

Unofficial Document

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 124-32-138
BOOK MAP PARCEL SPLIT

Does this sale include any parcels that are being split / divided?
Check one: Yes No

How many parcels, other than the Primary Parcel, are included in this sale? 22

Please list the additional parcels below (attach list if necessary):

(1) 124-32-139 (2) 124-32-140
(3) 124-32-141 (4) 124-32-142

2. SELLER'S NAME AND ADDRESS:

Synergy Farmer Avenue LP
4500 N. 32nd Street, Unit 100F
Phoenix, AZ 85018

3. (a) BUYER'S NAME AND ADDRESS:

TINCATH, LLC an Arizona limited liability company
Martiussr 3, D-80802 Mlinchen, Germany

(b) Are the Buyer and Seller related? Yes No
If Yes, state relationship:

4. ADDRESS OF PROPERTY:

Farmer Avenue Lofts, 352-398 S. Farmer Avenue
Tempe, AZ

5. (a) MAIL TAX BILL TO: (Taxes due even if no bill received)

TINCATH, LLC an Arizona limited liability company
Martiussr 3
D-80802 Miinchen, Germany

(b) Next tax payment due October 1st, 2016

6. PROPERTY TYPE (for Primary Parcel): NOTE: Check Only One Box

- a. Vacant Land
- b. Single Family Residence
- c. Condo or Townhouse
- d. 2-4 Plex
- e. Apartment Building
- f. Commercial or Industrial Use
- g. Agricultural
- h. Mobile or Manufactured Home
 Affixed Not Affixed
- i. Other Use; Specify:

7. RESIDENTIAL BUYER'S USE: If you checked b, c, d or h in Item 6 above, please check one of the following:

- a. To be used as a primary residence.
- b. To be rented to someone other than a "qualified family member."
- c. To be used as a non-primary or secondary residence.

See reverse side for definition of a "primary residence, secondary residence" and "family member."

8. If you checked e or f in Item 6 above, indicate the number of units: 18

For Apartments, Motels / Hotels, Mobile Home / RV Parks, etc.

20
c1
ch.

9. TYPE OF DEED OR INSTRUMENT (Check Only One Box):

- a. Warranty Deed
- b. Special Warranty Deed
- c. Joint Tenancy Deed
- d. Contract or Agreement
- e. Quit Claim Deed
- f. Other:

10. SALE PRICE: \$ 9,180,000.00

11. DATE OF SALE (Numeric Digits): 12 / 15
Month / Year

12. DOWN PAYMENT \$ 9,180,000.00

13. METHOD OF FINANCING:

- a. Cash (100% of Sale Price)
- b. Barter or trade
- c. Assumption of existing loan(s)
- d. Seller Loan (Carryback)
- e. New loan(s) from financial institution:
(1) Conventional
(2) VA
(3) FHA
f. Other financing; Specify:

14. PERSONAL PROPERTY (see reverse side for definition):

(a) Did the Sale Price in Item 10 include Personal Property that impacted the Sale Price by 5 percent or more? Yes No

(b) If Yes, provide the dollar amount of the Personal Property:

\$ 00 AND

briefly describe the Personal Property:

15. PARTIAL INTEREST: If only a partial ownership interest is being sold, briefly describe the partial interest: N/A

16. SOLAR / ENERGY EFFICIENT COMPONENTS:

(a) Did the Sale price in Item 10 include solar energy devises, energy efficient building components, renewable energy equipment or combined heat and power systems that impacted the Sale Price by 5 percent or more? Yes No

If Yes, briefly describe the solar / energy efficient components:

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):

TINCATH, LLC an Arizona limited liability company
Martiussr 3, D-80802 Mlinchen, Germany,

18. LEGAL DESCRIPTION (attach copy if necessary):

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

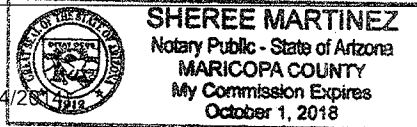
THE UNDERSIGNED BEING DULY SWORN, ON OATH, SAYS THAT THE FOREGOING INFORMATION IS A TRUE AND CORRECT STATEMENT OF THE FACTS PERTAINING TO THE TRANSFER OF THE ABOVE DESCRIBED PROPERTY.

Signature of Seller, Agent [Signature] E.O.
State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 30 day of December 2015

Notary Public [Signature]

Notary Expiration Date 10-1-18



Signature of Buyer, Agent [Signature] E.O.
State of Arizona, County of Maricopa

Subscribed and sworn to before me on this 30 day of December 2015

Notary Public [Signature]

Notary Expiration Date 10-1-18

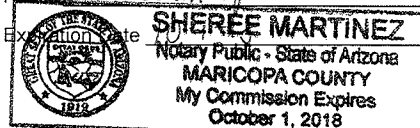


EXHIBIT "A"
Legal Description

Lots 1 through 18, inclusive, and Tracts A through E, inclusive, FARMER AVENUE LOFTS, according to Book 842 of Maps, Page 35, and Affidavit of Change recorded in Document No 2006-1119420, and Correction recorded in Document No. 2008-0580277, records of Maricopa County, Arizona;

EXCEPT all coal and other minerals as reserved to the State of Arizona to the State of Arizona by act of congress dated January 25, 1927.

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EXHIBIT "B"

Additional Parcel's

- 124-32-143
- 124-32-144
- 124-32-145
- 124-32-146
- 124-32-147
- 124-32-148
- 124-32-149
- 124-32-150
- 124-32-151
- 124-32-152
- 124-32-153
- 124-32-154
- 124-32-155
- 124-32-156
- 124-32-157
- 124-32-158
- 124-32-159
- 124-32-160