

	Tenant	Sq Ft	Annual Rent	Per Sq Ft	Expiration	Comments	Deferred Rent
Garden Level							
843 Willamette Street	Vacant	2,309	-	-	7/31/2020	TERMINATED LEASE 6/30/20	
	LCOG - WIX	673	\$ 6,057.00	0.75	None		
	LCOG	1,502	-	-	None		
		4,484					
1st Floor							
833 Willamette	Vacant	2,032	-	-	9/30/2019		
858 West Park Street	MicroTech	2,158	\$ 37,628.04	1.45	12/31/2020		
860 West Park Street	Pacific Real Estate Services	644	-	-	10/31/2020	See 2nd floor notes	
868 West Park Street	Ji Li	1,407	\$ 24,188.52	1.43	12/31/2022	Deferred May and June Rent	\$4,031.42
857 Willamette Street	Vacant	644	-	-	12/31/2019	TERMINATED LEASE 1/31/20	
861 Willamette Street	Shred	1,570	\$ 28,164.84	1.49	9/30/2023	Deferred May and June Rent	\$4,694.14
873 Willamette Street	Public SCC	2,085	\$ 37,004.52	1.48	3/31/2024	Deferred March through May Rent	\$9,251.13
		10,540					
2nd Floor							
Suite 200	Federal Public Defender	5,187	\$131,222.76	2.11	5/31/2025		
Suite 240	Justus McCann	911	\$ 17,160.00	1.57	2/28/2023		
Suite 250	Emerald Broadband	2,330	\$ 41,940.00	1.50	9/30/2024		
Suite 260	S. Michaela Kerns PC	889	\$ 16,482.00	1.54	8/31/2022	Rent increased 9/1/20	
Suite 270	Pacific Real Estate Services	1,338	\$ 27,589.44	1.16	10/31/2020	Lease includes 1st and 2nd	
Suite 280	Vacant - Future WIXII	1,331			vacant		
		11,986					
3rd Floor							
Suite 300	GMA Architects	2,060	\$ 35,374.32	1.43	8/31/2020		
Suite 320	Alliance Learning	5,965	\$108,085.80	1.51	2/28/2022		
Suite 330	Willamette Valley Psychiatric	1,463	\$ 26,531.76	1.51	6/30/2021		
Suite 335	Willamette Valley Psychiatric	120	-	-			
Suite 350	Vacant	303	-	-	vacant	In negotiation for Locus Marketing to occupy	
Suite 360	Locus Marketing	655	\$ 12,216.00	1.55	9/30/2022	Deferred May and June Rent	\$2,036.00
		10,566					
4th Floor							
Suite 400	Lane Council of Governments	7991	\$183,153.96	1.91	None		
Suite 400b	CIS	518	\$ 17,220.00	2.77	6/30/2021		
Suite 410	Moonshadow	3,478	\$ 37,560.00	0.90	5/31/2020	Month to Month as of June 1, 2020	
		11,987					
5th Floor							
Suite 500	Lane Council of Governments	9,116	\$208,938.96	1.91	None		
Subtotal		54,195	\$996,517.92				\$20,012.69