Batch 260625 MR*Oi*Rentjul26148-1**17283.72*17283.72*0.00\SE*8
	06/29	994.39	Uniti Services L Exp Reimb 260626 16014 Hertz 909 Poydras LLC
	06/29	14,342.30	Kpmg LLP Dallas ACH 260625 000002000309931 01\GE*1*1\lea*1*000000001\
	06/29	17,328.21	United Util Op Elec Paymt Her909 Hertz 909 Poydras LLC
	06/30	5,551.35	French Embassy Payment 260629 Rmr*IV*Acc 00001832
		\$276,033.65	Total electronic deposits/bank credits
		\$745,078.50	Total credits

Debits**Electronic debits/bank debits**

Effective date	Posted date	Amount	Transaction detail
	06/01	18,549.36	WT Seq#60804 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260601060804 Rfb#
	06/02	143,615.63	WT Seq#32809 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260602032809 Rfb#
	06/03	1,726.52	WT Seq#30581 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260603030581 Rfb#
	06/05	160,667.08	WT Seq#33447 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260605033447 Rfb#
	06/08	17,449.30	WT Seq#41993 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260608041993 Rfb#
	06/09	64,037.98	WT Seq#27434 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260609027434 Rfb#
	06/11	930.83	Client Analysis Svc Chrg 260610 Svc Chge 0526 000004738770338
	06/11	21,592.07	WT Seq#30253 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260611030253 Rfb#
	06/17	92,960.42	WT Seq#28566 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260617028566 Rfb#
	06/23	72,364.65	WT Seq#28293 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260623028293 Rfb#
	06/25	18,472.80	WT Seq#35129 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260625035129 Rfb#
	06/26	47,345.61	WT Seq#38440 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260626038440 Rfb#
	06/29	27,980.68	Deposited Item Retn Unpaid - Paper 260629
	06/29	32,664.90	WT Seq#50768 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260629050768 Rfb#
	06/30	10,267.43	WT Seq#46893 Hertz 909 Poydras, LLC /Bnf= Srf# Trn#260630046893 Rfb#
		\$730,625.26	Total electronic debits/bank debits
		\$730,625.26	Total debits

Daily ledger balance summary

Date	Balance	Date	Balance	Date	Balance
05/31	5,000.00	06/04	140,733.41	06/10	25,753.87
06/01	76,615.08	06/05	8,051.70	06/11	4,069.17
06/02	5,000.00	06/08	69,037.98	06/15	4,492.97
06/03	5,000.00	06/09	5,000.00	06/16	11,971.77



Daily ledger balance summary (continued)

<i>Date</i>	<i>Balance</i>	<i>Date</i>	<i>Balance</i>	<i>Date</i>	<i>Balance</i>
06/17	5,000.00	06/25	52,345.61	06/29	9,716.08
06/22	77,364.65	06/26	5,000.00	06/30	19,453.24
06/23	5,000.00				
Average daily ledger balance		\$19,763.88			

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 8/10/2026
Time: 9:54 PM

Bank NO110-WI

Wells Fargo CMA - 2nd

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56721
Reconciliation Date: 8/10/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	819,684.61
Less Cleared Withdrawals:	983,576.12
Add Cleared Deposits:	701,713.75
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	537,822.24
Ending Balance From Statement:	537,822.24
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
6/30/2026	06/26	119263	GL	6/5 Transfer CMA to KB	553,432.14	
6/30/2026	06/26	119362	GL	6/26 Transfers LB to CMA		701,713.75
6/30/2026	06/26	119362	GL	6/26 Trimont CMA Fee	600.00	
6/30/2026	06/26	119362	GL	6/5 Mezz Loan Payment	46,686.28	
6/30/2026	06/26	119362	GL	6/5 Loan Payment	382,857.70	
TOTAL:					983,576.12	701,713.75

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 8/10/2026
Time: 9:54 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		537,822.24
Outstanding Checks/Other Withdrawal Adjustments:		0.00
Less Outstanding Checks:	0.00	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		<u>0.00</u>
Adjusted GL Balance:		537,822.24
GL Account Balance:		<u>537,822.24</u>
Difference:		0.00

Commercial Advantage Checking

Account number: 4127745925 ■ June 1, 2026 - June 30, 2026 ■ Page 1 of 2

WELLS
FARGO

HERTZ 909 POYDRAS, LLC
FBO TRIMONT LLC AS SERVICER CMA
550 S TRYON ST STE 2400
CHARLOTTE NC 28202-3684

Questions?

Call Global Payments & Liquidity Service
1-800-AT WELLS (1-800-289-3557)

Online: wellsfargo.com

Write: Wells Fargo Bank, N.A. (182)
PO Box 63020
San Francisco, CA 94163

Account summary

Commercial Advantage Checking

Account number	Beginning balance	Total credits	Total debits	Ending balance
4127745925	\$819,684.61	\$701,713.75	-\$983,576.12	\$537,822.24

Interest summary

Year to date interest and bonuses paid \$0.00

Credits

Electronic deposits/bank credits

Effective date	Posted date	Amount	Transaction detail
	06/01	18,549.36	WT Seq#60804 Hertz 909 Poydras, LLC /Org= Srf# Trn#260601060804 Rfb#
	06/02	143,615.63	WT Seq#32809 Hertz 909 Poydras, LLC /Org= Srf# Trn#260602032809 Rfb#
	06/03	1,726.52	WT Seq#30581 Hertz 909 Poydras, LLC /Org= Srf# Trn#260603030581 Rfb#
	06/05	160,667.08	WT Seq#33447 Hertz 909 Poydras, LLC /Org= Srf# Trn#260605033447 Rfb#
	06/08	17,449.30	WT Seq#41993 Hertz 909 Poydras, LLC /Org= Srf# Trn#260608041993 Rfb#
	06/09	64,037.98	WT Seq#27434 Hertz 909 Poydras, LLC /Org= Srf# Trn#260609027434 Rfb#
	06/11	21,592.07	WT Seq#30253 Hertz 909 Poydras, LLC /Org= Srf# Trn#260611030253 Rfb#
	06/17	92,960.42	WT Seq#28566 Hertz 909 Poydras, LLC /Org= Srf# Trn#260617028566 Rfb#
	06/23	72,364.65	WT Seq#28293 Hertz 909 Poydras, LLC /Org= Srf# Trn#260623028293 Rfb#
	06/25	18,472.80	WT Seq#35129 Hertz 909 Poydras, LLC /Org= Srf# Trn#260625035129 Rfb#
	06/26	47,345.61	WT Seq#38440 Hertz 909 Poydras, LLC /Org= Srf# Trn#260626038440 Rfb#
	06/29	32,664.90	WT Seq#50768 Hertz 909 Poydras, LLC /Org= Srf# Trn#260629050768 Rfb#
	06/30	10,267.43	WT Seq#46893 Hertz 909 Poydras, LLC /Org= Srf# Trn#260630046893 Rfb#
		\$701,713.75	Total electronic deposits/bank credits
		\$701,713.75	Total credits

Debits

Electronic debits/bank debits

Effective date	Posted date	Amount	Transaction detail
	06/05	46,686.28	WT Seq462107 Trimont LLC, Cms East W /Bnf=Trimont LLC, Cms East Workflow Cash Clearin Srf# 0005912103 Trn#260605462107 Rfb# 0005912103
	06/05	382,857.70	WT Seq462336 Trimont LLC, Cms East W /Bnf=Trimont LLC, Cms East Workflow Cash Clearin Srf# 0005912108 Trn#260605462336 Rfb# 0005912108
	06/05	553,432.14	WT Fed#03R00 Keybank National A /Ftr/Bnf=Hertz 909 Poydras, LLC Srf# Ec26060551604950 Trn#260605086092 Rfb# 0005909933
	06/11	600.00	< Business to Business ACH Debit - Trimont Cma Fees xxxxx0004 Hertz 909 Poydras, LLC
		\$983,576.12	Total electronic debits/bank debits
		\$983,576.12	Total debits

< **Business to Business ACH:** If this is a business account, this transaction has a return time frame of one business day from post date. This time frame does not apply to consumer accounts.

Daily ledger balance summary

Date	Balance	Date	Balance	Date	Balance
05/31	819,684.61	06/08	178,716.38	06/25	447,544.30
06/01	838,233.97	06/09	242,754.36	06/26	494,889.91
06/02	981,849.60	06/11	263,746.43	06/29	527,554.81
06/03	983,576.12	06/17	356,706.85	06/30	537,822.24
06/05	161,267.08	06/23	429,071.50		
Average daily ledger balance		\$417,123.86			

NOTICE: Wells Fargo Bank, N.A. may furnish information about accounts belonging to individuals, including sole proprietorships, to consumer reporting agencies. If this applies to you, you have the right to dispute the accuracy of information that we have reported by writing to us at: Overdraft Collections and Recovery PO Box 5058 Portland, OR. 97208-5058. You must describe the specific information that is inaccurate or in dispute and the basis for any dispute with supporting documentation. In the case of information that relates to an identity theft, you will need to provide us with an identity theft report.

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 7/23/2026
Time: 4:41 PM

Bank JS170-KB

KeyBank

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56665
Reconciliation Date: 7/23/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	468,274.14
Less Cleared Withdrawals:	191,961.07
Add Cleared Deposits:	24,102.52
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	300,415.59
Ending Balance From Statement:	300,415.59
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
5/1/2026	05/26	33530	AP	Hertz Investment Group, LLC	11,000.00	
5/7/2026	05/26	33563	AP	Precision Metal, Inc.	4,290.00	
5/28/2026	05/26	33580	AP	Jackson Paper Company	1,940.94	
5/28/2026	05/26	33581	AP	Matthew Craft	100.00	
5/28/2026	05/26	33582	AP	Metro Building Services, LLC	14,427.72	
5/28/2026	05/26	33583	AP	Platinum Cleaning and Facility Services LLC	2,521.44	
5/28/2026	05/26	33584	AP	Terry Services, Inc.	491.40	
5/28/2026	05/26	33585	AP	UpchurchServices, LLC	5,166.12	
5/28/2026	05/26	33586	AP	Weiser Security Service	6,125.32	
5/28/2026	05/26	33587	AP	WM Corporate Services, Inc.	1,153.88	
6/2/2026	06/26	33588	AP	Combined Insurance Company	112.00	
6/2/2026	06/26	33589	AP	Guardian	246.83	
6/4/2026	06/26	33590	AP	Advanced MicroSystems	508.23	
6/4/2026	06/26	33591	AP	Aire-Master of Central Mississippi	100.00	
6/4/2026	06/26	33593	AP	Vestis Services, LLC	634.74	
6/4/2026	06/26	33594	AP	Atmos Energy	3,165.16	
6/4/2026	06/26	33595	AP	Atmos Energy	7,637.96	
6/4/2026	06/26	33596	AP	Fuse.Cloud	895.30	
6/4/2026	06/26	33597	AP	Carroll's Maintenance Co	825.00	
6/4/2026	06/26	33598	AP	Carr Plumbing Supply	747.04	
6/4/2026	06/26	33599	AP	CARRIER COMMERCIAL SERV.	3,304.20	
6/4/2026	06/26	33600	AP	Chem-Aqua, Inc.	1,242.98	
6/4/2026	06/26	33601	AP	Entergy Mississippi, Inc.	25,826.13	
6/4/2026	06/26	33602	AP	Entergy Mississippi, Inc.	13,060.14	
6/4/2026	06/26	33603	AP	Evergreen Irrigation	1,223.93	
6/4/2026	06/26	33604	AP	Exell	80.81	
6/4/2026	06/26	33606	AP	Grainger	434.70	
6/4/2026	06/26	33607	AP	Green Oak Garden Center, LLC	232.28	
6/4/2026	06/26	33609	AP	Hertz Investment Group, LLC	10,882.35	

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 7/23/2026
Time: 4:41 PM

6/4/2026	06/26	33610	AP	Hertz Investment Group, LLC	12,938.57	
6/4/2026	06/26	33611	AP	JXN Water	2,293.63	
6/4/2026	06/26	33612	AP	JXN Water	25.00	
6/4/2026	06/26	33613	AP	JXN Water	320.38	
6/4/2026	06/26	33614	AP	MRI Software LLC.	1,534.86	
6/4/2026	06/26	33615	AP	Platinum Cleaning and Facility Services LLC	16,411.06	
6/4/2026	06/26	33616	AP	Quadient Leasing USA, Inc.	84.75	
6/4/2026	06/26	33617	AP	Revell Hardware & Supply Group	33.76	
6/4/2026	06/26	33618	AP	RJ Young Company	234.12	
6/4/2026	06/26	33619	AP	Terry Services, Inc.	13,375.21	
6/4/2026	06/26	33620	AP	UpchurchServices, LLC	7,415.69	
6/4/2026	06/26	33621	AP	Weiser Security Service	6,551.46	
6/26/2026	06/26	33623	AP	MRI Software LLC.	2,677.20	
6/3/2026	06/26	00125615	CM	JS170 - 06/03/2026		1,130.00
6/5/2026	06/26	00125616	CM	JS170 - 06.05.2026		1,237.38
6/8/2026	06/26	00125633	CM	JS170 - 06.08.2026		1,391.13
6/17/2026	06/26	00125635	CM	JS170 - 06.17.2026		11.15
6/9/2026	06/26	00125640	CM	JS140 - 06.09.2026		7.81
6/1/2026	06/26	00125654	CM	JS1701 - 06.01.2026		15,351.73
6/25/2026	06/26	00125655	CM	JS170 - 06.25.2026		1,391.13
6/30/2026	06/26	00125683	CM	JS170 - 06.30.2026		3,590.00
6/9/2026	06/26	00125688	CM	JS170 - Reverse Batches entered in error		-7.81
5/31/2026	05/26	119118	GL	05/22 Payroll-401K Cash	282.48	
6/30/2026	06/26	119227	GL	06/05 Payroll-Tax Cash	1,085.34	
6/30/2026	06/26	119227	GL	06/05 Payroll-401K Cash	278.90	
6/30/2026	06/26	119227	GL	06/05 Payroll-Direct Deposit Cash	3,300.41	
6/30/2026	06/26	119228	GL	06/19 Payroll-Tax Cash	1,107.32	
6/30/2026	06/26	119228	GL	06/19 Payroll-401K Cash	283.08	
6/30/2026	06/26	119228	GL	06/19 Payroll-Direct Deposit Cash	3,351.25	
TOTAL:					191,961.07	24,102.52

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 3
Date: 7/23/2026
Time: 4:41 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		300,415.59
Outstanding Checks/Other Withdrawal Adjustments:		-74,730.33
Less Outstanding Checks:	74,730.33	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		0.00
Adjusted GL Balance:		225,685.26
GL Account Balance:		225,685.26
Difference:		0.00

Outstanding Checks

Date	Period	Reference	Source	Description	Amount
10/23/2025	10/25	33188	AP	Quadient Leaseing USA, Inc.	249.91
3/18/2026	03/26	33397	AP	Operation Empathy-c/o Max Martin	80.00
6/4/2026	06/26	33622	AP	Workwise Compliance Inc.	59.81
6/30/2026	06/26	33624	AP	Ann Fry	150.88
6/30/2026	06/26	33627	AP	Ann Fry	471.85
6/30/2026	06/26	33628	AP	Chris Haynes Electric Supply Inc	115.65
6/30/2026	06/26	33629	AP	Entergy Mississippi, Inc.	1,314.57
6/30/2026	06/26	33630	AP	Hertz Investment Group, LLC	12,505.39
6/30/2026	06/26	33631	AP	Jackson Paper Company	2,303.81
6/30/2026	06/26	33632	AP	JXN Water	2,689.24
6/30/2026	06/26	33633	AP	Matthew Craft	100.00
6/30/2026	06/26	33635	AP	Platinum Cleaning and Facility Services LLC	18,683.62
6/30/2026	06/26	33636	AP	Rene Hilton	111.60
6/30/2026	06/26	33637	AP	UpchurchServices, LLC	991.86
6/30/2026	06/26	33638	AP	Weiser Security Service	9,200.79
6/30/2026	06/26	33639	AP	WM Corporate Services, Inc.	1,125.74
12/29/2025	12/25	122524	AP	Hertz Investment Group, LLC	24,575.61
Total:					74,730.33



KeyBank
P.O. Box 93885
Cleveland, OH 44101-5885

Corporate Banking Statement
June 30, 2026
page 1 of 3

479681287849

42 13 T 968 00000 R EM A0
HERTZ JACKSON CITY CENTRE, LLC
15303 VENTURA BLVD SUITE 800
SHERMAN OAKS CA 91403-3198

Questions or comments?
Call 1-800-821-2829
Dial 711 for TTY/TRS

Important Pricing Update

Effective 08/01/2026, KeyBank's pricing for Uncollected Funds will change to Prime Rate* + 5%. This change will appear beginning with your August 2026 Account Analysis Statement.

An uncollected funds service charge will be assessed on any day the account carries a negative collected balance. The charge is calculated using the Bank's uncollected funds rate, which is the Bank's prime rate plus 5.0 percentage points. The "prime rate" is the rate the Bank designates from time to time and is not necessarily the lowest rate charged to clients.

If you have questions about this change, or whether it will apply to your business, please contact your Cash Management Sales Representative. You may also call our Commercial Banking Services team at 1-800-821-2829. Dial 711 for TTY/TRS.

**The U.S. Prime Rate is a benchmark interest rate that adjusts with market conditions and is set by the Fed.*

Commercial Transaction 479681287849
HERTZ JACKSON CITY CENTRE, LLC

Beginning balance 5-31-26	\$468,274.14
8 Additions	+24,102.52
49 Subtractions	-191,961.07
Ending balance 6-30-26	\$300,415.59

Additions

<i>Deposits</i>	<i>Date</i>	<i>Serial #</i>	<i>Source</i>	
	6-1		Gsa Treas 310 Misc Payrmr*IV*Lms00693*Pi*15	\$15,351.73
	6-3		Mississippi Blacpayroll	1,130.00
	6-5		010 Treas 310 Misc Payrmr*IV*06-01-2026*Pi*	1,105.00
	6-5		Gsa Treas 310 Misc Payrmr*IV*Lms00693*Pi*13	132.38
	6-8		Level 3 Communicpayments Nte*Zzz*Rmroi200 Sout	1,391.13
	6-17		Laz Parking Corp Pay	11.15
	6-25		Level 3 Communicpayments Nte*Zzz*Rmroi200 Sout	1,391.13
	6-30		Key Capture Deposit	3,590.00
			Total additions	\$24,102.52

Corporate Banking Statement
June 30, 2026
page 2 of 3

479681287849

Subtractions

Paper Checks

* check missing from sequence

Check	Date	Amount	Check	Date	Amount	Check	Date	Amount
33530	6-5	\$11,000.00	*33593	6-11	634.74	*33609	6-5	10,882.35
*33563	6-3	4,290.00	33594	6-15	3,165.16	33610	6-5	12,938.57
*33580	6-3	1,940.94	33595	6-15	7,637.96	33611	6-10	2,293.63
33581	6-2	100.00	33596	6-9	895.30	33612	6-10	25.00
33582	6-2	14,427.72	33597	6-16	825.00	33613	6-10	320.38
33583	6-12	2,521.44	33598	6-9	747.04	33614	6-11	1,534.86
33584	6-3	491.40	33599	6-11	3,304.20	33615	6-18	16,411.06
33585	6-3	5,166.12	33600	6-10	1,242.98	33616	6-11	84.75
33586	6-5	6,125.32	33601	6-11	25,826.13	33617	6-10	33.76
33587	6-8	1,153.88	33602	6-11	13,060.14	33618	6-11	234.12
33588	6-8	112.00	33603	6-11	1,223.93	33619	6-9	13,375.21
33589	6-8	246.83	33604	6-11	80.81	33620	6-8	7,415.69
33590	6-10	508.23	*33606	6-12	434.70	33621	6-12	6,551.46
33591	6-12	100.00	33607	6-10	232.28	*33623	6-29	2,677.20

Paper Checks Paid \$182,272.29

Withdrawals	Date	Serial #	Location	
	6-1		Adp 401K Adp 401K	\$282.48
	6-11		Adp Wage Pay Wage Pay	3,300.41
	6-11		Adp Tax Adp Tax	1,085.34
	6-15		Adp 401K Adp 401K	278.90
	6-26		Adp Wage Pay Wage Pay	3,351.25
	6-26		Adp Tax Adp Tax	1,107.32
	6-29		Adp 401K Adp 401K	283.08
Total subtractions				\$191,961.07

Fees and charges

See your Account Analysis statement for details.

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 1
Date: 7/10/2026
Time: 4:30 PM

Bank JS170-MT

Metropolitan Commercial Bank

BANK RECONCILIATION

Reconciliation of Opening Statement Balance to Ending Statement Balance

Reconciliation Number: 56673
Reconciliation Date: 7/10/2026
Statement Ending Date: 6/30/2026

Opening Balance From Statement:	37,549.75
Less Cleared Withdrawals:	0.00
Add Cleared Deposits:	0.00
Less Bank Fees/Other Adjustments:	0.00
Add Interest Earned/Other Adjustments:	0.00
Research Adjustments:	0.00
Adjusted Bank Balance:	37,549.75
Ending Balance From Statement:	37,549.75
Difference:	0.00

Notes

Cleared Withdrawals and Deposits

Date	Period	Reference	Source	Description	Withdrawals	Deposits
TOTAL:					0.00	0.00

Database: R52999900001
Report ID: MRI_BREC

MRI Bank Reconciliation
Hertz Investment Group LLC

Page: 2
Date: 7/10/2026
Time: 4:30 PM

GL Reconciliation

Reconciliation of Ending Statement Balance To General Ledger Balance

Period: 06/26

Ending Balance From Statement:		37,549.75
Outstanding Checks/Other Withdrawal Adjustments:		0.00
Less Outstanding Checks:	0.00	
Add Cleared, Unjournalized Withdrawal:	0.00	
Add Cleared, Journalized Withdrawals for Future Period:	0.00	
Deposits in transit/Other Deposit Adjustments:		0.00
Add Deposits in Transit:	0.00	
Less Cleared, Unjournalized Deposits:	0.00	
Less Cleared, Journalized Deposits for Future Period:	0.00	
Outstanding Bank Fees/Interest Adjustments:		0.00
Research Adjustments:		<u>0.00</u>
Adjusted GL Balance:		37,549.75
GL Account Balance:		<u>37,549.75</u>
Difference:		0.00

Address Service Requested

HERTZ JACKSON CITY CENTRE LLC
C/O HERTZ INVESTMENT GROUP
15303 VENTURA BLVD STE 800
SHERMAN OAKS CA 91403-3198

SUMMARY OF ACCOUNTS

ACCOUNT TYPE	ACCOUNT NUMBER	BALANCE
Operating	XXXXXXXX4168	\$37,549.75

Operating ACCOUNT XXXXXXXX4168

ACCOUNT SUMMARY

06/01/2026	Beginning Balance	\$37,549.75
	0 Credit(s) This Period	\$0.00
	0 Debit(s) This Period	\$0.00
06/30/2026	Ending Balance	\$37,549.75
	Maturity Date	

ACCOUNT ACTIVITY

DATE	DESCRIPTION	DEBITS	CREDITS	BALANCE
06/01/2026	Beginning Balance			\$37,549.75
06/30/2026	Ending Balance			\$37,549.75

ITEMIZATION OF OVERDRAFT AND RETURNED ITEM FEES

	TOTAL FOR THIS PERIOD	TOTAL YEAR TO DATE
TOTAL OVERDRAFT FEES:	\$0.00	\$0.00
TOTAL RETURNED ITEM FEES:	\$0.00	\$0.00

DAILY BALANCE

DATE	BALANCE	DATE	BALANCE	DATE	BALANCE
06/01/2026	\$37,549.75	06/30/2026	\$37,549.75		

If you have any questions or errors about your account, please call 800-852-7632 or write to Metropolitan Commercial Bank, 99 Park Avenue, 12th Floor, New York, NY 10016.

Contact us as soon as possible if you think that your statement or receipt is incorrect or if you need more information about a transfer listed on the statement or receipt:

1. Tell us your name and account number.
2. Describe the error or transfer you are unsure about and give as much information as you can about why you believe it is an error.
3. Tell us the dollar amount of the suspected error.

We must hear from you no later than 60 days after we sent you the FIRST statement on which the problem appeared.

We will investigate your dispute and will correct any error promptly. If we take more than 10 business days to do this, we will recredit your account for the amount you think is in error, so that you will have the use of the money during the time it takes us to complete our investigation.

Online Check Images

You can access check images, at no cost, by logging into your digital banking account.

Payments to Interested Parties

January 1 - June 30, 2026
Accrual Basis

Property	Management Fees - Hertz Investment Group	Security Service - Edifice Protection Group
111 E. Capitol	20,464	-
City Centre	62,745	-
909 Poydras	250,552	135,138
	333,760	135,138

Loan to Value
June 30, 2026

	Last Appraisal (Q2 2025)	Loan Balance@ 06.30.2026	LTV
111 E Capitol	3,650,000	7,994,244	219%
City Centre	6,100,000	5,272,136	86%
909 Poydras	45,400,000	41,560,845	92%

EXHIBIT D
FORM OF DSCR COMPLIANCE CERTIFICATE

Reference is hereby made to that certain Loan Agreement (the "Loan Agreement") dated as of January 5, 2021 by and between HERTZ JACKSON FOUR, LLC ("Borrower") and METROPOLITAN COMMERCIAL BANK ("Lender"). Capitalized terms not defined herein shall have the meaning given to such terms in the Loan Agreement.

In accordance with the terms of Section 5.34 of the Loan Agreement, Borrower hereby represents to Lender that the following calculation of the Debt Service Coverage Ratio (DSCR) is true, complete and correct in all respects:

	<u>Measurement</u> <u>Period</u> 12 Months	<u>Period</u> <u>Ending</u> Jun 2026
Minimum Debt Service Coverage Ratio (DSCR)		
Calculation:		
1. Gross Revenue derived from the Project during the trailing twelve [12] month period immediately preceding the date hereof (the "Measurement Period")		\$3,738,460
Less:		
The sum of:		
• Actual operating expenses for the Project for the applicable Measurement Period less the actual management fee paid by Borrower during such period		\$1,043,238
• Management fee equal to the greater of (x) the actual management fee paid by Borrower during such period and (y) 3% of effective gross income from Tenants		\$45,344
• Greater of (x) the Actual Economic Vacancy or (y) the General Vacancy		\$2,975,852
• Replacement reserve equal to \$0.20 per square foot		\$37,663
<i>Net Operating Income</i>		-\$363,637
2. Debt Service for the applicable Measurement Period:		\$481,631
Debt Service Coverage Ratio = 1 ÷ 2		-0.76

Borrower further certifies to Lender that the representations, warranties and covenants set forth in the Loan Agreement are true and correct in all material respects as of the date of this Compliance Certificate and no Default or Event of Default has occurred and is continuing.

Hertz 909 Poydras, LLC Twelve Month Trailing Report For the period from July 01, 2025 through June 30, 2026													
	Jul-2025	Aug-2025	Sep-2025	Oct-2025	Nov-2025	Dec-2025	Jan-2026	Feb-2026	Mar-2026	Apr-2026	May-2026	Jun-2026	Total
Operating Income													
Rent	698,464	700,382	702,269	701,054	705,327	706,990	711,446	706,367	702,486	688,004	687,042	662,975	8,372,806
Operating Expense Recovery	19,022	33,818	24,424	30,817	28,431	28,402	37,752	32,097	25,257	30,239	26,889	24,479	341,627
Parking	86,363	90,802	100,167	90,802	109,199	73,062	85,839	126,810	87,245	87,379	89,258	92,426	1,119,352
Other Rental/Sales Income	4,703	4,399	(8,324)	7,419	5,551	4,747	2,338	4,764	3,213	69,010	4,542	3,873	106,235
Other Income	2,854	3,209	7,942	345	296	279	275	256	278	278	289	284	16,585
Total Income	811,406	832,610	826,478	830,437	848,804	813,480	837,650	870,294	818,479	874,910	808,020	784,037	9,956,605
Expenses													
Cleaning/Janitorial	55,776	60,468	45,219	54,009	48,101	51,804	49,092	48,606	50,278	49,973	47,408	48,089	608,823
Repair & Maintenance	28,102	49,483	27,356	30,655	22,240	142,122	(45,891)	39,281	92,410	42,199	35,537	59,266	522,760
Utilities	65,414	72,008	76,150	64,358	59,879	63,461	44,358	56,508	68,893	59,023	43,642	68,427	742,121
CAM	1,708	1,608	1,657	1,657	1,664	1,547	(536)	1,664	1,673	2,973	1,673	1,673	18,961
Parking	-	-	-	-	-	-	-	-	-	-	-	-	-
Security	22,213	27,302	24,271	17,655	14,482	39,694	21,597	23,442	23,830	22,827	23,279	22,540	283,132
Employee Payroll and Benefits	53,447	52,987	54,037	56,745	50,993	94,858	63,126	54,712	58,944	57,772	59,248	57,129	713,998
General and Administrative	12,797	10,978	32,476	11,024	12,794	47,600	2,242	11,756	21,460	23,466	18,006	14,118	218,717
Management Fee	41,048	44,743	37,668	45,839	37,054	39,276	44,273	37,465	45,197	38,072	49,747	35,797	496,179
Property and Business Taxes	66,435	66,435	66,435	66,435	66,435	66,435	77,000	65,222	65,222	65,222	65,222	65,222	801,720
Insurance	40,761	40,761	20,538	34,158	35,615	34,158	34,158	34,158	34,158	34,158	34,158	34,158	410,939
Total Operating Expenses	387,701	426,773	385,807	382,535	349,257	580,955	289,419	372,814	462,065	395,685	377,920	406,419	4,817,350
Net Operating Income / (Loss)	423,705	405,837	440,671	447,902	499,547	232,525	548,231	497,480	356,414	479,225	430,100	377,618	5,139,255

	12 Month DSCR
12 Month Revenue (Jul, 2025 to Jun, 2026)	9,956,605.00
Free Rent Funding from prior 12 months (thru Jun, 2026) Per Sch 6	-
Adjusted Revenues	9,956,605.00
TTM Month Expense	4,817,350.00
Capital Reserves	81,773.52
Rollover reserves	545,157.00
Adjusted TTM Month Expense	5,444,280.52
Adjusted 12 Month NOI	4,512,324.48
	DSCR
Total Debt:	50,000,000
Blended Rate:	5.1400%
Debt Service to Date, Annualized	3,272,462
Total Period DSCR:	1.38

EXHIBIT D
FORM OF DSCR COMPLIANCE CERTIFICATE

Reference is hereby made to that certain Loan Agreement (the "Loan Agreement") dated as of January 5, 2021 by and between HERTZ JACKSON CITY CENTRE, LLC ("Borrower") and METROPOLITAN COMMERCIAL BANK ("Lender"). Capitalized terms not defined herein shall have the meaning given to such terms in the Loan Agreement.

In accordance with the terms of Section 5.34 of the Loan Agreement, Borrower hereby represents to Lender that the following calculation of the Debt Service Coverage Ratio (DSCR) is true, complete and correct in all respects:

	<u>Measure ment Period</u> 12 Months	<u>Period Ending</u> Jun 2026
Minimum Debt Service Coverage Ratio (DSCR)		
Calculation:		
1. Gross Revenue derived from the Project during the trailing twelve [12]-[6]month period immediately preceding the date hereof (the "Measurement Period")		
		\$3,844,239
Less:		
The sum of:		
• Actual operating expenses for the Project for the applicable Measurement Period less the actual management fee paid by Borrower during such period		\$2,219,893
• Management fee equal to the greater of (x) the actual management fee paid by Borrower during such period and (y) 3% of effective gross income from Tenants		\$148,831
• Greater of (x) the Actual Economic Vacancy or (y) the General Vacancy		\$816,850
• Replacement reserve equal to \$0.20 per square foot		\$53,384
<i>Net Operating Income</i>		\$605,280
2. Debt Service for the applicable Measurement Period:		\$402,758
Debt Service Coverage Ratio = 1 ÷ 2		1.50

Borrower further certifies to Lender that the representations, warranties and covenants set forth in the Loan Agreement are true and correct in all material respects as of the date of this Compliance Certificate and no Default or Event of Default has occurred and is continuing.

Database: R52999900001
Bldg Status: Active only
JS140 Hertz Jackson Four, LLC

Rent Roll
111 East Capitol Street
8/24/2026

Page: 1
Date: 8/24/2026
Time: 6:23 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF

Vacant Suites

JS140	0101	Vacant		8,670									
JS140	0101A	Vacant		3,504									
JS140	0102	Vacant		6,686									
JS140	0125	Vacant		860									
JS140	0230	Vacant		861									
JS140	0240	Vacant		2,928									
JS140	0255	Vacant		1,433									
JS140	0290	Vacant		5,222									
JS140	0350	Vacant		35,149									
JS140	0400	Vacant		3,348									
JS140	0440	Vacant		3,890									
JS140	0450	Vacant		2,758									
JS140	0455	Vacant		2,454									
JS140	0480	Vacant		721									
JS140	0485	Vacant		1,316									
JS140	0500	Vacant		18,199									
JS140	0550	Vacant		17,318									
JS140	0600	Vacant		18,155									
JS140	0650	Vacant		8,796									
JS140	0675	Vacant		9,198									

Occupied Suites

Database: R52999900001
Bldg Status: Active only
JS140 Hertz Jackson Four, LLC

Rent Roll
111 East Capitol Street
8/24/2026

Page: 2
Date: 8/24/2026
Time: 6:23 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
JS140 0103	Jackson Four, LLC	9/6/2012	7/31/2025	511	384.00	9.02							
JS140 0238	Netlink Voice, LLC	11/1/2016	10/31/2026	929	1,374.15	17.75	201.68		85.00				
JS140 0248	VYVX,Inc.(Williams Comm., LLC)	3/1/2018	2/29/2028	4,706	8,235.50	21.00			300.00				
JS140 0250	Volkert, Inc.	1/1/2024	5/31/2029	3,423	4,777.94	16.75	441.68		260.00	BRO	1/1/2027	4,849.25	17.00
										BRO	1/1/2028	4,920.56	17.25
JS140 0260	Empowerment Retirement LLC	1/1/2025	12/31/2026	831	1,419.63	20.50	107.23		255.00				
JS140 0270	Cogent Communications, Inc.	6/1/2019	5/31/2029	362	974.08	32.29	12.20			BRO	6/1/2027	989.17	32.79
JS140 0270A	Navagis, LLC	4/1/2021	3/31/2028	548	799.17	17.50	40.80		170.00	BRO	4/1/2027	810.58	17.75
JS140 0275	Robinson Financial	10/1/2023	9/30/2025	1,205	1,757.29	17.50	164.15		170.00				
JS140 0280	Southern Poverty Law Center	6/1/2022	5/31/2025	6,828	10,811.00	19.00	703.90		595.00				
JS140 0301	Verizon Utility Agreement	5/6/2014	5/5/2024	0					155.13				
JS140 0425	Office of Inspector General-GS	4/26/2024	4/25/2029	3,043	4,873.66	19.22			400.00				
JS140 0451	GSA-US Marshals	11/17/2017	1/31/2028	13,427	22,997.79	20.55							
JS140 0470	Contact Network. Inc.	3/1/2021	2/28/2031	1,035	2,048.44	23.75	75.71		85.00	BRO	3/1/2027	2,089.84	24.23
										BRO	3/1/2028	2,131.24	24.71
										BRO	3/1/2029	2,173.50	25.20
										BRO	3/1/2030	2,216.63	25.70
Totals:		Occupied Sqft:	19.57%	12 Units	36,848	60,452.65	1,747.35		2,475.13				
		Leased/Unoccupied Sqft:		0 Units	0								
		Vacant Sqft:	80.43%	20 Units	151,466								
		Total Sqft:		32 Units	188,314	60,452.65							
Total Hertz Jackson Four, LLC:													
		Occupied Sqft:	19.57%	12 Units	36,848	60,452.65	1,747.35		2,475.13				
		Leased/Unoccupied Sqft:		0 Units	0								
		Vacant Sqft:	80.43%	20 Units	151,466								
		Total Sqft:		32 Units	188,314	60,452.65							

Page: 3
Date: 8/24/2026
Time: 6:23 PM

Database: R52999900001
Bldg Status: Active only
NO110 Hertz 909 Poydras, LLC

Rent Roll
909 Poydras Street
8/24/2026

Page: 1
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
New, Expansion and Future Renewal Leases													
NO110 1225	Scott Vicknair LLC	2/1/2030	1/31/2032	6,135	10,480.63	20.50	Renewal						
										BRO	2/1/2030	10,480.63	20.50
NO110 1230	Scott Vicknair LLC	2/1/2030	1/31/2032	2,901	4,955.88	20.50	Renewal						
										BRO	2/1/2030	4,955.88	20.50
NO110 1300	Raymond James & Associates	1/1/2027	6/30/2028	20,239	20,000.00	11.86	Renewal						
										BRO	1/1/2027	20,000.00	11.86
										RMI	1/1/2027	1,003.89	0.60
										RRT	1/1/2027	350.16	0.21
NO110 1600	Schonekas Evans McGoeys McEachi	9/1/2026	10/31/2027	10,965	17,818.13	19.50	Renewal						
										BRO	9/1/2026	17,818.13	19.50
										RMI	9/1/2026	0.00	0.00
										RRT	9/1/2026	0.00	0.00
NO110 1615	Alvendia, Kelly & Demarest,LLC	9/1/2026	12/31/2031	1,035	1,595.63	18.50	Expansion						
										BRA	9/1/2026	-1,595.63	-18.50
										BRA	1/1/2027	0.00	0.00
										BRO	9/1/2026	1,595.63	18.50
										BRO	11/1/2028	1,638.75	19.00
										BRO	11/1/2030	1,681.88	19.50
NO110 1625	Alvendia, Kelly & Demarest,LLC	9/1/2026	12/31/2031	6,558	10,520.13	19.25	Renewal						
										BRA	11/1/2028	-10,793.37	-19.75
										BRA	1/1/2029	0.00	0.00
										BRO	9/1/2026	10,520.13	19.25
										BRO	11/1/2028	10,793.37	19.75
										BRO	11/1/2030	11,066.62	20.25
NO110 2025	Kean Miller	9/1/2026	10/31/2035	3,852	6,580.50	20.50	Renewal						
										BRO	9/1/2026	6,580.50	20.50
										BRO	11/1/2031	6,741.00	21.00
										BRO	11/1/2033	7,062.00	22.00
NO110 2200	Marigny Capital Services, LLC	7/1/2028	12/31/2033	4,148	7,172.58	20.75	Renewal						
										BRA	7/1/2028	-7,172.58	-20.75
										BRA	10/1/2028	0.00	0.00
										BRO	7/1/2028	7,172.58	20.75
										BRO	1/1/2030	7,345.42	21.25
										BRO	1/1/2031	7,518.25	21.75
										BRO	1/1/2032	7,691.08	22.25
										BRO	1/1/2033	7,863.92	22.75
NO110 2230	Marigny Capital Services, LLC	7/1/2028	12/31/2033	7,088	12,256.33	20.75	Renewal						
										BRA	7/1/2028	-12,256.33	-20.75
										BRA	10/1/2028	0.00	0.00
										BRO	7/1/2028	12,256.33	20.75
										BRO	1/1/2030	12,551.67	21.25
										BRO	1/1/2031	12,847.00	21.75

Page: 2
Date: 8/24/2026
Time: 6:24 PM

Page: 3
Date: 8/24/2026
Time: 6:24 PM

Database: R52999900001
Bldg Status: Active only
NO110 Hertz 909 Poydras, LLC

Rent Roll
909 Poydras Street
8/24/2026

Page: 4
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
NO110 3075	Vacant			1,384									
NO110 3500	Vacant			12,979									
NO110 3700	Vacant			4,735									
Occupied Suites													
NO110 0100	BankPlus	4/1/2026	3/31/2036	10,188	14,319.73	16.87			5,416.67	BRO	3/1/2028	23,347.50	27.50
										BRO	4/1/2031	24,621.00	29.00
										OSI	1/1/2031	7,083.33	8.34
NO110 0125	City Greens	9/1/2019	6/30/2026	2,130	500.00	2.82							
NO110 0130	Refreshment Solutions LLC	4/1/2022	3/31/2024	80									
NO110 0140	Blanchard and Company Inc	1/1/2024	2/28/2030	1,191	1,935.38	19.50	4.86			BRO	1/1/2027	1,985.00	20.00
NO110 0150	Blanchard and Company Inc	1/1/2024	2/28/2030	3,310	5,378.75	19.50	13.51			BRO	1/1/2027	5,516.67	20.00
NO110 1000	McCranie Sistrunk Anzelmo etal	12/1/2021	7/31/2024	12,450	19,453.12	18.75	1,162.14						
NO110 1075	Fox-Nesbit Engineering LLC	10/1/2023	1/31/2029	2,936	4,771.00	19.50	11.97			BRO	10/1/2026	4,893.33	20.00
NO110 1100	Moses Engineers, Inc.	3/1/2022	2/28/2027	5,523	8,744.75	19.00	241.62						
NO110 1150	Robert Half, Inc	6/1/2024	8/31/2027	4,701	8,030.88	20.50							
NO110 1200	Jacobs Engineering Group, Inc.	12/1/2024	11/30/2029	2,913	4,976.38	20.50				BRO	12/1/2026	5,097.75	21.00
										BRO	12/1/2027	5,219.13	21.50
NO110 1225	Scott Vicknair LLC	4/1/2024	1/31/2030	6,135	10,097.19	19.75	73.94			BRO	2/1/2028	10,225.00	20.00
NO110 1230	Scott Vicknair LLC	7/1/2025	1/31/2030	2,901	4,774.56	19.75	0.84			BRA	1/1/2027	0.00	0.00
										BRO	1/1/2028	4,835.00	20.00
NO110 1240	The Pastor Group LLC	8/1/2020	10/31/2027	1,643	2,806.79	20.50	143.14		87.00	BRO	11/1/2026	2,875.25	21.00
NO110 1250	Weiler & Rees, LLC	8/1/2024	9/30/2027	2,519	4,040.89	19.25				BRO	9/1/2026	4,198.33	20.00
NO110 1300	Raymond James & Associates	1/1/2020	12/31/2026	20,239	34,996.60	20.75	1,354.05						
NO110 1400	Middleberg Riddle Group	11/1/2021	10/31/2031	10,479	16,591.75	19.00	701.08			BRO	11/1/2027	17,465.00	20.00
NO110 1450	Consulate General of France	10/1/2019	9/30/2031	2,620	4,694.17	21.50	163.65		670.00	BRO	10/1/2027	4,803.33	22.00

Database: R52999900001
Bldg Status: Active only
NO110 Hertz 909 Poydras, LLC

Rent Roll
909 Poydras Street
8/24/2026

Page: 5
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
										BRO	12/1/2029	4,912.50	22.50
NO110 1475	Hertz - Property Management	9/1/2017	12/31/2050	3,470	8,760.00	30.29							
NO110 1500	Breazeale Sachase & Wilson LLP	1/1/2024	3/31/2029	13,983	22,722.37	19.50				BRO	1/1/2027	23,305.00	20.00
NO110 1600	Schonekas Evans McGoeys McEachi	3/1/2023	8/31/2026	10,965	17,598.69	19.26							
NO110 1625	Alvendia, Kelly & Demarest,LLC	7/1/2023	8/31/2026	6,558	10,520.13	19.25							
NO110 1800	Garrison Yount Forte & Mulcahy	11/1/2022	2/28/2027	5,088	8,268.00	19.50	222.61						
NO110 1820	Garrison Yount Forte & Mulcahy	11/1/2022	2/28/2027	1,273	2,068.63	19.50	55.69						
NO110 1825	Spears & Spears LLC	7/1/2024	12/31/2026	1,872	2,964.00	19.00	87.41						
NO110 1850	Department of Justice	11/1/2024	8/31/2029	4,077	7,792.61	22.94			930.00				
NO110 1855	Department of Justice	5/1/2026	8/31/2029	1,558	3,225.11	24.84			353.27				
NO110 1860	Herman Herman & Katz LLC	4/1/2026	10/31/2027	4,112	6,767.66	19.75				BRO	11/1/2026	7,196.00	21.00
NO110 1865	Garrison Yount Forte & Mulcahy	11/1/2022	2/28/2027	1,209	1,964.63	19.50	53.07						
NO110 2000	United Utility (assignee) Akerman LLP	7/1/2018	6/30/2028	10,802	17,328.21	19.25	682.21			BRO	7/1/2027	18,003.33	20.00
NO110 2025	Kean Miller	3/11/2025	10/31/2027	3,852	6,420.00	20.00							
NO110 2050	Department of Justice	9/1/2024	8/31/2029	5,609	10,952.30	23.43			1,670.00				
NO110 2100	Baron & Budd PC	9/1/2023	10/31/2028	2,346	4,007.75	20.50	9.57			BRO	9/1/2026	4,056.62	20.75
NO110 2120	LAZ Parking Louisiana LLC	3/1/2023	2/28/2026	1,339	2,064.29	18.50	5.45						
NO110 2150	Silbert & Garon LLP	3/1/2022	2/28/2023	3,195	4,659.38	17.50	1.51						
NO110 2170	Building Conference Facility	12/30/2013	12/31/2013	2,207									
NO110 2190	Houston Energy LP	3/1/2025	2/29/2028	1,923	3,084.81	19.25	0.56			BRO	3/1/2027	3,205.00	20.00
NO110 2195	The Gori Law Firm PC	8/1/2024	7/31/2026	1,917	3,354.75	21.00	89.49						
NO110 2200	Marigny Capital Services, LLC	5/1/2022	6/30/2028	4,148	6,826.92	19.75	181.49			BRO	11/1/2026	6,999.75	20.25

Database: R52999900001
Bldg Status: Active only
NO110 Hertz 909 Poydras, LLC

Rent Roll
909 Poydras Street
8/24/2026

Page: 6
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
NO110 2230	Marigny Capital Services, LLC	5/1/2022	6/30/2028	7,088	11,665.67	19.75	310.12			BRO	11/1/2026	11,961.00	20.25
NO110 2250	John Fuller	7/1/2021	11/30/2026	3,394	5,656.67	20.00	227.08						
NO110 2260	Cobbs Allen and Hall Inc (frmly First Ir	6/1/2024	5/31/2026	2,392	4,385.33	22.00	194.04						
NO110 2270	Marigny Capital Services, LLC	5/1/2022	6/30/2028	1,883	3,099.10	19.75	82.29			BRO	11/1/2026	3,177.56	20.25
NO110 2280	Marigny Capital Services, LLC	5/1/2022	6/30/2028	817	1,344.65	19.75	35.75			BRO	11/1/2026	1,378.69	20.25
NO110 2300	Blanchard and Company Inc	1/1/2024	2/28/2030	7,738	12,574.25	19.50	31.58			BRO	1/1/2027	12,896.67	20.00
NO110 2325	Brooks Gelpi Haase LLC sii to Villa de	4/1/2024	5/31/2027	4,348	7,246.66	20.00							
NO110 2350	Barrasso Usdin Kupperman etal	1/1/2019	12/31/2030	4,870	8,116.67	20.00	420.55			BRO	1/1/2027	8,319.58	20.50
										BRO	1/1/2029	8,522.50	21.00
NO110 2400	Barrasso Usdin Kupperman etal	1/1/2019	12/31/2030	18,377	30,628.33	20.00	1,587.03			BRO	1/1/2027	31,394.04	20.50
										BRO	1/1/2029	32,159.75	21.00
NO110 2410	Barrasso Usdin Kupperman etal	1/1/2019	12/31/2030	265	441.67	20.00	22.88			BRO	1/1/2027	452.71	20.50
										BRO	1/1/2029	463.75	21.00
NO110 2425	Barrasso Usdin Kupperman-Exp B	1/1/2019	12/31/2030	1,400	2,333.33	20.00	120.90			BRO	1/1/2027	2,391.67	20.50
										BRO	1/1/2029	2,450.00	21.00
NO110 2500	Stanley, Flanagan & Reuter,LLC	6/1/2025	8/31/2028	12,451	19,973.47	19.25				BRA	6/1/2027	-20,492.27	-19.75
										BRA	7/1/2027	0.00	0.00
										BRO	6/1/2027	20,492.27	19.75
NO110 2550	Stanley, Flanagan & Reuter,LLC	6/1/2025	8/31/2028	4,116	6,602.75	19.25				BRA	6/1/2027	-6,774.25	-19.75
										BRA	7/1/2027	0.00	0.00
										BRO	6/1/2027	6,774.25	19.75
NO110 2570	Berney L. Strauss, APLC dba Strauss	12/1/2025	3/31/2031	2,660	4,211.67	19.00	0.77			BRA	2/1/2027	-4,322.50	-19.50
										BRA	3/1/2027	0.00	0.00
										BRO	2/1/2027	4,322.50	19.50
										BRO	4/1/2028	4,544.17	20.50
										BRO	4/1/2029	4,658.33	21.02
										BRO	4/1/2030	4,765.83	21.50
NO110 2600	Sullivan Stolier LC	10/1/2024	9/30/2026	4,879	8,538.25	21.00	210.74						
NO110 2620	Evangeline Securities LLC	5/1/2020	9/30/2027	2,684	4,249.66	19.00	231.63			BRO	10/1/2026	4,361.50	19.50
NO110 2650	Alliant Insurance Services Inc	5/1/2025	4/30/2027	5,627	8,909.42	19.00	264.04						
NO110 2700	Sher Garner Cahill Richter	1/1/2018	12/31/2027	20,766	32,135.39	18.57	1,317.23						

Database: R52999900001
Bldg Status: Active only
NO110 Hertz 909 Poydras, LLC

Rent Roll
909 Poydras Street
8/24/2026

Page: 7
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
NO110 2800	Sher Garner Cahill Richter	1/1/2018	12/31/2027	11,426	17,681.74	18.57	724.77						
NO110 2825	Sher Garner Cahill Richter	8/1/2019	12/31/2027	82	126.90	18.57	5.15						
NO110 2850	KPMG, LLP	7/1/2020	2/29/2032	7,492	13,423.17	21.50	647.05			BRO	7/1/2028	13,735.33	22.00
NO110 2900	UBS Financial Services Inc	4/1/2022	8/31/2032	9,799	16,739.96	20.50	424.25			BRO	4/1/2028	17,148.25	21.00
										BRO	4/1/2030	17,556.54	21.50
NO110 2950	Glago Law Firm / Klotz & Early	9/1/2023	12/31/2029	6,057	9,337.87	18.50				BRO	1/1/2027	9,590.25	19.00
										BRO	1/1/2028	9,842.63	19.50
NO110 3025	Beau Box New Orleans LLC	5/1/2023	7/31/2026	5,877	9,427.69	19.25	23.99						
NO110 3050	Evans-Graves Engineers Inc	2/1/2026	1/31/2027	5,875	9,550.00	19.51	371.06						
NO110 3100	PricewaterhouseCoopers LLP	5/1/2025	4/30/2028	7,851	13,085.00	20.00	638.17			BRO	5/1/2027	13,248.56	20.25
NO110 3150	Stone Pigman Walther Wittmann	8/1/2017	10/31/2032	8,510	14,892.50	21.00				BRO	11/1/2027	15,601.67	22.00
										BRO	11/1/2029	16,310.83	23.00
NO110 3200	Stone Pigman Walther Wittmann	8/1/2017	10/31/2032	17,119	29,958.25	21.00	2,711.58			BRO	11/1/2027	31,384.83	22.00
										BRO	11/1/2029	32,811.42	23.00
NO110 3300	Stone Pigman Walther Wittmann	8/1/2017	10/31/2032	17,119	29,958.25	21.00				BRO	11/1/2027	31,384.83	22.00
										BRO	11/1/2029	32,811.42	23.00
NO110 3400	Kean Miller	10/27/2013	10/31/2028	16,731	32,067.75	23.00	1,079.54						
NO110 3600	Kean Miller	10/27/2013	10/31/2028	13,875	26,593.75	23.00	895.25						
NO110 LIC01	Level 3 Communications LLC	3/1/2020	2/28/2025	0					1,125.41				
NO110 ST312	Silbert & Garon, LLP	6/1/2002	12/31/2050	0					53.00				
NO110 ST407	BLDG MGMT-Wallcovering Stg	12/30/2013	12/31/2013	0									
NO110 ST411	Moses Engineers, Inc.	12/1/2021	2/28/2027	0					60.00				
NO110 ST412	Garrison Yount Forte & Mulcahy	6/18/2004	12/31/2050	0					60.00				
NO110 ST414	KPMG, LLP	7/1/2020	2/29/2032	0					31.50				
NO110 ST415	Sher Garner Cahill Richter...	1/1/2002	12/31/2050	0					60.00				
NO110 ST514	Advantage Capital Management	7/1/2014	11/30/2021	0					36.00				

Database: R52999900001
Bldg Status: Active only
NO110 Hertz 909 Poydras, LLC

Rent Roll
909 Poydras Street
8/24/2026

Page: 8
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
NO110 ST615	Silbert & Garon, LLP	11/1/2001	12/31/2050	0					53.00				
NO110 ST711	Breazeale, Sachse & Wilson LLP	1/1/2024	3/31/2029	0					70.00				
NO110 ST713	BLDG MGMT - Car Wash	12/30/2013	12/31/2013	0									
NO110 STRMEZ	Blanchard and Company Inc	1/1/2024	2/28/2030	1,071	981.75	11.00	4.36						
NO110 TEL02	Skycom 1	12/30/2013	12/31/2013	0					325.00				
NO110 TEL03	Cox Communications La., L.L.C.	11/1/2010	10/31/2015	0					425.00				
NO110 TEL04	Cogent Communications	2/1/2014	1/31/2024	0					652.39				
NO110 TEL05	Uniti Fiber LLC	9/1/2021	8/31/2026	0					994.39				
Totals:		Occupied Sqft:	76.69%	70 Units	418,100	693,399.70		17,841.66	13,072.63				
		Leased/Unoccupied Sqft:		0 Units	0								
		Vacant Sqft:	23.31%	26 Units	127,057								
		Total Sqft:		96 Units	545,157	693,399.70							
Total Hertz 909 Poydras, LLC:		Occupied Sqft:	76.69%	70 Units	418,100	693,399.70		17,841.66	13,072.63				
		Leased/Unoccupied Sqft:		0 Units	0								
		Vacant Sqft:	23.31%	26 Units	127,057								
		Total Sqft:		96 Units	545,157	693,399.70							
Grand Total:		Occupied Sqft:	76.69%	70 Units	418,100	693,399.70		17,841.66	13,072.63				
		Leased/Unoccupied Sqft:		0 Units	0								
		Vacant Sqft:	23.31%	26 Units	127,057								
		Total Sqft:		96 Units	545,157	693,399.70							

Database: R52999900001
Bldg Status: Active only
JS170 Hertz Jackson City Centre LLC

Rent Roll
City Centre North Tower
8/24/2026

Page: 1
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF

Vacant Suites

JS170	0110	Vacant		1,782									
JS170	0120	Vacant		437									
JS170	0300	Vacant		15,543									
JS170	0400	Vacant		14,964									
JS170	0425	Vacant		1,000									
JS170	0425A	Vacant		1,200									
JS170	0800	Vacant		11,369									
JS170	0900	Vacant		11,369									

Occupied Suites

JS170	0100	MS Dept of Human Services	1/1/2019	6/30/2039	4,284	5,355.00	15.00				BRO	7/1/2029	5,712.00	16.00
											BRO	7/1/2034	5,890.50	16.50
JS170	0200	GSA Federal Public Defender	5/12/2018	5/11/2028	8,962	15,076.21	20.19							
JS170	0225	Hertz Management Office	10/1/2015	9/30/2025	1,999	3,446.61	20.69							
JS170	0410	Hertz Conference Room	10/1/2015	9/30/2025	2,486	3,314.66	16.00							
JS170	0500	MS Dept of Human Services	1/1/2024	6/30/2039	16,873	21,091.25	15.00				BRO	7/1/2029	22,497.33	16.00
											BRO	7/1/2034	23,200.38	16.50
JS170	0525	MS Dept of Human Services	1/1/2024	6/30/2039	3,481	4,351.25	15.00				BRO	7/1/2029	4,641.33	16.00
											BRO	7/1/2034	4,786.38	16.50
JS170	0550	MS Dept of Human Services	1/1/2024	6/30/2039	4,629	5,786.25	15.00				BRO	7/1/2029	6,172.00	16.00
											BRO	7/1/2034	6,364.88	16.50
JS170	0600	MS Dept of Human Services	7/1/2019	6/30/2039	11,369	14,211.25	15.00				BRO	7/1/2029	15,158.67	16.00
											BRO	7/1/2034	15,632.38	16.50
JS170	0700	MS Dept of Human Services	1/1/2019	6/30/2039	11,369	14,211.25	15.00				BRO	7/1/2029	15,158.67	16.00
											BRO	7/1/2034	15,632.38	16.50
JS170	1000	USA International Ballet Competition	3/13/2023	3/13/2024	11,369									
JS170	ROOF	Level 3 Communications	6/1/2021	5/31/2026	0				1,391.13					

Database: R52999900001
Bldg Status: Active only
JS170 Hertz Jackson City Centre LLC

Rent Roll
City Centre North Tower
8/24/2026

Page: 2
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA	Monthly	Annual	Monthly	Expense	Monthly	----- Future Rent Increases -----			
				Sqft	Base Rent	Rate PSF	Cost Recovery	Stop	Other Income	Cat	Date	Monthly Amount	PSF

Totals:	Occupied Sqft:	57.12%	10 Units	76,821	86,843.73		0.00		1,391.13				
	Leased/Unoccupied Sqft:		0 Units	0									
	Vacant Sqft:	42.88%	8 Units	57,664									
	Total Sqft:		18 Units	134,485	86,843.73								

Database: R52999900001
Bldg Status: Active only
JS170 Hertz Jackson City Centre LLC

Rent Roll
City Centre South Tower
8/24/2026

Page: 3
Date: 8/24/2026
Time: 6:24 PM

Bldg Id-Suit Id	Occupant Name	Rent Start	Expiration	GLA Sqft	Monthly Base Rent	Annual Rate PSF	Monthly Cost Recovery	Expense Stop	Monthly Other Income	----- Future Rent Increases -----			
										Cat	Date	Monthly Amount	PSF
Occupied Suites													
JS171 0100	MS Dept of Human Services	1/1/2019	6/30/2039	3,157	3,946.25	15.00				BRO	7/1/2029	4,209.33	16.00
										BRO	7/1/2034	4,340.88	16.50
JS171 0110	Mechanical Room	10/1/2020	12/31/2050	1,199									
JS171 0120	MS Dept of Human Services	1/1/2019	6/30/2039	562	702.50	15.00				BRO	7/1/2029	749.33	16.00
										BRO	7/1/2034	772.75	16.50
JS171 0130	MS Dept of Human Services	1/1/2024	6/30/2039	1,877	2,346.25	15.00				BRO	7/1/2029	2,502.67	16.00
										BRO	7/1/2034	2,580.88	16.50
JS171 0200	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 0300	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 0400	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 0500	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 0600	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 0700	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 0800	MS Dept of Human Services	7/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 0900	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 1000	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 1100	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
JS171 1200	MS Dept of Human Services	1/1/2019	6/30/2039	11,422	14,277.50	15.00				BRO	7/1/2029	15,229.33	16.00
										BRO	7/1/2034	15,705.25	16.50
Totals:	Occupied Sqft:	100.00%	15 Units	132,437	164,047.50		0.00		0.00				
	Leased/Unoccupied Sqft:		0 Units	0									
	Vacant Sqft:		0 Units	0									
	Total Sqft:		15 Units	132,437	164,047.50								

Page: 4
Date: 8/24/2026
Time: 6:24 PM

Database:	R52999900001	Aged Delinquencies Hertz Investment Group LLC Hertz Jackson Four, LLC Period: 06/26					Page:	1
PROJ:	JS140						Date:	8/21/2026
							Time:	7:24 PM
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

JS140-012072	Empowerment Retirement LLC		Master Occupant Id: 00000017-6		Day Due: 1	Delq Day:	
			0260	Current	Last Payment:	7/27/2026	1,781.86

BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
PMP	Parking Billed to Tenants		0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		0.00	0.00	0.00	0.00	0.00	0.00

Empowerment Retirement LLC Total:			0.00	0.00	0.00	0.00	0.00	0.00
Prepaid:			-1,721.26					
Balance:			-1,721.26					

JS140-011728	Robinson Financial		Master Occupant Id: 00000084-5		Day Due: 1	Delq Day:	
			0275	Current	Last Payment:	8/7/2026	2,003.10

6/20/2025	MLT	Late Charges	CH	52.31	0.00	0.00	0.00	0.00	52.31
6/20/2025	MLT	Late Charges	CH	87.87	0.00	0.00	0.00	0.00	87.87
8/28/2025	MLT	Late Charges	CH	87.86	0.00	0.00	0.00	0.00	87.86
8/28/2025	MLT	Late Charges	CH	87.86	0.00	0.00	0.00	0.00	87.86
10/21/2025	MLT	Late Charges	CH	87.86	0.00	0.00	0.00	0.00	87.86
10/21/2025	MLT	Late Charges	CH	87.86	0.00	0.00	0.00	0.00	87.86
5/7/2026	MLT	Late Charges	CH	87.86	87.86	0.00	0.00	0.00	0.00
5/7/2026	MLT	Late Charges	CH	87.86	87.86	0.00	0.00	0.00	0.00
5/7/2026	MLT	Late Charges	CH	87.86	87.86	0.00	0.00	0.00	0.00
5/7/2026	MLT	Late Charges	CH	87.86	87.86	0.00	0.00	0.00	0.00
5/7/2026	MLT	Late Charges	CH	87.86	87.86	0.00	0.00	0.00	0.00
5/7/2026	MLT	Late Charges	CH	87.86	87.86	0.00	0.00	0.00	0.00
5/7/2026	MLT	Late Charges	CH	87.86	87.86	0.00	0.00	0.00	0.00
6/1/2026	BRO	Base Rent	CH	1,757.29	1,757.29	0.00	0.00	0.00	0.00
6/1/2026	PMP	Parking Billed to Tenants	CH	170.00	170.00	0.00	0.00	0.00	0.00
6/1/2026	RMI	Recoveries Estimates - Pools	CH	75.81	75.81	0.00	0.00	0.00	0.00

BRO	Base Rent		1,757.29	1,757.29	0.00	0.00	0.00	0.00
MLT	Late Charges		1,106.64	615.02	0.00	0.00	0.00	491.62
PMP	Parking Billed to Tenants		170.00	170.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		75.81	75.81	0.00	0.00	0.00	0.00

Robinson Financial Total:			3,109.74	2,618.12	0.00	0.00	0.00	491.62
----------------------------------	--	--	----------	----------	------	------	------	--------

JS140-010943	Securitas Security Services US		Master Occupant Id: 002924-4		Day Due:	Delq Day:	
			0290	Inactive	Last Payment:	2/11/2026	292.61

1/1/2025	PMP	Parking Billed to Tenants	CH	29.41	0.00	0.00	0.00	0.00	29.41
10/1/2025	BRO	Base Rent	CH	5,973.58	0.00	0.00	0.00	0.00	5,973.58
10/1/2025	PMP	Parking Billed to Tenants	CH	727.39	0.00	0.00	0.00	0.00	727.39

BRO	Base Rent		5,973.58	0.00	0.00	0.00	0.00	5,973.58
PMP	Parking Billed to Tenants		756.80	0.00	0.00	0.00	0.00	756.80

Securitas Security Services US Total:			6,730.38	0.00	0.00	0.00	0.00	6,730.38
--	--	--	----------	------	------	------	------	----------

JS140-002928	Office of Inspector General-GS		Master Occupant Id: 002928-1		Day Due:	Delq Day:	
			0425	Inactive	Last Payment:	5/6/2026	11.73

BCP	CPI Cumulative Adjustment		0.00	0.00	0.00	0.00	0.00	0.00
-----	---------------------------	--	------	------	------	------	------	------

Database: R52999900001		Aged Delinquencies					Page:	2
		Hertz Investment Group LLC					Date:	8/21/2026
PROJ:	JS140	Hertz Jackson Four, LLC					Time:	7:24 PM
		Period: 06/26						
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

Office of Inspector General-GS Total: 0.00 0.00 0.00 0.00 0.00 0.00

Prepaid: -11.73

Balance: -11.73

JS140-011711	Office of Inspector General-GS		Master Occupant Id: 002928-3		Day Due:	Delq Day:		
			0425 Current		Last Payment:	7/1/2026	5,462.42	

6/1/2026	BCP	CPI Cumulative Adjustment	CH	561.13	561.13	0.00	0.00	0.00	0.00
6/1/2026	BRO	Base Rent	CH	2,840.13	2,840.13	0.00	0.00	0.00	0.00

	BCP	CPI Cumulative Adjustment		561.13	561.13	0.00	0.00	0.00	0.00
	BRO	Base Rent		2,840.13	2,840.13	0.00	0.00	0.00	0.00

Office of Inspector General-GS Total: 3,401.26 3,401.26 0.00 0.00 0.00 0.00

JS140-008300	GSA-US Marshals		Master Occupant Id: 002931-2		Day Due:	Delq Day:		
			0451 Current		Last Payment:	7/1/2026	23,579.20	

6/1/2026	BRO	Base Rent	CH	21,263.17	21,263.17	0.00	0.00	0.00	0.00
----------	-----	-----------	----	-----------	-----------	------	------	------	------

	BRO	Base Rent		21,263.17	21,263.17	0.00	0.00	0.00	0.00
	MMI	Miscellaneous Income		0.00	0.00	0.00	0.00	0.00	0.00

GSA-US Marshals Total: 21,263.17 21,263.17 0.00 0.00 0.00 0.00

Prepaid: -419.94

Balance: 20,843.23

JS140-005069	VYVX,Inc.(Williams Comm., LLC)		Master Occupant Id: 002935-2		Day Due:	Delq Day:		
			0248 Current		Last Payment:	8/11/2026	6,024.00	

12/1/2024	BRO	Base Rent	CH	8,235.50	0.00	0.00	0.00	0.00	8,235.50
12/1/2024	OAT	Other Rental - Antenna and T	CH	45.00	0.00	0.00	0.00	0.00	45.00
12/1/2024	RMI	Recoveries Estimates - Pools	CH	67.24	0.00	0.00	0.00	0.00	67.24

	BRO	Base Rent		8,235.50	0.00	0.00	0.00	0.00	8,235.50
	OAT	Other Rental - Antenna and Telecor		45.00	0.00	0.00	0.00	0.00	45.00
	PMP	Parking Billed to Tenants		0.00	0.00	0.00	0.00	0.00	0.00
	RMI	Recoveries Estimates - Pools for All		67.24	0.00	0.00	0.00	0.00	67.24

VYVX,Inc.(Williams Comm., LLC) Total: 8,347.74 0.00 0.00 0.00 0.00 0.00 8,347.74

Prepaid: -8,535.50

Balance: -187.76

JS140-009293	Cogent Communications, Inc.		Master Occupant Id: 002937-2		Day Due:	Delq Day:		
			0270 Current		Last Payment:	8/4/2026	1,555.06	

5/15/2026	OTS	Tenant Services	CH	267.60	267.60	0.00	0.00	0.00	0.00
-----------	-----	-----------------	----	--------	--------	------	------	------	------

	OTS	Tenant Services		267.60	267.60	0.00	0.00	0.00	0.00
--	-----	-----------------	--	--------	--------	------	------	------	------

Cogent Communications, Inc. Total: 267.60 267.60 0.00 0.00 0.00 0.00

JS140-009834	Navagis, LLC		Master Occupant Id: 002938-6		Day Due:	Delq Day:		
			0270A Current		Last Payment:	8/11/2026	1,557.30	

4/1/2026	BRO	Base Rent	CH	11.42	0.00	0.00	11.42	0.00	0.00
----------	-----	-----------	----	-------	------	------	-------	------	------

Database:	R52999900001	Aged Delinquencies Hertz Investment Group LLC Hertz Jackson Four, LLC Period: 06/26					Page:	3
PROJ:	JS140						Date:	8/21/2026
							Time:	7:24 PM
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

BRO	Base Rent		11.42	0.00	0.00	11.42	0.00	0.00
Navagis, LLC Total:			11.42	0.00	0.00	11.42	0.00	0.00

JS140-011107	Southern Poverty Law Center		Master Occupant Id: 002940-5			Day Due:	Delq Day:	
			0280	Current		Last Payment:	7/31/2026	19,969.19

BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
PMP	Parking Billed to Tenants		0.00	0.00	0.00	0.00	0.00	0.00
POB	Parking - Other Billed to Tenants		0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		0.00	0.00	0.00	0.00	0.00	0.00
Southern Poverty Law Center Total:			0.00	0.00	0.00	0.00	0.00	0.00
			Prepaid:	-12,430.41				
			Balance:	-12,430.41				

JS140-010496		Contact Network. Inc.		Master Occupant Id: 002942-2		Day Due:		Delq Day:	
				0470	Current	Last Payment:		7/30/2026	2,133.44
2/17/2026	EUE	Contra Exp - Electricity Gener	CH	1,857.80	0.00	0.00	0.00	1,857.80	0.00
3/1/2026	PMP	Parking Billed to Tenants	CH	85.00	0.00	0.00	0.00	85.00	0.00
3/17/2026	EUE	Contra Exp - Electricity Gener	CH	2,079.50	0.00	0.00	2,079.50	0.00	0.00
3/17/2026	OTS	Tenant Services	CH	25.00	0.00	0.00	25.00	0.00	0.00
4/1/2026	PMP	Parking Billed to Tenants	CH	85.00	0.00	0.00	85.00	0.00	0.00
4/20/2026	EUE	Contra Exp - Electricity Gener	CH	2,273.80	0.00	2,273.80	0.00	0.00	0.00
5/1/2026	PMP	Parking Billed to Tenants	CH	85.00	0.00	85.00	0.00	0.00	0.00
5/15/2026	OTS	Tenant Services	CH	1,794.40	1,794.40	0.00	0.00	0.00	0.00
6/1/2026	PMP	Parking Billed to Tenants	CH	85.00	85.00	0.00	0.00	0.00	0.00

BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
EUE	Contra Exp - Electricity General		6,211.10	0.00	2,273.80	2,079.50	1,857.80	0.00
OTS	Tenant Services		1,819.40	1,794.40	0.00	25.00	0.00	0.00
PMP	Parking Billed to Tenants		340.00	85.00	85.00	85.00	85.00	0.00
Contact Network. Inc. Total:			8,370.50	1,879.40	2,358.80	2,189.50	1,942.80	0.00
			Prepaid:	-2,048.44				
			Balance:	6,322.06				

JS140-007560	Netlink Voice, LLC		Master Occupant Id: 003256-2			Day Due:	Delq Day:	
			0238	Current		Last Payment:	7/30/2026	2,708.91

BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
PMP	Parking Billed to Tenants		0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		0.00	0.00	0.00	0.00	0.00	0.00
Netlink Voice, LLC Total:			0.00	0.00	0.00	0.00	0.00	0.00
			Prepaid:	-3,461.00				
			Balance:	-3,461.00				

BCP	CPI Cumulative Adjustment		561.13	561.13	0.00	0.00	0.00	0.00
BRO	Base Rent		40,081.09	25,860.59	0.00	11.42	0.00	14,209.08
EUE	Contra Exp - Electricity General		6,211.10	0.00	2,273.80	2,079.50	1,857.80	0.00
MLT	Late Charges		1,106.64	615.02	0.00	0.00	0.00	491.62
MMI	Miscellaneous Income		0.00	0.00	0.00	0.00	0.00	0.00
OAT	Other Rental - Antenna and Telecor		45.00	0.00	0.00	0.00	0.00	45.00
OTS	Tenant Services		2,087.00	2,062.00	0.00	25.00	0.00	0.00

Database: R52999900001

Aged Delinquencies
Hertz Investment Group LLC
Hertz Jackson Four, LLC
Period: 06/26

Page: 4

Date: 8/21/2026

Time: 7:24 PM

PROJ: JS140

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
--------------	----------	--------	--------	---------	---------	----------	----------	----------

PMP	Parking Billed to Tenants		1,266.80	255.00	85.00	85.00	85.00	756.80
POB	Parking - Other Billed to Tenants		0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		143.05	75.81	0.00	0.00	0.00	67.24

PROJ JS140 Total:

		51,501.81	29,429.55	2,358.80	2,200.92	1,942.80	15,569.74
--	--	-----------	-----------	----------	----------	----------	-----------

Prepaid: -28,628.28

Balance: 22,873.53

BCP	CPI Cumulative Adjustment		561.13	561.13	0.00	0.00	0.00	0.00
BRO	Base Rent		40,081.09	25,860.59	0.00	11.42	0.00	14,209.08
EUE	Contra Exp - Electricity General		6,211.10	0.00	2,273.80	2,079.50	1,857.80	0.00
MLT	Late Charges		1,106.64	615.02	0.00	0.00	0.00	491.62
MMI	Miscellaneous Income		0.00	0.00	0.00	0.00	0.00	0.00
OAT	Other Rental - Antenna and Telecor		45.00	0.00	0.00	0.00	0.00	45.00
OTS	Tenant Services		2,087.00	2,062.00	0.00	25.00	0.00	0.00
PMP	Parking Billed to Tenants		1,266.80	255.00	85.00	85.00	85.00	756.80
POB	Parking - Other Billed to Tenants		0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		143.05	75.81	0.00	0.00	0.00	67.24

Grand Total:

		51,501.81	29,429.55	2,358.80	2,200.92	1,942.80	15,569.74
--	--	-----------	-----------	----------	----------	----------	-----------

Prepaid: -28,628.28

Balance: 22,873.53

Database:	R52999900001	Aged Delinquencies Hertz Investment Group LLC Hertz 909 Poydras, LLC Period: 06/26					Page:	1
PROJ:	NO110						Date:	8/21/2026
							Time:	7:24 PM
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

NO110-010747	Middleberg Riddle Group	Master Occupant Id: 00000005-2		Day Due: 1	Delq Day:	
		1400	Current	Last Payment:	8/5/2026	17,454.53

5/1/2026	OWO	Expenses Billed - Work Order	CH	16.75	0.00	16.75	0.00	0.00	0.00
6/1/2026	BRO	Base Rent	CH	16,591.75	16,591.75	0.00	0.00	0.00	0.00
6/1/2026	OWO	Expenses Billed - Work Order	CH	34.04	34.04	0.00	0.00	0.00	0.00
6/1/2026	RMI	Recoveries Estimates - Pools	CH	613.84	613.84	0.00	0.00	0.00	0.00
6/1/2026	RRT	Recoveries Estimates - RE T	CH	214.90	214.90	0.00	0.00	0.00	0.00

	BRO	Base Rent		16,591.75	16,591.75	0.00	0.00	0.00	0.00
	OWO	Expenses Billed - Work Orders		50.79	34.04	16.75	0.00	0.00	0.00
	RMI	Recoveries Estimates - Pools for All		613.84	613.84	0.00	0.00	0.00	0.00
	RRT	Recoveries Estimates - RE Tax		214.90	214.90	0.00	0.00	0.00	0.00

Middleberg Riddle Group Total: 17,471.28 17,454.53 16.75 0.00 0.00 0.00

NO110-011897	PricewaterhouseCoopers LLP	Master Occupant Id: 00000108-2		Day Due: 1	Delq Day:	
		3100	Current	Last Payment:	8/17/2026	25.00

5/1/2026	BRO	Base Rent	CH	12.07	0.00	12.07	0.00	0.00	0.00
----------	-----	-----------	----	-------	------	-------	------	------	------

	BRO	Base Rent		12.07	0.00	12.07	0.00	0.00	0.00
--	-----	-----------	--	-------	------	-------	------	------	------

PricewaterhouseCoopers LLP Total: 12.07 0.00 12.07 0.00 0.00 0.00

NO110-010271	Coker & Palmer, Inc.	Master Occupant Id: 00000453-4		Day Due: 1	Delq Day:	
		1580	Inactive	Last Payment:	8/1/2025	181.12

	MMI	Miscellaneous Income		0.00	0.00	0.00	0.00	0.00	0.00
--	-----	----------------------	--	------	------	------	------	------	------

Coker & Palmer, Inc. Total: 0.00 0.00 0.00 0.00 0.00 0.00

Prepaid: -181.12

Balance: -181.12

NO110-011855	Spears & Spears LLC	Master Occupant Id: 00001334-2	Day Due: 1	Delq Day:	
		1825 Current	Last Payment:	6/4/2026	3,068.21

6/1/2026	BRO	Base Rent	CH	2,964.00	2,964.00	0.00	0.00	0.00	0.00
6/1/2026	RIN	Recoveries Estimates - Insurance	CH	44.10	44.10	0.00	0.00	0.00	0.00
6/1/2026	RMI	Recoveries Estimates - Pools	CH	60.11	60.11	0.00	0.00	0.00	0.00

	BRO	Base Rent		2,964.00	2,964.00	0.00	0.00	0.00	0.00
	RIN	Recoveries Estimates - Insurance		44.10	44.10	0.00	0.00	0.00	0.00
	RMI	Recoveries Estimates - Pools for All		60.11	60.11	0.00	0.00	0.00	0.00

Spears & Spears LLC Total: 3,068.21 3,068.21 0.00 0.00 0.00 0.00

NO110-008396	United Utility (assignee) Akerman LLP Erin Schauer (704) 887-4927	Master Occupant Id: 00001516-1		Day Due: 1	Delq Day:	
		2000	Current	Last Payment:	7/31/2026	17,328.21

	BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
--	-----	-----------	--	------	------	------	------	------	------

United Utility (assignee) Akerman LLP Total: 0.00 0.00 0.00 0.00 0.00 0.00

Prepaid: -17,328.21

Balance: -17,328.21

Database:	R52999900001	Aged Delinquencies Hertz Investment Group LLC Hertz 909 Poydras, LLC Period: 06/26					Page:	2
PROJ:	NO110						Date:	8/21/2026
							Time:	7:24 PM
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

NO110-011417	Baron & Budd PC		Master Occupant Id: 00001574-2		Day Due: 1	Delq Day:	
			2100	Current	Last Payment:	7/20/2026	4,027.03

BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
RIN	Recoveries Estimates - Insurance		0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		0.00	0.00	0.00	0.00	0.00	0.00
Baron & Budd PC Total:			0.00	0.00	0.00	0.00	0.00	0.00
	Prepaid:		-4,027.03					
	Balance:		-4,027.03					

NO110-008820	Level 3 Communications LLC		Master Occupant Id: 00001649-1		Day Due: 1	Delq Day:	
			LIC01	Inactive	Last Payment:	11/26/2025	31.36

OAT	Other Rental - Antenna and Telecor		0.00	0.00	0.00	0.00	0.00	0.00
Level 3 Communications LLC Total:			0.00	0.00	0.00	0.00	0.00	0.00
	Prepaid:		-31.36					
	Balance:		-31.36					

NO110-010447	Level 3 Communications LLC		Master Occupant Id: 00001649-2		Day Due: 1	Delq Day:	
			LIC01	Current	Last Payment:	7/28/2026	1,189.08

5/1/2026	OAT	Other Rental - Antenna and T	CH	981.74	0.00	981.74	0.00	0.00	0.00
	MMI	Miscellaneous Income		0.00	0.00	0.00	0.00	0.00	0.00
	OAT	Other Rental - Antenna and Telecor		981.74	0.00	981.74	0.00	0.00	0.00
Level 3 Communications LLC Total:				981.74	0.00	981.74	0.00	0.00	0.00
	Prepaid:			-2,770.46					
	Balance:			-1,788.72					

NO110-011869	Department of Justice		Master Occupant Id: 00001663-2		Day Due: 1	Delq Day:	
			2050	Current	Last Payment:	7/30/2026	24,923.29

2/1/2026	POT	Parking - Other Parking Incon	CH	1,670.00	0.00	0.00	0.00	0.00	1,670.00
5/1/2026	BRO	Base Rent	CH	3,225.11	0.00	3,225.11	0.00	0.00	0.00
6/1/2026	BRO	Base Rent	CH	3,225.11	3,225.11	0.00	0.00	0.00	0.00
6/1/2026	BRO	Base Rent	CH	10,952.30	10,952.30	0.00	0.00	0.00	0.00
6/1/2026	POT	Parking - Other Parking Incon	CH	353.27	353.27	0.00	0.00	0.00	0.00
	BRO	Base Rent		17,402.52	14,177.41	3,225.11	0.00	0.00	0.00
	POT	Parking - Other Parking Income		2,023.27	353.27	0.00	0.00	0.00	1,670.00
Department of Justice Total:				19,425.79	14,530.68	3,225.11	0.00	0.00	1,670.00
	Prepaid:			-7,156.76					
	Balance:			12,269.03					

NO110-011953	Houston Energy LP		Master Occupant Id: 00001712-3		Day Due: 1	Delq Day:	
			2190	Current	Last Payment:	8/17/2026	3,084.81

	BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
Houston Energy LP Total:				0.00	0.00	0.00	0.00	0.00	0.00
	Prepaid:			-3,084.81					

Database:	R52999900001	Aged Delinquencies Hertz Investment Group LLC Hertz 909 Poydras, LLC Period: 06/26					Page:	3
PROJ:	NO110						Date:	8/21/2026
							Time:	7:24 PM
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

Balance: -3,084.81

NO110-009355	Consulate General of France		Master Occupant Id: 00001832-1 1450 Current		Day Due: 1 Last Payment:	Delq Day: 7/24/2026	5,551.35
--------------	------------------------------------	--	--	--	-----------------------------	------------------------	----------

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
OAU	Other Income - Auditorium	0.00	0.00	0.00	0.00	0.00	0.00
POT	Parking - Other Parking Income	0.00	0.00	0.00	0.00	0.00	0.00
RIN	Recoveries Estimates - Insurance	0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All	0.00	0.00	0.00	0.00	0.00	0.00
Consulate General of France Total:		0.00	0.00	0.00	0.00	0.00	0.00
Prepaid:		-6,389.55					
Balance:		-6,389.55					

NO110-010661	UBS Financial Services Inc		Master Occupant Id: 00002165-1 2900 Current		Day Due: 1 Last Payment:	Delq Day: 8/17/2026	16.09
--------------	-----------------------------------	--	--	--	-----------------------------	------------------------	-------

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
EUE	Contra Exp - Electricity General	0.00	0.00	0.00	0.00	0.00	0.00
RIN	Recoveries Estimates - Insurance	0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All	0.00	0.00	0.00	0.00	0.00	0.00
RRT	Recoveries Estimates - RE Tax	0.00	0.00	0.00	0.00	0.00	0.00
UBS Financial Services Inc Total:		0.00	0.00	0.00	0.00	0.00	0.00
Prepaid:		-17,287.21					
Balance:		-17,287.21					

NO110-010666	Uniti Fiber LLC		Master Occupant Id: 00002167-1 TEL05 Current		Day Due: 1 Last Payment:	Delq Day: 7/31/2026	994.39
--------------	------------------------	--	---	--	-----------------------------	------------------------	--------

OAT	Other Rental - Antenna and Telecor	0.00	0.00	0.00	0.00	0.00	0.00
Uniti Fiber LLC Total:		0.00	0.00	0.00	0.00	0.00	0.00
Prepaid:		-1,769.30					
Balance:		-1,769.30					

NO110-011432	LAZ Parking Louisiana LLC		Master Occupant Id: 00002361-1 2120 Current		Day Due: 1 Last Payment:	Delq Day: 8/4/2026	2,093.17
--------------	----------------------------------	--	--	--	-----------------------------	-----------------------	----------

5/1/2026	OAU	Other Income - Auditorium	CH	225.00	0.00	225.00	0.00	0.00	0.00
	BRO	Base Rent		0.00	0.00	0.00	0.00	0.00	0.00
	OAU	Other Income - Auditorium		225.00	0.00	225.00	0.00	0.00	0.00
LAZ Parking Louisiana LLC Total:				225.00	0.00	225.00	0.00	0.00	0.00
Prepaid:				-53.70					
Balance:				171.30					

NO110-012061	Berney L. Strauss, APLC dba Strauss &		Master Occupant Id: 00002506-1 2570 Current		Day Due: 1 Last Payment:	Delq Day: 8/3/2026	4,211.67
--------------	--	--	--	--	-----------------------------	-----------------------	----------

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
-----	-----------	------	------	------	------	------	------

Database: R52999900001	Aged Delinquencies						Page: 4
	Hertz Investment Group LLC						Date: 8/21/2026
PROJ: NO110	Hertz 909 Poydras, LLC						Time: 7:24 PM
	Period: 06/26						

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
--------------	----------	--------	--------	---------	---------	----------	----------	----------

Berney L. Strauss, APLC dba Strauss & Kir

0.00
0.00
0.00
0.00
0.00
0.00

Prepaid: -4,211.67
Balance: -4,211.67

NO110-011992	Jacobs Engineering Group, Inc.		Master Occupant Id: 003541-7		Day Due:	Delq Day:	
	James Barbera		1200	Current	Last Payment:	7/29/2026	4,976.38

5/1/2026
OWO Expenses Billed - Work Order
CH
17.02
0.00
17.02
0.00
0.00
0.00

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
OWO	Expenses Billed - Work Orders	17.02	0.00	17.02	0.00	0.00	0.00

Jacobs Engineering Group, Inc. Total:

17.02
0.00
17.02
0.00
0.00
0.00

Prepaid: -4,976.38
Balance: -4,959.36

NO110-012089	Raymond James & Associates		Master Occupant Id: 003544-4		Day Due:	Delq Day:	
			1300	New	Last Payment:	7/31/2026	246.55

6/1/2026
EUE Contra Exp - Electricity Gener
CH
424.12
424.12
0.00
0.00
0.00
0.00

EUE	Contra Exp - Electricity General	424.12	424.12	0.00	0.00	0.00	0.00
-----	----------------------------------	--------	--------	------	------	------	------

Raymond James & Associates Total:

424.12
424.12
0.00
0.00
0.00
0.00

NO110-011735	Robert Half, Inc		Master Occupant Id: 003546-6		Day Due:	Delq Day:	
			1150	Current	Last Payment:	8/17/2026	7,544.38

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All	0.00	0.00	0.00	0.00	0.00	0.00
RRT	Recoveries Estimates - RE Tax	0.00	0.00	0.00	0.00	0.00	0.00

Robert Half, Inc Total:

0.00
0.00
0.00
0.00
0.00
0.00

Prepaid: -8,067.05
Balance: -8,067.05

NO110-003553	Alvendia, Kelly & Demarest,LLC		Master Occupant Id: 003553-1		Day Due:	Delq Day:	
			1625	Inactive	Last Payment:	5/18/2026	20,492.00

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
-----	-----------	------	------	------	------	------	------

Alvendia, Kelly & Demarest,LLC Total:

0.00
0.00
0.00
0.00
0.00
0.00

Prepaid: -20,492.00
Balance: -20,492.00

NO110-011627	Alvendia, Kelly & Demarest,LLC		Master Occupant Id: 003553-5		Day Due:	Delq Day:	
			1625	Current	Last Payment:	6/29/2026	20,493.76

6/1/2026
RMI Recoveries Estimates - Pools
CH
43.62
43.62
0.00
0.00
0.00
0.00

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All	43.62	43.62	0.00	0.00	0.00	0.00

Alvendia, Kelly & Demarest,LLC Total:

43.62
43.62
0.00
0.00
0.00
0.00

Prepaid: -10,246.88
Balance: -10,203.26

Database: R52999900001	Aged Delinquencies		Page: 5
	Hertz Investment Group LLC		Date: 8/21/2026
PROJ: NO110	Hertz 909 Poydras, LLC		Time: 7:24 PM
	Period: 06/26		

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
--------------	----------	--------	--------	---------	---------	----------	----------	----------

NO110-011957	Stanley, Flanagan & Reuter,LLC			Master Occupant Id: 003577-4		Day Due:		Delq Day:	
				2500	Current	Last Payment:		7/9/2026	28,039.92
Additional space Occupant:		Stanley, Flanagan & Reuter,LLC			Contact:				
6/29/2026	BRO	Base Rent	NS	19,973.47	19,973.47	0.00	0.00	0.00	0.00
6/29/2026	BRO	Base Rent	NS	6,602.75	6,602.75	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	88.00	88.00	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	18.40	18.40	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	36.80	36.80	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	176.00	176.00	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	36.80	36.80	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	88.00	88.00	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	176.00	176.00	0.00	0.00	0.00	0.00
6/29/2026	EUO	Conta Exp - Elec Overtime H¹	NS	18.40	18.40	0.00	0.00	0.00	0.00
6/29/2026	RUH	Billed After Hours A/C	NS	88.00	88.00	0.00	0.00	0.00	0.00
6/29/2026	RUH	Billed After Hours A/C	NS	176.00	176.00	0.00	0.00	0.00	0.00
6/29/2026	RUH	Billed After Hours A/C	NS	88.00	88.00	0.00	0.00	0.00	0.00
6/29/2026	RUH	Billed After Hours A/C	NS	176.00	176.00	0.00	0.00	0.00	0.00
	BRO	Base Rent		26,576.22	26,576.22	0.00	0.00	0.00	0.00
	EUO	Conta Exp - Elec Overtime HVAC		638.40	638.40	0.00	0.00	0.00	0.00
	RUH	Billed After Hours A/C		528.00	528.00	0.00	0.00	0.00	0.00

Stanley, Flanagan & Reuter,LLC Total:
27,742.62
27,742.62
0.00
0.00
0.00
0.00

Prepaid:
-27,742.62

Balance:
0.00

NO110-006836	Sher Garner Cahill Richter		Master Occupant Id: 003583-2		Day Due:		Delq Day:	
		Rick Richter	2700	Current	Last Payment:		7/13/2026	63,603.99
6/1/2026	RUH	Billed After Hours A/C	CH	60.00	60.00	0.00	0.00	0.00

OSR	Storage Rent	0.00	0.00	0.00	0.00	0.00	0.00
RUH	Billed After Hours A/C	60.00	60.00	0.00	0.00	0.00	0.00

Sher Garner Cahill Richter Total:
60.00
60.00
0.00
0.00
0.00
0.00

Prepaid:
-60.00

Balance:
0.00

NO110-009761	KPMG, LLP		Master Occupant Id: 003585-2		Day Due:		Delq Day:	
			2850	Current	Last Payment:		8/17/2026	202.78

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
OSR	Storage Rent	0.00	0.00	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All	0.00	0.00	0.00	0.00	0.00	0.00

KPMG, LLP Total:
0.00
0.00
0.00
0.00
0.00
0.00

Prepaid:
-14,164.84

Balance:
-14,164.84

NO110-010605	John Fuller		Master Occupant Id: 003648-4		Day Due:		Delq Day:	
			2250	Current	Last Payment:		8/17/2026	5,925.10
6/1/2026	BRO	Base Rent	CH	5,656.67	5,656.67	0.00	0.00	0.00
6/1/2026	RMI	Recoveries Estimates - Pools	CH	198.82	198.82	0.00	0.00	0.00
6/1/2026	RRT	Recoveries Estimates - RE T	CH	69.61	69.61	0.00	0.00	0.00

Database:	R52999900001	Aged Delinquencies					Page:	6
		Hertz Investment Group LLC					Date:	8/21/2026
PROJ:	NO110	Hertz 909 Poydras, LLC					Time:	7:24 PM
		Period: 06/26						
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months

BRO	Base Rent		5,656.67	5,656.67	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		198.82	198.82	0.00	0.00	0.00	0.00
RRT	Recoveries Estimates - RE Tax		69.61	69.61	0.00	0.00	0.00	0.00

John Fuller Total: 5,925.10 5,925.10 0.00 0.00 0.00 0.00

NO110-009516	City Greens	Master Occupant Id: 003736-2	Day Due:	Delq Day:
		0125 Current	Last Payment:	7/28/2026 4,000.00

1/1/2023	EUW	Water Reimbursement	CH	77.17	0.00	0.00	0.00	0.00	77.17
5/1/2023	EUW	Water Reimbursement	CH	1,367.79	0.00	0.00	0.00	0.00	1,367.79
6/1/2023	RMI	Recoveries Estimates - Pools	CH	24.38	0.00	0.00	0.00	0.00	24.38
1/1/2024	EUE	Contra Exp - Electricity Gener	CH	138.09	0.00	0.00	0.00	0.00	138.09
1/1/2024	EUW	Water Reimbursement	CH	260.39	0.00	0.00	0.00	0.00	260.39
1/1/2024	RMI	Recoveries Estimates - Pools	CH	101.52	0.00	0.00	0.00	0.00	101.52
2/1/2024	EUE	Contra Exp - Electricity Gener	CH	300.00	0.00	0.00	0.00	0.00	300.00
2/1/2024	RMI	Recoveries Estimates - Pools	CH	101.52	0.00	0.00	0.00	0.00	101.52
4/1/2024	EUW	Water Reimbursement	CH	155.84	0.00	0.00	0.00	0.00	155.84
4/1/2024	RMI	Recoveries Estimates - Pools	CH	101.52	0.00	0.00	0.00	0.00	101.52
5/23/2024	RMI	Recoveries Estimates - Pools	CH	21.14	0.00	0.00	0.00	0.00	21.14
5/23/2024	RPY	Recovery PY Reconciliation -	CH	226.90	0.00	0.00	0.00	0.00	226.90
5/23/2024	RRT	Recoveries Estimates - RE T	CH	26.16	0.00	0.00	0.00	0.00	26.16
6/1/2024	EUE	Contra Exp - Electricity Gener	CH	490.92	0.00	0.00	0.00	0.00	490.92
6/1/2024	EUW	Water Reimbursement	CH	31.96	0.00	0.00	0.00	0.00	31.96
6/1/2024	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
6/1/2024	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
7/1/2024	EUE	Contra Exp - Electricity Gener	CH	540.80	0.00	0.00	0.00	0.00	540.80
7/1/2024	EUW	Water Reimbursement	CH	28.61	0.00	0.00	0.00	0.00	28.61
7/1/2024	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
7/1/2024	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
8/1/2024	EUE	Contra Exp - Electricity Gener	CH	63.70	0.00	0.00	0.00	0.00	63.70
8/1/2024	EUE	Contra Exp - Electricity Gener	CH	626.60	0.00	0.00	0.00	0.00	626.60
8/1/2024	EUW	Water Reimbursement	CH	39.47	0.00	0.00	0.00	0.00	39.47
8/1/2024	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
8/1/2024	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
9/1/2024	EUE	Contra Exp - Electricity Gener	CH	416.91	0.00	0.00	0.00	0.00	416.91
9/1/2024	EUW	Water Reimbursement	CH	33.51	0.00	0.00	0.00	0.00	33.51
9/1/2024	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
9/1/2024	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
10/1/2024	EUE	Contra Exp - Electricity Gener	CH	628.73	0.00	0.00	0.00	0.00	628.73
10/1/2024	EUW	Water Reimbursement	CH	46.14	0.00	0.00	0.00	0.00	46.14
10/1/2024	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
10/1/2024	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
11/1/2024	EUE	Contra Exp - Electricity Gener	CH	587.39	0.00	0.00	0.00	0.00	587.39
11/1/2024	EUW	Water Reimbursement	CH	38.93	0.00	0.00	0.00	0.00	38.93
11/1/2024	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
11/1/2024	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
12/1/2024	EUE	Contra Exp - Electricity Gener	CH	640.04	0.00	0.00	0.00	0.00	640.04
12/1/2024	EUW	Water Reimbursement	CH	49.48	0.00	0.00	0.00	0.00	49.48
12/1/2024	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
12/1/2024	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
1/1/2025	BRO	Base Rent	CH	2,385.00	0.00	0.00	0.00	0.00	2,385.00
1/1/2025	EUE	Contra Exp - Electricity Gener	CH	474.09	0.00	0.00	0.00	0.00	474.09
1/1/2025	EUW	Water Reimbursement	CH	38.23	0.00	0.00	0.00	0.00	38.23
1/1/2025	RMI	Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
1/1/2025	RRT	Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
2/1/2025	BRO	Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
2/1/2025	EUE	Contra Exp - Electricity Gener	CH	913.92	0.00	0.00	0.00	0.00	913.92

Database:	R52999900001	Aged Delinquencies	Page:	7
		Hertz Investment Group LLC	Date:	8/21/2026
PROJ:	NO110	Hertz 909 Poydras, LLC	Time:	7:24 PM
		Period: 06/26		

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
2/1/2025	EUW Water Reimbursement	CH	96.07	0.00	0.00	0.00	0.00	96.07
2/1/2025	RMI Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
2/1/2025	RRT Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
3/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
3/1/2025	EUE Contra Exp - Electricity Gener	CH	535.53	0.00	0.00	0.00	0.00	535.53
3/1/2025	EUW Water Reimbursement	CH	44.85	0.00	0.00	0.00	0.00	44.85
3/1/2025	RMI Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
3/1/2025	RRT Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
4/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
4/1/2025	EUE Contra Exp - Electricity Gener	CH	914.02	0.00	0.00	0.00	0.00	914.02
4/1/2025	EUW Water Reimbursement	CH	52.21	0.00	0.00	0.00	0.00	52.21
4/1/2025	RMI Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
4/1/2025	RRT Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
5/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
5/1/2025	EUE Contra Exp - Electricity Gener	CH	886.36	0.00	0.00	0.00	0.00	886.36
5/1/2025	EUW Water Reimbursement	CH	54.62	0.00	0.00	0.00	0.00	54.62
5/1/2025	RMI Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
5/1/2025	RRT Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
6/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
6/1/2025	EUE Contra Exp - Electricity Gener	CH	527.73	0.00	0.00	0.00	0.00	527.73
6/1/2025	EUW Water Reimbursement	CH	55.45	0.00	0.00	0.00	0.00	55.45
6/1/2025	RMI Recoveries Estimates - Pools	CH	105.75	0.00	0.00	0.00	0.00	105.75
6/1/2025	RRT Recoveries Estimates - RE T	CH	5.23	0.00	0.00	0.00	0.00	5.23
6/25/2025	RMI Recoveries Estimates - Pools	CH	103.75	0.00	0.00	0.00	0.00	103.75
6/25/2025	RPY Recovery PY Reconciliation -	CH	131.20	0.00	0.00	0.00	0.00	131.20
6/25/2025	RRT Recoveries Estimates - RE T	NC	-31.38	0.00	0.00	0.00	0.00	-31.38
6/25/2025	RTP Recovery PY Recon - RE Tax	NC	-62.77	0.00	0.00	0.00	0.00	-62.77
7/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
7/1/2025	EUE Contra Exp - Electricity Gener	CH	404.52	0.00	0.00	0.00	0.00	404.52
7/1/2025	EUE Contra Exp - Electricity Gener	NC	-10.59	0.00	0.00	0.00	0.00	-10.59
7/1/2025	EUW Water Reimbursement	CH	10.35	0.00	0.00	0.00	0.00	10.35
7/1/2025	EUW Water Reimbursement	CH	57.62	0.00	0.00	0.00	0.00	57.62
7/1/2025	EUW Water Reimbursement	NC	-10.35	0.00	0.00	0.00	0.00	-10.35
7/1/2025	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04
8/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
8/1/2025	EUE Contra Exp - Electricity Gener	CH	564.81	0.00	0.00	0.00	0.00	564.81
8/1/2025	EUW Water Reimbursement	CH	91.46	0.00	0.00	0.00	0.00	91.46
8/1/2025	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04
9/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
9/1/2025	EUE Contra Exp - Electricity Gener	CH	395.08	0.00	0.00	0.00	0.00	395.08
9/1/2025	EUW Water Reimbursement	CH	43.76	0.00	0.00	0.00	0.00	43.76
9/1/2025	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04
10/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
10/1/2025	EUE Contra Exp - Electricity Gener	CH	369.23	0.00	0.00	0.00	0.00	369.23
10/1/2025	EUW Water Reimbursement	CH	26.98	0.00	0.00	0.00	0.00	26.98
10/1/2025	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04
11/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
11/1/2025	EUE Contra Exp - Electricity Gener	CH	480.27	0.00	0.00	0.00	0.00	480.27
11/1/2025	EUW Water Reimbursement	CH	50.85	0.00	0.00	0.00	0.00	50.85
11/1/2025	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04
12/1/2025	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
12/1/2025	EUE Contra Exp - Electricity Gener	CH	562.32	0.00	0.00	0.00	0.00	562.32
12/1/2025	EUW Water Reimbursement	CH	112.98	0.00	0.00	0.00	0.00	112.98
12/1/2025	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04
1/1/2026	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
1/1/2026	EUE Contra Exp - Electricity Gener	CH	347.15	0.00	0.00	0.00	0.00	347.15
1/1/2026	EUW Water Reimbursement	CH	30.28	0.00	0.00	0.00	0.00	30.28
1/1/2026	EUW Water Reimbursement	NC	-59.46	0.00	0.00	0.00	0.00	-59.46
1/1/2026	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04

Database: R52999900001	Aged Delinquencies	Page: 8
	Hertz Investment Group LLC	Date: 8/21/2026
PROJ: NO110	Hertz 909 Poydras, LLC	Time: 7:24 PM
	Period: 06/26	

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
2/1/2026	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	0.00	3,905.00
2/1/2026	EUE Contra Exp - Electricity Gener	CH	523.15	0.00	0.00	0.00	0.00	523.15
2/1/2026	EUW Water Reimbursement	CH	79.18	0.00	0.00	0.00	0.00	79.18
2/1/2026	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	0.00	123.04
3/1/2026	BRO Base Rent	CH	3,905.00	0.00	0.00	0.00	3,905.00	0.00
3/1/2026	EUE Contra Exp - Electricity Gener	CH	686.58	0.00	0.00	0.00	686.58	0.00
3/1/2026	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	0.00	123.04	0.00
4/1/2026	BRO Base Rent	CH	3,905.00	0.00	0.00	3,905.00	0.00	0.00
4/1/2026	EUE Contra Exp - Electricity Gener	CH	514.35	0.00	0.00	514.35	0.00	0.00
4/1/2026	EUW Water Reimbursement	CH	56.86	0.00	0.00	56.86	0.00	0.00
4/1/2026	RMI Recoveries Estimates - Pools	CH	123.04	0.00	0.00	123.04	0.00	0.00
5/1/2026	BRO Base Rent	CH	3,905.00	0.00	3,905.00	0.00	0.00	0.00
5/1/2026	EUE Contra Exp - Electricity Gener	CH	442.06	0.00	442.06	0.00	0.00	0.00
5/1/2026	EUW Water Reimbursement	CH	46.67	0.00	46.67	0.00	0.00	0.00
5/1/2026	RMI Recoveries Estimates - Pools	CH	123.04	0.00	123.04	0.00	0.00	0.00
6/1/2026	BRO Base Rent	CH	3,905.00	3,905.00	0.00	0.00	0.00	0.00
6/1/2026	EUE Contra Exp - Electricity Gener	CH	612.87	612.87	0.00	0.00	0.00	0.00
6/1/2026	EUW Water Reimbursement	CH	53.98	53.98	0.00	0.00	0.00	0.00
6/1/2026	RMI Recoveries Estimates - Pools	CH	123.04	123.04	0.00	0.00	0.00	0.00

BRO Base Rent	68,770.00	3,905.00	3,905.00	3,905.00	3,905.00	53,150.00
EUE Contra Exp - Electricity General	14,576.63	612.87	442.06	514.35	686.58	12,320.77
EUW Water Reimbursement	3,061.88	53.98	46.67	56.86	0.00	2,904.37
RMI Recoveries Estimates - Pools for All	3,305.06	123.04	123.04	123.04	123.04	2,812.90
RPY Recovery PY Reconciliation - Pools	358.10	0.00	0.00	0.00	0.00	358.10
RRT Recoveries Estimates - RE Tax	62.77	0.00	0.00	0.00	0.00	62.77
RTP Recovery PY Recon - RE Taxes	-62.77	0.00	0.00	0.00	0.00	-62.77

City Greens Total: 90,071.67 4,694.89 4,516.77 4,599.25 4,714.62 71,546.14

NO110-011639	Glago Law Firm / Klotz & Early	Master Occupant Id: 003770-3	Day Due:	Delq Day:	
		2950 Current	Last Payment:	8/4/2026	2,500.00

6/25/2025	RMI Recoveries Estimates - Pools	CH	282.43	0.00	0.00	0.00	0.00	282.43
6/25/2025	RRT Recoveries Estimates - RE Tax	CH	0.10	0.00	0.00	0.00	0.00	0.10
7/1/2025	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
8/1/2025	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
8/1/2025	RRT Recoveries Estimates - RE Tax	CH	0.01	0.00	0.00	0.00	0.00	0.01
9/1/2025	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
9/1/2025	RRT Recoveries Estimates - RE Tax	CH	0.02	0.00	0.00	0.00	0.00	0.02
10/1/2025	OWO Expenses Billed - Work Order	CH	3.72	0.00	0.00	0.00	0.00	3.72
10/1/2025	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
10/1/2025	RRT Recoveries Estimates - RE Tax	CH	0.02	0.00	0.00	0.00	0.00	0.02
11/1/2025	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
11/1/2025	RRT Recoveries Estimates - RE Tax	CH	0.02	0.00	0.00	0.00	0.00	0.02
12/1/2025	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
12/1/2025	RRT Recoveries Estimates - RE Tax	CH	0.02	0.00	0.00	0.00	0.00	0.02
1/1/2026	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
1/1/2026	RRT Recoveries Estimates - RE Tax	CH	0.02	0.00	0.00	0.00	0.00	0.02
2/1/2026	RMI Recoveries Estimates - Pools	CH	47.07	0.00	0.00	0.00	0.00	47.07
2/1/2026	RRT Recoveries Estimates - RE Tax	CH	0.02	0.00	0.00	0.00	0.00	0.02

BRO Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
OWO Expenses Billed - Work Orders	3.72	0.00	0.00	0.00	0.00	3.72
RMI Recoveries Estimates - Pools for All	658.99	0.00	0.00	0.00	0.00	658.99
RRT Recoveries Estimates - RE Tax	0.23	0.00	0.00	0.00	0.00	0.23

Glago Law Firm / Klotz & Early Total: 662.94 0.00 0.00 0.00 0.00 662.94
Prepaid: -6,837.87

Database: R52999900001

Aged Delinquencies
Hertz Investment Group LLC
Hertz 909 Poydras, LLC
Period: 06/26

Page: 9

Date: 8/21/2026

PROJ: NO110

Time: 7:24 PM

Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months
--------------	----------	--------	--------	---------	---------	----------	----------	----------

Balance: -6,174.93

BRO	Base Rent		137,973.23	69,871.05	7,142.18	3,905.00	3,905.00	53,150.00
EUE	Contra Exp - Electricity General		15,000.75	1,036.99	442.06	514.35	686.58	12,320.77
EUO	Conta Exp - Elec Overtime HVAC		638.40	638.40	0.00	0.00	0.00	0.00
EUW	Water Reimbursement		3,061.88	53.98	46.67	56.86	0.00	2,904.37
MMI	Miscellaneous Income		0.00	0.00	0.00	0.00	0.00	0.00
OAT	Other Rental - Antenna and Telecor		981.74	0.00	981.74	0.00	0.00	0.00
OAU	Other Income - Auditorium		225.00	0.00	225.00	0.00	0.00	0.00
OSR	Storage Rent		0.00	0.00	0.00	0.00	0.00	0.00
OWO	Expenses Billed - Work Orders		71.53	34.04	33.77	0.00	0.00	3.72
POT	Parking - Other Parking Income		2,023.27	353.27	0.00	0.00	0.00	1,670.00
RIN	Recoveries Estimates - Insurance		44.10	44.10	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		4,880.44	1,039.43	123.04	123.04	123.04	3,471.89
RPY	Recovery PY Reconciliation - Pools		358.10	0.00	0.00	0.00	0.00	358.10
RRT	Recoveries Estimates - RE Tax		347.51	284.51	0.00	0.00	0.00	63.00
RTP	Recovery PY Recon - RE Taxes		-62.77	0.00	0.00	0.00	0.00	-62.77
RUH	Billed After Hours A/C		588.00	588.00	0.00	0.00	0.00	0.00

PROJ NO110 Total: 166,131.18 73,943.77 8,994.46 4,599.25 4,714.62 73,879.08

Prepaid: -156,878.82

Balance: 9,252.36

BRO	Base Rent		137,973.23	69,871.05	7,142.18	3,905.00	3,905.00	53,150.00
EUE	Contra Exp - Electricity General		15,000.75	1,036.99	442.06	514.35	686.58	12,320.77
EUO	Conta Exp - Elec Overtime HVAC		638.40	638.40	0.00	0.00	0.00	0.00
EUW	Water Reimbursement		3,061.88	53.98	46.67	56.86	0.00	2,904.37
MMI	Miscellaneous Income		0.00	0.00	0.00	0.00	0.00	0.00
OAT	Other Rental - Antenna and Telecor		981.74	0.00	981.74	0.00	0.00	0.00
OAU	Other Income - Auditorium		225.00	0.00	225.00	0.00	0.00	0.00
OSR	Storage Rent		0.00	0.00	0.00	0.00	0.00	0.00
OWO	Expenses Billed - Work Orders		71.53	34.04	33.77	0.00	0.00	3.72
POT	Parking - Other Parking Income		2,023.27	353.27	0.00	0.00	0.00	1,670.00
RIN	Recoveries Estimates - Insurance		44.10	44.10	0.00	0.00	0.00	0.00
RMI	Recoveries Estimates - Pools for All		4,880.44	1,039.43	123.04	123.04	123.04	3,471.89
RPY	Recovery PY Reconciliation - Pools		358.10	0.00	0.00	0.00	0.00	358.10
RRT	Recoveries Estimates - RE Tax		347.51	284.51	0.00	0.00	0.00	63.00
RTP	Recovery PY Recon - RE Taxes		-62.77	0.00	0.00	0.00	0.00	-62.77
RUH	Billed After Hours A/C		588.00	588.00	0.00	0.00	0.00	0.00

Grand Total: 166,131.18 73,943.77 8,994.46 4,599.25 4,714.62 73,879.08

Prepaid: -156,878.82

Balance: 9,252.36

Database:	R52999900001	Aged Delinquencies						Page:	1
		Hertz Investment Group LLC						Date:	8/21/2026
PROJ:	JS170	Hertz Jackson City Centre LLC						Time:	7:24 PM
		Period: 06/26							
Invoice Date	Category	Source	Amount	Current	1 Month	2 Months	3 Months	4 Months	

JS170-010699	Level 3 Communications		Master Occupant Id: 00000784-3		Day Due: 1	Delq Day:	
		ROOF	Current		Last Payment:	7/28/2026	1,391.13

OAT	Other Rental - Antenna and Telecor	0.00	0.00	0.00	0.00	0.00	0.00
Level 3 Communications Total:		0.00	0.00	0.00	0.00	0.00	0.00
	Prepaid:	-1,431.65					
	Balance:	-1,431.65					

JS170-008581	GSA Federal Public Defender		Master Occupant Id: 00001873-2		Day Due: 1	Delq Day:	
		0200	Current		Last Payment:	8/3/2026	15,556.92

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
GSA Federal Public Defender Total:		0.00	0.00	0.00	0.00	0.00	0.00
	Prepaid:	-2,892.05					
	Balance:	-2,892.05					

JS170-011871	City Centre Cafe LLC		Master Occupant Id: 00002345-2		Day Due: 1	Delq Day:	
		0110	Inactive		Last Payment:	7/10/2025	2,784.60

6/10/2026	RTP	Recovery PY Recon - RE Tax	NC	-284.60	-284.60	0.00	0.00	0.00	0.00
	RTP	Recovery PY Recon - RE Taxes		-284.60	-284.60	0.00	0.00	0.00	0.00
City Centre Cafe LLC Total:				-284.60	-284.60	0.00	0.00	0.00	0.00

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
OAT	Other Rental - Antenna and Telecor	0.00	0.00	0.00	0.00	0.00	0.00
RTP	Recovery PY Recon - RE Taxes	-284.60	-284.60	0.00	0.00	0.00	0.00
PROJ JS170 Total:		-284.60	-284.60	0.00	0.00	0.00	0.00
	Prepaid:	-4,323.70					
	Balance:	-4,608.30					

BRO	Base Rent	0.00	0.00	0.00	0.00	0.00	0.00
OAT	Other Rental - Antenna and Telecor	0.00	0.00	0.00	0.00	0.00	0.00
RTP	Recovery PY Recon - RE Taxes	-284.60	-284.60	0.00	0.00	0.00	0.00

Grand Total:		-284.60	-284.60	0.00	0.00	0.00	0.00
	Prepaid:	-4,323.70					
	Balance:	-4,608.30					

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 1
Date: 8/21/2026
Time: 7:22 PM

PROJ: JS140

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Expense Period: 03/24

Vendor: JS130 Hertz Jackson Three, LLC

JS130PayrollUM0	875	2/29/2024	3/29/2024	Q4-23 UM Billing - J	1205-0000	221.59	0.00	221.59			
JS130PayrollUM0	875	2/29/2024	3/29/2024	February 2024 Payrol	1205-0000	1,400.87	0.00	1,400.87			
JS130PayrollUM0	875	2/29/2024	3/29/2024	February 2024 Payrol	1205-0000	1,392.28	0.00	1,392.28			
JS130PayrollUM0	875	2/29/2024	3/29/2024	January 2024 Payroll	1205-0000	1,601.48	0.00	1,601.48			
JS130PayrollUM0	875	2/29/2024	3/29/2024	Q4-23 Expense Alloc	1205-0000	1,687.71	0.00	1,687.71			
JS130PayrollUM0	875	2/29/2024	3/29/2024	January 2024 Payroll	1205-0000	1,212.88	0.00	1,212.88			
Expense Period 03/24 Total:						7,516.81	0.00	7,516.81			

Expense Period: 04/24

Vendor: JS130 Hertz Jackson Three, LLC

JS130PayrollUM0	843	3/31/2024	4/30/2024	JS130 Q1 2024 Alloca	1205-0000	1,740.38	0.00	1,740.38			
JS130PayrollUM0	843	3/31/2024	4/30/2024	Q1 2024 UM Billing D	1205-0000	193.75	0.00	193.75			
JS130PayrollUM0	843	3/31/2024	4/30/2024	Payroll D/T Jackson	1205-0000	1,386.13	0.00	1,386.13			
JS130PayrollUM0	843	3/31/2024	4/30/2024	Payroll D/T Jackson	1205-0000	1,316.72	0.00	1,316.72			
Expense Period 04/24 Total:						4,636.98	0.00	4,636.98			

Expense Period: 05/24

Vendor: JS130 Hertz Jackson Three, LLC

JS130Payroll04.20	813	4/30/2024	5/30/2024	JS140 Payroll D/T JS	1205-0000	1,386.13	0.00	1,386.13			
Q32023UMExp	934	12/31/2023	1/30/2024	Q3 2023 UM Billing	1205-0000	281.25	0.00	281.25			
Expense Period 05/24 Total:						1,667.38	0.00	1,667.38			

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 2

PROJ: JS140

Date: 8/21/2026

Time: 7:22 PM

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Expense Period: 09/25

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026322392-LF	356	7/31/2025	8/30/2025	7/31/25 Late Fee	9020-0000	1,570.05	0.00	1,570.05			
2026337241-LFC	328	8/28/2025	9/27/2025	8/28/25 Late Fee Cha	9020-0000	820.15	0.00	820.15			

Vendor: MRISFT MRI Software LLC.

MRIUS2497865	337	8/19/2025	9/18/2025	8/1/25-10/31/25 Qtrl	5271-0000	1,082.48	0.00	1,082.48			
Expense Period 09/25 Total:						3,472.68	0.00	3,472.68			

Expense Period: 10/25

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026356781-LF	295	9/30/2025	10/30/2025	8/25/25-9/25/25 Mete	9020-0000	806.03	0.00	806.03			
---------------	-----	-----------	------------	----------------------	-----------	--------	------	--------	--	--	--

Vendor: PROTAX Property Tax Associates

34026-4	275	10/20/2025	11/19/2025	2025 Property Tax Co	5357-0000	1,509.66	0.00	1,509.66	7/9/2026	32391	07/26
*** This invoice was REOPENED in Expense Period 05/26 ***											

34026-5	275	10/20/2025	11/19/2025	2025 Property Tax Co	5357-0000	1,509.66	0.00	1,509.66			
Expense Period 10/25 Total:						3,825.35	0.00	3,825.35			

Expense Period: 11/25

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026368776-LF	267	10/28/2025	11/27/2025	9/25/25-10/26/25 Ent	9020-0000	1,562.25	0.00	1,562.25			
Expense Period 11/25 Total:						1,562.25	0.00	1,562.25			

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 3

PROJ: JS140

Date: 8/21/2026

Time: 7:22 PM

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Expense Period: 12/25

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026380337-LF	236	11/28/2025	12/28/2025	10/27/25-11/24/25 La	9020-0000	1,801.55	0.00	1,801.55			
Expense Period 12/25 Total:						1,801.55	0.00	1,801.55			

Expense Period: 01/26

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026391271-2	201	1/2/2026	2/1/2026	11/24/25-12/19/25 Me	5102-0000	17,615.68	0.00	17,615.68	7/9/2026	32387	07/26
2026391271-LF	201	1/2/2026	2/1/2026	11/24/25-12/19/25 La	9020-0000	2,068.75	0.00	2,068.75			
Expense Period 01/26 Total:						19,684.43	0.00	19,684.43			

Expense Period: 02/26

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026402230-1	170	2/2/2026	3/4/2026	12/19/25-1/21/26 (1	5102-0000	23,316.41	0.00	23,316.41	8/5/2026	32408	08/26
2026402230-2	170	2/2/2026	3/4/2026	12/19/25-1/21/26 (2	5102-0000	23,316.41	0.00	23,316.41			
2026402230-LF	170	2/2/2026	3/4/2026	12/19/25-1/21/26 Lat	9020-0000	2,301.43	0.00	2,301.43			
Expense Period 02/26 Total:						48,934.25	0.00	48,934.25			

Expense Period: 03/26

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026412498-1	145	2/27/2026	3/29/2026	1/22/26-2/20/26 Mete	5102-0000	25,631.53	0.00	25,631.53			
2026412498-2	145	2/27/2026	3/29/2026	1/22/26-2/20/26 Mete	5102-0000	25,631.54	0.00	25,631.54			
2026412498-LF	145	2/27/2026	3/29/2026	1/22/26-2/20/26 Late	9020-0000	2,722.57	0.00	2,722.57			

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 4
Date: 8/21/2026
Time: 7:22 PM

PROJ: JS140

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Expense Period 03/26 Total:	53,985.64	0.00	53,985.64
-----------------------------	-----------	------	-----------

Expense Period: 04/26

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026425016-1	117	3/27/2026	4/26/2026	2/20/26-3/23/26 Mete	5102-0000	23,179.17	0.00	23,179.17			
2026425016-2	117	3/27/2026	4/26/2026	2/20/26-3/23/26 Mete	5102-0000	23,179.18	0.00	23,179.18			
2026425016-LF	117	3/27/2026	4/26/2026	2/20/26-3/23/26 Late	9020-0000	2,999.51	0.00	2,999.51			
Expense Period 04/26 Total:						49,357.86	0.00	49,357.86			

Expense Period: 05/26

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026439247-1	83	4/30/2026	5/30/2026	3/23/26-4/21/26 Mete	5102-0000	18,745.62	0.00	18,745.62			
2026439247-2	83	4/30/2026	5/30/2026	3/23/26-4/21/26 Mete	5102-0000	18,745.62	0.00	18,745.62			
2026439247-LF	83	4/30/2026	5/30/2026	Bank Charge for Reve	9030-0000	40.00	0.00	40.00			
2026439247-LF	83	4/30/2026	5/30/2026	Late Payment Charge	9020-0000	3,513.73	0.00	3,513.73			

Vendor: MRISFT MRI Software LLC.

MRIUS2782317	68	5/15/2026	6/14/2026	5/1/26-7/31/26 Angus	5271-0000	1,082.48	0.00	1,082.48			
--------------	----	-----------	-----------	----------------------	-----------	----------	------	----------	--	--	--

Vendor: PLATCLN Platinum Cleaning and Facility Services LLC

CINV-01130923	82	5/1/2026	5/31/2026	5/1/26-5/31/26 Day C	5012-0000	1,205.00	0.00	1,205.00	7/9/2026	32390	07/26
Expense Period 05/26 Total:						43,332.45	0.00	43,332.45			

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 5
Date: 8/21/2026
Time: 7:22 PM

PROJ: JS140

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
----------------	-----------	--------------	----------	-----------	----------------	----------------	-----------------	------------	------------	--------------	--------------

Expense Period: 06/26

Vendor: CHEAQU Chem-Aqua, Inc.

9650542	47	6/5/2026	7/5/2026	6/5/26 Monthly Treat	5078-0000	695.50	0.00	695.50	7/9/2026	32384	07/26
---------	----	----------	----------	----------------------	-----------	--------	------	--------	----------	-------	-------

Vendor: CSPLNT CS Landscapes

7309	30	6/22/2026	7/22/2026	July 2026 Plant Main	5125-0000	447.80	0.00	447.80	7/9/2026	32385	07/26
------	----	-----------	-----------	----------------------	-----------	--------	------	--------	----------	-------	-------

Vendor: DRPEST1 D.R.'s Pest Control, LLC

6737	42	6/10/2026	7/10/2026	6/10/26 Monthly Trea	5087-0000	162.00	0.00	162.00	7/9/2026	32386	07/26
------	----	-----------	-----------	----------------------	-----------	--------	------	--------	----------	-------	-------

Vendor: ENTRMS1 Entergy Mississippi, Inc.

2026475164-1	54	5/29/2026	6/28/2026	4/21/26-5/20/26 Mete	5102-0000	17,146.56	0.00	17,146.56			
2026475164-2	54	5/29/2026	6/28/2026	4/21/26-5/20/26 Mete	5102-0000	17,146.57	0.00	17,146.57			
2026475164-LF	54	5/29/2026	6/28/2026	4/21/26-5/20/26 Late	9020-0000	3,867.83	0.00	3,867.83			
2026503441-1	26	6/26/2026	7/26/2026	5/20/26-6/17/26 Mete	5102-0000	18,884.01	0.00	18,884.01			
2026503441-2	26	6/26/2026	7/26/2026	5/20/26-6/17/26 Mete	5102-0000	18,884.02	0.00	18,884.02			
2026503441-LF	26	6/26/2026	7/26/2026	5/20/26-6/17/26 Late	9020-0000	4,175.19	0.00	4,175.19			

Vendor: HIGMF Hertz Investment Group, LLC

0626MFTU-JS14C	45	6/30/2026	7/7/2026	06/2026 Mgmt Fee TU	5300-0000	1,910.81	0.00	1,910.81	7/9/2026	32388	07/26
----------------	----	-----------	----------	---------------------	-----------	----------	------	----------	----------	-------	-------

Vendor: JXNW JXN Water

80391-4/23-5/28	55	5/28/2026	6/27/2026	4/23/26-5/28/26 Wate	5106-0000	3,604.94	0.00	3,604.94	7/9/2026	32389	07/26
80391-5/28-6/25	27	6/25/2026	7/25/2026	5/28/26-6/25/26 Wate	5106-0000	3,332.72	0.00	3,332.72	7/23/2026	32397	07/26

Vendor: PLATCLN Platinum Cleaning and Facility Services LLC

CINV-01140496	51	6/1/2026	7/1/2026	6/1/26-6/30/26 Day C	5012-0000	1,205.00	0.00	1,205.00	7/23/2026	32398	07/26
---------------	----	----------	----------	----------------------	-----------	----------	------	----------	-----------	-------	-------

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 6

PROJ: JS140

Date: 8/21/2026

Time: 7:22 PM

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
Vendor: REPSRV Republic Services											
0823-001287715	26	6/26/2026	7/26/2026	7/1/26-7/31/26 Servi	5024-0000	364.89	0.00	364.89	7/9/2026	32392	07/26
0823-001287715	26	6/26/2026	7/26/2026	Late Payment Charge	9020-0000	5.00	0.00	5.00	7/9/2026	32392	07/26
Vendor: REVLHSG Revell Hardware & Supply Group											
418114/2	47	6/5/2026	7/5/2026	Shop Towels/Rags	5090-0000	19.25	0.00	19.25	7/9/2026	32393	07/26
419117/2	29	6/23/2026	7/23/2026	PVC Fittings, Bushin	5055-0000	27.31	0.00	27.31	7/9/2026	32393	07/26
Vendor: THINLN Thinline, Inc.											
3390	51	6/1/2026	7/1/2026	Patch & Repair Ceili	5054-0000	1,400.00	0.00	1,400.00	7/9/2026	32394	07/26
Vendor: WEISER Weiser Security Service											
1269028	48	6/4/2026	7/4/2026	5/22/26-5/28/26 Week	5165-0000	343.35	0.00	343.35	7/9/2026	32395	07/26
1269663	41	6/11/2026	7/11/2026	5/29/26-6/4/26 Weekl	5165-0000	343.35	0.00	343.35	7/9/2026	32395	07/26
1270818	34	6/18/2026	7/18/2026	6/5/26-6/11/26 Weekl	5165-0000	343.35	0.00	343.35	7/23/2026	32399	07/26
1272040	27	6/25/2026	7/25/2026	6/12/26-6/18/26 Week	5165-0000	343.35	0.00	343.35	7/23/2026	32399	07/26
Expense Period 06/26 Total:						94,652.80	0.00	94,652.80			
Hertz Jackson Four, LLC Total:						334,430.43	0.00	334,430.43			
Grand Total:						334,430.43	0.00	334,430.43			

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 1
Date: 8/21/2026
Time: 7:23 PM

PROJ: NO110

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Expense Period: 11/23

Vendor: SAMBUR Samuel Burgess

112023	1001	11/20/2023	11/24/2023	9/23 Cellphone Reimb	5232-0000	0.00	0.00	0.00			
				Expense Period 11/23 Total:		0.00	0.00	0.00			

Expense Period: 04/24

Vendor: CINTNO Cintas Corporation

4189604069	847	4/15/2024	4/26/2024	4/15 Uniforms	5080-0000	0.00	0.00	0.00			
				Expense Period 04/24 Total:		0.00	0.00	0.00			

Expense Period: 05/25

Vendor: ATTLLN AT&T- Landlines

040725	471	4/7/2025	5/7/2025	3/11 - 4/6 Elev. Fir	5115-0000	-757.23	0.00	-757.23			
				Expense Period 05/25 Total:		-757.23	0.00	-757.23			

Expense Period: 10/25

Vendor: RISKST Risk Strategies Company

10431313 Sub-3	329	9/26/2025	9/26/2025	Building Insurance	5360-0000	17,757.03	0.00	17,757.03			
				Expense Period 10/25 Total:		17,757.03	0.00	17,757.03			

Expense Period: 06/26

Vendor: BEAUBX Beau Box Commercial Real Estate

INV-298-1	0	7/23/2026	8/22/2026	1825-Spears-100%@exe	6049-0000	2,303.26	0.00	2,303.26	8/5/2026	36160	08/26
-----------	---	-----------	-----------	----------------------	-----------	----------	------	----------	----------	-------	-------

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 2

Date: 8/21/2026

Time: 7:23 PM

PROJ: NO110

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Vendor: HIGMF Hertz Investment Group, LLC

NO110-062026MF	22	6/30/2026	7/30/2026	06/26 Management Fee	5300-0000	4,498.42	0.00	4,498.42	8/5/2026	36179	08/26
NO110-062026MF	22	6/30/2026	7/30/2026	06/26 Management Fee	5310-0000	799.43	0.00	799.43	8/5/2026	36179	08/26

Vendor: WORK Workwise Compliance Inc.

SO415091	91	5/22/2026	5/22/2026	'26 Labor Law Poster	5191-0000	61.49	0.00	61.49	7/2/2026	36154	07/26
Expense Period 06/26 Total:						7,662.60	0.00	7,662.60			

Hertz 909 Poydras, LLC Total: 24,662.40 0.00 24,662.40**Grand Total: 24,662.40 0.00 24,662.40**

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 1
Date: 8/21/2026
Time: 7:22 PM

PROJ: JS170

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
----------------	-----------	--------------	----------	-----------	----------------	----------------	-----------------	------------	------------	--------------	--------------

Expense Period: 02/24

Vendor: JS130 Hertz Jackson Three, LLC

Q#23JS170-JS17	1056	9/30/2023	9/30/2023	7.23-9.23 Utility Ma	5240-0000	387.50	0.00	387.50			
Q#23JS170-JS17	1056	9/30/2023	9/30/2023	7.23-9.23 Utility Ma	5240-0000	431.25	0.00	431.25			
Q123JS170-JS17	1239	3/31/2023	3/31/2023	1.23-3.23 Utility Ma	5240-0000	225.00	0.00	225.00			
Q123JS170-JS17	1239	3/31/2023	3/31/2023	1.23-3.23 Utility Ma	5240-0000	187.50	0.00	187.50			
Q223JS170-JS17	1148	6/30/2023	6/30/2023	4.23-6.23 Utility Ma	5240-0000	212.50	0.00	212.50			
Q223JS170-JS17	1148	6/30/2023	6/30/2023	4.23-6.23 Utility Ma	5240-0000	200.00	0.00	200.00			
Expense Period 02/24 Total:						1,643.75	0.00	1,643.75			

Expense Period: 05/24

Vendor: KBAIN Kimberly Bain

KBHJCC5.22.24	821	5/22/2024	5/22/2024	Day Porters (2) \$50/	5290-0000	0.00	0.00	0.00			
Expense Period 05/24 Total:						0.00	0.00	0.00			

Expense Period: 07/25

Vendor: LAZ LAZ Karp Associates, LLC

SI1035251	371	7/16/2025	8/15/2025	June 2025 True-Up/Se	4210-0000	1,755.17	0.00	1,755.17	8/3/2026	DELETED	07/26
*** This invoice was DELETED in Expense Period 07/26 ***											
SI1035251	371	7/16/2025	8/15/2025	June 2025 True-Up/Se	4210-0000	1,755.16	0.00	1,755.16	8/3/2026	DELETED	07/26
*** This invoice was DELETED in Expense Period 07/26 ***											
Expense Period 07/25 Total:						3,510.33	0.00	3,510.33			

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 2

PROJ: JS170

Date: 8/21/2026

Time: 7:22 PM

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Expense Period: 10/25

Vendor: QUADUSA Quadient Finance USA, Inc.

0343-10/15/25	310	10/15/2025	10/15/2025	Credit Balance	5234-0000	-73.70	0.00	-73.70			
0343-10/15/25	310	10/15/2025	10/15/2025	Credit Balance	5234-0000	-73.71	0.00	-73.71			
Expense Period 10/25 Total:						-147.41	0.00	-147.41			

Expense Period: 12/25

Vendor: QUADUSA Quadient Finance USA, Inc.

0343-11/14/25	280	11/14/2025	11/14/2025	Postage Credit	5234-0000	-73.70	0.00	-73.70			
0343-11/14/25	280	11/14/2025	11/14/2025	Postage Credit	5234-0000	-73.71	0.00	-73.71			
0343-12/15	249	12/15/2025	12/15/2025	Credit Balance	5234-0000	-48.70	0.00	-48.70			
0343-12/15	249	12/15/2025	12/15/2025	Credit Balance	5234-0000	-48.71	0.00	-48.71			
Expense Period 12/25 Total:						-244.82	0.00	-244.82			

Expense Period: 01/26

Vendor: QUADUSA Quadient Finance USA, Inc.

0343-01/15/26	218	1/15/2026	1/15/2026	Postage Credit	5234-0000	-23.70	0.00	-23.70			
0343-01/15/26	218	1/15/2026	1/15/2026	Postage Credit	5234-0000	-23.71	0.00	-23.71			
Expense Period 01/26 Total:						-47.41	0.00	-47.41			

Expense Period: 06/26

Vendor: ADMICRS Advanced MicroSystems

8966	51	6/1/2026	7/1/2026	IT Contract & Adobe	5270-0000	254.12	0.00	254.12	7/9/2026	33641	07/26
------	----	----------	----------	---------------------	-----------	--------	------	--------	----------	-------	-------

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 3

Date: 8/21/2026

Time: 7:22 PM

PROJ: JS170

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
8966	51	6/1/2026	7/1/2026	IT Contract & Adobe	5270-0000	254.11	0.00	254.11	7/9/2026	33641	07/26
Vendor: AIRFILS Air Filters Sales and Service											
S6807	41	6/11/2026	7/11/2026	6/11/26 Qtrly Filter	5042-0000	1,135.13	0.00	1,135.13	7/9/2026	33642	07/26
S6807	41	6/11/2026	7/11/2026	6/11/26 Qtrly Filter	5042-0000	1,135.14	0.00	1,135.14	7/9/2026	33642	07/26
Vendor: AMOCM Aire-Master of Central Mississippi											
3599	74	6/8/2026	6/8/2026	6/8/26 Diffuser Serv	5071-0000	25.00	0.00	25.00	8/5/2026	33688	08/26
3599	74	6/8/2026	6/8/2026	6/8/26 Diffuser Serv	5071-0000	25.00	0.00	25.00	8/5/2026	33688	08/26
Vendor: ARAMARK Vestis Services, LLC											
5816398209	149	3/25/2026	3/25/2026	3/25/26 Building Mat	5071-0000	60.32	0.00	60.32	7/9/2026	33644	07/26
5816398209	149	3/25/2026	3/25/2026	3/25/26 Building Mat	5071-0000	60.33	0.00	60.33	7/9/2026	33644	07/26
5816431152	79	6/3/2026	6/3/2026	6/3/2026 Building Ma	5071-0000	63.99	0.00	63.99	7/9/2026	33644	07/26
5816431152	79	6/3/2026	6/3/2026	6/3/2026 Building Ma	5071-0000	63.99	0.00	63.99	7/9/2026	33644	07/26
5816434439	72	6/10/2026	6/10/2026	6/10/26 Building Mat	5071-0000	63.99	0.00	63.99	7/9/2026	33644	07/26
5816434439	72	6/10/2026	6/10/2026	6/10/26 Building Mat	5071-0000	63.99	0.00	63.99	7/9/2026	33644	07/26
5816437630	65	6/17/2026	6/17/2026	6/17/26 Building Mat	5071-0000	64.89	0.00	64.89	7/9/2026	33644	07/26
5816437630	65	6/17/2026	6/17/2026	6/17/26 Building Mat	5071-0000	64.90	0.00	64.90	7/9/2026	33644	07/26
5816440670	58	6/24/2026	6/24/2026	6/24/26 Building Mat	5071-0000	64.89	0.00	64.89	7/9/2026	33644	07/26
5816440670	58	6/24/2026	6/24/2026	6/24/26 Building Mat	5071-0000	64.90	0.00	64.90	7/9/2026	33644	07/26
Vendor: ATMOS Atmos Energy											
7325-5/23-6/23	59	6/23/2026	6/23/2026	5/23/26-6/23/26 Gas	5104-0000	3,309.86	0.00	3,309.86	7/9/2026	33645	07/26
7759-5/23-6/23	49	6/23/2026	7/3/2026	5/23/26-6/23/26 Gas	5104-0000	11,641.45	0.00	11,641.45	7/9/2026	33646	07/26

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 4

PROJ: JS170

Date: 8/21/2026

Time: 7:22 PM

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
Vendor: CARMAC Carroll's Maintenance Co											
11658	51	6/1/2026	7/1/2026	May 2026 Lawn Mainte	5127-0000	412.50	0.00	412.50	7/9/2026	33648	07/26
11658	51	6/1/2026	7/1/2026	May 2026 Lawn Mainte	5127-0000	412.50	0.00	412.50	7/9/2026	33648	07/26
4/30/26-CM	36	6/16/2026	7/16/2026	4/30/26 Spring Plant	5127-0000	697.63	0.00	697.63	7/9/2026	33648	07/26
4/30/26-CM	36	6/16/2026	7/16/2026	4/30/26 Spring Plant	5127-0000	697.62	0.00	697.62	7/9/2026	33648	07/26
Vendor: CHEAQU Chem-Aqua, Inc.											
9654611	42	6/10/2026	7/10/2026	6/10/26 Monthly Trea	5078-0000	621.49	0.00	621.49	7/9/2026	33649	07/26
9654611	42	6/10/2026	7/10/2026	6/10/26 Monthly Trea	5078-0000	621.49	0.00	621.49	7/9/2026	33649	07/26
Vendor: EXELL Exell											
741173	37	6/15/2026	7/15/2026	6/15/26 Water Cooler	5215-0000	7.56	0.00	7.56	8/19/2026	33719	08/26
741173	37	6/15/2026	7/15/2026	6/15/26 Water Cooler	5215-0000	7.56	0.00	7.56	8/19/2026	33719	08/26
Vendor: FEDEX Federal Express											
9-719-34900	70	5/13/2026	6/12/2026	Late Fee	9020-0000	1.83	0.00	1.83			
9-719-34900	70	5/13/2026	6/12/2026	Late Fee	9020-0000	1.84	0.00	1.84			
Vendor: GRNOAK Green Oak Garden Center, LLC											
33656	27	6/25/2026	7/25/2026	July 2026 Plant Main	5125-0000	119.86	0.00	119.86	7/9/2026	33653	07/26
33656	27	6/25/2026	7/25/2026	July 2026 Plant Main	5125-0000	119.86	0.00	119.86	7/9/2026	33653	07/26
Vendor: HIGMF Hertz Investment Group, LLC											
0626MFTU.JS170	45	6/30/2026	7/7/2026	06/2026 Mgmt Fee TU	5300-0000	-2,294.83	0.00	-2,294.83	7/9/2026	33654	07/26
0626MFTU.JS170	45	6/30/2026	7/7/2026	06/2026 Mgmt Fee TU	5300-0000	-7,500.00	0.00	-7,500.00	7/9/2026	33654	07/26

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 5

PROJ: JS170

Date: 8/21/2026

Time: 7:22 PM

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
Vendor: JCKPAP Jackson Paper Company											
1453901	60	6/12/2026	6/22/2026	Tissue, Urinal Mats,	5018-0000	898.97	0.00	898.97	7/9/2026	33655	07/26
1453901	60	6/12/2026	6/22/2026	Tissue, Urinal Mats,	5018-0000	898.97	0.00	898.97	7/9/2026	33655	07/26
Vendor: JXNW JXN Water											
1049-5/28-6/25	47	6/25/2026	7/5/2026	5/28/26-6/25/26 Wate	5106-0000	2,309.19	0.00	2,309.19	7/9/2026	33656	07/26
Vendor: MAG Magnolia Electric Company											
7917	57	5/26/2026	6/25/2026	Troubleshooting AHU	5042-0000	113.40	0.00	113.40	7/9/2026	33657	07/26
Vendor: METBS Metro Building Services, LLC											
66964	58	6/24/2026	6/24/2026	Metal Installed on C	5042-0000	1,377.00	0.00	1,377.00	7/9/2026	33658	07/26
Vendor: OFFDEP ODP Business Solutions, LLC											
473563034001	30	6/22/2026	7/22/2026	Paper	5210-0000	25.16	0.00	25.16	7/9/2026	33659	07/26
473563034001	30	6/22/2026	7/22/2026	Paper	5210-0000	25.16	0.00	25.16	7/9/2026	33659	07/26
473563034001	30	6/22/2026	7/22/2026	Mgmt Office Snacks	5215-0000	28.54	0.00	28.54	7/9/2026	33659	07/26
473563034001	30	6/22/2026	7/22/2026	Mgmt Office Snacks	5215-0000	28.53	0.00	28.53	7/9/2026	33659	07/26
473563728001	30	6/22/2026	7/22/2026	Mgmt Office Snacks	5215-0000	27.29	0.00	27.29	7/9/2026	33659	07/26
473563728001	30	6/22/2026	7/22/2026	Mgmt Office Snacks	5215-0000	27.29	0.00	27.29	7/9/2026	33659	07/26
Vendor: PLATCLN Platinum Cleaning and Facility Services LLC											
CINV-01140473	51	6/1/2026	7/1/2026	6/1/26-6/30/26 Day C	5012-0000	1,315.60	0.00	1,315.60	7/23/2026	33679	07/26
CINV-01140473	51	6/1/2026	7/1/2026	6/1/26-6/30/26 Day C	5012-0000	1,315.60	0.00	1,315.60	7/23/2026	33679	07/26
CINV-01145859	51	6/1/2026	7/1/2026	6/1/26-6/30/26 Servi	5010-0000	9,788.42	0.00	9,788.42	7/23/2026	33679	07/26

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 6

PROJ: JS170

Date: 8/21/2026

Time: 7:22 PM

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
CINV-01145859	51	6/1/2026	7/1/2026	6/1/26-6/30/26 Servi	5010-0000	3,991.44	0.00	3,991.44	7/23/2026	33679	07/26
Vendor: QUADINC Quadient Leasing USA, Inc.											
Q2410907	36	6/16/2026	7/16/2026	7/18/26-10/17/26 Pos	5273-0000	106.82	0.00	106.82	7/9/2026	33660	07/26
Q2410907	36	6/16/2026	7/16/2026	7/18/26-10/17/26 Pos	5273-0000	106.82	0.00	106.82	7/9/2026	33660	07/26
Q2410907	36	6/16/2026	7/16/2026	Late Payment Charge	9020-0000	39.00	0.00	39.00	7/9/2026	33660	07/26
Q2410907	36	6/16/2026	7/16/2026	Late Payment Charge	9020-0000	39.00	0.00	39.00	7/9/2026	33660	07/26
Vendor: QUADUSA Quadient Finance USA, Inc.											
0343-6/14/26	68	6/14/2026	6/14/2026	Postage	5234-0000	10.00	0.00	10.00	8/5/2026	33708	08/26
0343-6/14/26	68	6/14/2026	6/14/2026	Postage	5234-0000	10.00	0.00	10.00	8/5/2026	33708	08/26
Vendor: REDD Redd Pest Solutions											
1186558	55	5/28/2026	6/27/2026	5/28/26 Spider Treat	5087-0000	86.40	0.00	86.40	7/9/2026	33661	07/26
1186558	55	5/28/2026	6/27/2026	5/28/26 Spider Treat	5087-0000	86.40	0.00	86.40	7/9/2026	33661	07/26
Vendor: REVLHSG Revell Hardware & Supply Group											
418113/2	47	6/5/2026	7/5/2026	Garbage Bags & Sledg	5160-0000	28.87	0.00	28.87	7/23/2026	33681	07/26
418113/2	47	6/5/2026	7/5/2026	Garbage Bags & Sledg	5160-0000	28.88	0.00	28.88	7/23/2026	33681	07/26
419361/2	26	6/26/2026	7/26/2026	Moldex Solution & Do	5090-0000	42.33	0.00	42.33	7/23/2026	33681	07/26
419361/2	26	6/26/2026	7/26/2026	Moldex Solution & Do	5090-0000	42.34	0.00	42.34	7/23/2026	33681	07/26
Vendor: RJYOU RJ Young Company											
INV8098288	37	6/15/2026	7/15/2026	5/15/26-6/14/26 Copi	5273-0000	117.06	0.00	117.06	7/9/2026	33662	07/26
INV8098288	37	6/15/2026	7/15/2026	5/15/26-6/14/26 Copi	5273-0000	117.06	0.00	117.06	7/9/2026	33662	07/26

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 7
Date: 8/21/2026
Time: 7:22 PM

PROJ: JS170

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
Vendor: SCHIND Schindler Elevator Company											
4607486613	51	6/1/2026	7/1/2026	6/1/26-6/30/26 PM's	5030-0000	2,254.99	0.00	2,254.99	7/9/2026	33663	07/26
4607486613	51	6/1/2026	7/1/2026	6/1/26-6/30/26 PM's	5030-0000	2,254.99	0.00	2,254.99	7/9/2026	33663	07/26
Vendor: TERRY'S Terry Services, Inc.											
25285	61	5/22/2026	6/21/2026	Replace Hub Assembly	5042-0000	8,236.14	0.00	8,236.14	7/9/2026	33665	07/26
Vendor: UPCHU UpchurchServices, LLC											
24966	160	2/12/2026	3/14/2026	Serviced Air Compres	5042-0000	4,360.19	0.00	4,360.19	7/9/2026	33666	07/26
272431	428	5/20/2025	6/19/2025	Replaced Chilled Wat	5042-0000	7,763.00	0.00	7,763.00	7/9/2026	33666	07/26
34906	53	5/30/2026	6/29/2026	Replaced VFD on AHU	5042-0000	4,422.00	0.00	4,422.00	7/23/2026	33683	07/26
35306	44	6/8/2026	7/8/2026	Inspected Sump Pumps	5054-0000	528.12	0.00	528.12	8/5/2026	33712	08/26
35359	47	6/5/2026	7/5/2026	K50 run to unclog dr	5054-0000	1,535.94	0.00	1,535.94	8/5/2026	33712	08/26
Vendor: WEISER Weiser Security Service											
1269024	48	6/4/2026	7/4/2026	5/22/26-5/28/26 Week	5165-0000	1,666.76	0.00	1,666.76	7/9/2026	33667	07/26
1269024	48	6/4/2026	7/4/2026	5/22/26-5/28/26 Week	5165-0000	1,666.76	0.00	1,666.76	7/9/2026	33667	07/26
1269659	41	6/11/2026	7/11/2026	5/29/26-6/4/26 Weekl	5165-0000	1,471.24	0.00	1,471.24	7/9/2026	33667	07/26
1269659	41	6/11/2026	7/11/2026	5/29/26-6/4/26 Weekl	5165-0000	1,471.24	0.00	1,471.24	7/9/2026	33667	07/26
1270814	34	6/18/2026	7/18/2026	6/5/26-6/11/26 Weekl	5165-0000	1,567.78	0.00	1,567.78	7/23/2026	33684	07/26
1270814	34	6/18/2026	7/18/2026	6/5/26-6/11/26 Weekl	5165-0000	1,567.78	0.00	1,567.78	7/23/2026	33684	07/26
1272036	27	6/25/2026	7/25/2026	6/12/26-6/18/26 Week	5165-0000	1,541.58	0.00	1,541.58	7/23/2026	33684	07/26
1272036	27	6/25/2026	7/25/2026	6/12/26-6/18/26 Week	5165-0000	1,541.59	0.00	1,541.59	7/23/2026	33684	07/26
Expense Period 06/26 Total:						79,224.55	0.00	79,224.55			

Database: R52999900001

Open Status Report
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 8
Date: 8/21/2026
Time: 7:22 PM

PROJ: JS170

All Invoices open at End of Month thru Fiscal Period 06/26

Invoice Number	Days Past	Invoice Date	Due Date	Reference	Account Number	Invoice Amount	Discount Amount	Net Amount	Check Date	Check Number	Check Period
-------------------	--------------	-----------------	-------------	-----------	-------------------	-------------------	--------------------	---------------	---------------	-----------------	-----------------

Hertz Jackson City Centre LLC Total: 83,938.99 0.00 83,938.99

Grand Total: 83,938.99 0.00 83,938.99

Significant Events

January – June 2026

111 E. Capitol (Jackson, MS)

111 E. Capitol has not been generating sufficient cash flow to fund operating expenses.

The mortgage payments for the loan on the property have not been made since March 2025. The loan matured in January 2026.

2025 Real Estate Taxes in the amount of \$203,106.20 due February 1, 2026, are unpaid.

The balance owed to the electricity company is approximately \$300,000 as of August 24, 2026, and they continue threatening to disconnect the electricity to the building.

As mentioned in the Q3/Q4 2025 significant events, there is currently only one working chiller at the property. If that chiller were to break down, the building would be without air conditioning. The estimated cost of a new chiller is \$400,000.

The fire alarm panel has been producing false alarms. If the panel cannot be repaired, it will need to be replaced at an estimated cost of \$30,000.

City Centre (Jackson, MS)

The buyer chose not to proceed with the purchase and sale agreement referenced in the Q3–Q4 2025 report.

A purchase and sale agreement with a new potential buyer is currently being negotiated for the sale of the property at a purchase price of \$5.5m.

There is currently an issue with one of the cooling towers for which the management team is currently reviewing options for repairs. If the unit needs to be replaced, the estimated cost is \$450,000.

In accordance with the tenant's lease, the Mississippi Department of Human Services paint project is scheduled to begin in Q3 2026 at a cost of approximately \$300,000.

The loan matured on January 5, 2026, was extended through May 5, 2026, and remains outstanding after the extension expired while the parties continue to address the loan terms.

909 Poydras (New Orleans, LA)

A purchase and sale agreement was signed in August 2026 for the sale of the property at a purchase price of \$42.6m. The sale is expected to close in September 2026.

Claims/Legal Proceedings

January – June 2026

As mentioned in previous reporting, there is a claim for unpaid brokerage fees payable to Jeff Speed/Speed Realty in the approximate amount of \$690,000.00 related to City Centre in Jackson, MS. A lien has since been filed on the property, a copy of which is attached.

1938639

INSTRUMENT PREPARED BY AND RETURN TO:

Michael V. Cory, Jr (MSB No. 9868)
DANKS MILLER & CORY, PA
213 South Lamar Street
Jackson, MS 39201
Tel: (601) 957-3101
mc@dmclaw.net

NOTICE OF BROKER'S LIEN
(Miss. Code Ann. § 85-7-507)

STATE OF MISSISSIPPI
COUNTY OF HINDS

KNOW ALL MEN BY THESE PRESENTS:

That the undersigned, Jeff Speed and Speed Commercial Real Estate, whose principal and business address is 800 S Wheatley St Suite 190, Ridgeland, MS 39157, and phone number 601-987-0202, who is duly licensed as a real estate broker under the laws of the State of Mississippi (License No.B-16810), hereby gives notice of a lien upon the commercial real estate described below pursuant to the Mississippi Commercial Real Estate Broker Lien Act, Miss. Code Ann. §§ 85-7-501 et seq., for compensation due.

1. **Property Owner(s):** Hertz Jackson City Centre, LLC
2. **Description of Property (City Centre):**

Street address: 200 South Lamar St, Jackson, Mississippi 39201.
Parcel Numbers: 191-30; 191-8-1; 191-8; 191-32; 191-3
Full legal description – **Exhibit A.**

3. **Amount of Lien:**
\$94,933.32, representing earned but unpaid brokerage fees under the agreement described below.

\$595,539.80, representing earned future installments for years 11-20 pursuant to the terms of the agreement described below.

4. **Basis of Lien:** The lien is based on the written agreement as subsequently amended by and between Speed Commercial Real Estate and Hertz Jackson City Centre, LLC, whereby the undersigned was engaged to provide brokerage services for the City Centre office building above-described commercial property. Pursuant to the terms of the agreement, as subsequently amended, compensation is currently due, and future compensation is due in installments and upon expansions and renewals.
5. **Party to Whom Services Were Provided:** Hertz Investment Group (Hertz Jackson City Centre, LLC)
6. **Filing and Duration of Lien:** This lien is being filed before the conveyance or transfer of the commercial real estate and is intended to secure both the presently due and future installment or renewal-based compensation under Mississippi law. Code Ann. § 85-7-507. This lien shall be valid and enforceable for a period of one (1) year from the date of filing. It may be renewed for additional one-year periods by filing a renewal notice in accordance with the statute.
7. **Partial Releases:** The undersigned broker shall provide partial releases as payments are received, reducing the outstanding lien balance accordingly, in compliance with Miss. Code Ann. § 85-7-507.
8. **Notice to Owner:** A copy of this Notice of Broker's Lien is being sent by certified mail to the property owner(s) as required by Miss. Code Ann. § 85-7-509.

YOU ARE HEREBY NOTIFIED that the undersigned claims a lien against the above-described commercial property pursuant to Mississippi law. The lien is for the unpaid broker's commission and shall be enforced as provided by Miss. Code Ann. § 85-7-501 et seq.

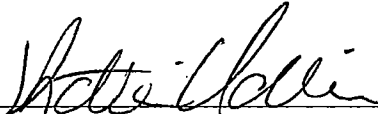
DATED this 10th day of February, 2026.


 JEFF SPEED
 Speed Commercial Real Estate

STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally, appeared before me the undersigned authority in and for the jurisdiction aforesaid, the within named JEFF SPEED, as the President of Speed Commercial Real Estate, attested that the matters and things stated in the above and foregoing are true and accurate to the best of the lien claimant's knowledge and belief.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 10 day of February, 2026.


NOTARY PUBLIC

My Commission expires: July 25, 2027

(seal)



EXHIBIT "A"

BOOK 4472 PAGE 516

Security Centre North

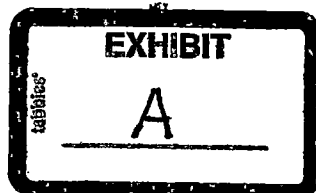
A tract of land consisting of 0.857 acres and being situated in the 9.31 acre Lot 2 South Jackson, Hinds County, Mississippi, according to the Henry C. Daniel Map of 1875 and being more particularly described as follows:

Beginning at a drill hole in a brick walk marking the intersection of the East right-of-way line of Lamar Street with the South right-of-way line of Pearl Street, as both are now in use and run Easterly, along the South right-of-way line of Pearl Street, 215.15 feet to the Northwest corner of the AAA Answerphone, Inc. property as recorded in Deed Book 3348 at page 512 of the Chancery Records of Hinds County, Mississippi; turn thence through an interior angle of 69 degrees 12 minutes 57 seconds and run Southerly, along the West boundary of the AAA Answerphone property, 157.40 feet to the Southwest corner thereof; turn thence through an exterior angle of 79 degrees 59 minutes 30 seconds and run Northeasterly, along the South boundary of said AAA Answerphone property, 6.59 feet to the Northwest corner of the Dudley J. Hughes property as described in Deed Book 3200 at page 447 of the aforesaid Chancery records; turn thence to the right through a deflection angle of 89 degrees 06 minutes 50 seconds and run Southerly, along the West boundary of the Hughes property with the Easterly projection of the South face of a five story parking garage; turn thence to the right through a deflection angle of 89 degrees 15 minutes 55 seconds and run Westerly, along the Easterly projection of the South face of said parking garage, the South face of said garage, the South face of a ten story building and the Westerly projection thereof, 232.48 feet to the aforesaid East right-of-way line of Lamar Street; turn thence through an interior angle of 84 degrees 49 minutes 17 seconds and run Northerly, along the East right-of-way line of Lamar Street, 171.18 feet to the Point of Beginning.

Security Centre Atrium

A tract of land containing 0.343 acre and being situated in the 9.31 acre Lot 2 South Jackson, Hinds County, Mississippi, according to the Henry C. Daniel map of 1875 and being more particularly described as follows:

Commencing at a drill hole in a brick walk marking the intersection of the East right-of-way line of Lamar Street with the South right-of-way line of Pearl Street, as both are now in use and run Southerly along the said East right-of-way line of Lamar Street, 171.18 feet to a drill hole in a brick walk marking the Northwest corner of and the Point of Beginning for the property herein described; turn thence to the left through a deflection angle of 85 degrees 10 minutes 45 seconds and run Easterly, along the Westerly projection of the South face of a ten story building, the South face of said building and the South face of the Dudley J. Hughes property as recorded in Deed Book 3200 at page 447 of the Chancery Records of Hinds County, Mississippi; turn thence through an interior angle of 69



BOOK 4472 PAGE 517

degrees 15 minutes 55 seconds and run Southerly, along the West boundary of said Hughes property, 68.47 feet to the intersection of the West boundary of the Hughes property with the Easterly projection of the North edge of a concrete walk; turn thence through an interior angle of 88 degrees 38 minutes 03 seconds and run Westerly, along the aforesaid Easterly projection of said walk, the North edge of said walk and the Westerly projection of said walk 122.42 feet to an East face of a twelve story building; turn thence through an exterior angle of 90 degrees 11 minutes 43 seconds and run Northerly along the East face of said building 11.90 feet to a building corner; turn thence through an exterior angle of 90 degrees 00 minutes and run Westerly along a North face of said building 51.60 feet to a building corner; turn thence through an exterior angle of 90 degrees 00 minutes and run Southerly, along a West face of said building, 12.07 feet to a building corner; turn thence through an interior angle of 88 degrees 46 minutes 17 seconds and run Westerly along the North face of said building and the Westerly projection thereof, 63.42 feet to the aforesaid East right-of-way line of Lamar Street; turn thence through an interior angle of 85 degrees 59 minutes 19 seconds and run Northerly, along the said East right-of-way line of Lamar Street 84.34 feet to the Point of Beginning.

Security Centre South

A tract of land containing 0.358 acres and being situated in the 9.31 acre Lot 2 South Jackson, Hinds County, Mississippi, according to the Henry C. Daniel Map of 1875 and being more particularly described as follows:

Commence at a drill hole in a brick walk marking the intersection of the East right-of-way line of Lamar Street with the South right-of-way line of Pearl Street, as both are now in use and run Southerly, along the said East right-of-way line of Lamar Street, 235.62 feet to a drill hole in a brick walk marking the Northwest corner of and the Point of Beginning for the property herein described; turn thence to the left through a deflection angle of 84 degrees 00 minutes 41 seconds and run Easterly, along the Westerly projection of the North face of a twelve story building and the North face of said building, 63.42 feet to a corner of said building; turn thence through an exterior angle of 88 degrees 46 minutes 17 seconds and run Northerly, along a West face of said building, 12.07 feet to a corner of said building; turn thence to the right through a deflection angle of 90 degrees 00 minutes and run Easterly, along a North face of said building 51.60 feet to a building corner; turn thence to the right through a deflection angle of 90 degrees 00 minutes and run Southerly, along the East face of said building, 11.90 feet to the intersection of the said East building face and the Westerly projection of the North edge of a concrete walk; turn thence to the left through a deflection angle of 88 degrees 46 minutes 17 seconds and run Easterly, along the said Westerly projection of said walk, the North edge of said walk and the Easterly projection of said walk, 122.42 feet to the West boundary of the Dudley J. Hughes property as recorded in Deed Book 3200 at page 447 of the Chancery Records of Hinds County, Mississippi; turn thence through an interior angle of 90 degrees 23 minutes 56 seconds and run Southerly, along the West boundary of the said Hughes property, 61.88 feet to the North right-of-way line of Pascagoula Street, as it is now in use, turn thence through an

BOOK 4472 PAGE 518

Interior angle of 89 degrees 42 minutes 46 seconds and run Westerly, along the North right-of-way line of Pascagoula Street 242.27 feet to the intersection of the North right-of-way line of Pascagoula Street with the East right-of-way line of Lamar Street; turn thence through an interior angle of 65 degrees 50 minutes 35 seconds and run Northerly, along the East right-of-way line of Lamar Street 62.20 feet to the Point of Beginning.

STATE OF MS
COUNTY OF HINDS
FILED - 2026 FEB 10 PM 3:03

JUL 31 3 22 PM '95
BOOK 4472
PAGE 514
ALICE M. CARR, CHANCERY CLERK

STATE OF MS
COUNTY OF HINDS
FILED-RECORDED
1ST DISTRICT

2026 FEB 10 PM 3:03

BOOK 7328
PAGE 6455
EDDIE JEAN CARR
CHANCERY CLERK



STATE OF MISSISSIPPI
HINDS COUNTY
FIRST DISTRICT

I, EDDIE JEAN CARR, Clerk of the Chancery Court in and for the County and State aforesaid, do hereby certify that the foregoing

1038639 is a true and correct copy as appears of record in my office in OT Book 7328 Page 6455

Given under my hand and official seal of office this 10 day of Feb, 2026

EDDIE JEAN CARR, CHANCERY CLERK

BY *[Signature]* D.C.

Investments in Assets

January 1 - June 30, 2026

Building	Description	Vendor	Amount	Date (MM/YY)
Building Improvements				
111 E. Capitol			-	
City Centre				
	North Tower - Boiler Repair	B&D Mechanical	63,783.76	1/26
	North Tower - LED Relamping	Nu-Lite	10,708.93	2/26
	South Tower - Heating Water Pump Replacement	Metro Mechanical	12,383.28	1/26
	South Tower - LED Relamping	Nu-Lite	6,395.74	4/26
	South Tower - Chilled Water Pump Replacement	Metro Building Services	14,427.72	5/26
	South Tower - Pump & Motor Replacement	Terry Services	13,375.21	5/26
909 Poydras				
	Fire Panel Replacement	ITS Fire Alarm Security	40,000.00	6/26
Building Improvements			161,074.64	
Tenant Improvements				
111 E. Capitol			-	
City Centre				
909 Poydras				
	Strauss & King #2570	Simms Hardin Co	43,934.35	1/26
	Department of Justice #1850	Wurth Plus LLC	17,780.96	5/26
	Department of Justice #1850	Wurth Plus LLC	850.00	6/26
Tenant Improvements			62,565.31	
Lease Commissions				
111 E. Capitol			-	
City Centre				
909 Poydras				
	Raymond James #1300	Beau Box Commercial Real Estate	7,200.00	1/26
	Raymond James #1300	Corporate Realty, Inc.	7,200.00	1/26
	Scott Vicknair #2025	SRSA Commercial	2,966.04	3/26
	Department of Justice #1850	Beau Box Commercial Real Estate	4,837.66	5/26
	Marigny Capital #2260	Beau Box Commercial Real Estate	18,967.00	5/26
	Marigny Capital #2260	Stephenson Commercial RE	22,055.66	5/26
	Schonekas #1600	Beau Box Commercial Real Estate	4,989.08	5/26
	Schonekas #1600	Talbot Realty	4,989.08	5/26
	Kean Miller #3600	Beau Box Commercial Real Estate	56,024.54	6/26
	Kean Miller #3600	Talbot Realty	56,024.54	6/26
Lease Commissions			185,253.60	
Total CapEx			408,893.55	

Database: R52999900001
PROJ: JS140

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 1
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

	Current Period (includes 6 months)				Year-To-Date			
	Actual	Budget			Actual	Budget		
Thru:	Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	

Operating Income

Rental Income

4010-0000	Base Rent - Office	340,704.70	329,893.70	10,811.00	3.28%	340,704.70	329,893.70	10,811.00	3.28%
4020-0000	CPI Increase	19,591.86	19,591.86	0.00	0.00%	19,591.86	19,591.86	0.00	0.00%
4090-0000	Management Office Rent	2,304.00	2,304.00	0.00	0.00%	2,304.00	2,304.00	0.00	0.00%
Total Rental Income		362,600.56	351,789.56	10,811.00	3.07%	362,600.56	351,789.56	10,811.00	3.07%

Operating Expense Recovery

4110-0000	Operating Expense Installment	3,737.16	3,562.75	174.41	4.90%	3,737.16	3,562.75	174.41	4.90%
Total Operating Expense Recovery		3,737.16	3,562.75	174.41	4.90%	3,737.16	3,562.75	174.41	4.90%

Parking Income

4210-0000	Monthly Parking	19,770.00	18,325.00	1,445.00	7.89%	19,770.00	18,325.00	1,445.00	7.89%
4240-0000	Other Parking Income	720.00	0.00	720.00	100.00%	720.00	0.00	720.00	100.00%
Total Parking Income		20,490.00	18,325.00	2,165.00	11.81%	20,490.00	18,325.00	2,165.00	11.81%

Other Rental Income

4255-0000	Antenna Telecom	2,131.59	1,519.56	612.03	40.28%	2,131.59	1,519.56	612.03	40.28%
4270-0000	Tenant Services	7,705.00	0.00	7,705.00	100.00%	7,705.00	0.00	7,705.00	100.00%
Total Other Rental Income		9,836.59	1,519.56	8,317.03	547.33%	9,836.59	1,519.56	8,317.03	547.33%

Other Income

4830-0000	Late Charges	1,009.17	0.00	1,009.17	100.00%	1,009.17	0.00	1,009.17	100.00%
4910-0000	Miscellaneous Income	7.82	0.00	7.82	100.00%	7.82	0.00	7.82	100.00%
Total Other Income		1,016.99	0.00	1,016.99	100.00%	1,016.99	0.00	1,016.99	100.00%

Database: R52999900001	Comparative Income Statement w/Include Months						Page: 2
PROJ: JS140	Detailed Income Statement						Date: 8/24/2026
	Hertz Investment Group LLC						Time: 6:59 PM
	Hertz Jackson Four, LLC						
Accrual							
Report includes an open period. Entries are not final.							
Current Period (includes 6 months)				Year-To-Date			
	Actual	Budget		Actual	Budget		
Thru:	Jun 2026	Jun 2026	Variance	Jun 2026	Jun 2026	Variance	

Total Operating Income	397,681.30	375,196.87	22,484.43	5.99%	397,681.30	375,196.87	22,484.43	5.99%
Operating Expenses								
Cleaning and Janitorial								
5010-0000 Janitorial Contract - General	5,636.61	5,637.00	0.39	0.01%	5,636.61	5,637.00	0.39	0.01%
5012-0000 Day Cleaning Staff	7,230.00	7,230.00	0.00	0.00%	7,230.00	7,230.00	0.00	0.00%
5015-0000 Special Carpet Cleaning	0.00	225.00	225.00	100.00%	0.00	225.00	225.00	100.00%
5018-0000 Janitorial Supplies	1,047.22	2,250.00	1,202.78	53.46%	1,047.22	2,250.00	1,202.78	53.46%
5022-0000 Metal Cleaning	0.00	1,620.00	1,620.00	100.00%	0.00	1,620.00	1,620.00	100.00%
5024-0000 Trash Removal	3,302.65	1,560.00	(1,742.65)	-111.71%	3,302.65	1,560.00	(1,742.65)	-111.71%
Total Cleaning and Janitorial	17,216.48	18,522.00	1,305.52	7.05%	17,216.48	18,522.00	1,305.52	7.05%
Repair & Maintenance								
5030-0000 Elevator Contract	1,340.88	4,971.18	3,630.30	73.03%	1,340.88	4,971.18	3,630.30	73.03%
5032-0000 Elevator Repair & Maintenance	250.00	565.00	315.00	55.75%	250.00	565.00	315.00	55.75%
5040-0000 HVAC Contract	0.00	34,726.00	34,726.00	100.00%	0.00	34,726.00	34,726.00	100.00%
5042-0000 HVAC Repair & Maintenance	572.98	13,513.02	12,940.04	95.76%	572.98	13,513.02	12,940.04	95.76%
5045-0000 HVAC Supplies	109.01	100.00	(9.01)	-9.01%	109.01	100.00	(9.01)	-9.01%
5052-0000 Electrical Maintenance	0.00	1,700.00	1,700.00	100.00%	0.00	1,700.00	1,700.00	100.00%
5053-0000 Electrical Supplies	45.90	100.00	54.10	54.10%	45.90	100.00	54.10	54.10%
5054-0000 Plumbing Maintenance	3,651.89	1,800.00	(1,851.89)	-102.88%	3,651.89	1,800.00	(1,851.89)	-102.88%
5055-0000 Plumbing Supplies	70.02	200.00	129.98	64.99%	70.02	200.00	129.98	64.99%
5057-0000 Light Fixtures, Bulbs and Relamping	0.00	1,200.00	1,200.00	100.00%	0.00	1,200.00	1,200.00	100.00%
5062-0000 Fire/Life Safety Contract	481.50	3,024.00	2,542.50	84.08%	481.50	3,024.00	2,542.50	84.08%
5062-1000 Fire/Life Safety R&M	751.00	4,140.00	3,389.00	81.86%	751.00	4,140.00	3,389.00	81.86%
5063-0000 Sprinkler R&M	0.00	450.00	450.00	100.00%	0.00	450.00	450.00	100.00%
5068-0000 Tools, Equipment and Building Materials	147.05	437.52	290.47	66.39%	147.05	437.52	290.47	66.39%
5070-0000 Exterior Building Maintenance	783.14	137.52	(645.62)	-469.47%	783.14	137.52	(645.62)	-469.47%
5071-0000 Interior Building Maintenance	0.00	274.98	274.98	100.00%	0.00	274.98	274.98	100.00%
5072-0000 Roof Repair	0.00	1,000.00	1,000.00	100.00%	0.00	1,000.00	1,000.00	100.00%

Database: R52999900001	Comparative Income Statement w/Include Months								Page: 3
PROJ: JS140	Detailed Income Statement								Date: 8/24/2026
	Hertz Investment Group LLC								Time: 6:59 PM
	Hertz Jackson Four, LLC								
Accrual									
Report includes an open period. Entries are not final.									

Database: R52999900001		Comparative Income Statement w/Include Months						Page: 4	
PROJ: JS140		Detailed Income Statement						Date: 8/24/2026	
		Hertz Investment Group LLC						Time: 6:59 PM	
		Hertz Jackson Four, LLC							
Accrual									
Report includes an open period. Entries are not final.									
		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
Total Security		9,022.83	9,490.40	467.57	4.93%	9,022.83	9,490.40	467.57	4.93%
Employee Payroll									
Salaries									
5180-0000 General & Administrative Salaries		40,471.03	40,804.14	333.11	0.82%	40,471.03	40,804.14	333.11	0.82%
5181-0000 Engineering Salaries		29,980.65	29,869.98	(110.67)	-0.37%	29,980.65	29,869.98	(110.67)	-0.37%
5181-0100 Engineering Overtime		0.00	100.00	100.00	100.00%	0.00	100.00	100.00	100.00%
5181-5000 Engineering Salaries - Reimbursed		0.00	(14,000.00)	(14,000.00)	-100.00%	0.00	(14,000.00)	(14,000.00)	-100.00%
Total Salaries		70,451.68	56,774.12	(13,677.56)	-24.09%	70,451.68	56,774.12	(13,677.56)	-24.09%
Payroll Tax and Benefits									
5190-0000 Payroll Taxes - General		5,700.18	5,263.50	(436.68)	-8.30%	5,700.18	5,263.50	(436.68)	-8.30%
5191-0000 Payroll Fees		87.61	787.50	699.89	88.87%	87.61	787.50	699.89	88.87%
5192-0000 Medical Benefits - Administrative		9,910.56	5,804.64	(4,105.92)	-70.74%	9,910.56	5,804.64	(4,105.92)	-70.74%
5192-1000 Medical Benefits - Engineering		5,611.98	5,865.84	253.86	4.33%	5,611.98	5,865.84	253.86	4.33%
5193-0000 Workers Comp		1,039.28	121.26	(918.02)	-757.07%	1,039.28	121.26	(918.02)	-757.07%
5193-1000 401K Employer Participation		3,016.16	1,399.98	(1,616.18)	-115.44%	3,016.16	1,399.98	(1,616.18)	-115.44%
5193-2000 Life & LTD Insurance		468.12	414.96	(53.16)	-12.81%	468.12	414.96	(53.16)	-12.81%
Total Payroll Tax and Benefits		25,833.89	19,657.68	(6,176.21)	-31.42%	25,833.89	19,657.68	(6,176.21)	-31.42%
Total Employee Payroll		96,285.57	76,431.80	(19,853.77)	-25.98%	96,285.57	76,431.80	(19,853.77)	-25.98%
General & Administrative									
5200-0000 Management Office Rent		2,304.00	2,304.00	0.00	0.00%	2,304.00	2,304.00	0.00	0.00%
5210-0000 Office Supplies		26.96	49.98	23.02	46.06%	26.96	49.98	23.02	46.06%
5215-0000 Office Food & Beverage		35.64	100.02	64.38	64.37%	35.64	100.02	64.38	64.37%
5216-0000 Meals & Entertainment		0.00	50.00	50.00	100.00%	0.00	50.00	50.00	100.00%
5230-0000 Office Telephones		4,436.56	4,036.56	(400.00)	-9.91%	4,436.56	4,036.56	(400.00)	-9.91%
5234-0000 Postage		0.00	100.00	100.00	100.00%	0.00	100.00	100.00	100.00%
5242-0000 Dues & Subscriptions		0.00	400.00	400.00	100.00%	0.00	400.00	400.00	100.00%
5270-0000 Technical Support		0.00	1,069.94	1,069.94	100.00%	0.00	1,069.94	1,069.94	100.00%

Database: R52999900001		Comparative Income Statement w/Include Months						Page: 5	
PROJ: JS140		Detailed Income Statement						Date: 8/24/2026	
		Hertz Investment Group LLC						Time: 6:59 PM	
		Hertz Jackson Four, LLC							
Accrual									
Report includes an open period. Entries are not final.									
		Current Period (includes 6 months)				Year-To-Date			
Thru:		Actual	Budget			Actual	Budget		
		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
5271-0000	Software Systems and Updates	1,712.07	4,764.94	3,052.87	64.07%	1,712.07	4,764.94	3,052.87	64.07%
5273-0000	Equipment Rental/Lease	0.00	1,212.48	1,212.48	100.00%	0.00	1,212.48	1,212.48	100.00%
5290-0000	Miscellaneous General & Administrative	0.00	110.00	110.00	100.00%	0.00	110.00	110.00	100.00%
Total General & Administrative		8,515.23	14,197.92	5,682.69	40.02%	8,515.23	14,197.92	5,682.69	40.02%
Management Fee Expense									
5300-0000	Management Fee	20,463.60	18,644.65	(1,818.95)	-9.76%	20,463.60	18,644.65	(1,818.95)	-9.76%
Total Management Fee Expense		20,463.60	18,644.65	(1,818.95)	-9.76%	20,463.60	18,644.65	(1,818.95)	-9.76%
Property Taxes									
5350-0000	Property Taxes	101,553.12	117,934.50	16,381.38	13.89%	101,553.12	117,934.50	16,381.38	13.89%
5352-0000	Personal Property Taxes	0.00	781.40	781.40	100.00%	0.00	781.40	781.40	100.00%
Total Property Taxes		101,553.12	118,715.90	17,162.78	14.46%	101,553.12	118,715.90	17,162.78	14.46%
Insurance									
5360-0000	Building Insurance	28,293.54	30,795.30	2,501.76	8.12%	28,293.54	30,795.30	2,501.76	8.12%
5361-0000	Liability Insurance	7,659.28	5,936.64	(1,722.64)	-29.02%	7,659.28	5,936.64	(1,722.64)	-29.02%
5365-0000	D&O Insurance	1,318.12	2,830.02	1,511.90	53.42%	1,318.12	2,830.02	1,511.90	53.42%
5366-0000	Flood Insurance	1,540.50	1,540.50	0.00	0.00%	1,540.50	1,540.50	0.00	0.00%
5368-0000	Crime Insurance	0.00	101.40	101.40	100.00%	0.00	101.40	101.40	100.00%
5369-0000	Terrorism Insurance	621.80	469.98	(151.82)	-32.30%	621.80	469.98	(151.82)	-32.30%
5370-0000	Active Shooter	440.40	280.32	(160.08)	-57.11%	440.40	280.32	(160.08)	-57.11%
5371-0000	Cyber Liability	122.38	256.80	134.42	52.34%	122.38	256.80	134.42	52.34%
Total Insurance		39,996.02	42,210.96	2,214.94	5.25%	39,996.02	42,210.96	2,214.94	5.25%
Other Operating Expenses									
Non-Pass Operating Expenses									
5940-0000	Non Pass Other Facility Access Cards	0.00	120.00	120.00	100.00%	0.00	120.00	120.00	100.00%

Database: R52999900001
PROJ: JS140

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 6
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget	Variance		Actual	Budget	Variance	
Thru:		Jun 2026	Jun 2026			Jun 2026	Jun 2026		
Total Non-Pass Operating Expenses		0.00	120.00	120.00	100.00%	0.00	120.00	120.00	100.00%
Total Operating Expenses		547,686.58	621,790.87	74,104.29	11.92%	547,686.58	621,790.87	74,104.29	11.92%
Net Operating Income		(150,005.28)	(246,594.00)	96,588.72	39.17%	(150,005.28)	(246,594.00)	96,588.72	39.17%
Non-Operating Expenses									
Leasing Costs									
6040-0000	Leasing Related Legal Fees	1,435.00	700.00	(735.00)	-105.00%	1,435.00	700.00	(735.00)	-105.00%
6049-0000	Leasing Commission below \$5,000	681.42	0.00	(681.42)	-100.00%	681.42	0.00	(681.42)	-100.00%
Total Leasing Costs		2,116.42	700.00	(1,416.42)	-202.35%	2,116.42	700.00	(1,416.42)	-202.35%
Other Non-Operating Expense									
9020-0000	Late Fees	21,862.60	0.00	(21,862.60)	-100.00%	21,862.60	0.00	(21,862.60)	-100.00%
9030-0000	Bank Charges	80.00	0.00	(80.00)	-100.00%	80.00	0.00	(80.00)	-100.00%
Total Other Non-Operating Expense		21,942.60	0.00	(21,942.60)	-100.00%	21,942.60	0.00	(21,942.60)	-100.00%
Total Non-Operating Expense		24,059.02	700.00	(23,359.02)	-3337.00%	24,059.02	700.00	(23,359.02)	-3337.00%
EBITDA		(174,064.30)	(247,294.00)	73,229.70	29.61%	(174,064.30)	(247,294.00)	73,229.70	29.61%
Financing Interest									
7010-1000	Mortgage Interest - Senior Note	0.00	177,982.48	177,982.48	100.00%	0.00	177,982.48	177,982.48	100.00%
7010-2000	Mortgage Interest - Sr. Refi	181,794.15	0.00	(181,794.15)	-100.00%	181,794.15	0.00	(181,794.15)	-100.00%

Database: R52999900001
PROJ: JS140

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson Four, LLC

Page: 7
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
Total Financing Interest		181,794.15	177,982.48	(3,811.67)	-2.14%	181,794.15	177,982.48	(3,811.67)	-2.14%
Net Before Depreciation & Amortization		(355,858.45)	(425,276.48)	69,418.03	16.32%	(355,858.45)	(425,276.48)	69,418.03	16.32%
Depreciation & Amortization									
8020-0000	Depreciation - Building Acquisition	64,372.91	0.00	(64,372.91)	-100.00%	64,372.91	0.00	(64,372.91)	-100.00%
8040-0000	Depreciation - Building Improvements	18,549.24	0.00	(18,549.24)	-100.00%	18,549.24	0.00	(18,549.24)	-100.00%
8060-0000	Amortization - Leasing Commissions	5,745.45	0.00	(5,745.45)	-100.00%	5,745.45	0.00	(5,745.45)	-100.00%
Total Depreciation & Amortization		88,667.60	0.00	(88,667.60)	-100.00%	88,667.60	0.00	(88,667.60)	-100.00%
Net Income		(444,526.05)	(425,276.48)	(19,249.57)	-4.53%	(444,526.05)	(425,276.48)	(19,249.57)	-4.53%
Capital Improvements and Leasing Commissions									
1630-0000	Equipment	0.00	350,000.00	350,000.00	100.00%	0.00	350,000.00	350,000.00	100.00%
Total Capital Improvements and Leasing Commissions		0.00	350,000.00	350,000.00	100.00%	0.00	350,000.00	350,000.00	100.00%

Database: R52999900001
PROJ: NO110

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 1
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
Operating Income									
Rental Income									
4010-0000	Base Rent - Office	4,219,842.38	4,160,680.86	59,161.52	1.42%	4,219,842.38	4,160,680.86	59,161.52	1.42%
4011-0000	Rent Abatement - Office	(114,082.53)	(114,082.53)	0.00	0.00%	(114,082.53)	(114,082.53)	0.00	0.00%
4090-0000	Management Office Rent	52,560.00	52,560.00	0.00	0.00%	52,560.00	52,560.00	0.00	0.00%
Total Rental Income		4,158,319.85	4,099,158.33	59,161.52	1.44%	4,158,319.85	4,099,158.33	59,161.52	1.44%
Operating Expense Recovery									
4110-0000	Operating Expense Installment	99,453.30	74,553.60	24,899.70	33.40%	99,453.30	74,553.60	24,899.70	33.40%
4120-0000	Real Estate Tax Recovery - Monthly Instal	10,160.01	8,649.60	1,510.41	17.46%	10,160.01	8,649.60	1,510.41	17.46%
4125-0000	Insurance Recovery - Monthly Installment	20,789.89	13,179.60	7,610.29	57.74%	20,789.89	13,179.60	7,610.29	57.74%
4162-0000	Billed After Hours A/C	47,603.50	48,000.00	(396.50)	-0.83%	47,603.50	48,000.00	(396.50)	-0.83%
4166-0000	Electricity Recovery	(1,086.80)	0.00	(1,086.80)	-100.00%	(1,086.80)	0.00	(1,086.80)	-100.00%
4190-0000	Recovery PY Reim - All Opex Pools	(217.35)	0.00	(217.35)	-100.00%	(217.35)	0.00	(217.35)	-100.00%
4190-1000	Recovery PY Reim - RE Taxes	11.06	0.00	11.06	100.00%	11.06	0.00	11.06	100.00%
Total Operating Expense Recovery		176,713.61	144,382.80	32,330.81	22.39%	176,713.61	144,382.80	32,330.81	22.39%
Parking Income									
4210-0000	Monthly Parking	659,959.27	633,112.50	26,846.77	4.24%	659,959.27	633,112.50	26,846.77	4.24%
4210-1000	Parking Inc Contr - 3rd Party Facility Paid	(179,141.97)	(188,123.00)	8,981.03	4.77%	(179,141.97)	(188,123.00)	8,981.03	4.77%
4215-0000	Transient Parking	31,109.00	31,574.02	(465.02)	-1.47%	31,109.00	31,574.02	(465.02)	-1.47%
4217-0000	Parking Validations	32,262.00	35,288.00	(3,026.00)	-8.58%	32,262.00	35,288.00	(3,026.00)	-8.58%
4240-0000	Other Parking Income	24,768.52	19,620.00	5,148.52	26.24%	24,768.52	19,620.00	5,148.52	26.24%
Total Parking Income		568,956.82	531,471.52	37,485.30	7.05%	568,956.82	531,471.52	37,485.30	7.05%
Other Rental Income									
4250-0000	Storage Rent	3,314.67	3,657.00	(342.33)	-9.36%	3,314.67	3,657.00	(342.33)	-9.36%
4255-0000	Antenna Telecom	20,653.14	21,318.96	(665.82)	-3.12%	20,653.14	21,318.96	(665.82)	-3.12%
4260-0000	Auditorium	1,594.00	2,010.00	(416.00)	-20.70%	1,594.00	2,010.00	(416.00)	-20.70%

Database: R52999900001		Comparative Income Statement w/Include Months						Page: 2	
PROJ: NO110		Detailed Income Statement						Date: 8/24/2026	
		Hertz Investment Group LLC						Time: 6:59 PM	
		Hertz 909 Poydras, LLC							
Accrual									
Report includes an open period. Entries are not final.									
		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
4262-0000	Signage Income	65,000.00	0.00	65,000.00	100.00%	65,000.00	0.00	65,000.00	100.00%
4270-0000	Tenant Services	(5,314.12)	3,900.00	(9,214.12)	-236.26%	(5,314.12)	3,900.00	(9,214.12)	-236.26%
4271-0000	Tenant Work Orders	2,490.16	4,500.00	(2,009.84)	-44.66%	2,490.16	4,500.00	(2,009.84)	-44.66%
Total Other Rental Income		87,737.85	35,385.96	52,351.89	147.95%	87,737.85	35,385.96	52,351.89	147.95%
Other Income									
4810-0000	Interest Income-Bank	1,660.02	0.00	1,660.02	100.00%	1,660.02	0.00	1,660.02	100.00%
Total Other Income		1,660.02	0.00	1,660.02	100.00%	1,660.02	0.00	1,660.02	100.00%
Total Operating Income		4,993,388.15	4,810,398.61	182,989.54	3.80%	4,993,388.15	4,810,398.61	182,989.54	3.80%
Operating Expenses									
Cleaning and Janitorial									
5010-0000	Janitorial Contract - General	201,797.74	199,397.36	(2,400.38)	-1.20%	201,797.74	199,397.36	(2,400.38)	-1.20%
5012-0000	Day Cleaning Staff	45,491.76	47,439.00	1,947.24	4.10%	45,491.76	47,439.00	1,947.24	4.10%
5015-0000	Special Carpet Cleaning	4,474.26	9,668.00	5,193.74	53.72%	4,474.26	9,668.00	5,193.74	53.72%
5018-0000	Janitorial Supplies	450.56	810.00	359.44	44.38%	450.56	810.00	359.44	44.38%
5020-0000	Window Washing	0.00	1,600.00	1,600.00	100.00%	0.00	1,600.00	1,600.00	100.00%
5022-0000	Metal Cleaning	13,700.00	14,500.00	800.00	5.52%	13,700.00	14,500.00	800.00	5.52%
5024-0000	Trash Removal	11,595.32	9,900.00	(1,695.32)	-17.12%	11,595.32	9,900.00	(1,695.32)	-17.12%
5024-1000	Trash Recycling	4,338.00	4,335.00	(3.00)	-0.07%	4,338.00	4,335.00	(3.00)	-0.07%
5028-0000	Miscellaneous Cleaning	11,600.00	20,070.00	8,470.00	42.20%	11,600.00	20,070.00	8,470.00	42.20%
Total Cleaning and Janitorial		293,447.64	307,719.36	14,271.72	4.64%	293,447.64	307,719.36	14,271.72	4.64%
Repair & Maintenance									
5030-0000	Elevator Contract	78,608.28	76,032.24	(2,576.04)	-3.39%	78,608.28	76,032.24	(2,576.04)	-3.39%
5032-0000	Elevator Repair & Maintenance	0.00	500.00	500.00	100.00%	0.00	500.00	500.00	100.00%

Database: R52999900001
PROJ: NO110

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 3
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
5032-1000	Elevator Inspection and Permits	0.00	850.00	850.00	100.00%	0.00	850.00	850.00	100.00%
5035-1000	R&M Contracts 2	1,625.62	1,118.00	(507.62)	-45.40%	1,625.62	1,118.00	(507.62)	-45.40%
5042-0000	HVAC Repair & Maintenance	21,812.95	67,150.32	45,337.37	67.52%	21,812.95	67,150.32	45,337.37	67.52%
5045-0000	HVAC Supplies	4,686.54	5,250.00	563.46	10.73%	4,686.54	5,250.00	563.46	10.73%
5050-0000	General Repair & Maintenance	2,899.44	6,600.00	3,700.56	56.07%	2,899.44	6,600.00	3,700.56	56.07%
5052-0000	Electrical Maintenance	11,612.29	5,000.00	(6,612.29)	-132.25%	11,612.29	5,000.00	(6,612.29)	-132.25%
5053-0000	Electrical Supplies	225.16	1,200.00	974.84	81.24%	225.16	1,200.00	974.84	81.24%
5054-0000	Plumbing Maintenance	3,303.80	22,000.00	18,696.20	84.98%	3,303.80	22,000.00	18,696.20	84.98%
5055-0000	Plumbing Supplies	2,017.35	4,850.00	2,832.65	58.41%	2,017.35	4,850.00	2,832.65	58.41%
5057-0000	Light Fixtures, Bulbs and Relamping	2,248.58	4,400.00	2,151.42	48.90%	2,248.58	4,400.00	2,151.42	48.90%
5058-0000	Doors, Locks & Graphics	(18,599.42)	7,900.40	26,499.82	335.42%	(18,599.42)	7,900.40	26,499.82	335.42%
5062-1000	Fire/Life Safety R&M	12,201.61	1,330.00	(10,871.61)	-817.41%	12,201.61	1,330.00	(10,871.61)	-817.41%
5063-0000	Sprinkler R&M	24,838.37	25,588.00	749.63	2.93%	24,838.37	25,588.00	749.63	2.93%
5064-0000	Floors Repair & Maintenance	220.00	3,000.00	2,780.00	92.67%	220.00	3,000.00	2,780.00	92.67%
5068-0000	Tools, Equipment and Building Materials	6,136.80	3,525.00	(2,611.80)	-74.09%	6,136.80	3,525.00	(2,611.80)	-74.09%
5070-0000	Exterior Building Maintenance	29,557.00	42,050.00	12,493.00	29.71%	29,557.00	42,050.00	12,493.00	29.71%
5072-0000	Roof Repair	0.00	3,500.00	3,500.00	100.00%	0.00	3,500.00	3,500.00	100.00%
5073-0000	Sign Maintenance	0.00	900.00	900.00	100.00%	0.00	900.00	900.00	100.00%
5075-0000	Painting	0.00	10,550.00	10,550.00	100.00%	0.00	10,550.00	10,550.00	100.00%
5076-0000	Glass Repair/Replacement	25,587.40	5,000.00	(20,587.40)	-411.75%	25,587.40	5,000.00	(20,587.40)	-411.75%
5077-0000	Water Treatment R&M	6,280.26	6,276.00	(4.26)	-0.07%	6,280.26	6,276.00	(4.26)	-0.07%
5078-0000	Water Treatment Supplies	0.00	300.00	300.00	100.00%	0.00	300.00	300.00	100.00%
5080-0000	Maintenance Uniforms	2,257.23	3,180.00	922.77	29.02%	2,257.23	3,180.00	922.77	29.02%
5087-0000	Pest Control	5,279.25	5,010.00	(269.25)	-5.37%	5,279.25	5,010.00	(269.25)	-5.37%
Total Repair & Maintenance		222,798.51	313,059.96	90,261.45	28.83%	222,798.51	313,059.96	90,261.45	28.83%
Utilities									
5102-0000	Electricity	369,278.32	390,705.78	21,427.46	5.48%	369,278.32	390,705.78	21,427.46	5.48%
5102-1000	Electricity Reimbursment 1	(10,191.37)	(11,679.00)	(1,487.63)	-12.74%	(10,191.37)	(11,679.00)	(1,487.63)	-12.74%
5102-2000	Electricity Reimbursment 2	(50,892.00)	(48,366.00)	2,526.00	5.22%	(50,892.00)	(48,366.00)	2,526.00	5.22%
5106-0000	Water & Sewer	33,841.40	35,090.00	1,248.60	3.56%	33,841.40	35,090.00	1,248.60	3.56%
5106-1000	Water & Sewer Conta Reim	(207.51)	(450.00)	(242.49)	-53.89%	(207.51)	(450.00)	(242.49)	-53.89%
5115-0000	Building Telephone (Elevator, Fire panel, €	(500.00)	2,400.00	2,900.00	120.83%	(500.00)	2,400.00	2,900.00	120.83%
5124-0000	Utilities Reimbursed - General	(480.00)	(480.00)	0.00	0.00%	(480.00)	(480.00)	0.00	0.00%
Total Utilities		340,848.84	367,220.78	26,371.94	7.18%	340,848.84	367,220.78	26,371.94	7.18%

Database: R52999900001
PROJ: NO110

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 4
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
CAM									
5125-0000	Interior Landscape	6,996.00	6,996.00	0.00	0.00%	6,996.00	6,996.00	0.00	0.00%
5126-0000	Interior Landscape - Supplies	307.49	900.00	592.51	65.83%	307.49	900.00	592.51	65.83%
5127-0000	Exterior Landscape	1,537.45	1,848.00	310.55	16.80%	1,537.45	1,848.00	310.55	16.80%
5128-0000	Exterior Landscape - Supplies	1,300.00	4,880.00	3,580.00	73.36%	1,300.00	4,880.00	3,580.00	73.36%
5129-0000	Sidewalks/Walkways	(2,200.00)	1,600.00	3,800.00	237.50%	(2,200.00)	1,600.00	3,800.00	237.50%
5145-0000	Miscellaneous Common Area	1,183.56	1,110.00	(73.56)	-6.63%	1,183.56	1,110.00	(73.56)	-6.63%
Total CAM		9,124.50	17,334.00	8,209.50	47.36%	9,124.50	17,334.00	8,209.50	47.36%
Security									
5165-0000	Security Contract	135,138.38	141,041.92	5,903.54	4.19%	135,138.38	141,041.92	5,903.54	4.19%
5170-0000	Security Equipment	2,376.00	6,176.00	3,800.00	61.53%	2,376.00	6,176.00	3,800.00	61.53%
Total Security		137,514.38	147,217.92	9,703.54	6.59%	137,514.38	147,217.92	9,703.54	6.59%
Employee Payroll									
Salaries									
5180-0000	General & Administrative Salaries	114,422.59	116,058.00	1,635.41	1.41%	114,422.59	116,058.00	1,635.41	1.41%
5180-1000	General & Administrative Bonus	0.00	0.48	0.48	100.00%	0.00	0.48	0.48	100.00%
5181-0000	Engineering Salaries	166,156.54	168,960.00	2,803.46	1.66%	166,156.54	168,960.00	2,803.46	1.66%
5189-0000	Temporary Help	0.00	3,600.00	3,600.00	100.00%	0.00	3,600.00	3,600.00	100.00%
Total Salaries		280,579.13	288,618.48	8,039.35	2.79%	280,579.13	288,618.48	8,039.35	2.79%
Payroll Tax and Benefits									
5190-0000	Payroll Taxes - General	21,754.55	24,799.98	3,045.43	12.28%	21,754.55	24,799.98	3,045.43	12.28%
5191-0000	Payroll Fees	130.99	1,900.00	1,769.01	93.11%	130.99	1,900.00	1,769.01	93.11%
5192-0000	Medical Benefits - Administrative	13,275.15	15,048.00	1,772.85	11.78%	13,275.15	15,048.00	1,772.85	11.78%
5192-1000	Medical Benefits - Engineering	21,021.95	24,408.00	3,386.05	13.87%	21,021.95	24,408.00	3,386.05	13.87%
5193-0000	Workers Comp	2,908.32	2,932.56	24.24	0.83%	2,908.32	2,932.56	24.24	0.83%
5193-1000	401K Employer Participation	8,038.87	7,050.00	(988.87)	-14.03%	8,038.87	7,050.00	(988.87)	-14.03%

Database: R52999900001
PROJ: NO110

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 5
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
5193-2000	Life & LTD Insurance	1,736.18	1,710.00	(26.18)	-1.53%	1,736.18	1,710.00	(26.18)	-1.53%
5193-3000	Education	410.87	3,600.00	3,189.13	88.59%	410.87	3,600.00	3,189.13	88.59%
5193-4000	Other Benefits	1,069.95	1,350.00	280.05	20.74%	1,069.95	1,350.00	280.05	20.74%
Total Payroll Tax and Benefits		70,346.83	82,798.54	12,451.71	15.04%	70,346.83	82,798.54	12,451.71	15.04%
Total Employee Payroll		350,925.96	371,417.02	20,491.06	5.52%	350,925.96	371,417.02	20,491.06	5.52%
General & Administrative									
5200-0000	Management Office Rent	52,560.00	52,560.00	0.00	0.00%	52,560.00	52,560.00	0.00	0.00%
5210-0000	Office Supplies	2,918.18	2,700.00	(218.18)	-8.08%	2,918.18	2,700.00	(218.18)	-8.08%
5215-0000	Office Food & Beverage	4,194.71	3,000.00	(1,194.71)	-39.82%	4,194.71	3,000.00	(1,194.71)	-39.82%
5230-0000	Office Telephones	3,288.32	1,830.00	(1,458.32)	-79.69%	3,288.32	1,830.00	(1,458.32)	-79.69%
5232-0000	Radios & Paging	850.00	2,200.00	1,350.00	61.36%	850.00	2,200.00	1,350.00	61.36%
5234-0000	Postage	375.46	1,075.48	700.02	65.09%	375.46	1,075.48	700.02	65.09%
5236-0000	Courier/Overnight	166.38	600.00	433.62	72.27%	166.38	600.00	433.62	72.27%
5240-0000	Professional Fees	0.00	300.00	300.00	100.00%	0.00	300.00	300.00	100.00%
5242-0000	Dues & Subscriptions	495.00	0.00	(495.00)	-100.00%	495.00	0.00	(495.00)	-100.00%
5245-0000	Permits & Fees	6,200.00	6,500.00	300.00	4.62%	6,200.00	6,500.00	300.00	4.62%
5247-0000	Licenses	0.00	300.00	300.00	100.00%	0.00	300.00	300.00	100.00%
5260-0000	Building Promotions	1,863.21	2,850.00	986.79	34.62%	1,863.21	2,850.00	986.79	34.62%
5262-0000	Seasonal Decorations	995.00	0.00	(995.00)	-100.00%	995.00	0.00	(995.00)	-100.00%
5265-0000	Printing and Duplication	3,173.85	2,550.00	(623.85)	-24.46%	3,173.85	2,550.00	(623.85)	-24.46%
5270-0000	Technical Support	1,731.80	2,468.00	736.20	29.83%	1,731.80	2,468.00	736.20	29.83%
5271-0000	Software Systems and Updates	12,509.58	17,864.40	5,354.82	29.97%	12,509.58	17,864.40	5,354.82	29.97%
5272-0000	Equipment purchases (Computer, Printer,	(1,154.08)	2,400.00	3,554.08	148.09%	(1,154.08)	2,400.00	3,554.08	148.09%
5273-0000	Equipment Rental/Lease	875.40	1,122.00	246.60	21.98%	875.40	1,122.00	246.60	21.98%
Total General & Administrative		91,042.81	100,319.88	9,277.07	9.25%	91,042.81	100,319.88	9,277.07	9.25%
Management Fee Expense									
5300-0000	Management Fee	224,052.86	209,378.85	(14,674.01)	-7.01%	224,052.86	209,378.85	(14,674.01)	-7.01%
5310-0000	Management Fees - Non-recoverable park	26,498.67	27,000.00	501.33	1.86%	26,498.67	27,000.00	501.33	1.86%
Total Management Fee Expense		250,551.53	236,378.85	(14,172.68)	-6.00%	250,551.53	236,378.85	(14,172.68)	-6.00%

Database: R52999900001
PROJ: NO110

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 6
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
Property Taxes									
5350-0000	Property Taxes	391,329.84	393,179.10	1,849.26	0.47%	391,329.84	393,179.10	1,849.26	0.47%
5352-0000	Personal Property Taxes	723.47	600.00	(123.47)	-20.58%	723.47	600.00	(123.47)	-20.58%
5357-0000	Tax Consulting Costs	11,055.00	10,630.00	(425.00)	-4.00%	11,055.00	10,630.00	(425.00)	-4.00%
Total Property Taxes		403,108.31	404,409.10	1,300.79	0.32%	403,108.31	404,409.10	1,300.79	0.32%
Insurance									
5360-0000	Building Insurance	158,648.34	158,648.34	0.00	0.00%	158,648.34	158,648.34	0.00	0.00%
5361-0000	Liability Insurance	27,898.56	28,131.05	232.49	0.83%	27,898.56	28,131.05	232.49	0.83%
5365-0000	D&O Insurance	13,317.72	11,781.72	(1,536.00)	-13.04%	13,317.72	11,781.72	(1,536.00)	-13.04%
5369-0000	Terrorism Insurance	2,250.78	2,250.78	0.00	0.00%	2,250.78	2,250.78	0.00	0.00%
5370-0000	Active Shooter	1,594.32	1,607.61	13.29	0.83%	1,594.32	1,607.61	13.29	0.83%
5371-0000	Cyber Liability	1,235.70	1,246.00	10.30	0.83%	1,235.70	1,246.00	10.30	0.83%
Total Insurance		204,945.42	203,665.50	(1,279.92)	-0.63%	204,945.42	203,665.50	(1,279.92)	-0.63%
Other Operating Expenses									
Total Operating Expenses		2,304,307.90	2,468,742.37	164,434.47	6.66%	2,304,307.90	2,468,742.37	164,434.47	6.66%
Net Operating Income		2,689,080.25	2,341,656.24	347,424.01	14.84%	2,689,080.25	2,341,656.24	347,424.01	14.84%
Non-Operating Expenses									
Financing, Legal and Audit									
6011-0000	3rd Party Accounting Costs	0.00	9,000.00	9,000.00	100.00%	0.00	9,000.00	9,000.00	100.00%
6013-0000	Debt Servicer Fees	3,701.29	0.00	(3,701.29)	-100.00%	3,701.29	0.00	(3,701.29)	-100.00%
Total Financing, Legal and Audit		3,701.29	9,000.00	5,298.71	58.87%	3,701.29	9,000.00	5,298.71	58.87%

Database: R52999900001
PROJ: NO110

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz 909 Poydras, LLC

Page: 7
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)			Year-To-Date			
		Actual	Budget		Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance	Jun 2026	Jun 2026	Variance	
Leasing Costs								
6022-0000	Leasing Promotions	0.00	750.00	750.00	100.00%	0.00	750.00	750.00 100.00%
6023-0000	Leasing-Tenant Relations	979.55	1,800.00	820.45	45.58%	979.55	1,800.00	820.45 45.58%
6024-0000	Marketing & Leasing Expense	0.00	600.00	600.00	100.00%	0.00	600.00	600.00 100.00%
6025-0000	Other Leasing Cost	0.00	600.00	600.00	100.00%	0.00	600.00	600.00 100.00%
6026-0000	Other Professional Fees - Leasing	0.00	1,200.00	1,200.00	100.00%	0.00	1,200.00	1,200.00 100.00%
6027-0000	Travel & Entertainment	0.00	1,600.00	1,600.00	100.00%	0.00	1,600.00	1,600.00 100.00%
6040-0000	Leasing Related Legal Fees	3,955.00	26,200.00	22,245.00	84.90%	3,955.00	26,200.00	22,245.00 84.90%
6049-0000	Leasing Commission below \$5,000	4,505.24	3,318.65	(1,186.59)	-35.76%	4,505.24	3,318.65	(1,186.59) -35.76%
Total Leasing Costs		9,439.79	36,068.65	26,628.86	73.83%	9,439.79	36,068.65	26,628.86 73.83%
Space Preparation								
6055-0000	Space Preparation	5,698.86	2,944.00	(2,754.86)	-93.58%	5,698.86	2,944.00	(2,754.86) -93.58%
Total Space Preparation		5,698.86	2,944.00	(2,754.86)	-93.58%	5,698.86	2,944.00	(2,754.86) -93.58%
Other Non-Operating Expense								
9020-0000	Late Fees	329.33	600.00	270.67	45.11%	329.33	600.00	270.67 45.11%
9030-0000	Bank Charges	5,559.33	7,500.00	1,940.67	25.88%	5,559.33	7,500.00	1,940.67 25.88%
9100-0000	Provision For Bad Debts	1,818.41	15,000.00	13,181.59	87.88%	1,818.41	15,000.00	13,181.59 87.88%
9300-0000	Charitable Contributions	0.00	600.00	600.00	100.00%	0.00	600.00	600.00 100.00%
9500-0000	Extraordinary Expense (Disaster cleanup,	3,650.88	0.00	(3,650.88)	-100.00%	3,650.88	0.00	(3,650.88) -100.00%
9620-0000	Corporate Legal Fees	0.00	600.00	600.00	100.00%	0.00	600.00	600.00 100.00%
9625-0000	Corporate Professional Fees	0.00	6,000.00	6,000.00	100.00%	0.00	6,000.00	6,000.00 100.00%
Total Other Non-Operating Expense		11,357.95	30,300.00	18,942.05	62.52%	11,357.95	30,300.00	18,942.05 62.52%
Total Non-Operating Expense		30,197.89	78,312.65	48,114.76	61.44%	30,197.89	78,312.65	48,114.76 61.44%
EBITDA		2,658,882.36	2,263,343.59	395,538.77	17.48%	2,658,882.36	2,263,343.59	395,538.77 17.48%

Database: R52999900001	Comparative Income Statement w/Include Months					Page: 8
PROJ: NO110	Detailed Income Statement					Date: 8/24/2026
	Hertz Investment Group LLC					Time: 6:59 PM
	Hertz 909 Poydras, LLC					
Accrual						
Report includes an open period. Entries are not final.						
	Current Period (includes 6 months)			Year-To-Date		
	Actual	Budget		Actual	Budget	
Thru:	Jun 2026	Jun 2026	Variance	Jun 2026	Jun 2026	Variance

Financing Interest

7010-1000	Mortgage Interest - Senior Note	853,031.42	886,650.00	33,618.58	3.79%	853,031.42	886,650.00	33,618.58	3.79%
7010-3000	Mortgage Interest - Mezzanine	226,916.71	234,990.00	8,073.29	3.44%	226,916.71	234,990.00	8,073.29	3.44%
Total Financing Interest		1,079,948.13	1,121,640.00	41,691.87	3.72%	1,079,948.13	1,121,640.00	41,691.87	3.72%
Net Before Depreciation & Amortization		1,578,934.23	1,141,703.59	437,230.64	38.30%	1,578,934.23	1,141,703.59	437,230.64	38.30%

Depreciation & Amortization

8020-0000	Depreciation - Building Acquisition	516,865.53	516,864.00	(1.53)	0.00%	516,865.53	516,864.00	(1.53)	0.00%
8040-0000	Depreciation - Building Improvements	172,602.31	173,400.00	797.69	0.46%	172,602.31	173,400.00	797.69	0.46%
8050-0000	Depreciation - Tenant Improvements	559,020.55	573,000.00	13,979.45	2.44%	559,020.55	573,000.00	13,979.45	2.44%
8060-0000	Amortization - Leasing Commissions	158,806.96	157,620.00	(1,186.96)	-0.75%	158,806.96	157,620.00	(1,186.96)	-0.75%
8070-0000	Amortization-Loan Fees - Senior Loan	35,579.36	35,580.00	0.64	0.00%	35,579.36	35,580.00	0.64	0.00%
Total Depreciation & Amortization		1,442,874.71	1,456,464.00	13,589.29	0.93%	1,442,874.71	1,456,464.00	13,589.29	0.93%
Net Income		136,059.52	(314,760.41)	450,819.93	143.23%	136,059.52	(314,760.41)	450,819.93	143.23%

Capital Improvements and Leasing Commissions

1640-0000	Building Improvements	40,000.00	0.00	(40,000.00)	-100.00%	40,000.00	0.00	(40,000.00)	-100.00%
1650-0000	Tenant Improvements - New/Expansion	62,565.31	53,200.00	(9,365.31)	-17.60%	62,565.31	53,200.00	(9,365.31)	-17.60%
1650-1000	Tenant Improvements - Renewals	0.00	27,945.00	27,945.00	100.00%	0.00	27,945.00	27,945.00	100.00%
1660-0000	Leasing Commissions - New/Expansion	48,826.36	5,299.20	(43,527.16)	-821.39%	48,826.36	5,299.20	(43,527.16)	-821.39%
1660-1000	Leasing Commissions - Renewals	136,427.24	25,658.10	(110,769.14)	-431.71%	136,427.24	25,658.10	(110,769.14)	-431.71%
Total Capital Improvements and Leasing Commissions		287,818.91	112,102.30	(175,716.61)	-156.75%	287,818.91	112,102.30	(175,716.61)	-156.75%

Database: R52999900001
PROJ: JS170

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 1
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	

Operating Income

Rental Income

4010-0000	Base Rent - Office	1,459,461.48	1,476,514.98	(17,053.50)	-1.15%	1,459,461.48	1,476,514.98	(17,053.50)	-1.15%
4011-0000	Rent Abatement - Office	0.00	(17,053.50)	17,053.50	100.00%	0.00	(17,053.50)	17,053.50	100.00%
4020-0000	CPI Increase	5,318.28	5,318.28	0.00	0.00%	5,318.28	5,318.28	0.00	0.00%
4090-0000	Management Office Rent	40,567.62	40,567.62	0.00	0.00%	40,567.62	40,567.62	0.00	0.00%
Total Rental Income		1,505,347.38	1,505,347.38	0.00		1,505,347.38	1,505,347.38	0.00	

Operating Expense Recovery

4190-1000	Recovery PY Reim - RE Taxes	(284.60)	0.00	(284.60)	-100.00%	(284.60)	0.00	(284.60)	-100.00%
Total Operating Expense Recovery		(284.60)	0.00	(284.60)	-100.00%	(284.60)	0.00	(284.60)	-100.00%

Parking Income

4210-0000	Monthly Parking	0.00	14,010.00	(14,010.00)	-100.00%	0.00	14,010.00	(14,010.00)	-100.00%
4240-0000	Other Parking Income	26,512.35	0.00	26,512.35	100.00%	26,512.35	0.00	26,512.35	100.00%
Total Parking Income		26,512.35	14,010.00	12,502.35	89.24%	26,512.35	14,010.00	12,502.35	89.24%

Other Rental Income

4250-0000	Storage Rent	15,000.00	0.00	15,000.00	100.00%	15,000.00	0.00	15,000.00	100.00%
4255-0000	Antenna Telecom	8,103.66	8,144.18	(40.52)	-0.50%	8,103.66	8,144.18	(40.52)	-0.50%
Total Other Rental Income		23,103.66	8,144.18	14,959.48	183.68%	23,103.66	8,144.18	14,959.48	183.68%

Other Income

4910-0000	Miscellaneous Income	3.20	0.00	3.20	100.00%	3.20	0.00	3.20	100.00%
Total Other Income		3.20	0.00	3.20	100.00%	3.20	0.00	3.20	100.00%

Database: R52999900001
PROJ: JS170

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 2
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
Total Operating Income		1,554,681.99	1,527,501.56	27,180.43	1.78%	1,554,681.99	1,527,501.56	27,180.43	1.78%
Operating Expenses									
Cleaning and Janitorial									
5010-0000	Janitorial Contract - General	82,677.29	85,912.02	3,234.73	3.77%	82,677.29	85,912.02	3,234.73	3.77%
5012-0000	Day Cleaning Staff	21,329.31	25,088.70	3,759.39	14.98%	21,329.31	25,088.70	3,759.39	14.98%
5015-0000	Special Carpet Cleaning	0.00	600.00	600.00	100.00%	0.00	600.00	600.00	100.00%
5018-0000	Janitorial Supplies	22,583.52	12,249.96	(10,333.56)	-84.36%	22,583.52	12,249.96	(10,333.56)	-84.36%
5022-0000	Metal Cleaning	8,580.00	8,580.00	0.00	0.00%	8,580.00	8,580.00	0.00	0.00%
5024-0000	Trash Removal	5,838.87	5,700.00	(138.87)	-2.44%	5,838.87	5,700.00	(138.87)	-2.44%
Total Cleaning and Janitorial		141,008.99	138,130.68	(2,878.31)	-2.08%	141,008.99	138,130.68	(2,878.31)	-2.08%
Repair & Maintenance									
5030-0000	Elevator Contract	27,059.88	27,059.88	0.00	0.00%	27,059.88	27,059.88	0.00	0.00%
5032-0000	Elevator Repair & Maintenance	0.00	3,000.00	3,000.00	100.00%	0.00	3,000.00	3,000.00	100.00%
5032-1000	Elevator Inspection and Permits	2,355.00	0.00	(2,355.00)	-100.00%	2,355.00	0.00	(2,355.00)	-100.00%
5040-0000	HVAC Contract	11,148.94	18,382.28	7,233.34	39.35%	11,148.94	18,382.28	7,233.34	39.35%
5042-0000	HVAC Repair & Maintenance	50,271.09	14,625.00	(35,646.09)	-243.73%	50,271.09	14,625.00	(35,646.09)	-243.73%
5045-0000	HVAC Supplies	2,741.79	3,000.00	258.21	8.61%	2,741.79	3,000.00	258.21	8.61%
5048-0000	VAV Systems	0.00	1,200.00	1,200.00	100.00%	0.00	1,200.00	1,200.00	100.00%
5050-0000	General Repair & Maintenance	0.00	850.02	850.02	100.00%	0.00	850.02	850.02	100.00%
5052-0000	Electrical Maintenance	4,002.88	1,500.00	(2,502.88)	-166.86%	4,002.88	1,500.00	(2,502.88)	-166.86%
5053-0000	Electrical Supplies	0.00	250.02	250.02	100.00%	0.00	250.02	250.02	100.00%
5054-0000	Plumbing Maintenance	31,117.79	9,000.00	(22,117.79)	-245.75%	31,117.79	9,000.00	(22,117.79)	-245.75%
5055-0000	Plumbing Supplies	2,091.41	2,510.00	418.59	16.68%	2,091.41	2,510.00	418.59	16.68%
5057-0000	Light Fixtures, Bulbs and Relamping	4,464.24	1,500.00	(2,964.24)	-197.62%	4,464.24	1,500.00	(2,964.24)	-197.62%
5058-0000	Doors, Locks & Graphics	0.00	4,225.00	4,225.00	100.00%	0.00	4,225.00	4,225.00	100.00%
5062-0000	Fire/Life Safety Contract	13,291.55	13,574.28	282.73	2.08%	13,291.55	13,574.28	282.73	2.08%
5062-1000	Fire/Life Safety R&M	12,026.17	4,118.00	(7,908.17)	-192.04%	12,026.17	4,118.00	(7,908.17)	-192.04%
5064-0000	Floors Repair & Maintenance	0.00	500.00	500.00	100.00%	0.00	500.00	500.00	100.00%

Database: R52999900001
PROJ: JS170

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 3
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
5068-0000	Tools, Equipment and Building Materials	538.63	800.04	261.41	32.67%	538.63	800.04	261.41	32.67%
5070-0000	Exterior Building Maintenance	1,257.69	300.00	(957.69)	-319.23%	1,257.69	300.00	(957.69)	-319.23%
5071-0000	Interior Building Maintenance	3,201.60	958.08	(2,243.52)	-234.17%	3,201.60	958.08	(2,243.52)	-234.17%
5072-0000	Roof Repair	0.00	1,000.00	1,000.00	100.00%	0.00	1,000.00	1,000.00	100.00%
5073-0000	Sign Maintenance	34.63	100.00	65.37	65.37%	34.63	100.00	65.37	65.37%
5076-0000	Glass Repair/Replacement	0.00	2,850.00	2,850.00	100.00%	0.00	2,850.00	2,850.00	100.00%
5077-0000	Water Treatment R&M	0.00	8,705.00	8,705.00	100.00%	0.00	8,705.00	8,705.00	100.00%
5078-0000	Water Treatment Supplies	9,874.51	1,100.04	(8,774.47)	-797.65%	9,874.51	1,100.04	(8,774.47)	-797.65%
5080-0000	Maintenance Uniforms	505.15	0.00	(505.15)	-100.00%	505.15	0.00	(505.15)	-100.00%
5087-0000	Pest Control	1,036.80	1,023.06	(13.74)	-1.34%	1,036.80	1,023.06	(13.74)	-1.34%
5090-0000	General R&M Supplies	1,365.31	1,299.96	(65.35)	-5.03%	1,365.31	1,299.96	(65.35)	-5.03%
Total Repair & Maintenance		178,385.06	123,430.66	(54,954.40)	-44.52%	178,385.06	123,430.66	(54,954.40)	-44.52%
Utilities									
5102-0000	Electricity	241,144.75	227,820.00	(13,324.75)	-5.85%	241,144.75	227,820.00	(13,324.75)	-5.85%
5104-0000	Gas, Fuel & Oil	115,806.95	118,852.00	3,045.05	2.56%	115,806.95	118,852.00	3,045.05	2.56%
5106-0000	Water & Sewer	29,112.95	55,841.00	26,728.05	47.86%	29,112.95	55,841.00	26,728.05	47.86%
5115-0000	Building Telephone (Elevator, Fire panel, etc)	3,904.19	4,495.80	591.61	13.16%	3,904.19	4,495.80	591.61	13.16%
Total Utilities		389,968.84	407,008.80	17,039.96	4.19%	389,968.84	407,008.80	17,039.96	4.19%
CAM									
5125-0000	Interior Landscape	1,633.40	1,393.86	(239.54)	-17.19%	1,633.40	1,393.86	(239.54)	-17.19%
5127-0000	Exterior Landscape	7,893.15	6,550.00	(1,343.15)	-20.51%	7,893.15	6,550.00	(1,343.15)	-20.51%
5128-0000	Exterior Landscape - Supplies	0.00	125.00	125.00	100.00%	0.00	125.00	125.00	100.00%
5129-0000	Sidewalks/Walkways	0.00	1,000.00	1,000.00	100.00%	0.00	1,000.00	1,000.00	100.00%
5145-0000	Miscellaneous Common Area	183.60	300.00	116.40	38.80%	183.60	300.00	116.40	38.80%
Total CAM		9,710.15	9,368.86	(341.29)	-3.64%	9,710.15	9,368.86	(341.29)	-3.64%
Parking Expense									
5150-0000	Parking Repair & Maintenance	9,263.17	0.00	(9,263.17)	-100.00%	9,263.17	0.00	(9,263.17)	-100.00%
5160-0000	Parking Other	908.27	0.00	(908.27)	-100.00%	908.27	0.00	(908.27)	-100.00%

Database: R52999900001		Comparative Income Statement w/Include Months						Page: 4	
PROJ: JS170		Detailed Income Statement						Date: 8/24/2026	
		Hertz Investment Group LLC						Time: 6:59 PM	
		Hertz Jackson City Centre LLC							
Accrual									
Report includes an open period. Entries are not final.									
		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
Total Parking Expense		10,171.44	0.00	(10,171.44)	-100.00%	10,171.44	0.00	(10,171.44)	-100.00%
Security									
5165-0000	Security Contract	80,386.79	71,559.96	(8,826.83)	-12.33%	80,386.79	71,559.96	(8,826.83)	-12.33%
5170-0000	Security Equipment	0.00	4,074.35	4,074.35	100.00%	0.00	4,074.35	4,074.35	100.00%
5172-0000	Security Other	1,900.80	0.00	(1,900.80)	-100.00%	1,900.80	0.00	(1,900.80)	-100.00%
Total Security		82,287.59	75,634.31	(6,653.28)	-8.80%	82,287.59	75,634.31	(6,653.28)	-8.80%
Employee Payroll									
Salaries									
5180-0000	General & Administrative Salaries	40,478.92	40,804.02	325.10	0.80%	40,478.92	40,804.02	325.10	0.80%
5181-0000	Engineering Salaries	28,657.10	56,238.00	27,580.90	49.04%	28,657.10	56,238.00	27,580.90	49.04%
5181-0100	Engineering Overtime	0.00	1,200.00	1,200.00	100.00%	0.00	1,200.00	1,200.00	100.00%
Total Salaries		69,136.02	98,242.02	29,106.00	29.63%	69,136.02	98,242.02	29,106.00	29.63%
Payroll Tax and Benefits									
5190-0000	Payroll Taxes - General	5,856.69	9,474.96	3,618.27	38.19%	5,856.69	9,474.96	3,618.27	38.19%
5191-0000	Payroll Fees	94.56	675.00	580.44	85.99%	94.56	675.00	580.44	85.99%
5192-0000	Medical Benefits - Administrative	8,258.85	5,804.82	(2,454.03)	-42.28%	8,258.85	5,804.82	(2,454.03)	-42.28%
5192-1000	Medical Benefits - Engineering	3,247.50	11,731.86	8,484.36	72.32%	3,247.50	11,731.86	8,484.36	72.32%
5193-0000	Workers Comp	607.98	242.76	(365.22)	-150.44%	607.98	242.76	(365.22)	-150.44%
5193-1000	401K Employer Participation	1,267.02	2,799.96	1,532.94	54.75%	1,267.02	2,799.96	1,532.94	54.75%
5193-2000	Life & LTD Insurance	402.30	732.18	329.88	45.05%	402.30	732.18	329.88	45.05%
Total Payroll Tax and Benefits		19,734.90	31,461.54	11,726.64	37.27%	19,734.90	31,461.54	11,726.64	37.27%
Total Employee Payroll		88,870.92	129,703.56	40,832.64	31.48%	88,870.92	129,703.56	40,832.64	31.48%
General & Administrative									
5200-0000	Management Office Rent	40,567.62	40,567.62	0.00	0.00%	40,567.62	40,567.62	0.00	0.00%

Database: R52999900001
PROJ: JS170

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 5
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
5210-0000	Office Supplies	107.17	450.00	342.83	76.18%	107.17	450.00	342.83	76.18%
5215-0000	Office Food & Beverage	726.03	500.04	(225.99)	-45.19%	726.03	500.04	(225.99)	-45.19%
5216-0000	Meals & Entertainment	0.00	220.00	220.00	100.00%	0.00	220.00	220.00	100.00%
5230-0000	Office Telephones	3,167.61	2,676.12	(491.49)	-18.37%	3,167.61	2,676.12	(491.49)	-18.37%
5234-0000	Postage	300.86	799.90	499.04	62.39%	300.86	799.90	499.04	62.39%
5236-0000	Courier/Overnight	37.11	0.00	(37.11)	-100.00%	37.11	0.00	(37.11)	-100.00%
5240-0000	Professional Fees	0.00	1,675.50	1,675.50	100.00%	0.00	1,675.50	1,675.50	100.00%
5242-0000	Dues & Subscriptions	1,399.00	805.85	(593.15)	-73.61%	1,399.00	805.85	(593.15)	-73.61%
5270-0000	Technical Support	4,691.81	3,562.86	(1,128.95)	-31.69%	4,691.81	3,562.86	(1,128.95)	-31.69%
5271-0000	Software Systems and Updates	8,756.89	3,347.34	(5,409.55)	-161.61%	8,756.89	3,347.34	(5,409.55)	-161.61%
5273-0000	Equipment Rental/Lease	1,814.90	1,334.94	(479.96)	-35.95%	1,814.90	1,334.94	(479.96)	-35.95%
5290-0000	Miscellaneous General & Administrative	164.25	699.96	535.71	76.53%	164.25	699.96	535.71	76.53%
Total General & Administrative		61,733.25	56,640.13	(5,093.12)	-8.99%	61,733.25	56,640.13	(5,093.12)	-8.99%
Management Fee Expense									
5300-0000	Management Fee	62,744.96	73,646.21	10,901.25	14.80%	62,744.96	73,646.21	10,901.25	14.80%
Total Management Fee Expense		62,744.96	73,646.21	10,901.25	14.80%	62,744.96	73,646.21	10,901.25	14.80%
Property Taxes									
5350-0000	Property Taxes	95,116.86	93,846.90	(1,269.96)	-1.35%	95,116.86	93,846.90	(1,269.96)	-1.35%
5352-0000	Personal Property Taxes	84.75	6,040.00	5,955.25	98.60%	84.75	6,040.00	5,955.25	98.60%
Total Property Taxes		95,201.61	99,886.90	4,685.29	4.69%	95,201.61	99,886.90	4,685.29	4.69%
Insurance									
5360-0000	Building Insurance	44,704.45	47,042.82	2,338.37	4.97%	44,704.45	47,042.82	2,338.37	4.97%
5361-0000	Liability Insurance	13,463.98	11,935.26	(1,528.72)	-12.81%	13,463.98	11,935.26	(1,528.72)	-12.81%
5365-0000	D&O Insurance	4,889.70	4,060.86	(828.84)	-20.41%	4,889.70	4,060.86	(828.84)	-20.41%
5366-0000	Flood Insurance	3,483.00	5,236.68	1,753.68	33.49%	3,483.00	5,236.68	1,753.68	33.49%
5368-0000	Crime Insurance	0.00	142.92	142.92	100.00%	0.00	142.92	142.92	100.00%
5369-0000	Terrorism Insurance	982.32	717.90	(264.42)	-36.83%	982.32	717.90	(264.42)	-36.83%
5370-0000	Active Shooter	695.72	428.22	(267.50)	-62.47%	695.72	428.22	(267.50)	-62.47%

Database: R52999900001
PROJ: JS170

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 6
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
5371-0000	Cyber Liability	453.72	368.52	(85.20)	-23.12%	453.72	368.52	(85.20)	-23.12%
Total Insurance		68,672.89	69,933.18	1,260.29	1.80%	68,672.89	69,933.18	1,260.29	1.80%
Other Operating Expenses									
Non-Pass Operating Expenses									
5905-0000	Non Pass R&M	0.00	600.00	600.00	100.00%	0.00	600.00	600.00	100.00%
5930-1000	Non Pass Parking Cleaning	6,848.57	11,850.00	5,001.43	42.21%	6,848.57	11,850.00	5,001.43	42.21%
5930-5000	Non Pass Parking R&M	113.44	0.00	(113.44)	-100.00%	113.44	0.00	(113.44)	-100.00%
5930-8000	Non Pass Parking Utilities	10,218.44	10,478.70	260.26	2.48%	10,218.44	10,478.70	260.26	2.48%
Total Non-Pass Operating Expenses		17,180.45	22,928.70	5,748.25	25.07%	17,180.45	22,928.70	5,748.25	25.07%
Total Operating Expenses		1,205,936.15	1,206,311.99	375.84	0.03%	1,205,936.15	1,206,311.99	375.84	0.03%
Net Operating Income		348,745.84	321,189.57	27,556.27	8.58%	348,745.84	321,189.57	27,556.27	8.58%
Non-Operating Expenses									
Financing, Legal and Audit									
6013-0000	Debt Servicer Fees	5,000.00	0.00	(5,000.00)	-100.00%	5,000.00	0.00	(5,000.00)	-100.00%
Total Financing, Legal and Audit		5,000.00	0.00	(5,000.00)	-100.00%	5,000.00	0.00	(5,000.00)	-100.00%
Leasing Costs									
6040-0000	Leasing Related Legal Fees	490.00	0.00	(490.00)	-100.00%	490.00	0.00	(490.00)	-100.00%
6049-0000	Leasing Commission below \$5,000	0.00	1,772.56	1,772.56	100.00%	0.00	1,772.56	1,772.56	100.00%
Total Leasing Costs		490.00	1,772.56	1,282.56	72.36%	490.00	1,772.56	1,282.56	72.36%

Database: R52999900001
PROJ: JS170

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 7
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)				Year-To-Date			
		Actual	Budget			Actual	Budget		
Thru:		Jun 2026	Jun 2026	Variance		Jun 2026	Jun 2026	Variance	
Other Non-Operating Expense									
9020-0000	Late Fees	1,893.57	1,599.96	(293.61)	-18.35%	1,893.57	1,599.96	(293.61)	-18.35%
9030-0000	Bank Charges	1,297.39	0.00	(1,297.39)	-100.00%	1,297.39	0.00	(1,297.39)	-100.00%
9100-0000	Provision For Bad Debts	18,570.30	0.00	(18,570.30)	-100.00%	18,570.30	0.00	(18,570.30)	-100.00%
9300-0000	Charitable Contributions	1,000.00	1,500.00	500.00	33.33%	1,000.00	1,500.00	500.00	33.33%
9620-0000	Corporate Legal Fees	10,812.50	0.00	(10,812.50)	-100.00%	10,812.50	0.00	(10,812.50)	-100.00%
9625-0000	Corporate Professional Fees	2,500.00	0.00	(2,500.00)	-100.00%	2,500.00	0.00	(2,500.00)	-100.00%
9650-0000	Consulting Fees	3,630.00	0.00	(3,630.00)	-100.00%	3,630.00	0.00	(3,630.00)	-100.00%
Total Other Non-Operating Expense		39,703.76	3,099.96	(36,603.80)	-1180.78%	39,703.76	3,099.96	(36,603.80)	-1180.78%
Total Non-Operating Expense		45,193.76	4,872.52	(40,321.24)	-827.52%	45,193.76	4,872.52	(40,321.24)	-827.52%
EBITDA		303,552.08	316,317.05	(12,764.97)	-4.04%	303,552.08	316,317.05	(12,764.97)	-4.04%
Financing Interest									
7010-1000	Mortgage Interest - Senior Note	119,763.67	118,620.31	(1,143.36)	-0.96%	119,763.67	118,620.31	(1,143.36)	-0.96%
Total Financing Interest		119,763.67	118,620.31	(1,143.36)	-0.96%	119,763.67	118,620.31	(1,143.36)	-0.96%
Net Before Depreciation & Amortization		183,788.41	197,696.74	(13,908.33)	-7.04%	183,788.41	197,696.74	(13,908.33)	-7.04%
Depreciation & Amortization									
8020-0000	Depreciation - Building Acquisition	71,235.48	0.00	(71,235.48)	-100.00%	71,235.48	0.00	(71,235.48)	-100.00%
8040-0000	Depreciation - Building Improvements	40,091.95	0.00	(40,091.95)	-100.00%	40,091.95	0.00	(40,091.95)	-100.00%
8050-0000	Depreciation - Tenant Improvements	117,779.42	0.00	(117,779.42)	-100.00%	117,779.42	0.00	(117,779.42)	-100.00%
8060-0000	Amortization - Leasing Commissions	36,336.51	0.00	(36,336.51)	-100.00%	36,336.51	0.00	(36,336.51)	-100.00%
Total Depreciation & Amortization		265,443.36	0.00	(265,443.36)	-100.00%	265,443.36	0.00	(265,443.36)	-100.00%

Database: R52999900001
PROJ: JS170

Comparative Income Statement w/Include Months
Detailed Income Statement
Hertz Investment Group LLC
Hertz Jackson City Centre LLC

Page: 8
Date: 8/24/2026
Time: 6:59 PM

Accrual

Report includes an open period. Entries are not final.

		Current Period (includes 6 months)			Year-To-Date		
		Actual	Budget		Actual	Budget	
Thru:		Jun 2026	Jun 2026	Variance	Jun 2026	Jun 2026	Variance

Net Income	(81,654.95)	197,696.74	(279,351.69)	-141.30%	(81,654.95)	197,696.74	(279,351.69)	-141.30%
------------	-------------	------------	--------------	----------	-------------	------------	--------------	----------

Capital Improvements and Leasing Commissions

1640-0000	Building Improvements	121,074.64	0.00	(121,074.64)	-100.00%	121,074.64	0.00	(121,074.64)	-100.00%
1650-0000	Tenant Improvements - New/Expansion	0.00	113,690.00	113,690.00	100.00%	0.00	113,690.00	113,690.00	100.00%
1660-0000	Leasing Commissions - New/Expansion	0.00	40,928.40	40,928.40	100.00%	0.00	40,928.40	40,928.40	100.00%
Total Capital Improvements and Leasing Commissions		121,074.64	154,618.40	33,543.76	21.69%	121,074.64	154,618.40	33,543.76	21.69%