

| Clinton Drive 1 bedroom Base Pricing | | | Refund Schedule | | |
|---|----------------|----------------|--------------------------------|----------|----------|
| Monthly Charge | Buy-In | Rental | Within 1st year | 90% | \$66,600 |
| Buy-In | \$74,000 | | After 1 Full Year | 85% | \$62,900 |
| Monthly Service Fee | \$765 | | After 2 Full Years | 80% | \$59,200 |
| RE Tax | \$70 | | After 3 Full Years | 75% | \$55,500 |
| Rental | | \$1,245 | After 4 Full Years | 70% | \$51,800 |
| | | | After 5 Full Years | 65% | \$48,100 |
| Due Each Month | \$835 | \$1,245 | After 6 Full Years | 60% | \$44,400 |
| Cost Per Month | \$1,191 | \$1,245 | After 7 Full Years | 55% | \$40,700 |
| *includes cost of life lease | | | After 8 Full Years | 50% | \$37,000 |
| | | | After 9 Full Years | 45% | \$33,300 |
| <u>Services Included</u> | | | After 10 Full Years | 40% | \$29,600 |
| Top to Bottom Home Warranty | | | After 11 Full Years | 35% | \$25,900 |
| Preventative Maintenance | | | After 12 Full Years | 30% | \$22,200 |
| Gutter Cleaning, Filter Changes, Light Bulbs | | | All Subsequent Years | 25% | \$18,500 |
| Garbage Removal | | | | | |
| Television | | | | | |
| Transportation within Eureka | | | | | |
| Lawn Care and Snow Removal | | | <u>Life Lease Cost Summary</u> | | |
| Flower Bed Landscaping | | | 13 Year Cost | \$55,500 | |
| Use of Campus Facilities | | | Monthly | \$356 | |
| Campus Activities | | | | | |
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| Not included: Ameren, water, phone, Internet | | | | | |
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| Allowances: TBD | | | | | |