KWB Rent & Gross Sales Comparison Report 2000-2022

CPI - All Urban Consumers	2000 3.4	2001 2.8	2002 1.6	2003	2004 2.7	2005 3.4	2006 3.2	2007 2.8	2008 3.8	2009 -0.4	2010 1.6	2011 3.2	2012 2.1	2013 1.5	2014 1.6	2015 0.1	2016 1.3	2017 2.1	2018 2.5	2019 1.8	2020 1.2	2021 4.7	2022 8.0	2023 4.2	2024 3.0	2025	2026 Y	ear End Avg.
AER PHOTOGRAPHY Laxy Way, Unit F 426 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (July - June) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales												\$25,680.00 NA \$14,058.00 \$33.00 \$0.00 54.74%	\$18,703.62 -27.17% \$14,760.96 \$34.65 \$0.00 78.92%	\$57,045.50 205.00% \$15,204.00 \$35.69 \$0.00 26.65%	\$62,236.87 9.10% \$15,659.76 \$36.76 \$0.00 25.16%	\$51,736.35 -16.87% \$15,972.96 \$37.50 \$0.00 30.87 %	\$51,241.85 -0.96% \$16,005.00 \$37.87 \$0.00 31.23%	\$49,439.55 -3.52% ################# \$37.87 \$0.00 32.63%	\$66,238.81 33.98% ************************************	\$68,914.49 4.04% ############### \$39.63 \$0.00 24.50%	\$44,598.64 -35.28% ################## \$40.34 \$0.00 38.53%	\$77,328.22 73.39% ининининин \$40.74 \$0.00 22.45%	\$89,388.22 15.60% ################### \$42.94 \$0.00 20.47%	\$76,825.00 -14.05% ################ \$46.59 \$0.00 25.84%	\$73,383.80 -4.48% ############ \$52.00 \$0.00 30.19%	\$16,999.24 TBD ###################################		2 17.05% \$39.58 \$0.0 33.35%
BOAT HOUSE KEY WESTLLC 220 Margaret St 12,387 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (porli - March) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales																							######################################	68.13% ************************************	-1.81% ####################################	1.59% 1.59% 1.59% 2.39.35 50.00 7.08%	иннинининини ТВD иннинининини \$40.26 \$0.00 ТВD	22.11% \$36.46 \$0.00 7.72%
B.O.'S FISH WAGON 801 Caroline Street 1,816 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (Oct Sept.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales	\$314,342.72 NA \$12,230.04 \$7.19 \$6,630.16 6.00%	\$255,637.88 -18.68% \$12,841.92 \$7.55 \$1,853.27 5.75%	\$334,376.88 30.80% \$13,485.00 \$7.93 \$6,577.61 6.00%	\$358,666.00 7.26% \$14,157.00 \$8.33 \$6,656.20 5.80%	\$337,989.00 -5.76% \$14,865.96 \$8.74 \$4,670.10 5.78%	\$465,270.00 37.66% \$15,609.24 \$9.18 \$12,306.96 6.00%	\$527,955.00 13.47% \$16,413.00 \$9.65 \$15,287.58 6.00%	\$558,596.25 5.80% \$17,204.04 \$10.12 \$16,311.74 6.00%	\$696,708.19 24.72% \$18,071.04 \$10.63 \$23,732.53 6.00%	\$898,248.50 28.93% \$18,973.44 \$11.16 \$34,921.47 6.00%	######################################	######################################	1 ####################################	**************************************	######################################	######################################	**************************************	7 ####################################	\$978,600.58 -8.79% \$68,537.37 \$37.74 \$0.00 7.00%	######################################	744,093.28 -28.92% \$74,768.04 \$41.17 \$0.00 10.05%	908,612.76 22.11% \$74,768.04 \$41.17 \$0.00 8.23%	762,557.43 -16.07% \$79,403.64 \$43.72 \$0.00 10.41%	754,667.42 -1.03% \$85,517.76 \$47.09 \$0.00 11.33%	755,581.25 0.12% \$88,254.24 \$48.60 \$0.00 11.68%	505,829.37 TBD \$90,548.88 \$49.86 \$0.00 TBD		5 5.02% \$25.40 ####################################
BUMBLE BEE SILVER CO. 201 William Street, Suite 11(112 SF GROSS SALES Percent Change Over Prior Year Annual Base Bent (Oct Sept.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales														\$118,589.58 NA \$18,000.00 \$160.71 \$0.00 15.18%	\$69,054.05 -41.77% \$18,180.00 \$162.32 \$0.00 26.33%	\$71,940.54 4.18% \$18,489.12 \$165.08 \$0.00 25.70%	\$77,374.91 7.55% \$18,526.20 \$165.41 \$0.00 23.94%	\$81,261.63 5.02% \$18,822.72 \$168.06 \$0.00 23.16%	\$106,059.29 30.52% \$19,199.16 \$171.42 \$0.00 18.10%	\$156,908.13 47.94% \$19,679.16 \$175.71 \$0.00 12.54%	\$137,227.93 -12.54% \$26,700.00 \$238.39 \$0.00 19.46%	\$282,388.16 105.78% \$27,517.44 \$245.69 \$0.00 9.74%	\$233,671.73 -17.25% \$29,223.48 \$260.92 \$0.00 12.51%	\$265,018.65 13.41% \$31,473.72 \$281.02 \$0.00 11.88%	\$246,839.03 -6.86% \$32,480.88 \$290.01 \$0.00 13.16%	142,601.35 TBD \$33,325.32 \$297.55 \$0.00 TBD		4 14.28% \$225.89 \$0.00 18.05%
CAPTAIN QUICK DRY Lay Way, Unit H 452 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (June - May.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales										\$150,205.51 NA \$14,463.96 \$32.00 \$0.00 9.63%	\$185,955.48 23.80% \$15,187.20 \$33.60 \$0.00 8.17%	\$217,397.57 16.91% \$15,946.56 \$35.28 \$0.00 7.34%	\$351,743.80 61.80% \$16,743.84 \$37.04 \$4,360.79 6.00%	\$325,621.59 -7.43% \$17,581.08 \$38.90 \$1,956.22 6.00%	\$345,982.70 6.25% \$18,107.16 \$40.06 \$2,620.44 5.99%	\$370,904.40 7.20% \$18,469.32 \$40.86 \$484.31 5.11%	\$385,797.91 4.02% \$18,672.48 \$41.31 \$6,522.42 6.53%	\$456,464.05 18.32% \$18,672.48 \$41.31 \$7,218.28 5.67%	\$247,855.95 -45.70% \$19,083.36 \$42.22 \$197.51 7.78%	\$475,056.07 91.67% \$19,636.80 \$43.44 \$5,593.76 5.31%	\$340,519.39 -28.32% \$19,951.08 \$44.14 \$0.00 5.86%	\$168,318.00 -50.57% \$20,070.72 \$44.40 \$0.00 11.92%	\$358,672.28 113.09% \$21,154.56 \$46.80 \$365.78 6.00%	\$363,294.30 1.29% \$23,079.60 \$51.06 \$0.00 6.35%	\$301,466.52 -17.02% \$24,000.00 \$53.10 \$0.00 7.96%	\$307,028.81 1.85% \$24,720.00 \$54.69 \$0.00 8.05%		13.14% \$45.01 29,319.51 7.97%
CONCH ELECTRIC CARS 594 SF P Ferry Terminal Building 337 SF O GROSS SALES Percent Change Over Prior Year Annual Base Bent (April - March) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales						\$76,599.38 NA \$13,652.04 \$40.51 \$0.00 17.82%	\$225,600.74 194.52% \$14,334.60 \$42.54 \$0.00 6.35%	\$274,379.12 21.62% \$15,051.36 \$44.66 \$0.00 5.49%	\$166,512.32 -39.31% \$15,803.88 \$46.90 \$0.00 9.49%	\$167,625.08 0.67% \$16,594.08 \$49.24 \$0.00 9.90%	\$234,634.71 39.98% \$16,594.08 \$49.24 \$0.00 7.07 %	\$185,873.00 -20.78% \$17,427.24 \$51.71 \$0.00 9.38%	\$263,221.61 41.61% \$17,427.24 \$51.71 \$0.00 6.62%	\$211,622.20 -19.60% \$18,828.60 \$55.87 \$0.00 8.90%	\$242,581.16 14.63% \$19,393.44 \$57.55 \$0.00 7.99%	\$407,276.03 67.89% \$19,781.52 \$58.70 \$0.00 4.86%	\$333,785.61 -18.04% \$19,781.28 \$58.70 \$246.86 6.00%	\$340,730.00 2.08% \$12,596.16 \$37.38 \$7,847.64 6.00%	\$229,829.00 -32.55% \$12,873.36 \$38.20 \$916.38 6.00%	\$277,718.00 20.84% \$13,195.08 \$39.15 \$3,468.00 6.00%	\$257,039.75 -7.45% \$13,458.96 \$39.94 \$1,963.43 6.00%	\$183,008.80 -28.80% \$13,499.40 \$40.06 \$0.00 7.38%	\$466,862.34 155.10% \$14,066.40 \$41.74 \$13,945.34 6.00%	\$347,047.24 -25.66% \$15,233.88 \$45.20 \$5,588.95 6.00%	\$320,239.31 -7.72% \$15,980.40 \$47.42 \$3,233.96 6.00%	\$377,748.45 17.96% \$16,523.64 \$49.03 \$6,141.27 6.00%	\$188,362.08 TBD \$16,903.68 \$50.16 \$0.00 TBD	20.37% \$51.87 43,351.83 7.86%
CONCH REPUBLIC SEAFOOD 631 Greene Street 16,289 SF GROSS SALE Percent Change Over Prior Year Annual Base Rent (May - April) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales	######################################	13.50% \$262,398.48 \$16.11 \$0.00 5.10%	######################################	\$5.51% \$275,661.24 \$16.92 \$29,566.45 \$.00%	12.40% \$283,931.04 \$17.43 \$59,136.17 \$.00%	\$289,325.76 \$17.76 \$53,060.74 \$.00%	\$5.78% \$298,873.56 \$18.35 \$63,295.75 \$.00%	17.17% \$309,035.28 \$18.97 \$115,322.37 5.00%	13.70% \$316,761.36 \$19.45 \$165,722.92 5.00%	329,748.36 \$329,748.36 \$20.24 \$137,104.04 5.00%	\$330,078.12 \$20.26 \$162,900.92 \$.00%	######################################	10.45% \$344,414.16 \$21.14 \$196,784.23 5.00%	3.31% \$354,746.64 \$21.78 \$204,374.95 5.00%	######################################	######################################	3.16% \$369,117.48 \$22.66 \$250,751.60 5.00%	1.47% \$371,701.32 \$22.82 \$257,258.05 5.00%	\$379,507.08 \$23.30 \$154,320.51 \$.00%	39.08% \$570,114.96 \$35.00 \$320,816.11 6.00%	**************************************	#####################################	######################################	**************************************	55.83% \$688,964.40 \$42.30 \$403,305.08 6.00%	3.35% \$711,700.20 \$43.69 \$336,995.15 5.96%	######################################	12 6.08% \$24.82 ####################################
CONCH TOUR TRAIN INC / FLAGLER STATION 901 Caroline Street 7,360 S # 2005 GROSS SALE 4,096 S # prior Percent Change Over Prior Year Annual Base Rent (MarFeb.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales	\$175,125.46 NA \$21,840.00 \$5.33 \$0.00 12.47%	\$215,064.73 22.81% \$33,882.12 \$8.27 \$0.00 15.75%	\$197,848.86 -8.00% \$38,600.28 \$9.42 \$0.00 19.51%	\$219,264.69 10.82% \$39,357.60 \$9.61 \$0.00 17.95%	\$235,611.36 7.46% \$40,206.00 \$9.82 \$0.00 17.06%	\$235,905.04 0.12% \$41,209.08 \$10.06 \$0.00 17.47%	\$78,368.11 -66.78% \$42,468.36 \$10.37 \$0.00 54.19%	\$1,708.10 -97.82% \$44,251.44 \$10.80 \$0.00 2590.68%	\$0.00 -100.00% \$45,034.68 \$10.99 \$0.00 0.00%	\$185,851.34 185751.34% \$45,075.60 \$11.00 \$0.00 24.25%	\$287,127.70 54.49% \$45,934.44 \$11.21 \$0.00 16.00%	\$100,262.84 -65.08% \$46,560.84 \$11.37 \$0.00 46.44%	\$75,945.52 -24.25% \$47,832.36 \$11.68 \$0.00 62.98%	\$70,651.95 -6.97% \$49,142.04 \$12.00 \$0.00 69.56%	\$115,694.76 63.75% 49,879.20 \$12.18 \$0.00 43.11%	\$97,669.15 -15.58% 49,879.20 \$12.18 \$0.00 51.07%	\$135,425.40 38.66% 49,879.20 \$12.18 \$0.00 36.83%	\$412.63 -99.70% \$50,328.12 \$12.29 \$0.00 12196.91%	\$481.70 16.74% \$51,538.44 \$12.58 \$0.00 10699.28%	\$0.00 -100.00% \$54,442.20 \$13.29 \$0.00 0.00%	\$55,529.56 184.60% \$102,508.32 \$13.93 \$0.00 184.60%	\$1,369.71 -97.53% \$104,045.88 \$14.14 \$0.00 7596.20%	\$14,045.78 925.46% \$106,751.04 \$14.50 \$0.00 760.02%	\$44,817.08 219.08% \$115,824.96 \$15.74 \$0.00 258.44%	\$28,828.82 -35.67% \$121,616.16 \$16.52 \$0.00 421.86%	\$23,231.29 -19.42% \$125,872.68 \$17.10 \$0.00 \$41.82%	\$6,234.92 TBD \$128,893.68 \$17.51 \$0.00 TBD	7462.34% \$12.34 \$0.00 1430.18%
CUBAN COFFEE QUEEN 284 Margaret Street 208 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (Sept Aug.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales											\$179,232.96 NA \$8,700.00 \$41.83 \$2,053.98 6.00%	\$368,657.28 105.69% \$9,135.00 \$43.92 \$12,984.44 6.00%	\$566,511.00 53.67% \$9,591.72 \$46.11 \$24,398.00 6.00%	\$732,130.40 29.23% \$9,879.48 \$47.50 \$34,048.32 6.00%	\$866,784.91 18.39% \$9,998.04 \$48.07 \$42,009.05 6.00%	\$832,180.69 -3.99% \$42,000.00 \$201.92 \$7,930.84 6.00%	\$797,832.69 -4.13% \$42,000.00 \$201.92 \$5,869.96 6.00%	\$885,110.76 10.94% \$42,630.00 \$204.95 \$10,476.65 6.00%	\$848,338.36 -4.15% \$43,563.96 \$209.44 \$7,336.34 6.00%	######################################	\$884,110.53 -14.64% \$45,327.60 \$217.92 \$7,719.03 6.00%	######################################	######################################	3.17% \$52,416.60 \$252.00 \$41,331.04 6.00%	0.46% \$54,356.04 \$261.33 \$39,821.04 6.00%	**************************************		3 20,40% \$163.00 ############# 6.00%
DRAGONELY KEY WEST Lazy Way, Unit G GROSS SALE Percent Change Over Prior Year Annual Base Rent (Mar Feb.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales										\$86,332.54 NA \$11,736.00 \$36.00 \$0.00 13.59%	\$140,218.68 62.42% \$12,322.80 \$37.80 \$0.00 8.79%	\$110,570.50 -21.14% \$12,939.00 \$39.69 \$0.00 11.70%	\$142,027.00 28.45% \$13,584.48 \$41.67 \$0.00 9.56%	\$129,411.47 -8.88% \$14,263.68 \$43.75 \$0.00 11.02%	\$109,717.48 -15.22% \$14,691.60 \$45.07 \$0.00 13.39%	\$116,028.75 5.75% \$14,918.40 \$45.76 \$0.00 12.86%	\$108,247.55 -6.71% \$14,918.40 \$45.76 \$0.00 13.78%	\$107,679.52 -0.52% \$14,918.40 \$45.76 \$0.00 13.85%	\$87,474.99 -18.76% \$15,276.48 \$46.86 \$0.00 17.46%	\$85,455.50 -2.31% \$15,643.08 \$47.98 \$0.00 18.31%	\$102,812.30 20.31% \$15,940.32 \$48.90 \$0.00 15.50%	\$42,486.66 -58.68% \$16,179.36 \$49.63 \$0.00 38.08%	\$115,399.46 171.61% \$16,600.08 \$50.92 \$0.00 14.38%	\$85,457.61 -25,95% \$18,011.04 \$55.25 \$0.00 21.08%	\$111,238.38 30.17% \$18,911.64 \$58.01 \$0.00 17.00%	\$98,666.71 -11.30% \$19,573.56 \$60.04 \$0.00 19.84%	\$30,139.65 TBD \$20,043.24 \$61.48 \$0.00 TBD	9 9.33% \$49.93 \$0.00 16.89%

KWB Rent & Gross Sales Comparison Report 2000-2022

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Months To Avg.
CPI - All Urban Consumers	3.4	2.8	1.6	2.3	2.7	3.4	3.2	2.8	3.8	-0.4	1.6	3.2	2.1	1.5	1.6	0.1	1.3	2.1	2.5	1.8	1.2	4.7	8.0	4.2	3.0	2023	2020	2.6
FISHERMAN'S CAFÉ Lazy Way, Unit C 128 SF Lazy Way, Unit D 274 SF GROSS SALES Percent Change Over Prior Year Annual Base Rest: Unit C (Uni - May) Unit D (Sep Aug.) Unit C & D combined 9/1/20 576 SF Base Rent per SF Percentage Rent Paid Total Rent as % of Sales HALF SHELL RAW BAR 231 Margarest Street 9,715 SF																	\$205,838.19 NA \$9,807.72 \$16,028.40 \$64.27 \$0.00 12.55%	\$342,669.75 66.48% \$9,915.60 \$16,166.04 \$64.88 \$0.00 7.61%	\$364,445.49 6.35% \$10,133.76 \$16,769.52 \$66.92 \$0.00 7.38%	\$486,431.95 33.47% \$10,594.44 \$17,155.20 \$69.03 \$0.00 5.70%	\$365,382.06 -24.89% \$10,658.04 \$17,446.80 \$69.91 \$0.00 7.69%	\$462,357.96 26.54% \$40,619.52 \$70.52 \$0.00 8.79%	\$196,657.35 -57.47% \$42,814.08 \$74.33 \$0.00 21.77%	\$26,718.20 -86.41% \$46,327.68 \$80.43 \$0.00 173.39%	\$141,516.88 429.66% \$48,041.76 \$83.41 \$0.00 33.95%	\$295,838.24 TBD \$49,194.84 \$85.41 \$0.00 TBD		4 -4.49% 572.91 50.00 30.61%
GROSS SALES Percent Change Over Prior Year Annual Base Rent (Apr Mar.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales	217,384.97 (*) NA \$210,000.00 \$23.02 \$0.00 96.60%	######################################	1.82% \$210,000.00 \$23.02 \$8,361.02 5.00%	\$210,000.00 \$23.02 \$9,241.84 \$5.00%	2.78% \$219,241.80 \$24.03 \$6,091.42 5.00%	######################################	**************************************	######################################	**************************************	\$253,329.60 \$27.77 \$0.00 6.98%	7.87% \$253,329.60 \$27.77 \$0.00 6.47%	-2.01% \$259,156.08 \$28.41 \$0.00 6.76%	\$ ####################################	-7.51% \$273,339.48 \$29.96 \$0.00 7.61%	29.16% \$281,539.68 \$28.98 \$0.00 6.07%	7.28% \$283,580.88 \$29.19 \$0.00 5.70%	3.94% \$283,580.88 \$29.19 \$26,918.69 6.00%	**************************************	-2.28% \$293,007.72 \$30.16 \$4,984.97 6.00%	######################################	**************************************	**************************************	92.50% \$320,163.36 \$32.96 \$114,765.38 6.00%	-10.28% \$346,736.88 \$35.69 \$43,469.96 6.00%	-1.57% \$363,727.08 \$37.44 \$20,356.95 6.00%	1.14% \$376,093.80 \$38.71 \$12,359.05 6.00%	######################################	10 75.20% \$28.75 ############## 9.58%
HAMMERHEAD SURF SHOP 201 William Street, Unit B 1,006 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent [May - April) Base Rent per SF Percentage Rent Paid Total Rent as X of Sales														22,468.33 (*) NA \$32,607.96 \$32.41 \$0.00 10.11%	\$449,354.11 39.35% \$32,607.96 \$32.41 \$0.00 7.26%	\$512,139.27 13.97% \$32,966.64 \$32.77 \$0.00 6.44%	\$541,630.08 5.76% \$34,203.96 \$34.00 \$0.00 6.32%	\$491,966.48 -9.17% \$34,546.08 \$34.34 \$0.00 7.02%	\$592,959.76 20.53% \$35,202.36 \$34.99 \$375.23 6.00%	\$609,822.51 2.84% \$36,188.04 \$35.97 \$401.31 6.00%	\$517,462.45 -15.15% \$36,839.76 \$36.62 \$0.00 7.12%	\$969,805.53 87.42% \$36,879.96 \$36.66 \$21,308.37 6.00%	\$38,724.00 \$38,49 \$44,366.90 6.00%	-14.93% \$42,051.00 \$41.80 \$28,636.61 6.00%	-13.49% \$43,732.92 \$43.47 \$17,417.70 6.00%	-1.78% \$50,304.00 \$50.00 \$9,759.49 6.00%	\$149,056.26 TBD \$51,511.32 \$51.20 \$0.00 TBD	12 15.77% \$36.16 пинининини 6.75%
KEY WEST ARTWORKS 201 William Street, Unit A 722 SF GROSS SALE Percent Change Over Prior Year Annual Base Rent (Jan Dec) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales								\$158,077.07 NA \$20,216.04 \$28.00 \$0.00 12.79%	\$68,808.85 -56.47% \$21,226.80 \$29.40 \$0.00 30.85%	\$60,824.46 -11.60% \$22,288.20 \$30.87 \$0.00 36.64%	\$55,649.03 -8.51% \$23,402.52 \$32.41 \$0.00 42.05%	\$106,785.85 91.89% \$24,572.64 \$34.03 \$0.00 23.01%	\$136,238.91 27.58% \$25,804.32 \$35.74 \$0.00 18.94%	\$136,438.84 0.15% \$26,578.44 \$36.81 \$0.00 19.48%	\$147,651.15 8.22% \$27,003.72 \$37.40 \$0.00 18.29%	\$173,480.12 17.49% \$27,003.72 \$37.40 \$0.00 15.57%	\$169,468.05 -2.31% \$27,381.84 \$37.92 \$0.00 16.16%	\$149,122.83 -12.01% \$28,066.44 \$38.87 \$0.00 18.82%	\$140,656.13 -5.68% \$28,655.88 \$39.69 \$0.00 20.37%	\$177,802.83 26.41% \$29,114.40 \$40.32 \$0.00 16.37%	65,915.68 -62.93% \$29,842.20 \$41.33 \$0.00 45.27%		ed 3/1/2021 k's of Key West"					0.94% \$35.73 25.74%
KEY WEST BATR & TACKLE 241, 251A & 251B Margaret 3,444 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent Jun - May) Base Rent per SF Percentage Rent paid Total Rent as % of Sales	\$155,297.98 NA \$17,364.00 \$17.36 \$0.00 11.18%	\$144,760.54 -6.79% \$18,233.04 \$18.23 \$0.00 12.60%	\$113,261.83 -21.76% \$19,143.96 \$19.14 \$0.00 16.90%	\$116,205.60 2.60% \$20,100.96 \$20.10 \$0.00 17.30%	\$154,686.01 33.11% \$21,106.56 \$21.11 \$0.00 13.64%	57,930.54 (*) 66.74% \$22,161.84 \$22.16 \$0.00 8.59%	\$261,015.07 1.20% \$22,161.84 \$22.16 \$0.00 8.49%	\$283,895.44 8.77% \$38,963.76 \$38.96 \$0.00 13.72%	\$342,709.00 20.72% \$40,659.96 \$28.16 \$0.00 11.86%	\$427,616.00 24.78% \$42,693.00 \$29.57 \$0.00 9.98%	\$498,230.18 16.51% \$44,827.80 \$31.04 \$0.00 9.00%	\$608,756.77 22.18% \$47,069.04 \$32.60 \$0.00 7.73%	\$730,590.03 20.01% \$50,322.36 \$34.85 \$0.00 6.89%	\$777,502.81 6.42% \$51,832.08 \$35.89 \$0.00 6.67%	\$776,290.67 -0.16% \$52,765.08 \$36.54 \$0.00 6.80%	31.24% \$104,353.20 \$30.30 \$0.00 10.24%	11.99% \$105,396.84 \$30.60 \$0.00 9.24%	-6.22% \$106,450.80 \$30.91 \$0.00 9.95%	\$949,010.60 -11.30% \$108,153.96 \$31.40 \$0.00 11.40%	\$11,290.40 \$32.31 \$0.00 11.10%	\$762,966.02 -23.88% \$113,070.96 \$32.83 \$0.00 14.82%	\$941,391.51 23.39% \$113,749.44 \$33.03 \$0.00 12.08%	######################################	\$ \$949,494.41 -6.39% \$130,808.88 \$37.98 \$0.00 13.78%	\$801,019.35 -15.64% \$134,733.12 \$39.12 \$0.00 16.82%	\$633,940.47 -20.86% \$146,859.00 \$42.64 \$0.00 23.17%		9.85% \$30.88 \$0.00 11.07%
LOCAL COLOR 274 Margaret Street 3,048 SF GNOSS SALES Percent Change Over Prior Year Annual Base Rent July - June) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales	\$661,586.00 NA \$23,838.84 \$20.82 \$15,856.26 6.00%	\$881,088.00 33.18% \$24,910.68 \$21.76 \$27,950.10 6.00%	\$878,113.50 -0.34% \$26,037.24 \$22.74 \$26,649.57 6.00%	######################################	19.58% \$26,468.04 \$23.12 \$53,632.74 6.00%	######################################	3.34% \$63,658.20 \$20.89 \$26,467.11 6.00%	**************************************	######################################	**************************************	\$95,032.68 \$31.18 \$0.00 7.73%	######################################	12.36% \$104,773.56 \$34.37 \$0.00 6.80%	**************************************	1 инининининини -12.27% \$110,087.04 \$36.12 \$0.00 8.07%	\$110,093.76 \$110,093.76 \$36.12 \$0.00 8.02%	**************************************	4.53% \$111,195.96 \$36.48 \$0.00 9.07%	1 ####################################	######################################	\$809,274.26 -31.53% \$118,460.88 \$38.87 \$0.00 14.64%	\$980,556.47 21.16% \$119,645.52 \$39.25 \$0.00 12.20%	\$126,113.28 \$41.38 \$0.00 8.87%	\$ ####################################	\$141,203.76 \$141,203.76 \$46.33 \$0.00 10.87%	**************************************		3.83% \$30.77 ###################################
LOST REEF DIVE SHOP 26.1 Margaret Street 1,801 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (DecNow.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales											\$275,875.82 NA \$48,162.00 \$26.74 \$0.00 17.46%	\$386,251.24 40.01% \$50,570.16 \$28.08 \$0.00 13.09%	\$419,664.48 8.65% \$53,098.56 \$29.48 \$0.00 12.65%	\$451,736.13 7.64% \$54,691.56 \$30.37 \$0.00 12.11%	\$525,813.45 16.40% \$55,511.88 \$30.82 \$0.00 10.56%	\$695,420.87 32.26% \$57,182.40 \$31.75 \$0.00 8.22%	\$630,991.79 -9.26% \$57,582.72 \$31.97 \$0.00 9.13%	\$536,607.23 -14.96% \$58,791.96 \$32.64 \$0.00 10.96%	\$502,983.68 -6.27% \$60,026.52 \$33.33 \$0.00 11.93%	\$585,791.12 16.46% \$61,167.00 \$33.96 \$0.00 10.44%	\$427,029.76 -27.10% \$62,577.00 \$34.75 \$0.00 14.65%	\$649,533.26 52.10% \$63,453.12 \$35.23 \$0.00 9.77%	\$662,353.16 1.97% \$67,894.80 \$37.70 \$0.00 10.25%	\$512,802.83 -22.58% \$72,308.04 \$40.15 \$0.00 14.10%	\$395,101.94 -22.95% \$74,766.48 \$41.51 \$0.00 18.92%	\$173,219.30 TBD \$80,736.00 \$44.83 \$0.00 TBD		6 6.81% \$31.45 \$0.00 11.81%
MACS SEA GARDEN 208 Margaret Street 1,689 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (Mar Feb) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales	\$524,584.90 NA \$24,107.52 \$14.27 \$3,343.58 5.23%	\$586,570.43 11.82% \$26,359.56 \$15.61 \$8,834.67 6.00%	\$513,181.59 -12.51% \$27,677.52 \$16.39 \$3,113.38 6.00%	\$528,741.70 3.03% \$29,061.48 \$17.21 \$2,663.02 6.00%	\$664,252.88 25.63% \$30,514.56 \$18.07 \$9,340.61 6.00%	\$620,232.64 -6.63% \$32,040.24 \$18.97 \$5,173.72 6.00%	\$614,615.54 -0.91% \$33,642.36 \$19.92 \$3,234.57 6.00%	\$727,326.71 18.34% \$47,292.00 \$28.00 \$0.00 6.50%	\$749,722.55 3.08% \$52,139.40 \$30.87 \$0.00 6.95%	\$697,279.13 -7.00% \$54,746.40 \$32.41 \$0.00 7.85%	\$577,783.77 -17.14% \$57,483.72 \$34.03 \$0.00 9.95%	\$564,918.51 -2.23% \$60,357.96 \$35.74 \$0.00 10.68%	\$645,717.04 14.30% \$60,357.96 \$35.74 \$0.00 9.35%	\$678,829.90 \$.13% \$63,375.84 \$37.52 \$0.00 9.34 %	\$677,378.14 -0.21% \$66,256.32 \$39.23 \$0.00 9.78%	\$810,218.78 19.61% \$66,256.32 \$39.23 \$0.00 8.18%	\$888,286.05 9.64% \$66,256.32 \$39.23 \$0.00 7.46%	\$920,972.49 3.68% \$67,849.68 \$40.17 \$0.00 7.37%	\$930,971.00 1.09% \$69,476.76 \$41.13 \$0.00 7.46%	######################################	\$558,841.40 -51.49% \$71,858.76 \$42.55 \$0.00 12.86%	######################################	######################################	\$ 83,993.64 \$49.73 \$0.00 \$6.80%	## 1,367,907.17 10.74% \$86,933.40 \$51.47 \$0.00 6.36%	\$425,242.18 TBD \$89,019.84 \$52.71 \$0.00 TBD		9 5.78% \$23.39 \$35,703.55 7.33 %

KWB Rent & Gross Sales Comparison Report 2000-2022

																							Months To						
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	Year End	Avg.
CPI - All Urban Consumers	3.4	2.8	1.6	2.3	2.7	3.4	3.2	2.8	3.8	-0.4	1.6	3.2	2.1	1.5	1.6	0.1	1.3	2.1	2.5	1.8	1.2	4.7	8.0	4.2	3.0	ļ		<u> </u>	2.6
PIRATE JACK's OF KEY WEST 201 William Street, Unit A 722 SF GROSS SALE Percent Change Over Prior Year Annual Base Rent (Jan Dec) Base Bent per SF Percentage Rent Paid Total Rent as % of Sales																						226,483.97 12.27% \$30,260.04 \$41.91 \$0.00 13.36%	\$389,266.40 92.96% \$32,529.60 \$45.05 \$0.00 8.36%	\$598,151.69 \$3.66% \$34,611.48 \$47.94 \$1,277.62 6.00%	\$566,372.66 -5.31% \$35,684.40 \$49.42 \$0.00 6.30%	\$215,860.22 TBD \$36,754.92 \$50.91 \$0.00 TBD		\$ \$1,2	52.96% \$46.08 ,277.62 9.24%
GOOD DAY ON A HAPPY PLANET 907 Caroline Street 975 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (ply - June) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales															\$201,736.07 (*) NA \$23,559.72 \$24.16 \$0.00 11.68%	\$224,830.27 11.45% \$24,079.08 \$24.70 \$0.00 10.71%	\$147,903.20 -26.68% \$24,079.08 \$24.70 \$0.00 16.28%	\$276,520.44 37.07% \$24,271.80 \$24.89 \$0.00 8.78%	\$140,293.74 -30.46% \$24,684.36 \$25.32 \$0.00 17.59%	\$275,324.23 36.48% \$34,125.00 \$35.00 \$0.00 12.39%	\$277,164.29 37.39% \$34,773.36 \$35.66 \$0.00 12.55%	\$152,015.49 -45.15% \$35,295.00 \$36.20 \$0.00 23.22%	\$400,734.12 163.61% \$36,212.64 \$37.14 \$0.00 9.04%	\$311,564.21 -22.25% \$39,290.76 \$40.30 \$0.00 12.61%	\$300,748.63 -3.47% \$41,255.28 \$42.31 \$0.00 13.72%	\$273,596.47 -9.03% \$42,699.24 \$43.79 \$0.00 15.61%	\$102,255.79 TBD \$36,754.92 \$37.70 \$0.00 TBD	\$	12.41% \$32.85 \$0.00 13.51%
SCHOONER WHARF BAR 202R William Street 8,872 SF GROSS SALE Percent Change Over Prior Year Annual Base Rent (Oct Sept.) Base Bent per SF Percentage Rent Paid Total Rent a Sc of Sales	ининининининининининининининининининин	26.40% \$87,611.76 \$43.46 \$60,317.29 5.46%	8.57% \$95,718.00 \$47.48 \$76,098.62 5.84%	12.49% \$100,074.24 \$49.64 \$94,011.76 5.86%	# ####################################	**************************************	\$2.02% \$230,672.04 \$26.00 \$0.00 6.35%	3.36% \$242,205.60 \$27.30 \$0.00 6.45%	**************************************	**************************************	12.70% \$280,383.24 \$31.60 \$0.00 6.64%	12.47% \$294,402.48 \$33.18 \$0.00 6.20%	7.45% \$309,122.52 \$34.84 \$0.00 6.06 %	**************************************	**************************************	**************************************	-0.61% \$327,701.16 \$36.94 \$0.00 6.53%	5,137,209.75 2.33% \$338,169.72 \$38.12 \$0.00 6.58%	\$5,069,394.28 -1.32% \$344,933.04 \$38.88 \$0.00 6.80%	\$5,361,087.77 5.75% \$353,556.48 \$39.85 \$0.00 6.59%	\$4,752,855.73 -11.35% \$359,920.44 \$40.57 \$0.00 7.57%	\$6,648,534.62 39.89% \$364,239.48 \$41.05 \$34,672.60 6.00%	\$6,328,614.02 -4.81% \$386,822.28 \$43.60 \$0.00 6.11%	\$6,084,397.19 -3.86% \$416,607.60 \$46.96 \$0.00 6.85%	\$6,502,218.96 6.87% \$429,939.12 \$48.46 \$0.00 6.61%	\$5,349,611.46 TBD \$441,117.48 \$49.72 \$0.00 TBD		\$ ####	4.94% \$39.39 ##################################
TURTLE KRAALS 1 Lands End Village 12,387 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (Apr Mar.) Base Rent per SF Percentage Rent Paid Total Rent at % of Sales	######################################	9.16% \$97,467.36 \$22.78 \$76,488.99 4.84%	2.16% \$97,467.36 \$22.78 \$85,999.45 5.00%	лин инининининин 5.35% \$97,467.36 \$22.78 \$95,546.60 4.99%	######################################	**************************************	100 HUHHHHHHHHHHHHHHHHHHHHHHHHHHHHHHHHHH	\$209,465.76 \$21.27 \$0.00 6.08%	######################################	######################################	######################################	######################################	**************************************	######################################	11.99% \$235,382.28 \$19.00 \$0.00 7.51%	**************************************	2.93% \$242,431.68 \$19.57 \$0.00 8.41%	\$371,610.00 \$30.00 \$0.00 13.65%	**************************************	10.67% \$389,280.00 \$31.43 \$0.00 12.85%	**************************************	Lease transferred to Boat House KW \$5,471.25 -99.81% \$398,256.84 \$32.15 \$0.00 7279.08%						\$	-0.03% \$29.66 7.85 %
WATERFRONT BREWERY 201 William Street 18,942 SF GROSS SALE 18 Percent Change Over Prior Year Annual Base Rent (Aug July) Base Bent per SF Percentage Rent Paid Total Rent a Sr of Sales																NA NA \$397,782.00 \$21.00 \$0.00 NA	752,542.23 (*) NA \$398,577.60 \$21.04 \$0.00 14.48%	######################################	**************************************	9.30% \$421,704.84 \$22.26 \$0.00 15.32%	**************************************	39.86% \$434,529.48 \$22.94 \$0.00 15.79%	3.59% \$457,559.52 \$24.16 \$0.00 16.62%	9.41% \$495,537.00 \$26.16 \$0.00 18.00%	7.02% \$513,871.80 \$27.13 \$0.00 18.67%	######################################		\$	9.38% \$23.03 \$0.00 13.93%
VOURS & MAYAN Lany Way, Units A, A-1, B 472 SF GROSS SALE Percent Change Over Prior Year Annual Base Rent (Mar Feb.) Base Bent per SF Percentage Rent Paid Total Rent a Sk of Sales										\$105,134.54 NA \$14,748.00 \$43.76 \$0.00 14.03%	\$146,284.19 39.14% \$23,990.40 \$50.83 \$0.00 16.40%	\$210,437.35 43.86% \$25,189.92 \$53.37 \$0.00 11.97%	\$231,711.05 10.11% \$26,449.56 \$56.04 \$0.00 11.41%	\$267,250.00 15.34% \$27,584.52 \$58.44 \$0.00 10.32%	\$260,434.00 -2.55% \$28,592.52 \$60.58 \$0.00 10.98%	\$298,580.00 14.65% \$28,790.28 \$61.00 \$0.00 9.64%	\$334,861.00 12.15% \$28,809.72 \$61.04 \$0.00 8.60%	\$355,236.25 6.08% \$28,809.72 \$61.04 \$0.00 8.11%	\$293,897.00 -17.27% \$29,501.16 \$62.50 \$0.00 10.04%	\$358,358.00 21.93% \$30,209.16 \$64.00 \$0.00 8.43%	\$389,757.00 8.76% \$30,783.24 \$65.22 \$0.00 7.90%	\$245,734.00 -36.95% \$31,244.88 \$66.20 \$0.00 12.71%	\$621,738.00 153.01% \$32,057.28 \$67.92 \$5,247.00 6.00%	\$482,015.80 -22.47% \$34,782.12 \$73.69 \$0.00 7.22%	\$417,799.00 -13.32% \$36,521.16 \$77.38 \$0.00 8.74%	\$387,078.00 -7.35% \$37,799.40 \$80.08 \$0.00 9.77%	\$111,948.00 TBD \$38,706.60 \$82.01 \$0.00 TBD	\$ \$5,2	14.53% \$62.53 ,247.00 10.16%

TBD - To be determined