



COST SEGREGATION

INITIATIVES

Name	Fitness Center / Sports Club	
Property Type	Gym	
Total Building Cost	\$	7,026,862
Less: Land Value	\$	-
Total Depreciable Basis	\$	7,026,862
Estimated Marginal Tax Rate	45%	
Date Placed in Service	1/15/2014	

Date 2/10/2014
Project Number 03.01.1994

Estimated Benefit Based on Actual Results

In order to illustrate the benefit of our Cost Segregation Findings, the following table displays the increased depreciation which will lead to increased cash flow. The below numbers are not intended to be definitive, as individual taxpayer situations will dictate actual benefits of applying the Cost Segregation Report.

Tax Year	Increased Depreciation	Expected Increase of Cash
2014	\$152,166	\$68,475
2015	\$284,789	\$128,155
2016	\$183,754	\$82,689
2017	\$119,987	\$53,994
2018	\$111,499	\$50,175
Totals	\$852,195	\$383,488

Summary of Net Present Value Benefits

10 Year Net Present Value

\$383,431

20 Year Net Present Value

\$374,316

30 Year Net Present Value

\$333,730

Cost Segregation Initiatives is pleased to provide you with these positive results. We look forward to potentially working with you in the future to handle your Cost Segregation needs. If you have any questions or have any concerns please do not hesitate to call us at (225) 910-8359



COST SEGREGATION INITIATIVES

Fitness Center / Sports Club Cost Segregation Overview

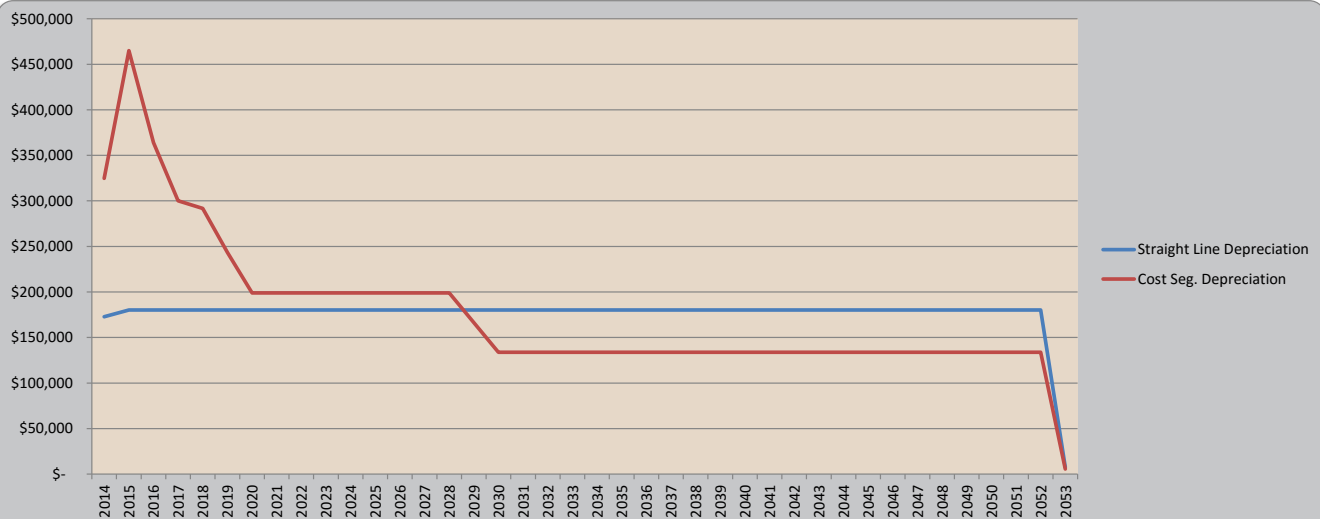
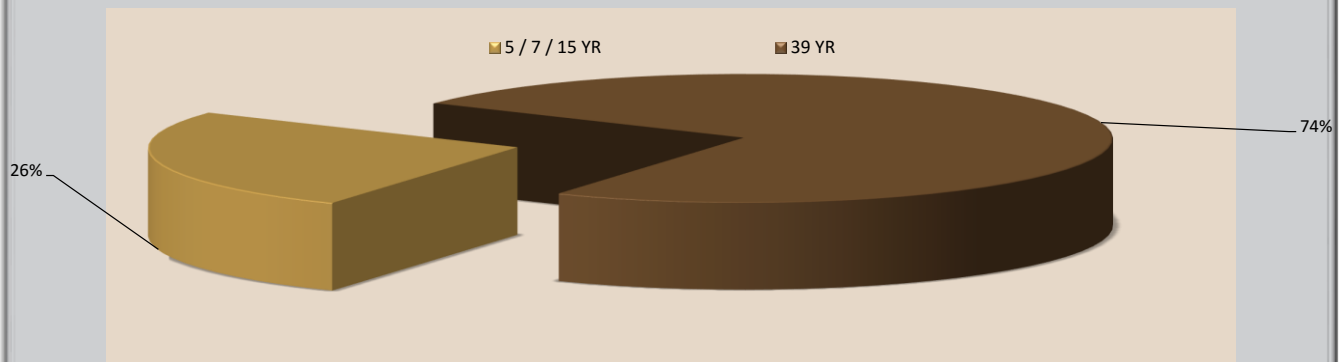
Date 2/10/2014

Project Number 03.01.1994

Analysis Assumptions

Depreciable Basis		7,026,862
Marginal Tax Rate		45%
Discount Rate		7%
5 Year Property	10%	707,420
7 Year Property	0%	-
15 Year Property	16%	1,103,731
39 Year Property	74%	5,215,711

Segregated Property





**Fitness Center / Sports Club
Cost Segregation Overview
Net Present Value**

Date 2/10/2014
Project Number 03.01.1994

Tax Year	Depreciation Without Cost Segregation	Depreciation With Cost Segregation	Increased Depreciation	Cash Impact	Net Present Value Of Cash Flow	Accumulated Net Present Value
2014	\$172,669	\$324,834	\$152,166	\$68,475	\$68,475	\$68,475
2015	\$180,176	\$464,965	\$284,789	\$128,155	\$119,771	\$188,246
2016	\$180,176	\$363,930	\$183,754	\$82,689	\$72,224	\$260,470
2017	\$180,176	\$300,163	\$119,987	\$53,994	\$44,075	\$304,545
2018	\$180,176	\$291,675	\$111,499	\$50,175	\$38,278	\$342,823
2019	\$180,176	\$243,279	\$63,103	\$28,396	\$20,246	\$363,069
2020	\$180,176	\$198,911	\$18,736	\$8,431	\$5,618	\$368,687
2021	\$180,176	\$198,911	\$18,736	\$8,431	\$5,250	\$373,938
2022	\$180,176	\$198,911	\$18,736	\$8,431	\$4,907	\$378,845
2023	\$180,176	\$198,911	\$18,736	\$8,431	\$4,586	\$383,431
2024	\$180,176	\$198,911	\$18,736	\$8,431	\$4,286	\$387,716
2025	\$180,176	\$198,911	\$18,736	\$8,431	\$4,006	\$391,722
2026	\$180,176	\$198,911	\$18,736	\$8,431	\$3,743	\$395,465
2027	\$180,176	\$198,911	\$18,736	\$8,431	\$3,499	\$398,964
2028	\$180,176	\$198,911	\$18,736	\$8,431	\$3,270	\$402,234
2029	\$180,176	\$166,307	(\$13,869)	(\$6,241)	(\$2,262)	\$399,972
2030	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$7,079)	\$392,893
2031	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$6,616)	\$386,277
2032	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$6,183)	\$380,094
2033	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$5,778)	\$374,316
2034	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$5,400)	\$368,915
2035	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$5,047)	\$363,868
2036	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$4,717)	\$359,151
2037	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$4,408)	\$354,743
2038	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$4,120)	\$350,623
2039	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$3,850)	\$346,773
2040	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$3,599)	\$343,174
2041	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$3,363)	\$339,811
2042	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$3,143)	\$336,668
2043	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$2,937)	\$333,730
2044	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$2,745)	\$330,985
2045	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$2,566)	\$328,419
2046	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$2,398)	\$326,022
2047	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$2,241)	\$323,781
2048	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$2,094)	\$321,686
2049	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$1,957)	\$319,729
2050	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$1,829)	\$317,900
2051	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$1,710)	\$316,190
2052	\$180,176	\$133,736	(\$46,440)	(\$20,898)	(\$1,598)	\$314,592
2053	\$7,507	\$5,572	(\$1,935)	(\$871)	(\$62)	\$314,530
Totals	\$7,026,862	\$7,026,862	(\$0)	(\$0)	\$314,530	\$314,530