

(c) Fee Waterfall Table:

| <b>Sale / Ground Lease</b>                             | <b>No Co-Broker Fee</b> | <b>Co-Broker<sup>[1]</sup> Fee</b> |
|--|-------------------------|------------------------------------|
| First \$1.0 Million                                    | 4%                      | 6%                                 |
| \$1.0 Million to \$2.0 Million                         | 3%                      | 5%                                 |
| Above \$2.0 Million                                    | 2%                      | 4%                                 |
| Minimum Fee of \$10,000 for each completed transaction |                         |                                    |