

30TH STREET COMMERCIAL DEVELOPMENT

2220 FERN ST.: SUITE #1
 EXCLUSIVE USE AREA = 1,257.0 S.F.
 50% OF 163 S.F. (FERN ENTRY) = 81.5 S.F.
 10% OF 620 S.F. (COMMON) = 62.0 S.F.
 LEASABLE = 1,400.5 S.F.

2222 FERN ST.: SUITE #2
 EXCLUSIVE USE AREA = 917.0 S.F.
 50% OF 163 S.F. (FERN ENTRY) = 81.5 S.F.
 7.3% OF 620 S.F. (COMMON) = 45.3 S.F.
 LEASABLE = 1,043.8 S.F.

2220 - 2222 FERN ST.: ENTRY
 GROSS = 163.0 S.F.

2215 30TH ST. : SUITE #3
 EXCLUSIVE USE AREA = 1,118.0 S.F.
 8.9% OF 620 S.F. (COMMON) = 55.2 S.F.
 LEASABLE = 1,173.2 S.F.

2219 30TH ST.: SUITE #4
 EXCLUSIVE USE AREA = 1,046.0 S.F.
 8.3% OF 620 S.F. (COMMON) = 51.5 S.F.
 LEASABLE = 1,097.5 S.F.

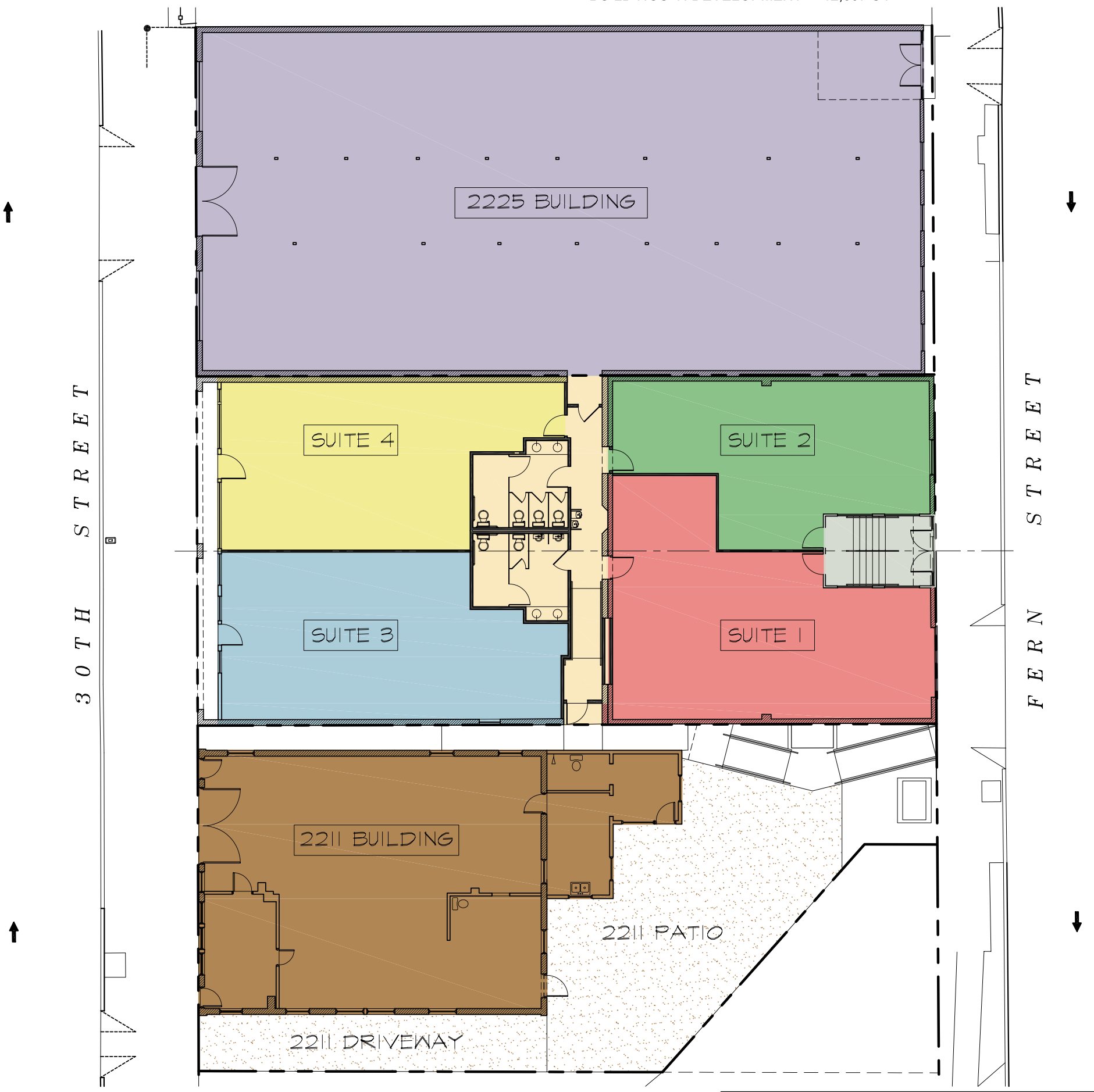
2225 30TH ST. BUILDING
 EXCLUSIVE USE AREA = 5,236.0 S.F.
 41.5% OF 620 S.F. (COMMON) = 257.3 S.F.
 LEASABLE = 5,493.3 S.F.

2211 30TH ST. BUILDING
 EXCLUSIVE USE AREA = 2,250.0 S.F.
 17.8% OF 620 S.F. (COMMON) = 110.4 S.F.
 LEASABLE = 2,360.4 S.F.

REAR PATIO = 1,184.0 S.F.
 DRIVEWAY = 408.0 S.F.

COMMON AREA (CORRIDOR, RESTROOMS)
 GROSS = 620.0 S.F.

NOTE: TOTAL COMBINED AREA FOR ALL BUILDINGS IN DEVELOPMENT = 12,607 S.F.



SITE PLAN
 SCALE: 1/16" = 1'-0"

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