Building Name	156 2nd St	NorthPark (Office Condo)	731 Market	180 Howard	550 California	350 California	60 Spear	40 Jessie	1 Harrison
Sale Date	Jul-23	On Market	On Market	On Market	Under Contract	Under Contract	Aug-23	May-23	Jan-23
Sale Price	\$6,000,000*	\$80,000,000*	\$16,620,000*	\$62,000,000*	\$42,600,000*	\$61,000,000	\$40,936,892	\$17,600,000	\$82,500,000
Sale Price/PSF	\$178*	\$272*	\$180*	\$255*	\$120*	\$205	\$245	\$363	\$510
Building RSF	33,787	293,875	92,331	243,418	355,412	297,642	167,185	48,500	161,650
Seller's Cost Basis	\$13,465,000**	\$245,000,000**	\$65,000,000**	\$22,500,000**	\$108,000,000**	N/A-Built by predecessor	\$107,000,000**	N/A - Gifted to GGU	\$45,000,000**
Seller's Acquisition Date	2012	2018	2015	1995	2005	N/A	2014	1990's	1999
2023/2024 Assessed Value	\$15,740,000	\$262,850,000	\$72,840,000	\$0 (Gov't Building)	\$160,160,000	\$84,630,000	\$123,600,000	\$12,230,000	\$65,150,000
CCSF Annual Prop Tax Revenue (Prior)	\$185,691	\$3,100,941	\$859,321	\$0	\$1,889,468	\$998,412	\$1,458,156	\$144,282	\$768,599
CCSF Annual Prop Tax Revenue (Reset)	\$70,784	\$943,790	\$196,072	\$731,437	\$502,568	\$719,640	\$482,948	\$207,634	\$973,284
Delta	-\$114,906	-\$2,157,151	-\$663,249	\$731,437	-\$1,386,900	-\$278,772	-\$975,208	\$63,352	\$204,685
Property Tax Rate	1.18%								
Total Annual Loss/Gain for CCSF Property Tax Revenues (\$4,576,712)									