



**Mortgage Schedule**

Parklane Place 40 Unit Apartment Building  
Investment Analysis Rental Units Example

June 08, 2008  
Investor Express  
Investment Analysis Rental Apartment Building

**First Mortgage**

Amount: \$2,000,000  
Type: Standard Mortgage  
Analysis Start Date: January Year 1  
Mortgage Commences: January Year 1  
Payment Frequency: Monthly  
Payment Rounded: Up to Nearest Cent  
Compounding Frequency: Semi-annually  
Interest Rate: Fixed  
Additional Payment or Borrowing: No

Term	Start Date of (Balloon) Term	Time Period		Nominal Annual Interest Rate	Amortization	
		Years	Months		Years	Months
1	Year 1 Jan	10	0	7.500 %	25	0

	Outstanding Balance	End of Year Accrued Interest	Mortgage Payout
Payout at end of Analysis Period: Dec Year 10	\$ 1,589,449.05	-	\$ 1,589,449.05
Payout at end of last Term: Dec Year 10	\$ 1,589,449.05	-	\$ 1,589,449.05

Time Period	Payment	Interest Payment	Principal Payment	Additional Payment or (Borrowing)	Outstanding Balance
Year 1 Jan-Year 1 Dec	175,573.20	146,745.75	28,827.45	-	1,971,172.55
Year 2 Jan-Year 2 Dec	175,573.20	144,543.15	31,030.05	-	1,940,142.50
Year 3 Jan-Year 3 Dec	175,573.20	142,172.25	33,400.95	-	1,906,741.55
Year 4 Jan-Year 4 Dec	175,573.20	139,620.21	35,952.99	-	1,870,788.56
Year 5 Jan-Year 5 Dec	175,573.20	136,873.17	38,700.03	-	1,832,088.53
Year 6 Jan-Year 6 Dec	175,573.20	133,916.26	41,656.94	-	1,790,431.59
Year 7 Jan-Year 7 Dec	175,573.20	130,733.39	44,839.81	-	1,745,591.78
Year 8 Jan-Year 8 Dec	175,573.20	127,307.36	48,265.84	-	1,697,325.94
Year 9 Jan-Year 9 Dec	175,573.20	123,619.54	51,953.66	-	1,645,372.28
Year 10 Jan-Year 10 Dec	175,573.20	119,649.97	55,923.23	-	1,589,449.05
	<b>1,755,732.00</b>	<b>1,345,181.05</b>	<b>410,550.95</b>	-	