

EMERSON EQUITY

REPLACEMENT PROPERTY INVENTORY

October 14, 2020

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¹Accredited Investors are defined as having \$1 million net worth excluding primary residence or \$200,000 income individually/\$300,000 jointly two of the last three years.

DISCLOSURES

Risk Considerations: Investments in real estate, including tenant-in-common or Delaware Statutory Trust interests, are subject to various risks that are set forth under “Risk Factors” in the PPM or in supplements to the Memorandum which should be read carefully, before any investment is made.

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1031 Risk Disclosure:

- There is no guarantee that any strategy will be successful or achieve investment objectives
- Potential for property value loss – All real estate investments have the potential to lose value during the life of the investments
- Change of tax status – The income stream and depreciation schedule for any investment property may affect the property owner’s income bracket and/or tax status. An unfavorable tax ruling may cancel deferral of capital gains and result in immediate tax liabilities
- Potential for foreclosure – All financed real estate investments have potential for foreclosure
- Illiquidity – Because 1031 exchanges are commonly offered through private placement offerings and are illiquid securities. There is no secondary market for these investments
- Reduction or Elimination of Monthly Cash Flow Distributions – Like any investment in real estate, if a property unexpectedly loses tenants or sustains substantial damage, there is potential for suspension of cash flow distributions
- Impact of fees/expenses – Costs associated with the transaction may impact investors’ returns and may outweigh the tax benefits



TAILOR LOFTS, DST

Tailor Lofts is a 10-story, upscale, student housing complex in Chicago's West Loop. Originally built in 1915, the former clothing factory underwent major renovation and adaptive re-purposing into a modern student housing community in 2009 and 2010.

Click the link for a virtual tour.

https://www.youtube.com/watch?v=WwmH_0Swf5s&feature=youtu.be

TARGETED 1ST YEAR RETURN: 5.50%

SPONSOR

NB Private Capital

YEAR(S) BUILT

1915
Renovated 2010

SYNDICATED PURCHASE PRICE

\$70,014,541

LOAN TO VALUE RATIO

54.2%

MINIMUM INVESTMENT

\$50,000 DST

ASSET CLASS

Student Housing

LOCATION

Chicago, IL

LOAN TERMS

4.87% Fixed

10-year term, with
5-years interest only



ROCKLAND, DST

A 372-unit, 647-bed, student housing apartment community located in Lawrence, Kansas, 0.4 miles from the University of Kansas (KU) campus. Built in 1987 and newly renovated in 2019, the garden-style property contains 15, three-story buildings with vinyl siding and asphalt shingle roofing. Totaling 313,912 rentable square feet, the property is situated on 17.9 acres of land and includes its own professional caliber soccer field with AstroTurf.

Click the link for a virtual tour.

<https://www.youtube.com/watch?v=OXdnKPrxr0&feature=youtu.be>

TARGETED 1ST YEAR RETURN: 6.20%

SPONSOR

NB Private Capital

YEAR(S) BUILT

2019 Renovation

SYNDICATED PURCHASE PRICE

\$40,264.856

LOAN TO VALUE RATIO

50%

MINIMUM INVESTMENT

\$50,000 DST

ASSET CLASS

Student Housing

LOCATION

Lawrence, KS

LOAN TERMS

3.89% Fixed

10-year term, with
5-years interest only



CAMPUS WALK, DST

NB Private Capital believes Campus Walk is the premier, boutique student housing property at Chico State. Built in 2018, this rare opportunity allows investors to acquire a newly developed, adjacent to a growing University within the state of California.

Click the link for a virtual tour.

<https://www.youtube.com/watch?v=fVpg3JPuAJg&feature=youtu.be>

TARGETED 1ST YEAR RETURN: 5.25%

SPONSOR

NB Private Capital

ASSET CLASS

Student Housing

YEAR(S) BUILT

2018

LOCATION

Chico, CA

SYNDICATED PURCHASE PRICE

\$21,769,550

LOAN TERMS

4.12% Fixed

10-year term, with 5-years interest only

LOAN TO VALUE RATIO

54.9%

MINIMUM INVESTMENT

\$50,000 DST



CAI INVESTMENTS LAKE FOREST GLOBAL HQ, DST

This offering is a single tenant, absolute NNN leased industrial corporate headquarters located in Lake Forest, Illinois. The property is leased by Pactiv, LLC, a subsidiary of Reynolds Group Holdings Limited. From this global headquarters Pactiv oversees and operates over 50 foodservice manufacturing and distribution facilities.

Click the link for a virtual tour.

<https://www.dropbox.com/s/h7pvid542d75sxi/CAI%20Investments%20Lake%20Forest%20Global%20HQ%20DST%20-%20VIDEO%2006162020.mp4?dl=0>

TARGETED 1ST YEAR RETURN: 6.15%

SPONSOR

CAI Investments

ASSET CLASS

Office

YEAR(S) BUILT

2019/1997

LOCATION

Lake Forest, IL

SYNDICATED PURCHASE PRICE

\$24,486,203

LOAN TERMS

4.35% Fixed

10-year term, interest only

LOAN TO VALUE RATIO

50.52%

MINIMUM INVESTMENT

\$50,000 DST



AEI NET LEASE PORTFOLIO 14 DST

AEI Net Lease Portfolio 14 DST consists of four single tenant, net leased properties, consisting of healthcare and essential retail owned through a Delaware Statutory Trust “DST” structured to be suitable for 1031 exchange or direct investment. This offering of Interest is designed for accredited investors seeking stable, long-term income and tax deferral through a high-quality, fractional real estate investment.

TARGETED 1ST YEAR RETURN: 5.00%

SPONSOR

AEI Capital Corporation

ASSET CLASS

Retail
Medical

YEAR(S) BUILT

Various

LOCATION

Various

SYNDICATED PURCHASE PRICE

\$23,880,000

LOAN TERMS

All Cash

LOAN TO VALUE RATIO

All Cash

MINIMUM INVESTMENT

\$100,000 DST



BC EXCHANGE CITY VIEW DST

BC Exchange City View DST is a 98% occupied, multi-tenant office complex located in Austin, TX. The office complex consists of four buildings totaling 273,232 square feet with Apple, Inc. as the largest tenant, comprising 34% of the gross leasable area.

TARGETED 1ST YEAR RETURN: 4.47%

SPONSOR

Black Creek Exchange

ASSET CLASS

Office

YEAR(S) BUILT

Various

LOCATION

Austin, TX

SYNDICATED PURCHASE PRICE

\$97,024,793

LOAN TERMS

Speak with sponsor.

LOAN TO VALUE RATIO

Speak with sponsor.

MINIMUM INVESTMENT

\$500,000 DST



BR SUNRISE PARC, DST

Newly Constructed Class A Apartment Community in Booming Orlando Metro, Marcus and Millichap's #1 Ranked Multi-family Market for 2020. The Property offers residents proximity to major employers and easy access to a variety of retail services in a unique setting abutting a forest preserve. The Property features a new, modern appeal with top of the market amenities along Osceola Parkway, a major thoroughfare connecting the area to Interstate 4 and Walt Disney World theme parks.

TARGETED 1ST YEAR RETURN: 5.01%

SPONSOR

Bluerock Value Exchange

YEAR(S) BUILT

2019

SYNDICATED PURCHASE PRICE

\$74,686,656

LOAN TO VALUE RATIO

58.40%

MINIMUM INVESTMENT

\$100,000 DST

ASSET CLASS

Multi-Family

LOCATION

Kissimmee, FL

LOAN TERMS

3.18% Fixed

10-year term, with 7-years interest only



CUNAT EXCHANGE II, DST

This offering is a 276 newly completed townhouse development built and owned by Cunat. It had a 96% occupancy average for 2019.

TARGETED 1ST YEAR RETURN: 6.68%

SPONSOR

Cunat Inc.

YEAR(S) BUILT

2019

SYNDICATED PURCHASE PRICE

\$60,000,000

LOAN TO VALUE RATIO

70%

MINIMUM INVESTMENT

\$100,000 DST

ASSET CLASS

Multi-Family

LOCATION

McHenry, IL

LOAN TERMS

3.22% Fixed

10-year term, interest only



CF TRIBECA MULTI-FAMILY DST

CF Tribeca Multifamily DST is a 160-unit Class A apartment community located in St. Louis, Missouri. This Class A apartment community constructed in 2018 with high end finishes, smart home technology and an expansive amenity set, including an entertainment deck with swimming pool and lounge. The Project includes two-levels of garage parking offering coveted offstreet parking for residents.

TARGETED 1ST YEAR RETURN: 5.12%

SPONSOR

Cantor Fitzgerald

ASSET CLASS

Multi-Family

YEAR(S) BUILT

2018

LOCATION

St. Louis, MO

SYNDICATED PURCHASE PRICE

\$48,680,000

LOAN TERMS

3.49% Fixed

10-year term, with
10-years interest only

LOAN TO VALUE RATIO

49.71%

MINIMUM INVESTMENT

\$100,000 DST / \$25,000 Cash



CS1031 ABBINGTON PLACE APARTMENTS DST

CS1031 Abbington Place Apartments, DST, a Delaware statutory trust (the "Trust"), has been formed for the purpose of acquiring Abbington Place, a 360-unit apartment community located in Greensboro, North Carolina 27407 (the "Property"). The Property consists of 30 three-story apartment buildings containing approximately 413,400 rentable square feet, a clubhouse with a leasing office and fitness center and four one-story garage buildings on approximately 37.70 acres of land.

TARGETED 1ST YEAR RETURN: 5.25%

SPONSOR

Capital Square 1031

ASSET CLASS

Multi-family

YEAR(S) BUILT

1995-1997

LOCATION

Greensboro, NC

SYNDICATED PURCHASE PRICE

\$59,530,000

LOAN TERMS

10-year term with
5 years interest only

LOAN TO VALUE RATIO

56.32%

MINIMUM INVESTMENT

\$114,420 DST



CS1031 FAIRLANE HARBOR MHC DST

CS1031 Fairlane Harbor MHC, DST, a Delaware statutory trust (the "Trust"), has been formed for the purpose of acquiring a manufactured housing community called Fairlane Harbor Homes, located at 1500 Indian River Boulevard, Vero Beach, Florida 32960 (the "Property"). The Property is an active adult "lifestyle" community for residents 55 years and older consisting of 232 home sites on over 30 acres along the Intracoastal Waterway. As of the date of this Memorandum, the Property is approximately 97% occupied.

TARGETED 1ST YEAR RETURN: 5.0%

SPONSOR

Capital Square 1031

ASSET CLASS

Multi-family

YEAR(S) BUILT

1969

LOCATION

Vero Beach, Florida

SYNDICATED PURCHASE PRICE

\$46,543,000

LOAN TERMS

10-year term with 5 years interest only

LOAN TO VALUE RATIO

37.69%

MINIMUM INVESTMENT

\$80,244 DST



CS1031 MIDWEST INDUSTRIAL, DST

CS1031 Midwest Industrial, DST, a Delaware statutory trust (the "Trust"), has been formed for the purpose of acquiring an approximately 146,278 total square foot, three parcel industrial property located at 1414 Commerce Park Drive, 1420 Commerce Park Drive and 1455 West Main Street, Tipp City, a suburb of Dayton, Ohio.

TARGETED 1ST YEAR RETURN: 5.70%

SPONSOR

Capital Square 1031

ASSET CLASS

Industrial

YEAR(S) BUILT

1985

LOCATION

Tipp City, OH

SYNDICATED PURCHASE PRICE

\$9,200,000

LOAN TERMS

N/A

LOAN TO VALUE RATIO

N/A

MINIMUM INVESTMENT

\$25,000 DST



CS1031 RESIDENCE AT RIVERWATCH APARTMENTS, DST

CS1031 Residence at Riverwatch Apartments, DST, a Delaware statutory trust (the "Trust"), has been formed for the purpose of acquiring Residence at Riverwatch, a 260-unit Class A apartment community located in Augusta, Georgia 30909 (the "Property"). The Property consists of seven 4-story residential buildings, each with an elevator, 8 garage buildings, and a single-story amenity building with cabana doors opening to an expansive pool deck on approximately 22.273 acres of land.

TARGETED 1ST YEAR RETURN: 5.50%

SPONSOR

Capital Square 1031

ASSET CLASS

Multifamily

YEAR(S) BUILT

2019

LOCATION

Augusta, GA

SYNDICATED PURCHASE PRICE

\$64,324,000

LOAN TERMS

2.90%

10-year term
30-year amortization
5 year interest only

LOAN TO VALUE RATIO

58.02%

MINIMUM INVESTMENT

\$119,086 DST



CS1031 SE APARTMENT PORTFOLIO, DST

Four-property, 640-unit multifamily portfolio comprised of 79 residential micro-units cross 2 buildings each with 4 stories, with a modern design aesthetic, common area kitchens, and a roof deck with BBQ area.

Horizon at 85th was constructed in 2015 and is comprised of 38 residential micro-units and one commercial unit in a single, 5 story building serviced by an elevator that also features a rooftop deck/BBQ area.

TARGETED 1ST YEAR RETURN: 5.61%

SPONSOR

Capital Square 1031

ASSET CLASS

Multi-Family

YEAR(S) BUILT

Various

LOCATION

Aiken, SC

SYNDICATED PURCHASE PRICE

\$84,586,000

LOAN TERMS

3.38% Fixed

10-year term, with
5-years interest only

LOAN TO VALUE RATIO

53.99%

MINIMUM INVESTMENT

\$50,000 DST



CS1031 SE APARTMENT PORTFOLIO II, DST

CS1031 SE Apartment Portfolio II, DST, a Delaware statutory trust, has been formed for the purpose of acquiring a portfolio comprised of four multifamily communities located in Middle Georgia.

TARGETED 1ST YEAR RETURN: 5.60%

SPONSOR

Capital Square 1031

ASSET CLASS

Multi-Family

YEAR(S) BUILT

Various

LOCATION

Macon and Warner Robins, GA

SYNDICATED PURCHASE PRICE

\$118,775,000

LOAN TERMS

3.38% Fixed

10-year term with 5-years interest only

LOAN TO VALUE RATIO

54.34%

MINIMUM INVESTMENT

\$109,510 DST



CS1031 SE MOB PORTFOLIO, DST

CS1031 SE MOB Portfolio, DST, a Delaware statutory trust (the "Trust"), has been formed for the purpose of acquiring a portfolio of two medical office buildings.

TARGETED 1ST YEAR RETURN: 5.80%

SPONSOR

Capital Square 1031

ASSET CLASS

Medical

YEAR(S) BUILT

Various

LOCATION

Memphis, TN & Southaven, MS

SYNDICATED PURCHASE PRICE

\$17,608,000

LOAN TERMS

4.15% Fixed

10-year term
30-year amortization
2 years interest only

LOAN TO VALUE RATIO

43.16%

MINIMUM INVESTMENT

\$43,984 DST



CX REAGAN CROSSING, DST

Built in 2017, this 288 unit has 12 residential buildings. St. Tammany Parish, also known as the Northshore due to its location north of Lake Pontchartrain, is home to several affluent suburbs near Mandeville, Covington, Madisonville, and Slidell. Job growth is the submarket's strong point, and employment is comparable to that of downtown New Orleans, but median incomes are much higher

TARGETED 1ST YEAR RETURN: 6.0%

SPONSOR

Carter Exchange

ASSET CLASS

Multi-Family

YEAR(S) BUILT

2017

LOCATION

Covington, LA

SYNDICATED PURCHASE PRICE

\$41,564,044

LOAN TERMS

4.11% Fixed

10-year term, with 5-years interest only

LOAN TO VALUE RATIO

51.97%

MINIMUM INVESTMENT

\$100,000 DST / \$25,000 CASH



CX RETREAT AT THE PARK DST

This offering (the "Offering") is being made available to accredited investors seeking an I.R.C. Section 1031 exchange (a "1031 Exchange") or seeking an investment in a property that, upon disposition, should allow the investor to complete another 1031 Exchange. CX Retreat at the Park, DST, a newly formed Delaware Statutory Trust (the "Trust"), is offering to sell 100% of the beneficial interests in the Trust to certain qualified and accredited investors pursuant to the Memorandum.

TARGETED 1ST YEAR RETURN: 5.28%

SPONSOR

Carter Exchange

ASSET CLASS

Multi-Family

YEAR(S) BUILT

2015-2017

LOCATION

Burlington, NC

SYNDICATED PURCHASE PRICE

\$44,008,724

LOAN TERMS

3.235% Fixed

10-year term, with 5-years interest only

LOAN TO VALUE RATIO

57.49%

MINIMUM INVESTMENT

\$100,000 DST / \$25,000 CASH



NET LEASED PORTFOLIO 40 DST

ExchangeRight Net Leased Portfolio 40 is a diversified portfolio of investmentgrade quality net-leased real estate with 6.25% target cash flow from in-place lease revenue. 100% of the properties in this portfolio are leased by national tenants operating essential businesses that have remained open and operating during the COVID-19 crisis.

TARGETED 1ST YEAR RETURN: 6.25%

SPONSOR
ExchangeRight

ASSET CLASS
Retail

YEAR(S) BUILT
Various

LOCATION
Various

SYNDICATED PURCHASE PRICE
\$99,640,000

LOAN TERMS
3.73% Fixed

10-year term,
interest only

LOAN TO VALUE RATIO
54.40%

MINIMUM INVESTMENT
\$100,000



INCOMMERCIAL NET LEASE DST 2

The Trust owns seven retail properties located in three states and leased to two tenants. The tenants, Dollar General and Walgreens, are both rated BBB (Adequate Investment Grade Credit) by Standard and Poor's. Each of the seven single tenant locations are under triple-net-lease leases.

TARGETED 1ST YEAR RETURN: 5.68%

SPONSOR
InCommercial Property Group

ASSET CLASS
Retail

YEAR(S) BUILT
Various

LOCATION
Various

SYNDICATED PURCHASE PRICE
\$18,453,000

LOAN TERMS
3.832% Fixed

10-year term,
30-year amortization

LOAN TO VALUE RATIO
58.12%

MINIMUM INVESTMENT
\$100,000 DST/\$25,000 Cash



SOUTHEAST MULTI-FAMILY PORTFOLIO DST

Southeast Multifamily Portfolio DST (the Parent Trust), is a newly formed Delaware statutory trust and an affiliate of Inland Private Capital Corporation (IPC). The Parent Trust will indirectly own two multifamily properties located in Jacksonville, FL and Murfreesboro, TN.

TARGETED 1ST YEAR RETURN: 4.18%

SPONSOR

Inland Private Capital Corporation

ASSET CLASS

Multifamily

YEAR(S) BUILT

2019

LOCATION

Jacksonville, FL
Murfreesboro, TN

SYNDICATED PURCHASE PRICE

\$170,115,140

LOAN TERMS

2.57% Fixed

10-year term

LOAN TO VALUE RATIO

46.95%

MINIMUM INVESTMENT

\$100,000 DST / \$25,000 CASH



ZERO COUPON AZ FULFILLMENT DST

The Trust will own the land and improvements located at 6701 S. Kolb Road, Tucson, Arizona 85758 (the "Property"), consisting of approximately 79.484 acres of land and a single-tenant warehouse and distribution building (the "Warehouse Building") constructed in 2019, which is comprised of approximately 857,388 square feet of ground floor area. The Property is 100% leased to Amazon.com Services, Inc., a Delaware corporation (the "Tenant"), pursuant to a lease agreement (as amended, the "Lease").

TARGETED 1ST YEAR RETURN: 0%

SPONSOR

Inland Private Capital Corporation

ASSET CLASS

Warehouse

YEAR(S) BUILT

2019

LOCATION

Tucson, AZ

SYNDICATED PURCHASE PRICE

\$35,480,965

LOAN TERMS

4.095% Fixed

20-year term

LOAN TO VALUE RATIO

82.13 %

MINIMUM INVESTMENT

\$25,000 DST / \$25,000 CASH



SELF STORAGE QUALIFIED OPPORTUNITY FUND, LLC

The Fund, through the LP and the Property Owners, intends to acquire underutilized Properties located in QOZs in underserved self-storage markets which contain existing open-footprint retail, industrial or commercial buildings, which will be redeveloped into self-storage facilities and operated under the Devon name. In the aggregate, the LP, through the Property Owners, expects to own approximately 10 Properties.

TARGETED 1ST YEAR RETURN: 10.00-12.00%

SPONSOR

Inland Private Capital Corporation

ASSET CLASS

Self-Storage

YEAR(S) BUILT

Various

LOCATION

Various

SYNDICATED PURCHASE PRICE

\$150,000,000

LOAN TERMS

N/A

LOAN TO VALUE RATIO

N/A

MINIMUM INVESTMENT

\$100,000



ASHBROOK VILLAGE DST

Ashbrook Village (the facility) is an award winning 96-unit senior housing community located in Villa Rica, Georgia (approximately 30 minutes west of Atlanta). The property is a very well maintained class-B asset that was built in 2003 and renovated in 2013. Located on 19.48 acres, the community includes a 1-story main building consisting of 38 assisted living units and 16 memory care units.

TARGETED 1ST YEAR RETURN: 7.0%

SPONSOR

Inspired Healthcare Capital

ASSET CLASS

Senior Living

YEAR(S) BUILT

2003/2013

LOCATION

Villa Rica, GA

SYNDICATED PURCHASE PRICE

\$17,726,474

LOAN TERMS

4.50% Fixed

LOAN TO VALUE RATIO

42.0%

10-year term
w/ 3 renewal terms of
5 years

MINIMUM INVESTMENT

\$50,000



KB ESSENTIAL HEALTHCARE 33, DST

KB Exchange Trust is pleased to offer a five property healthcare portfolio structured as a Delaware Statutory Trust (DST). This multiasset portfolio consists of approximately 45,669 square feet located along the Emerald Coast of Northern Florida. It is leased to three separate tenants, including Fresenius Kidney Care, which is a division of Fresenius Medical Care (NYSE: FMS), an investment-grade Fortune 500 Company.

TARGETED 1ST YEAR RETURN: 5.25%

SPONSOR
Kingsbarn

ASSET CLASS
Medical

YEAR(S) BUILT
Various

LOCATION
Northern Florida

**SYNDICATED
PURCHASE PRICE**
\$19,580,000

LOAN TERMS
3.90% Fixed

LOAN TO VALUE RATIO
53.01%

10-year term, with
18 months interest
only

MINIMUM INVESTMENT
\$100,000 DST



LSC-REGENCY CREST, DST

Alta at Regency Crest is a 55+ active adult community consisting of 54 one-bedroom, 94 two-bedroom, and 2 three-bedroom units.

TARGETED 1ST YEAR RETURN: 6.00%

SPONSOR
Livingston St Capital

ASSET CLASS
Multifamily

YEAR(S) BUILT
2011

LOCATION
Baltimore, MD

**SYNDICATED
PURCHASE PRICE**
\$48,790,000

LOAN TERMS
2.97% Fixed

LOAN TO VALUE RATIO
52.0%

10-year term, interest
only

MINIMUM INVESTMENT
\$100,000/\$50,000 Cash



FC EUCLID OH INVESTORS DST

A newly constructed, 857,304 square-foot single tenant built-to-suit sorting and distribution facility for Amazon.com, situated on 71.1407 acres in Euclid, Ohio. The facility, which was completed in November of 2019, is situated 13 miles from downtown Cleveland.

TARGETED 1ST YEAR RETURN: 0%

SPONSOR

Net Lease Capital Advisors

YEAR(S) BUILT

2019

SYNDICATED PURCHASE PRICE

\$196,551,854

LOAN TO VALUE RATIO

Speak with sponsor.

MINIMUM INVESTMENT

\$260,000 DST

ASSET CLASS

Warehouse

LOCATION

Euclid, OH

LOAN TERMS

Speak with sponsor.



NEXPOINT FLAMINGO DST

NexPoint Flamingo DST is a luxury multi-family apartment complex. Elysian at Flamingo is uniquely positioned as the premier rental community in Las Vegas. Located just 15 minutes away from the Vegas Strip, Elysian at Flamingo offers an attractive value-proposition in a community that is known for great schools, outdoor recreation, plenty of shopping, entertainment and dining.

TARGETED 1ST YEAR RETURN: 5.23%

SPONSOR

NexPoint Real Estate Advisors

YEAR(S) BUILT

2018

SYNDICATED PURCHASE PRICE

\$114,317,704

LOAN TO VALUE RATIO

49.02%

MINIMUM INVESTMENT

\$100,000 DST / \$100,000 Cash

ASSET CLASS

Multi-Family

LOCATION

Las Vegas, NV

LOAN TERMS

3.27% Fixed

10-year term, interest only



PASSCO ONE HAMP- TON DST

330-unit apartment community completed in 2018 and 2020. The property is comprised of 23 2-and 3-story residential buildings situated on approximately 35 acres, offering a diverse mix of 1, 2 and 3-bedroom units.

TARGETED 1ST YEAR RETURN: 4.25%

SPONSOR

Passco

ASSET CLASS

Multifamily

YEAR(S) BUILT

2018 & 2020

LOCATION

Bluffton, SC

SYNDICATED PURCHASE PRICE

\$85,149,284

LOAN TERMS

2.75% Fixed

10 year term, 5 years
interest only
30-year amortization

LOAN TO VALUE RATIO

56.95%

MINIMUM INVESTMENT

\$100,000 DST/\$25,000 Cash



TRILOGY RIVERSET MULTIFAMILY DST

Riverset Apartment Homes is a 500-unit multifamily community built between 1988 and 1990 in Memphis, Tennessee. The property boasts premier community amenities, including: a clubhouse with fitness center, media room and billiards table; five resort-style swimming pools and sundecks; a grilling pavilion, putting green and three tennis courts.

TARGETED 1ST YEAR RETURN: 5.14%

SPONSOR

Trilogy Real Estate
Group, LLC

ASSET CLASS

Multifamily

YEAR(S) BUILT

1988-1990

LOCATION

Memphis, TN

SYNDICATED PURCHASE PRICE

\$32,102,816

LOAN TERMS

2.635% Fixed

10-year term
5 years interest only

LOAN TO VALUE RATIO

56.46%

MINIMUM INVESTMENT

\$100,000 DST/\$25,000 Cash