



Mortgage Schedule
 Cedar Plaza
 Buy v Lease Analysis

September 23, 2009
 Investit Decisions
 Buy v Lease

First Mortgage

Amount: \$ 700,000
 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: Monthly
 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 %	20	0

	Outstanding Balance	End of Year Accrued Interest	Mortgage Payout
Payout at end of Analysis Period: Dec Year 10	\$ 475,067.59	-	\$ 475,067.59
Payout at end of last Term: Dec Year 10	\$ 475,067.59	-	\$ 475,067.59

Time Period	Payment	Interest Payment	Principal Payment	Additional Payment or (Borrowing)	Outstanding Balance
Year 1 Jan-Year 1 Dec	67,669.92	51,967.53	15,702.39	-	684,297.61
Year 2 Jan-Year 2 Dec	67,669.92	50,748.51	16,921.41	-	667,376.20
Year 3 Jan-Year 3 Dec	67,669.92	49,434.84	18,235.08	-	649,141.12
Year 4 Jan-Year 4 Dec	67,669.92	48,019.20	19,650.72	-	629,490.40
Year 5 Jan-Year 5 Dec	67,669.92	46,493.66	21,176.26	-	608,314.14
Year 6 Jan-Year 6 Dec	67,669.92	44,849.69	22,820.23	-	585,493.91
Year 7 Jan-Year 7 Dec	67,669.92	43,078.11	24,591.81	-	560,902.10
Year 8 Jan-Year 8 Dec	67,669.92	41,168.99	26,500.93	-	534,401.17
Year 9 Jan-Year 9 Dec	67,669.92	39,111.66	28,558.26	-	505,842.91
Year 10 Jan-Year 10 Dec	67,669.92	36,894.60	30,775.32	-	475,067.59
	676,699.20	451,766.79	224,932.41	-	