KWB Rent & Gross Sales Comparison Report

2000-2018

											2000-	2018												Months To	
CPI - All Urban Consumers	2000	2001	2002 1.6	2003	2004	2005 3.4	2006	2007	2008	2009	2010 1.6	2011 3.2	2012 2.1	2013 1.5	2014 1.6	2015 0.1	2016	2017 2.1	2018 2.5	2019 1.8	2020 1.2	2021	2022	Year End	Avg.
LP - Au Oran Lonsumers AE PHOTOGRAPHY Lay Way, Unit F GROSS SALE See Prior Year Annual Base Rent (July - June) Base Rent per SF Percentage Rent Paid Total Rent as Yof Sales	3.4	2.8	1.0	2.3	4.1	3.4	3.4	2.8	3.8	-0.4	1.0	\$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% ####################################	\$44,598.64 -35.28% ************************************	\$77,328.22 73.39% ################# \$40.74 \$0.00 22.45%	\$20,943.51 TBD ##################### \$42.94 \$0.00 TBD	8	33.12% \$42.22 56.04%
B.O.'S FISH WAGON 801 Caroline Street 1,816 SF GROSS SALO EVER 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%	20.72% \$19,922.16 \$11.72 \$45,139.07 6.00%	######################################	######################################	**************************************	**************************************	10.61% \$72,003.60 \$44.36 \$0.00 6.02%	-10.56% \$72,147.60 \$39.73 \$0.00 6.74%	\$73,302.00 \$40.36 \$0.00 6.83%	\$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%	858,977.06 TBD \$74,768.04 \$41.17 \$0.00 TBD		1	9.75% \$18.17 6.85%
BUMBLE BEE SILVER CO. 201 William Street, Suite 111 112 SF GROSS SALLE Percent Change Over Prior Year Annual Base Rent (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%	\$11,579.51 TBD \$29,223.48 \$260.92 \$0.00 TBD	12	-8.34% \$205.40 28.58%
CAPTAIN QUICK DRY Lazy Way, Junit H 452 SF GNOSS 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%	\$94,273.93 TBD \$21,154.56 \$46.80 \$0.00 TBD	7	18.70% \$37.82 7.55%
CONCH ELECTRIC CARS Ferry Terminal Building 718 SF GROSS SALES Percent Change Over Prior Year Annual Base Rent (Apri - March) Base Rent per SF Percentage Rent Paid Total Rent ask of Sales						\$76,599.38 NA \$13,652.04 \$19.01 \$0.00 17.82%	\$225,600.74 194.52% \$14,334.60 \$19.96 \$0.00 6.35%	\$274,379.12 21.62% \$15,051.36 \$20.96 \$0.00 5.49%	\$166,512.32 -39.31% \$15,803.88 \$22.01 \$0.00 9.49%	\$167,625.08 0.67% \$16,594.08 \$23.11 \$0.00 9.90%	\$234,634.71 39.98% \$16,594.08 \$23.11 \$0.00 7.07%	\$185,873.00 -20.78% \$17,427.24 \$24.27 \$0.00 9.38%	\$263,221.61 41.61% \$17,427.24 \$24.27 \$0.00 6.62%	\$211,622.20 -19.60% \$18,828.60 \$26.22 \$0.00 8.90%	\$242,581.16 14.63% \$19,393.44 \$27.01 \$0.00 7.99%	\$407,276.03 67.89% \$19,781.52 \$27.55 \$0.00 4.86%	\$333,785.61 -18.04% \$19,781.28 \$27.55 \$246.86 6.00%	\$340,730.00 2.08% \$12,596.16 \$17.54 \$7,847.64 6.00%	\$229,829.00 -32.55% \$12,873.36 \$17.93 \$916.38 6.00%	\$277,718.00 20.84% \$13,195.08 \$18.38 \$3,468.00 6.00%	\$257,039.75 -7.45% \$13,458.96 \$18.75 \$1,963.43 6.00%	\$183,008.80 -28.80% \$13,499.40 \$18.80 \$0.00 7.38 %	\$885,396.71 TBD \$14,066.40 \$19.59 \$0.00 TBD	5	25.93% \$13.59 9.62%
CONCH REPUBLIC SEAFOOD 631 Greene Street 16,289 SF 60ROS SALLO SEAFOND	######################################	13.50% \$262,398.48 \$16.11 \$0.00 5.10%	12.49% \$271,320.12 \$16.66 \$17,957.35 5.00%	\$275,661.24 \$16.92 \$29,566.45 \$.00%	\$283,931.04 \$17.43 \$59,136.17 \$.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%	\$5.60% \$330,078.12 \$20.26 \$162,900.92 \$5.00%	**************************************	######################################	## ###################################	# ####################################	3.11% \$366,189.00 \$22.48 \$234,706.58 \$.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%	-15.13% \$379,507.08 \$23.30 \$154,320.51 5.00%	39.08% \$570,114.96 \$35.00 \$320,816.11 6.00%	**************************************	7.12% \$580,957.44 \$35.67 \$288,080.87 6.00%	######################################	₩ 6	6.74% \$19.54 5.33%
CONCH TOUR TRAIN INC / FLAGLER STATIO 901 Caroline Street 7,300 5 F 200 GROSS SALE 0,505 S F price Percent Change Over Prior Year Annual Base Rent (Mar-Teb.) Base Rent per 5F 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 \$4.19%	\$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 #DIV/0! \$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%	\$5,892.38 TBD \$106,751.04 \$14.50 \$0.00 TBD	4	NA \$12.23
CUBAN COFFEE QUEEN 284 Margaret Street 208 SF GROSS SALLEY Percent Change Over Prior Year Annual Base Rent (Sept Aux.) 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 \$3.67% \$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%	22.09% \$44,569.92 \$214.28 \$17,571.89 6.00%	\$884,110.53 -14.64% \$45,327.60 \$217.92 \$7,719.03 6.00%	######################################	\$223,121.50 TBD \$48,444.12 \$232.90 \$0.00 TBD	10	41.96% \$90.18 7.00%
DRAGONEY KEY WEST Lazy Way, Unit G GROSS SALES 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%	\$87,007.10 TBD \$16,600.08 \$50.92 \$0.00 TBD	5	6.38% \$41.94 11.84%

KWB Rent & Gross Sales Comparison Report

2000-2018

											2000-	2010												Months To	
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011 3.2	2012	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022	Year End	Avg.
CP - All Urban Consumers FISHERMAN'S CAFÉ Lazy Way, Unit C 128 SF Lazy Way, Unit D 274 SF GROSS SALE OF Prior Year Annual Base Rent: Unit C (Jun May) Unit D (Sep Aug) Unit C D Combined 9/1/X 576 SF	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	\$205,838.19 NA \$9,807.72 \$16,028.40	\$342,669.75 66.48% \$9,915.60 \$16,166.04	\$364,445.49 6.35% \$10,133.76 \$16,769.52	\$486,431.95 \$33.47% \$10,594.44 \$17,155.20	\$365,382.06 -24.89% \$10,658.04 \$17,446.80	\$462,357.96 26.54% \$40,619.52	TBD	10	NA
Base Rent per SF Percentage Rent Paid Total Rent as % of Sales																	\$64.27 \$0.00 12.55 %	\$64.88 \$0.00 7.61%	\$66.92 \$0.00 7.38%	\$69.03 \$0.00 5.70 %	\$69.91 \$0.00 7.69%	\$70.52 \$0.00 8.79%	\$0.00 TBD		\$64.57 20.16 %
HALF-SHEL RAW BAR 231 Margaret Street 9,715 SF GROSS SALES 5: 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%	######################################	\$210,000.00 \$23.02 \$8,361.02 \$5.00%	\$210,000.00 \$23.02 \$9,241.84 \$.00%	2.78% \$219,241.80 \$24.03 \$6,091.42 5.00%	**************************************	######################################	1.97% \$237,889.80 \$26.08 \$0.00 6.14%	0.55% \$242,885.52 \$26.63 \$0.00 6.30%	-5.89% \$253,329.60 \$27.77 \$0.00 6.98%	######################################	**************************************	1.31% \$266,153.28 \$29.18 \$0.00 6.85%	## ###################################	29.16% \$281,539.68 \$28.98 \$0.00 6.07%	7.28% \$283,580.88 \$29.19 \$0.00 \$.70%	3.94% \$283,580.88 \$29.19 \$26,918.69 6.00%	**************************************	######################################	######################################	# ####################################	**************************************	######################################	5	118.47% \$24.94 11.70%
HAMMERHEAD SURF SHOP 201 William Street Unit 8 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 % 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 5.93%	\$517,462.45 -15.15% \$36,839.76 \$36.62 \$0.00 11.24%	\$969,805.53 87.42% \$36,879.96 \$36.66 \$21,308.37 3.80%	\$662,647.86 TBD \$38,724.00 \$38.49 \$0.00 TBD	7	16.64% \$33.19 7.53%
KEY WEST ARTWORKS 201 William Street, Unit A 722 5F GROSS SALL OF PIFOR 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%	Transferred to "Pirate Jack			7.64% \$37.89 28.07%
KEY WEST BATT & TACKLE 241, 2518 & 2518 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%	######################################	######################################	-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%	\$5.61% \$111,290.40 \$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%	\$423,533.31 TBD \$119,898.12 \$34.81 \$0.00 TBD	7	14.85% \$27.76 11.22%
LOCAL COLOR 274 Margaret Street 3,048 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	\$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%	######################################	######################################	8.89% \$63,660.24 \$20.89 \$18,804.36 \$5.67%	######################################	**************************************	-0.66% \$94,801.80 \$31.10 \$0.00 6.91%	**************************************	######################################	######################################	12.36% \$104,773.56 \$34.37 \$0.00 6.80%	## ###################################	\$110,087.04 \$36.12 \$0.00 8.07%	\$110,093.76 \$36.12 \$0.00 8.02%	**************************************	-4.53% \$111,195.96 \$36.48 \$0.00 9.07%	######################################	# ####################################	# \$809,274.26 -31.53% \$118,460.88 \$38.87 \$0.00 14.64%	######################################	\$348,073.54 TBD \$126,113.28 \$41.38 \$0.00 TBD	9	4.74% \$28.55 7.36 %
LOST REEF DIVE SHOP 261 Margaret Street 1,801 SF GROSS SALES Percent Change Over Prior Year Annual Blase Rent (Dec. Nov.) 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%	\$566,963.66 TBD \$63,453.12 \$35.23 \$0.00 TBD		2	16.15% \$30.73 15.70%
MAC'S SEA GARDEN 208 Margaret Street 1,689 SF GNOSS 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 5.13% \$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%	23.74% \$70,796.88 \$41.92 \$0.00 6.15%	# 558,841.40 -51.49% \$71,858.76 \$42.55 \$0.00 12.86%	813,408.97 TBD \$73,727.16 \$43.65 \$0.00 TBD		5	9.98% \$38.12 21.57%

KWB Rent & Gross Sales Comparison Report

2000-2018

											2000-	2018												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	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				2.8
Pirate Jack's of Key West 201 William Street, Unit A 722 SF GROSS SALL OF Piror Year Annual Base Rent Jun Dec) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales																						185,450.31 TBD \$30,260.04 \$41.91 \$0.00 TBD		2	0.00% \$0.00 0.00%
GOOD DAY ON A HAPPY PLANET 907 Caroline Street 975 SF 6ROSS SALED Percent Change Over Prior Year Annual Base Rent [uly - 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 -24.65% \$35,295.00 \$36.20 \$0.00 23.22%	\$246,436.84 TBD \$36,212.64 \$37.14 \$0.00 TBD	3	NA \$32.82 23.72%
SCHOONER WHARF BAR 202R William Street 8,872 SF GROSS SALE SE PErcent Change Over Prior Year Annual Base Rent (Oct - Sept.) Base Rent per SF Percentage Rent Paid Total Rent as % of Sales	мининининини NA \$87,609.96 \$43.46 \$60,317.76 6.90%	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%	9.68% \$104,656.92 \$51.91 \$108,435.40 5.87 %	**************************************	2.02% \$230,672.04 \$26.00 \$0.00 6.35%	3.36% \$242,205.60 \$27.30 \$0.00 6.45%	1.53% \$254,314.80 \$28.66 \$0.00 6.67%	-1.74% \$267,031.68 \$30.10 \$0.00 7.13 %	12.70% \$280,383.24 \$31.60 \$0.00 6.64%	12.47% \$294,402.48 \$33.18 \$0.00 6.20%	######################################	-2.22% \$318,396.24 \$35.89 \$0.00 6.38%	-6.33% \$321,580.20 \$36.25 \$0.00 6.88%	\$12% \$321,580.20 \$36.25 \$0.00 6.37%	**************************************	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%	\$493,993.99 TBD \$386,822.28 \$43.60 \$0.00 TBD	11	6.28% \$40.32 7.13%
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 as % 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%	\$97,467.36 \$22.78 \$95,546.60 4.99%	3.48% \$193,014.00 \$45.12 \$7,092.24 5.00%	**************************************	**************************************	2.11% \$209,465.76 \$21.27 \$0.00 6.08%	-13.10% \$213,864.48 \$21.72 \$0.00 7.15 %	988 8223,050.84 \$223,050.84 \$22.65 \$0.00 10.12%	10.27% \$223,050.84 \$22.65 \$0.00 9.17%	15.66% \$228,191.04 \$23.18 \$0.00 8.11%	2.55% \$229,194.00 \$18.50 \$0.00 7.95 %	-3.00% \$235,382.28 \$19.00 \$0.00 8.42%	11.99% \$235,382.28 \$19.00 \$0.00 7.51%	- 10.60% \$246,080.28 \$19.87 \$0.00 8.79%	2.93% \$242,431.68 \$19.57 \$0.00 8.41%	-5.57% \$371,610.00 \$30.00 \$0.00 13.65%	######################################	######################################	**************************************	Lease transferred to Boat House KW \$5,471.25 -99.81% \$398,256.84 \$32.15 \$0.00 7279.08%		0	-0.58% \$25.94 7.74%
WATERFRONT BREWERY 201 William Street 18,942 SF GROSS SALE Percent Change Over Prior Year Annual Base Rent [Aug. July) Base Rent per SF Percentage Rent Paid Total Rent as % 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%	######################################	######################################	######################################	-31.55% \$428,873.88 \$22.64 \$0.00 15.58%	######################################	\$969,758.00 TBD \$457,559.52 \$24.16 \$0.00 TBD	9	NA \$31.66 NA
YOURS & MAYAN Lary Way, Units A, A-1, B 472 SF GROSS SALE Percent Change Over Prior Year Annual Base Rent (Mar Feb.) Base Rent per SF Percentage Rent Paid Total Rent as % 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%	\$435,054.00 TBD \$32,057.28 \$67.92 \$0.00 TBD		19.82% \$56.23 11.67%

TBD - To be determined