

**30th Street Investors, LLC
Investment Returns**

Project: Four rental units in Williston, ND. SWPC affiliates had a 10% interest in the partnership

Strategy: Rent and remarket when economic recovery occurs

Acquisition: December 14, 2011 for the Townhouse purchase and January 12, 2012 for the Tri-plex

Date Sold: April 15, 2015

Financial:	<u>Acquisition</u>	<u>Projected Sales and Profit</u>
\$ 1,000	Acquisition cost	\$ 65,000 Sale
	- Closing Costs & adjustments	
\$ 1,000	Total cost	
		<u>67,743</u> Distributions rec'd while owned
<u>\$ 1,000</u>	Total capital invested	<u>\$ 132,743</u> Total returns

Total IRR: 9178.93%

Capital: Our 10% interest was capitalized by SWPC affiliates

Discussion: All units were rented to corporate Oil & Gas companies for their workers in the area. After 3 plus years, the equity partners made us an offer to buy out our 10% interest.

30th Street Investors, LLC
Report card data
Worksheet for data

	SWPC Investors				
	Capital contrib	Loans from members	Other (dist, interest, etc.)	Net (provided) received	Cumulative
December-11	(1,000.00)	-	-	(1,000.00)	(1,000.00)
	(1,000.00)	-	-		(1,000.00)
March-12	-	-	670.90	670.90	(329.10)
June-12	-	-	6,987.82	6,987.82	6,658.72
October-12	-	-	1,500.00	1,500.00	8,158.72
December-12	-	-	1,800.00	1,800.00	9,958.72
	(1,000.00)	-	10,958.72		9,958.72
January-13	-	-	500.00	500.00	10,458.72
May-13	-	-	2,800.00	2,800.00	13,258.72
September-13	-	-	2,000.00	2,000.00	15,258.72
November-13	-	-	2,000.00	2,000.00	17,258.72
	(1,000.00)	-	18,258.72		17,258.72
January-14	-	-	2,400.00	2,400.00	19,658.72
March-14	-	-	2,600.00	2,600.00	22,258.72
July-14	-	-	2,800.00	2,800.00	25,058.72
October-14	-	-	3,000.00	3,000.00	28,058.72
December-14	-	-	38,684.16	38,684.16	66,742.88
	(1,000.00)	-	67,742.88		66,742.88
Sale of partnership interest	-	-	65,000.00	65,000.00	131,742.88
	(1,000.00)	-	132,742.88		131,742.88
			IRR	9178.93%	