What is CABE’S Plan?

• What are your size needs:
  • 6 months from now
  • 3 years from now
  • 5+ years from now

• Locations: Single V. Multiple

• Allocation of Funds: Cash reserves
# Options

<table>
<thead>
<tr>
<th><strong>Lease Additional Space</strong></th>
<th><strong>Purchase Additional Space and Lease 16033 to a Tenant</strong></th>
<th><strong>Sell 16033 and Purchase a Larger Building</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Pros:</strong></td>
<td><strong>Pros:</strong></td>
<td><strong>Pros:</strong></td>
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</table>
| • Will temporarily alleviate the space constriction | • Keep 16033 San Bernardino Road as an asset.  
• Can be done quickly | • Equity is maintained in a new asset.  
• A bigger building can facilitate all current space needs and future growth. |
| **Cons:**                 | **Cons:**                                               | **Cons:**                                     |
| • Only a temporary fix.  
• Does not result in CABE building equity in an asset (Sunk Cost). | • Upfront cost of $5-$7 per square foot + vacancy period should be considered.  
• Management Responsibility. | • Does not enable CABE to have two offices, if future need requires it. |
| **Comments:**             | **Comments:**                                          | **Comments:**                                 |
| • This is only recommended if CABE's requirement is fast or time/location flexibility is required. | • If CABE intends on using this building as a second office again in the future, this choice can offer flexibility. | • This option fits best for an expansion plan and allows CABE to keep its equity through a 1031 exchange. |
1. Decision maker is critical.

2. Prepare to create your perfect building.

3. Be prepared to act quickly.