

**UNITED STATES BANKRUPTCY COURT**

**SOUTHERN DISTRICT OF IOWA**

In Re: ) Case No.: 18-02568-als11  
 ) Affiliated Cases: 18-02566-als11 &  
**JONES LEASE PROPERTIES, LLC** ) 18-02569-als11  
 )  
 Debtor and Debtor in Possession. ) Chapter 11  
 )  
 P.O. Box 132 ) Hon. Anita L. Shodeen  
 Colona, IL 61241 )  
 ) **DEBTOR’S MOTION FOR ORDER**  
 EIN: 33-1090280 ) **AUTHORIZING INTERIM USE OF**  
 ) **CASH COLLATERAL AND**  
 ) **PROVIDING POST-PETITION LIENS**  
 ) [Bankruptcy Code Section 363, Bankruptcy  
 ) Rule 4001]  
 )  
 ) No Hearing Set

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**COMES NOW** Jones Lease Properties, LLC (the “Debtor” or “Jones Lease”), Debtor and Debtor in Possession, by and through its Proposed General Reorganization Counsel, Jeffrey D. Goetz, Esq. and Krystal R. Mikkilineni, Esq., of the law firm of Bradshaw, Fowler, Proctor & Fairgrave, P.C., and respectfully files the instant Motion (the “Motion”) for entry of an interim order on an expedited basis (the “Interim Order”), and following a final hearing to be set by the Court (the “Final Hearing”), entry of a final order (the “Final Order”), pursuant to sections 105, 361, 362 and 363 of Title 11 of the United States Code (the “Bankruptcy Code”), and Rule 4001 of the Federal Rules of Bankruptcy Procedure (the “Bankruptcy Rules”), authorizing the Debtor to (a) use cash collateral, and (b) provide adequate protection to its pre-petition secured lenders.

In support of this Motion, the Debtor relies on the Declaration of Erik R. Jones, Managing Member of Jones Lease, in support of First Day Motions (the “First Day Declaration”). In further support of this Motion, the Debtor represents as follows:

### **OVERVIEW**

1. This Court has jurisdiction over this Motion pursuant to 28 U.S.C. § 1334. This is a core proceeding pursuant to 28 U.S.C. §§ 157(b)(2)(A) and (M). Venue is proper in this district pursuant to 28 U.S.C. §§ 1408 and 1409. The statutory predicates for the relief sought herein are sections 105, 361, 362 and 363(b) of the Bankruptcy Code.

2. The Debtor filed its voluntary Chapter 11 petition (Docket Item 1) on November 26, 2018 (the “Petition Date”). Pursuant to Bankruptcy Code sections 1107 and 1108, since the Petition Date, the Debtor has continued in possession of its property and operation of its business as a Debtor in Possession. No motion for the appointment of a Chapter 11 Trustee has been filed.

### **RELIEF SOUGHT**

3. By this Motion, the Debtor seeks the entry of an Interim Order and a Final Order, which:

a) Authorizes the Debtor to use cash collateral (the “Cash Collateral”) in which the Secured Creditors (more specifically identified below) have or assert an interest;

b) Authorizes the Debtor to provide adequate protection to the Secured Creditors for any decrease in the value (such decrease being a “Diminution of Value”) of their interests in the Debtor’s property resulting from (i) the use, sale or lease of the Debtor’s property (including the use of Cash Collateral), (ii) the Carve-Out, or (iii) the imposition of the automatic stay pursuant to Bankruptcy Code section 362;

c) Modifies the automatic stay imposed pursuant to Bankruptcy Code section 362 to the extent necessary to implement and effectuate the terms and provisions of the Interim Order and Final Order;

d) Waives any applicable stays under the Bankruptcy Rules and provides for the immediate effectiveness of the Interim Order and the Final Order; and

e) Schedules a Final Hearing to allow for entry of the Final Order within thirty (30) days of the entry of the Interim Order (the "Interim Order Entry Date") (the date on which the Final Order is entered being the "Final Order Entry Date").

4. The Debtor is informed and believes and thereupon alleges Bank Orion, BlueGrass Savings Bank ("BlueGrass"), Central Bank Illinois ("Central Bank"), Exchange State Bank ("Exchange"), First Midwest Bank ("First Midwest"), First State Bank Shannon-Polo ("First State Bank"), IH Mississippi Valley Credit Union ("Mississippi Valley"), Midwest Bank of Western Illinois ("Midwest Bank"), Quad City Bank & Trust Co. ("Quad City Bank"), Sauk Valley Bank & Trust Co. ("Sauk Valley"), and Walcott Trust & Savings Bank ("Walcott") (collectively, the "Secured Creditors") hold validly perfected and enforceable liens on and security interests in, among other things, the Debtor's real property, rents, revenues, deposit accounts, and all proceeds thereof (hereinafter the "Collateral"), all as more particularly described and evidenced by those several security agreements (the "Security Agreements"), mortgages (the "Mortgages"), and assignments of rent (the "Assignments of Rent") executed by the Debtor on various dates.

5. The Debtor's obligations to the Secured Creditors constitute legal, valid, and binding obligations of the Debtor, enforceable in accordance with the terms of the various loan documents applicable thereto, including, without limitation, the Security Agreements.

6. Proceeds from the sale of real property, collection of accounts or rents, and any other sums, cash, or cash equivalents received from any source constitute cash collateral pursuant to Bankruptcy Code section 363(a), which comprise the Cash Collateral of the Secured Creditors. The Secured Creditors are entitled to adequate protection of their interests in the pre-petition collateral (including Cash Collateral) and the Debtor may not use the Cash Collateral for any purpose without the Secured Creditors' consent or upon order of the Court, after appropriate notice and hearing, and authorizing such use based on a finding that the secured party's positions are adequately protected. The Debtor wishes to provide adequate protection to the Secured Creditors to the extent of their claimed interests under Bankruptcy Code section 506 in the Cash Collateral heretofore and hereafter used.

7. The Debtor proposes that in consideration for the Debtor's use of the Cash Collateral as provided herein and as adequate protection for any Diminution of Value of the Secured Creditors' security interests, Debtor proposes to grant to the Secured Creditors:

(a) A validly perfected first priority lien on and security interest in the Debtor's post-petition Collateral subject to existing valid, perfected and superior liens in the collateral held by other creditors, if any, and the Carve-Out (as defined below). The rights, liens and interests granted to the Secured Creditors hereunder shall be based on the Secured Creditors' rights, liens and interests in the Debtor's Cash Collateral pre-petition. Upon entry of an Order granting this Motion, the post-petition security interests and liens proposed to be granted hereunder shall be valid, perfected and enforceable and shall be deemed effective and automatically perfected as of the Petition Date without the necessity of the Secured Creditors taking any further action. Secured Creditors may, however, at their option, file continuation statements, financing statements or such

documents as they deem necessary to evidence their security interests in the collateral.

Upon request by the Secured Creditors, the Debtor will execute and deliver any and all such documents, or financing statements, as are necessary to effect and perfect the Secured Creditors' security interests as set forth in this paragraph.

(b) In the event of, and only in the case of Diminution of Value of the Secured Creditors' interest in the Collateral, a super-priority claim that shall have priority in the Debtor's bankruptcy case over all priority claims and unsecured claims against the Debtor and its estate, now existing or hereafter arising, of any kind or nature whatsoever including, without limitation, administrative expenses of the kinds specified in or ordered pursuant to sections 105, 326, 328, 330, 331, 503(a), 503(b), 506(c), 507(a), 507(b), 546(c), 726(b), and 1114 of the Bankruptcy Code or otherwise. This super-priority claim shall be subject and subordinate only to the Carve-Out described below and not to any other unsecured claim (having administrative priority or otherwise). The Carve-Out shall include any fees due to the U.S. Trustee pursuant to 28 U.S.C. § 1930 and fees and expenses incurred by the Debtor's professionals and approved by the Court in an amount not to exceed \$25,000.00 (the "Carve-Out"). It is the intention of the Debtor to expand upon the rights of the Secured Creditors and to "prime" all administrative expenses except for the Carve-Out described herein.

8. As further adequate protection, the Debtor will make post-petition monthly payments to Secured Creditors in an amount equal to 4.0% per annum on the existing balance due and owing on the Petition Date, unless the Debtor and Secured Creditors agree to a different or lesser amount.

9. The Debtor proposes that it shall be authorized to use Cash Collateral for the payment of its usual, ordinary, customary, regular, and necessary post-petition expenses incurred in the ordinary course of Debtor's business and for payment of those pre-petition claims approved and allowed by Order of the Bankruptcy Court and not otherwise. Any of the following payments shall **not** be considered ordinary and usual expenses necessary to continue the operation of the Debtor's business unless the Secured Creditors consent to any such payment in writing prior to such payment being made and provided approval of this Court is obtained : (1) operation of the Debtor's business at any fixed locations other than the pre-petition business premises or locations; (2) payment of trade debt incurred prior to the commencement of this case, unless approved by Order of the Bankruptcy Court; (3) payment of any taxes owed prior to the date the Petition was filed by the Debtor; and (4) payment of any other debt incurred prior to the commencement of this case, except as provided for in the Debtor's confirmed Plan. The foregoing payments due are merely illustrative, and not the exclusive list of payments that will not be considered ordinary and usual expenses. Such authorization shall continue for a period extending to and including the Confirmation Date or dismissal of the case, on an interim and final basis, subject to the following terms and conditions:

(a) All proceeds received from the Debtor's operations of its business, in the ordinary course of its business, and the collection of accounts receivable and profits, shall be deposited in the DIP Accounts. Only the ordinary and usual expenses necessary to continue operation of the business, incurred after the commencement of the bankruptcy case, shall be paid from the DIP Accounts, and other payments as the Court shall allow from time to time.

(b) On or before thirty (30) days after the Petition Date, the Debtor shall provide to the Secured Creditors an initial aging of all accounts receivable and accounts payable, plus total current operating expenses and total current collections. This report shall be updated and provided to the Secured Creditors by the 30<sup>th</sup> day of each month thereafter (the "Reports").

(c) The Secured Creditors shall, at any time, be permitted to conduct a full inspection of the real estate property and accounts of the Debtor by visiting the Debtor's premises to inspect, verify and photocopy all such records and to inspect, appraise and document the Collateral. Debtor proposes to grant the Secured Creditors, their agents and employees, a license to enter upon all such premises for such purposes during its regular, customary and ordinary business hours, subject to all security restrictions imposed by various health, environmental and regulatory agencies. The Secured Creditors shall also have access, within five (5) business days of any request, to the Debtor and its management, personnel and advisors.

(d) On or before thirty (30) days after the Petition Date, the Debtor shall prepare and provide the Secured Creditors with a balance sheet and income statement existing as of the filing date of Debtor's Petition. Within thirty (30) days of each successive month, Debtor shall provide an updated balance sheet and income statement along with a copy of all monthly reports provided to the Court and/or the United States Trustee.

(e) All Collateral shall be insured to its full value, and Debtor shall otherwise comply with the terms and conditions of the Secured Creditors, unless the insurance on the Collateral is currently force placed by the Secured Creditor, in which case, if the

insurance lapses or is cancelled, the Debtor will assume responsibility for insurance on the Collateral. Evidence of insurance listing Secured Creditors as insured mortgagee/loss payee shall be provided within thirty (30) days of the Petition Date.

(f) If at any time the Debtor fails to properly insure the Collateral, fails to pay any local, state or federal taxes as they become due, fails to pay fees required by the U.S. Trustee or fails to comply with any other term of this Motion (“Default”), the Secured Creditors shall give the Debtor and its attorney written notice that it has thirty (30) days to cure such default after the mailing or transmission of written notice of such default. If the default is not cured, the Secured Creditors may seek entry of an order granting them relief from the automatic stay. Upon such termination, the Secured Creditors shall be authorized to terminate the use of Cash Collateral and take such action against the Collateral as permitted under its respective loan documents, including, without limitation, the Security Agreements, and applicable state law.

(g) Any termination of the automatic stay under this Motion and any Order thereon shall apply to the above Chapter 11 case or any subsequent dismissal.

10. Attached hereto and made a part hereof as Exhibit “A” are proposed Cash Collateral budgets for each of the Secured Creditors.

11. All rights of the Secured Creditors to seek additional adequate protection for Debtor's use of Cash Collateral, to file for relief from the automatic stay, to seek dismissal or to assert any other right or cause of action, or any other matter with respect to the Debtor, whether in this bankruptcy case, or otherwise, are expressly reserved. The failure or delay by any of the Secured Creditors to seek relief or otherwise exercise their rights and remedies under this Motion or any loan document shall not constitute a waiver of any of the rights of the Secured Creditors.



12. This Motion, the Security Agreements, Mortgages, Assignments of Rent, and any documents and instruments required of Debtor by this Motion are, or when executed and delivered, will be valid, binding and enforceable in accordance with their respective terms upon entry of an Order approving this Motion.

13. No representation or warranty of Debtor contained in this Motion or in any statement, instrument, or other document furnished by Debtor in connection with this Motion, or prior to this Motion contains any untrue statement of material fact or omits to state any material fact.

14. Immediately upon entry by the Court of an Order approving this Motion, the provisions of the Motion shall be valid and binding upon and inure to the benefit of the Secured Creditors, all other Creditors of the Debtor, and all other parties in interest. Pursuant to Bankruptcy Rule 4001(d), a copy of this Motion shall be provided to Secured Creditors and to any committee appointed in this case, or if no committee has been appointed, to the twenty (20) largest unsecured creditors. If no objection is filed, the terms and conditions of this Motion may be approved without further order and shall be binding on all parties in interest on a final basis.

15. The Debtor agrees to pay attorney fees incurred by the Secured Creditors, as set out in the loan documents, to the extent authorized under Bankruptcy Code section 506.

**WHEREFORE**, the Debtor respectfully requests the Court enter an order approving the instant Motion and for such other and further relief as may be just and equitable under the circumstances.

Dated: November 29, 2018

/s/ Krystal Mikkilineni  
Jeffrey D. Goetz, Esq., AT0002832  
Krystal R. Mikkilineni, Esq., AT0011814  
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Proposed General Reorganization Counsel  
Jones Lease Properties, LLC  
Debtor and Debtor in Possession

VERIFICATION BY COUNSEL FOR DEBTOR

I, Krystal R. Mikkilineni, declare as follows:

1. The matters stated in this Declaration are true and correct and within my own personal knowledge and belief. If called as a witness, I could and would competently testify hereto.

2. I am an attorney licensed to practice law before this Court and am the proposed General Reorganization Co-Counsel for the Debtor. I am duly admitted to practice law in the United States District Court for the Southern District of Iowa.

3. I have personal knowledge of the facts set forth in the foregoing Motion and, if called upon as a witness, I could and would competently testify as to all of the matters stated therein.

I declare under penalty of perjury under the laws of the United States and the laws of the State of Iowa that the foregoing is true and correct and is executed in Des Moines, Iowa this 29<sup>th</sup> day of November, 2018.

/s/ Krystal Mikkilineni  
Krystal R. Mikkilineni

VERIFICATION BY MANAGING MEMBER, ERIK R. JONES

I, Erik R. Jones, declare as follows:

1. I am the Managing Member of the Debtor and Debtor in Possession, Jones Lease Properties, LLC, and am authorized to make this Declaration. The matters stated in this Declaration are true and correct and within my own personal knowledge and belief. If called as a witness, I could and would competently testify hereto.

2. I have personal knowledge of the facts set forth in the foregoing Motion and, if called upon as a witness, I could and would competently testify as to all of the matters stated therein.

I declare under penalty of perjury under the laws of the United States and the laws of the State of Illinois that the foregoing is true and correct and is executed in Colona, Illinois, this 29th day of November, 2018.

/s/ Erik R. Jones  
Erik R. Jones, Managing Member

Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Summary of All Banks

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy [Note 1]	\$ -	\$ -	\$ 151,750.00	\$ -	\$ -	\$ -	\$ -	\$ 151,750.00	\$ -	\$ -
Less current vacancy rate [Note 2]	-	-	(10,319.00)	-	-	-	-	(10,319.00)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>141,431.00</b>	-	-	-	-	<b>141,431.00</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	500.00	-	-	-	-	500.00	-
Laundry fees	-	-	-	400.00	-	-	-	-	400.00	-
Late fees	-	-	-	5,200.00	-	-	-	-	5,200.00	-
Pet fees	-	-	-	800.00	-	-	-	-	800.00	-
<b>Total Other Income</b>	-	-	-	<b>6,900.00</b>	-	-	-	-	<b>6,900.00</b>	-
<b>Total Revenue</b>	-	-	<b>141,431.00</b>	<b>6,900.00</b>	-	-	-	<b>141,431.00</b>	<b>6,900.00</b>	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 3]	-	-	-	-	44,033.57	-	-	-	44,033.57	-
Property insurance [Note 4]	-	-	-	-	6,087.35	-	-	-	6,087.35	-
Property maintenance	-	-	-	-	6,472.87	-	-	-	6,472.87	-
Property taxes [Note 5]	-	-	-	-	27,480.06	-	-	-	27,480.06	-
<b>Total Cost of Revenue</b>	-	-	-	-	<b>84,073.85</b>	-	-	-	<b>84,073.85</b>	-
<b>Gross Profit</b>	-	-	<b>141,431.00</b>	<b>6,900.00</b>	<b>(84,073.85)</b>	-	-	<b>141,431.00</b>	<b>(77,173.85)</b>	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	500.00	-	-	-	500.00	-
IT and software										
Accounting	-	-	-	-	272.87	-	-	-	272.87	-
Marketing	-	-	-	-	465.00	-	-	-	465.00	-
Legal fees	-	-	-	-	550.00	-	-	-	550.00	-
Office building utilities	-	-	-	-	250.00	-	-	-	250.00	-
Office phone and Internet expense	-	-	-	-	350.00	-	-	-	350.00	-
Office supplies	-	-	-	-	95.00	-	-	-	95.00	-
Payroll	-	-	-	-	18,200.00	-	-	-	18,200.00	-
<b>Total Other Operating Expenses</b>	-	-	-	-	<b>20,682.87</b>	-	-	-	<b>20,682.87</b>	-
<b>Operating Income</b>	-	-	<b>141,431.00</b>	<b>6,900.00</b>	<b>(104,756.72)</b>	-	-	<b>141,431.00</b>	<b>(97,856.72)</b>	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	25,000.00	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	20,000.00	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	975.00	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	<b>975.00</b>	<b>45,000.00</b>	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 141,431.00</b>	<b>\$ 6,900.00</b>	<b>\$ (104,756.72)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 140,456.00</b>	<b>\$ (142,856.72)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 141,431.00	\$ 148,331.00	\$ 43,574.28	\$ 43,574.28	\$ 43,574.28	\$ 184,030.28	\$ 41,173.56
Net Cash Flow	-	-	141,431.00	6,900.00	(104,756.72)	-	-	140,456.00	(142,856.72)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 141,431.00</b>	<b>\$ 148,331.00</b>	<b>\$ 43,574.28</b>	<b>\$ 43,574.28</b>	<b>\$ 43,574.28</b>	<b>\$ 184,030.28</b>	<b>\$ 41,173.56</b>	<b>\$ 41,173.56</b>

Notes

- [1] Rent increases are estimated at \$3,035 upon lease renewal and the estimate is not included in the analysis.
- [2] Assumes vacancy rate based on national average of 6.8%.
- [3] Assumes interest only mortgage payments at 4.25%.
- [4] A \$10,000 reduction in property insurance is expected for 2019.
- [5] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

# EXHIBIT A

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Summary of All Banks**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy [Note 1]	\$ -	\$ 151,750.00	\$ -	\$ 455,250.00
Less current vacancy rate [Note 2]	-	(10,319.00)	-	(30,957.00)
<b>Total Rental Income Based on Current Occupancy</b>	-	<b>141,431.00</b>	-	<b>424,293.00</b>
<b>Other Income</b>				
Application fees	-	-	500.00	1,500.00
Laundry fees	-	-	400.00	1,200.00
Late fees	-	-	5,200.00	15,600.00
Pet fees	-	-	800.00	2,400.00
<b>Total Other Income</b>	-	-	<b>6,900.00</b>	<b>20,700.00</b>
<b>Total Revenue</b>	-	<b>141,431.00</b>	<b>6,900.00</b>	<b>444,993.00</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 3]	-	-	44,033.57	132,100.71
Property insurance [Note 4]	-	-	6,087.35	18,262.05
Property maintenance	-	-	6,472.87	19,418.61
Property taxes [Note 5]	-	-	27,480.06	82,440.18
<b>Total Cost of Revenue</b>	-	-	<b>84,073.85</b>	<b>252,221.55</b>
<b>Gross Profit</b>	-	<b>141,431.00</b>	<b>(77,173.85)</b>	<b>192,771.45</b>
				<b>45.43%</b>
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	500.00	1,500.00
IT and software	-	-	-	-
Accounting	-	-	272.87	818.61
Marketing	-	-	465.00	1,395.00
Legal fees	-	-	550.00	1,650.00
Office building utilities	-	-	250.00	750.00
Office phone and Internet expense	-	-	350.00	1,050.00
Office supplies	-	-	95.00	285.00
Payroll	-	-	18,200.00	54,600.00
<b>Total Other Operating Expenses</b>	-	-	<b>20,682.87</b>	<b>62,048.61</b>
<b>Operating Income</b>	-	<b>141,431.00</b>	<b>(97,856.72)</b>	<b>130,722.84</b>
				<b>30.81%</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	20,000.00	45,000.00
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	15,000.00	35,000.00
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	975.00
<b>Total Capital and Restructuring Expenses</b>	-	-	<b>35,000.00</b>	<b>80,975.00</b>
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 141,431.00</b>	<b>\$ (132,856.72)</b>	<b>\$ 49,747.84</b>
Beginning Cash Balance	\$ 41,173.56	\$ 41,173.56	\$ 182,604.56	\$ -
Net Cash Flow	-	141,431.00	(132,856.72)	49,747.84
<b>Ending Cash Balance</b>	<b>\$ 41,173.56</b>	<b>\$ 182,604.56</b>	<b>\$ 49,747.84</b>	<b>\$ 49,747.84</b>

**Notes**

[1] Rent increases are estimated at \$3,035 upon lease renewal and the estimate is not included in the analysis.

[2] Assumes vacancy rate based on national average of 6.8%.

[3] Assumes interest only mortgage payments at 4.25%.

[4] A \$10,000 reduction in property insurance is expected for 2019.

[5] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Bank of Orion

Source: Schedules prepared by the Debtor

Description	Month Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 15,140.00	\$ -	\$ -	\$ -	\$ -	\$ 15,140.00	\$ -	\$ -
Less current vacancy rate	-	-	(1,029.52)	-	-	-	-	(1,029.52)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>14,110.48</b>	-	-	-	-	<b>14,110.48</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>14,110.48</b>	-	-	-	-	<b>14,110.48</b>	-	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	3,582.40	-	-	-	3,582.40	-
Property insurance	-	-	-	-	901.27	-	-	-	901.27	-
Property maintenance	-	-	-	-	738.28	-	-	-	738.28	-
Property taxes [Note 2]	-	-	-	-	2,221.00	-	-	-	2,221.00	-
<b>Total Cost of Revenue</b>	-	-	-	-	<b>7,442.95</b>	-	-	-	<b>7,442.95</b>	-
<b>Gross Profit</b>	-	-	<b>14,110.48</b>	-	<b>(7,442.95)</b>	-	-	<b>14,110.48</b>	<b>(7,442.95)</b>	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>14,110.48</b>	-	<b>(7,442.95)</b>	-	-	<b>14,110.48</b>	<b>(7,442.95)</b>	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 14,110.48</b>	<b>\$ -</b>	<b>\$ (7,442.95)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 14,110.48</b>	<b>\$ (7,442.95)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 14,110.48	\$ 14,110.48	\$ 6,667.53	\$ 6,667.53	\$ 6,667.53	\$ 20,778.01	\$ 13,335.06
Net Cash Flow	-	-	14,110.48	-	(7,442.95)	-	-	14,110.48	(7,442.95)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 14,110.48</b>	<b>\$ 14,110.48</b>	<b>\$ 6,667.53</b>	<b>\$ 6,667.53</b>	<b>\$ 6,667.53</b>	<b>\$ 20,778.01</b>	<b>\$ 13,335.06</b>	<b>\$ 13,335.06</b>

Notes

[1] Assumes interest only mortgage payments at 4.25%.  
 [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Bank of Orion**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 15,140.00	\$ -	\$ 45,420.00
Less current vacancy rate	-	(1,029.52)	-	(3,088.56)
<b>Total Rental Income Based on Current Occupancy</b>	-	<b>14,110.48</b>	-	<b>42,331.44</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	<b>14,110.48</b>	-	<b>42,331.44</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	3,582.40	10,747.20
Property insurance	-	-	901.27	2,703.81
Property maintenance	-	-	738.28	2,214.84
Property taxes [Note 2]	-	-	2,221.00	6,663.00
<b>Total Cost of Revenue</b>	-	-	<b>7,442.95</b>	<b>22,328.85</b>
<b>Gross Profit</b>	-	<b>14,110.48</b>	<b>(7,442.95)</b>	<b>20,002.59</b>
				47.25%
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	<b>14,110.48</b>	<b>(7,442.95)</b>	<b>20,002.59</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 14,110.48</b>	<b>\$ (7,442.95)</b>	<b>\$ 20,002.59</b>
Beginning Cash Balance	\$ 13,335.06	\$ 13,335.06	\$ 27,445.54	\$ -
Net Cash Flow	-	14,110.48	(7,442.95)	20,002.59
<b>Ending Cash Balance</b>	<b>\$ 13,335.06</b>	<b>\$ 27,445.54</b>	<b>\$ 20,002.59</b>	<b>\$ 20,002.59</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.  
 [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.



Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Blue Grass Savings Bank

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 6,475.00	\$ -	\$ -	\$ -	\$ -	\$ 6,475.00	\$ -	\$ -
Less current vacancy rate	-	-	(440.30)	-	-	-	-	(440.30)	-	-
<b>Total Rental Income Based on Current Occupancy</b>			<b>6,034.70</b>					<b>6,034.70</b>		
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>										
<b>Total Revenue</b>			<b>6,034.70</b>					<b>6,034.70</b>		
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	7,341.07	-	-	-	7,341.07	-
Property insurance	-	-	-	-	109.75	-	-	-	109.75	-
Property maintenance	-	-	-	-	505.81	-	-	-	505.81	-
Property taxes	-	-	-	-	1,168.99	-	-	-	1,168.99	-
<b>Total Cost of Revenue</b>					<b>9,125.62</b>				<b>9,125.62</b>	
<b>Gross Profit</b>			<b>6,034.70</b>		<b>(9,125.62)</b>			<b>6,034.70</b>	<b>(9,125.62)</b>	
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>										
<b>Operating Income</b>			<b>6,034.70</b>		<b>(9,125.62)</b>			<b>6,034.70</b>	<b>(9,125.62)</b>	
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>										
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>										
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 6,034.70</b>	<b>\$ -</b>	<b>\$ (9,125.62)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 6,034.70</b>	<b>\$ (9,125.62)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 6,034.70	\$ 6,034.70	\$ (3,090.92)	\$ (3,090.92)	\$ (3,090.92)	\$ 2,943.78	\$ (6,181.84)
Net Cash Flow	-	-	6,034.70	-	(9,125.62)	-	-	6,034.70	(9,125.62)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 6,034.70</b>	<b>\$ 6,034.70</b>	<b>\$ (3,090.92)</b>	<b>\$ (3,090.92)</b>	<b>\$ (3,090.92)</b>	<b>\$ 2,943.78</b>	<b>\$ (6,181.84)</b>	<b>\$ (6,181.84)</b>

Notes

[1] Assumes interest only mortgage payments at 4.25%.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Blue Grass Savings Bank**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 6,475.00	\$ -	\$ 19,425.00
Less current vacancy rate	-	(440.30)	-	(1,320.90)
<b>Total Rental Income Based on Current Occupancy</b>	-	<b>6,034.70</b>	-	<b>18,104.10</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	<b>6,034.70</b>	-	<b>18,104.10</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	7,341.07	22,023.21
Property insurance	-	-	109.75	329.25
Property maintenance	-	-	505.81	1,517.43
Property taxes	-	-	1,168.99	3,506.97
<b>Total Cost of Revenue</b>	-	-	<b>9,125.62</b>	<b>27,376.86</b>
<b>Gross Profit</b>	-	<b>6,034.70</b>	<b>(9,125.62)</b>	<b>(9,272.76)</b>
				-51.22%
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	<b>6,034.70</b>	<b>(9,125.62)</b>	<b>(9,272.76)</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 6,034.70</b>	<b>\$ (9,125.62)</b>	<b>\$ (9,272.76)</b>
Beginning Cash Balance	\$ (6,181.84)	\$ (6,181.84)	\$ (147.14)	\$ -
Net Cash Flow	-	6,034.70	(9,125.62)	(9,272.76)
<b>Ending Cash Balance</b>	<b>\$ (6,181.84)</b>	<b>\$ (147.14)</b>	<b>\$ (9,272.76)</b>	<b>\$ (9,272.76)</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.

Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Central Bank

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 4,980.00	\$ -	\$ -	\$ -	\$ -	\$ 4,980.00	\$ -	\$ -
Less current vacancy rate	-	-	(338.64)	-	-	-	-	(338.64)	-	-
<b>Total Rental Income Based on Current Occupancy</b>			<b>4,641.36</b>					<b>4,641.36</b>		
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>										
<b>Total Revenue</b>			<b>4,641.36</b>					<b>4,641.36</b>		
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	753.37	-	-	-	753.37	-
Property insurance	-	-	-	-	195.84	-	-	-	195.84	-
Property maintenance	-	-	-	-	223.52	-	-	-	223.52	-
Property taxes [Note 2]	-	-	-	-	916.08	-	-	-	916.08	-
<b>Total Cost of Revenue</b>					<b>2,088.81</b>				<b>2,088.81</b>	
<b>Gross Profit</b>			<b>4,641.36</b>		<b>(2,088.81)</b>			<b>4,641.36</b>	<b>(2,088.81)</b>	
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>										
<b>Operating Income</b>			<b>4,641.36</b>		<b>(2,088.81)</b>			<b>4,641.36</b>	<b>(2,088.81)</b>	
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>										
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>										
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,641.36</b>	<b>\$ -</b>	<b>\$ (2,088.81)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,641.36</b>	<b>\$ (2,088.81)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 4,641.36	\$ 4,641.36	\$ 2,552.55	\$ 2,552.55	\$ 2,552.55	\$ 7,193.91	\$ 5,105.10
Net Cash Flow	-	-	4,641.36	-	(2,088.81)	-	-	4,641.36	(2,088.81)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,641.36</b>	<b>\$ 4,641.36</b>	<b>\$ 2,552.55</b>	<b>\$ 2,552.55</b>	<b>\$ 2,552.55</b>	<b>\$ 7,193.91</b>	<b>\$ 5,105.10</b>	<b>\$ 5,105.10</b>

Notes

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Central Bank**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 4,980.00	\$ -	\$ 14,940.00
Less current vacancy rate	-	(338.64)	-	(1,015.92)
<b>Total Rental Income Based on Current Occupancy</b>	-	<b>4,641.36</b>	-	<b>13,924.08</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	<b>4,641.36</b>	-	<b>13,924.08</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	753.37	2,260.11
Property insurance	-	-	195.84	587.52
Property maintenance	-	-	223.52	670.56
Property taxes [Note 2]	-	-	916.08	2,748.24
<b>Total Cost of Revenue</b>	-	-	<b>2,088.81</b>	<b>6,266.43</b>
<b>Gross Profit</b>	-	<b>4,641.36</b>	<b>(2,088.81)</b>	<b>7,657.65</b>
				55.00%
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	<b>4,641.36</b>	<b>(2,088.81)</b>	<b>7,657.65</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 4,641.36</b>	<b>\$ (2,088.81)</b>	<b>\$ 7,657.65</b>
Beginning Cash Balance	\$ 5,105.10	\$ 5,105.10	\$ 9,746.46	\$ -
Net Cash Flow	-	4,641.36	(2,088.81)	7,657.65
<b>Ending Cash Balance</b>	<b>\$ 5,105.10</b>	<b>\$ 9,746.46</b>	<b>\$ 7,657.65</b>	<b>\$ 7,657.65</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Exchange Bank

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 5,215.00	\$ -	\$ -	\$ -	\$ -	\$ 5,215.00	\$ -	\$ -
Less current vacancy rate	-	-	(354.62)	-	-	-	-	(354.62)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>4,860.38</b>	-	-	-	-	<b>4,860.38</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>4,860.38</b>	-	-	-	-	<b>4,860.38</b>	-	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	1,273.73	-	-	-	1,273.73	-
Property insurance	-	-	-	-	166.38	-	-	-	166.38	-
Property maintenance	-	-	-	-	182.19	-	-	-	182.19	-
Property taxes [Note 2]	-	-	-	-	1,031.46	-	-	-	1,031.46	-
<b>Total Cost of Revenue</b>	-	-	-	-	<b>2,653.76</b>	-	-	-	<b>2,653.76</b>	-
<b>Gross Profit</b>	-	-	<b>4,860.38</b>	-	<b>(2,653.76)</b>	-	-	<b>4,860.38</b>	<b>(2,653.76)</b>	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>4,860.38</b>	-	<b>(2,653.76)</b>	-	-	<b>4,860.38</b>	<b>(2,653.76)</b>	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,860.38</b>	<b>\$ -</b>	<b>\$ (2,653.76)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,860.38</b>	<b>\$ (2,653.76)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 4,860.38	\$ 4,860.38	\$ 2,206.62	\$ 2,206.62	\$ 2,206.62	\$ 7,067.00	\$ 4,413.24
Net Cash Flow	-	-	4,860.38	-	(2,653.76)	-	-	4,860.38	(2,653.76)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 4,860.38</b>	<b>\$ 4,860.38</b>	<b>\$ 2,206.62</b>	<b>\$ 2,206.62</b>	<b>\$ 2,206.62</b>	<b>\$ 7,067.00</b>	<b>\$ 4,413.24</b>	<b>\$ 4,413.24</b>

Notes

- [1] Assumes interest only mortgage payments at 4.25%.
- [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Exchange Bank**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 5,215.00	\$ -	\$ 15,645.00
Less current vacancy rate	-	(354.62)	-	(1,063.86)
<b>Total Rental Income Based on Current Occupancy</b>	<b>-</b>	<b>4,860.38</b>	<b>-</b>	<b>14,581.14</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Revenue</b>	<b>-</b>	<b>4,860.38</b>	<b>-</b>	<b>14,581.14</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	1,273.73	3,821.19
Property insurance	-	-	166.38	499.14
Property maintenance	-	-	182.19	546.57
Property taxes [Note 2]	-	-	1,031.46	3,094.38
<b>Total Cost of Revenue</b>	<b>-</b>	<b>-</b>	<b>2,653.76</b>	<b>7,961.28</b>
<b>Gross Profit</b>	<b>-</b>	<b>4,860.38</b>	<b>(2,653.76)</b>	<b>6,619.86</b>
				<b>45.40%</b>
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Operating Income</b>	<b>-</b>	<b>4,860.38</b>	<b>(2,653.76)</b>	<b>6,619.86</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 4,860.38</b>	<b>\$ (2,653.76)</b>	<b>\$ 6,619.86</b>
Beginning Cash Balance	\$ 4,413.24	\$ 4,413.24	\$ 9,273.62	\$ -
Net Cash Flow	-	4,860.38	(2,653.76)	6,619.86
<b>Ending Cash Balance</b>	<b>\$ 4,413.24</b>	<b>\$ 9,273.62</b>	<b>\$ 6,619.86</b>	<b>\$ 6,619.86</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

Jones Lease Properties LLC, Case No. 18-02568-als11

First Bank of Shannon

13 Week Cash Flow Model - First State Bank of Shannon - Release All Properties - No Model

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Less current vacancy rate	-	-	-	-	-	-	-	-	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	-	-	-	-	-	-	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	-	-	-	-	-	-	-	-
<b>Cost of Revenue</b>										
Mortgage payment	-	-	-	-	-	-	-	-	-	-
Property insurance	-	-	-	-	-	-	-	-	-	-
Property maintenance	-	-	-	-	-	-	-	-	-	-
Property taxes	-	-	-	-	-	-	-	-	-	-
<b>Total Cost of Revenue</b>	-	-	-	-	-	-	-	-	-	-
<b>Gross Profit</b>	-	-	-	-	-	-	-	-	-	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Net Cash Flow	-	-	-	-	-	-	-	-	-	-
<b>Ending Cash Balance</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - First State Bank of**

**Shannon - Release All Properties - No Model**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ -	\$ -	\$ -
Less current vacancy rate	-	-	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	-	-
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	-	-	-
<b>Cost of Revenue</b>				
Mortgage payment	-	-	-	-
Property insurance	-	-	-	-
Property maintenance	-	-	-	-
Property taxes	-	-	-	-
<b>Total Cost of Revenue</b>	-	-	-	-
<b>Gross Profit</b>	-	-	-	-
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	-	-	-
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	\$ -	\$ -	\$ -	\$ -
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ -
Net Cash Flow	-	-	-	-
<b>Ending Cash Balance</b>	\$ -	\$ -	\$ -	\$ -



Jones Lease Properties LLC, Case No. 18-02568-als11

Cash Flow Model - First Midwest Bank

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 775.00	\$ -	\$ -	\$ -	\$ -	\$ 775.00	\$ -	\$ -
Less current vacancy rate	-	-	(52.70)	-	-	-	-	(52.70)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>722.30</b>	-	-	-	-	<b>722.30</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>722.30</b>	-	-	-	-	<b>722.30</b>	-	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	113.56	-	-	-	113.56	-
Property insurance	-	-	-	-	40.42	-	-	-	40.42	-
Property maintenance	-	-	-	-	40.11	-	-	-	40.11	-
Property taxes [Note 2]	-	-	-	-	221.81	-	-	-	221.81	-
<b>Total Cost of Revenue</b>	-	-	-	-	<b>415.90</b>	-	-	-	<b>415.90</b>	-
<b>Gross Profit</b>	-	-	<b>722.30</b>	-	<b>(415.90)</b>	-	-	<b>722.30</b>	<b>(415.90)</b>	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>722.30</b>	-	<b>(415.90)</b>	-	-	<b>722.30</b>	<b>(415.90)</b>	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 722.30</b>	<b>\$ -</b>	<b>\$ (415.90)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 722.30</b>	<b>\$ (415.90)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 722.30	\$ 722.30	\$ 306.40	\$ 306.40	\$ 306.40	\$ 1,028.70	\$ 612.80
Net Cash Flow	-	-	722.30	-	(415.90)	-	-	722.30	(415.90)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 722.30</b>	<b>\$ 722.30</b>	<b>\$ 306.40</b>	<b>\$ 306.40</b>	<b>\$ 306.40</b>	<b>\$ 1,028.70</b>	<b>\$ 612.80</b>	<b>\$ 612.80</b>

Notes

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**Cash Flow Model - First Midwest Bank**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 775.00	\$ -	\$ 2,325.00
Less current vacancy rate	-	(52.70)	-	(158.10)
<b>Total Rental Income Based on Current Occupancy</b>	-	<b>722.30</b>	-	<b>2,166.90</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	<b>722.30</b>	-	<b>2,166.90</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	113.56	340.68
Property insurance	-	-	40.42	121.26
Property maintenance	-	-	40.11	120.33
Property taxes [Note 2]	-	-	221.81	665.43
<b>Total Cost of Revenue</b>	-	-	<b>415.90</b>	<b>1,247.70</b>
<b>Gross Profit</b>	-	<b>722.30</b>	<b>(415.90)</b>	<b>919.20</b>
				<b>42.42%</b>
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	<b>722.30</b>	<b>(415.90)</b>	<b>919.20</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 722.30</b>	<b>\$ (415.90)</b>	<b>\$ 919.20</b>
Beginning Cash Balance	\$ 612.80	\$ 612.80	\$ 1,335.10	\$ -
Net Cash Flow	-	722.30	(415.90)	919.20
<b>Ending Cash Balance</b>	<b>\$ 612.80</b>	<b>\$ 1,335.10</b>	<b>\$ 919.20</b>	<b>\$ 919.20</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - IH Mississippi Valley

Credit Union

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 6,375.00	\$ -	\$ -	\$ -	\$ -	\$ 6,375.00	\$ -	\$ -
Less current vacancy rate	-	-	(433.50)	-	-	-	-	(433.50)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>5,941.50</b>	-	-	-	-	<b>5,941.50</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>5,941.50</b>	-	-	-	-	<b>5,941.50</b>	-	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 2]	-	-	-	-	1,984.74	-	-	-	1,984.74	-
Property insurance	-	-	-	-	228.51	-	-	-	228.51	-
Property maintenance	-	-	-	-	285.63	-	-	-	285.63	-
Property taxes [Note 3]	-	-	-	-	1,086.69	-	-	-	1,086.69	-
<b>Total Cost of Revenue</b>	-	-	-	-	<b>3,585.57</b>	-	-	-	<b>3,585.57</b>	-
<b>Gross Profit</b>	-	-	<b>5,941.50</b>	-	<b>(3,585.57)</b>	-	-	<b>5,941.50</b>	<b>(3,585.57)</b>	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>5,941.50</b>	-	<b>(3,585.57)</b>	-	-	<b>5,941.50</b>	<b>(3,585.57)</b>	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 5,941.50</b>	<b>\$ -</b>	<b>\$ (3,585.57)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 5,941.50</b>	<b>\$ (3,585.57)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 5,941.50	\$ 5,941.50	\$ 2,355.93	\$ 2,355.93	\$ 2,355.93	\$ 8,297.43	\$ 4,711.86
Net Cash Flow	-	-	5,941.50	-	(3,585.57)	-	-	5,941.50	(3,585.57)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 5,941.50</b>	<b>\$ 5,941.50</b>	<b>\$ 2,355.93</b>	<b>\$ 2,355.93</b>	<b>\$ 2,355.93</b>	<b>\$ 8,297.43</b>	<b>\$ 4,711.86</b>	<b>\$ 4,711.86</b>

Notes

[1] Assumes interest only mortgage payments at 4.25%.  
 [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - IH Mississippi Valley**

**Credit Union**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 6,375.00	\$ -	\$ 19,125.00
Less current vacancy rate	-	(433.50)	-	(1,300.50)
<b>Total Rental Income Based on Current Occupancy</b>	<b>-</b>	<b>5,941.50</b>	<b>-</b>	<b>17,824.50</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Revenue</b>	<b>-</b>	<b>5,941.50</b>	<b>-</b>	<b>17,824.50</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 2]	-	-	1,984.74	5,954.22
Property insurance	-	-	228.51	685.53
Property maintenance	-	-	285.63	856.89
Property taxes [Note 3]	-	-	1,086.69	3,260.07
<b>Total Cost of Revenue</b>	<b>-</b>	<b>-</b>	<b>3,585.57</b>	<b>10,756.71</b>
<b>Gross Profit</b>	<b>-</b>	<b>5,941.50</b>	<b>(3,585.57)</b>	<b>7,067.79</b>
				<b>39.65%</b>
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Operating Income</b>	<b>-</b>	<b>5,941.50</b>	<b>(3,585.57)</b>	<b>7,067.79</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 5,941.50</b>	<b>\$ (3,585.57)</b>	<b>\$ 7,067.79</b>
Beginning Cash Balance	\$ 4,711.86	\$ 4,711.86	\$ 10,653.36	\$ -
Net Cash Flow	-	5,941.50	(3,585.57)	7,067.79
<b>Ending Cash Balance</b>	<b>\$ 4,711.86</b>	<b>\$ 10,653.36</b>	<b>\$ 7,067.79</b>	<b>\$ 7,067.79</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.  
 [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Midwest Bank

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 1,025.00	\$ -	\$ -	\$ -	\$ -	\$ 1,025.00	\$ -	\$ -
Less current vacancy rate	-	-	(69.70)	-	-	-	-	(69.70)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>955.30</b>	-	-	-	-	<b>955.30</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>955.30</b>	-	-	-	-	<b>955.30</b>	-	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	224.18	-	-	-	224.18	-
Property insurance	-	-	-	-	33.60	-	-	-	33.60	-
Property maintenance	-	-	-	-	53.44	-	-	-	53.44	-
Property taxes [Note 2]	-	-	-	-	102.11	-	-	-	102.11	-
<b>Total Cost of Revenue</b>	-	-	-	-	<b>413.33</b>	-	-	-	<b>413.33</b>	-
<b>Gross Profit</b>	-	-	<b>955.30</b>	-	<b>(413.33)</b>	-	-	<b>955.30</b>	<b>(413.33)</b>	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>955.30</b>	-	<b>(413.33)</b>	-	-	<b>955.30</b>	<b>(413.33)</b>	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 955.30</b>	<b>\$ -</b>	<b>\$ (413.33)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 955.30</b>	<b>\$ (413.33)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 955.30	\$ 955.30	\$ 541.97	\$ 541.97	\$ 541.97	\$ 1,497.27	\$ 1,083.94
Net Cash Flow	-	-	955.30	-	(413.33)	-	-	955.30	(413.33)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 955.30</b>	<b>\$ 955.30</b>	<b>\$ 541.97</b>	<b>\$ 541.97</b>	<b>\$ 541.97</b>	<b>\$ 1,497.27</b>	<b>\$ 1,083.94</b>	<b>\$ 1,083.94</b>

Notes

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Midwest Bank**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 1,025.00	\$ -	\$ 3,075.00
Less current vacancy rate	-	(69.70)	-	(209.10)
<b>Total Rental Income Based on Current Occupancy</b>	-	<b>955.30</b>	-	<b>2,865.90</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	<b>955.30</b>	-	<b>2,865.90</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	224.18	672.54
Property insurance	-	-	33.60	100.80
Property maintenance	-	-	53.44	160.32
Property taxes [Note 2]	-	-	102.11	306.33
<b>Total Cost of Revenue</b>	-	-	<b>413.33</b>	<b>1,239.99</b>
<b>Gross Profit</b>	-	<b>955.30</b>	<b>(413.33)</b>	<b>1,625.91</b>
				56.73%
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	<b>955.30</b>	<b>(413.33)</b>	<b>1,625.91</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 955.30</b>	<b>\$ (413.33)</b>	<b>\$ 1,625.91</b>
Beginning Cash Balance	\$ 1,083.94	\$ 1,083.94	\$ 2,039.24	\$ -
Net Cash Flow	-	955.30	(413.33)	1,625.91
<b>Ending Cash Balance</b>	<b>\$ 1,083.94</b>	<b>\$ 2,039.24</b>	<b>\$ 1,625.91</b>	<b>\$ 1,625.91</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

Jones Lease Properties LLC, Case No. 18-02568-als11

Quad City Bank & Trust

13 Week Cash Flow Model - Quad City Bank & Trust

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 42,905.00	\$ -	\$ -	\$ -	\$ -	\$ 42,905.00	\$ -	\$ -
Less current vacancy rate	-	-	(2,917.54)	-	-	-	-	(2,917.54)	-	-
<b>Total Rental Income Based on Current Occupancy</b>			<b>39,987.46</b>					<b>39,987.46</b>		
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>										
<b>Total Revenue</b>			<b>39,987.46</b>					<b>39,987.46</b>		
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	11,215.22	-	-	-	11,215.22	-
Property insurance	-	-	-	-	1,528.22	-	-	-	1,528.22	-
Property maintenance	-	-	-	-	1,654.86	-	-	-	1,654.86	-
Property taxes [Note 2]	-	-	-	-	8,001.25	-	-	-	8,001.25	-
<b>Total Cost of Revenue</b>					<b>22,399.55</b>				<b>22,399.55</b>	
<b>Gross Profit</b>			<b>39,987.46</b>		<b>(22,399.55)</b>			<b>39,987.46</b>	<b>(22,399.55)</b>	
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>										
<b>Operating Income</b>			<b>39,987.46</b>		<b>(22,399.55)</b>			<b>39,987.46</b>	<b>(22,399.55)</b>	
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>										
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>										
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 39,987.46</b>	<b>\$ -</b>	<b>\$ (22,399.55)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 39,987.46</b>	<b>\$ (22,399.55)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 39,987.46	\$ 39,987.46	\$ 17,587.91	\$ 17,587.91	\$ 17,587.91	\$ 57,575.37	\$ 35,175.82
Net Cash Flow	-	-	39,987.46	-	(22,399.55)	-	-	39,987.46	(22,399.55)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 39,987.46</b>	<b>\$ 39,987.46</b>	<b>\$ 17,587.91</b>	<b>\$ 17,587.91</b>	<b>\$ 17,587.91</b>	<b>\$ 57,575.37</b>	<b>\$ 35,175.82</b>	<b>\$ 35,175.82</b>

Notes

[1] Assumes interest only mortgage payments at 4.25%.  
 [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Quad City Bank & Trust**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 42,905.00	\$ -	\$ 128,715.00
Less current vacancy rate	-	(2,917.54)	-	(8,752.62)
<b>Total Rental Income Based on Current Occupancy</b>	-	<b>39,987.46</b>	-	<b>119,962.38</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	<b>39,987.46</b>	-	<b>119,962.38</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	11,215.22	33,645.66
Property insurance	-	-	1,528.22	4,584.66
Property maintenance	-	-	1,654.86	4,964.58
Property taxes [Note 2]	-	-	8,001.25	24,003.75
<b>Total Cost of Revenue</b>	-	-	<b>22,399.55</b>	<b>67,198.65</b>
<b>Gross Profit</b>	-	<b>39,987.46</b>	<b>(22,399.55)</b>	<b>52,763.73</b>
				<b>43.98%</b>
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	<b>39,987.46</b>	<b>(22,399.55)</b>	<b>52,763.73</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 39,987.46</b>	<b>\$ (22,399.55)</b>	<b>\$ 52,763.73</b>
Beginning Cash Balance	\$ 35,175.82	\$ 35,175.82	\$ 75,163.28	\$ -
Net Cash Flow	-	39,987.46	(22,399.55)	52,763.73
<b>Ending Cash Balance</b>	<b>\$ 35,175.82</b>	<b>\$ 75,163.28</b>	<b>\$ 52,763.73</b>	<b>\$ 52,763.73</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.  
 [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.



Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Sauk Valley Bank

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 59,335.00	\$ -	\$ -	\$ -	\$ -	\$ 59,335.00	\$ -	\$ -
Less current vacancy rate	-	-	(4,034.78)	-	-	-	-	(4,034.78)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>55,300.22</b>	-	-	-	-	<b>55,300.22</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>55,300.22</b>	-	-	-	-	<b>55,300.22</b>	-	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	15,263.22	-	-	-	15,263.22	-
Property insurance	-	-	-	-	2,573.96	-	-	-	2,573.96	-
Property maintenance	-	-	-	-	2,394.60	-	-	-	2,394.60	-
Property taxes [Note 2]	-	-	-	-	10,986.59	-	-	-	10,986.59	-
<b>Total Cost of Revenue</b>	-	-	-	-	<b>31,218.37</b>	-	-	-	<b>31,218.37</b>	-
<b>Gross Profit</b>	-	-	<b>55,300.22</b>	-	<b>(31,218.37)</b>	-	-	<b>55,300.22</b>	<b>(31,218.37)</b>	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	4.00	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	<b>4.00</b>	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>55,300.22</b>	-	<b>(31,222.37)</b>	-	-	<b>55,300.22</b>	<b>(31,218.37)</b>	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 55,300.22</b>	<b>\$ -</b>	<b>\$ (31,222.37)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 55,300.22</b>	<b>\$ (31,218.37)</b>	<b>\$ -</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 55,300.22	\$ 55,300.22	\$ 24,077.85	\$ 24,077.85	\$ 24,077.85	\$ 79,378.07	\$ 48,159.70
Net Cash Flow	-	-	55,300.22	-	(31,222.37)	-	-	55,300.22	(31,218.37)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 55,300.22</b>	<b>\$ 55,300.22</b>	<b>\$ 24,077.85</b>	<b>\$ 24,077.85</b>	<b>\$ 24,077.85</b>	<b>\$ 79,378.07</b>	<b>\$ 48,159.70</b>	<b>\$ 48,159.70</b>

Notes

[1] Assumes interest only mortgage payments at 4.4%.  
 [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Sauk Valley Bank**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ 59,335.00	\$ -	\$ 178,005.00
Less current vacancy rate	-	(4,034.78)	-	(12,104.34)
<b>Total Rental Income Based on Current Occupancy</b>	<b>-</b>	<b>55,300.22</b>	<b>-</b>	<b>165,900.66</b>
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Revenue</b>	<b>-</b>	<b>55,300.22</b>	<b>-</b>	<b>165,900.66</b>
<b>Cost of Revenue</b>				
Mortgage payment [Note 1]	-	-	15,263.22	45,789.66
Property insurance	-	-	2,573.96	7,721.88
Property maintenance	-	-	2,394.60	7,183.80
Property taxes [Note 2]	-	-	10,986.59	32,959.77
<b>Total Cost of Revenue</b>	<b>-</b>	<b>-</b>	<b>31,218.37</b>	<b>93,655.11</b>
<b>Gross Profit</b>	<b>-</b>	<b>55,300.22</b>	<b>(31,218.37)</b>	<b>72,245.55</b>
				<b>43.55%</b>
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	4.00
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>4.00</b>
<b>Operating Income</b>	<b>-</b>	<b>55,300.22</b>	<b>(31,218.37)</b>	<b>72,241.55</b>
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ 55,300.22</b>	<b>\$ (31,218.37)</b>	<b>\$ 72,241.55</b>
Beginning Cash Balance	\$ 48,159.70	\$ 48,159.70	\$ 103,459.92	\$ -
Net Cash Flow	-	55,300.22	(31,218.37)	72,241.55
<b>Ending Cash Balance</b>	<b>\$ 48,159.70</b>	<b>\$ 103,459.92</b>	<b>\$ 72,241.55</b>	<b>\$ 72,241.55</b>

**Notes**

- [1] Assumes interest only mortgage payments at 4.4%.
- [2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

Jones Lease Properties LLC, Case No. 18-02568-als11

13 Week Cash Flow Model - Vibrant Credit Union - All

Properties Sold at Sherriff Sale

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	2/2/2019
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Less current vacancy rate	-	-	-	-	-	-	-	-	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	-	-	-	-	-	-	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	-	-	-	-	-	-	-	-
<b>Cost of Revenue</b>										
Mortgage payment	-	-	-	-	-	-	-	-	-	-
Property insurance	-	-	-	-	-	-	-	-	-	-
Property maintenance	-	-	-	-	-	-	-	-	-	-
Property taxes	-	-	-	-	-	-	-	-	-	-
<b>Total Cost of Revenue</b>	-	-	-	-	-	-	-	-	-	-
<b>Gross Profit</b>	-	-	-	-	-	-	-	-	-	-
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Net Cash Flow	-	-	-	-	-	-	-	-	-	-
<b>Ending Cash Balance</b>	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

**Jones Lease Properties LLC, Case No. 18-02568-als11**

**13 Week Cash Flow Model - Vibrant Credit Union - All**

**Properties Sold at Sherriff Sale**

Source: Schedules prepared by the Debtor

Description	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>				
Rental income based on full occupancy	\$ -	\$ -	\$ -	\$ -
Less current vacancy rate	-	-	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	-	-
<b>Other Income</b>				
Application fees	-	-	-	-
Laundry fees	-	-	-	-
Late fees	-	-	-	-
Pet fees	-	-	-	-
<b>Total Other Income</b>	-	-	-	-
<b>Total Revenue</b>	-	-	-	-
<b>Cost of Revenue</b>				
Mortgage payment	-	-	-	-
Property insurance	-	-	-	-
Property maintenance	-	-	-	-
Property taxes	-	-	-	-
<b>Total Cost of Revenue</b>	-	-	-	-
<b>Gross Profit</b>	-	-	-	-
<b>Other Operating Expenses</b>				
Cell phone expense	-	-	-	-
IT and software	-	-	-	-
Accounting	-	-	-	-
Marketing	-	-	-	-
Legal fees	-	-	-	-
Office building utilities	-	-	-	-
Office phone and Internet expense	-	-	-	-
Office supplies	-	-	-	-
Payroll	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-
<b>Operating Income</b>	-	-	-	-
<b>Other (Income) and Expenses</b>				
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-
<b>Capital and Restructuring Expenses</b>				
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-
UCC legal fees	-	-	-	-
UST quarterly fees	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-
<b>Net Cash Flow</b>	\$ -	\$ -	\$ -	\$ -
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ -
Net Cash Flow	-	-	-	-
<b>Ending Cash Balance</b>	\$ -	\$ -	\$ -	\$ -

**Jones Lease Properties LLC, Case No. 18-02568-als11**  
**13 Week Cash Flow Model - Walcott Trust and Savings Bank**

Walcott Trust and Savings Bank

Source: Schedules prepared by the Debtor

Description	Week Ending									
	12/1/2018	12/8/2018	12/15/2018	12/22/2018	12/29/2018	1/5/2019	1/12/2019	1/19/2019	1/26/2019	
<b>Revenue</b>										
Rental income based on full occupancy	\$ -	\$ -	\$ 9,525.00	\$ -	\$ -	\$ -	\$ -	\$ 9,525.00	\$ -	\$ -
Less current vacancy rate	-	-	(647.70)	-	-	-	-	(647.70)	-	-
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>8,877.30</b>	-	-	-	-	<b>8,877.30</b>	-	-
<b>Other Income</b>										
Application fees	-	-	-	-	-	-	-	-	-	-
Laundry fees	-	-	-	-	-	-	-	-	-	-
Late fees	-	-	-	-	-	-	-	-	-	-
Pet fees	-	-	-	-	-	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>8,877.30</b>	-	-	-	-	<b>8,877.30</b>	-	-
<b>Cost of Revenue</b>										
Mortgage payment [Note 1]	-	-	-	-	2,282.08	-	-	-	-	2,282.08
Property insurance	-	-	-	-	309.40	-	-	-	-	309.40
Property maintenance	-	-	-	-	394.43	-	-	-	-	394.43
Property taxes [Note 2]	-	-	-	-	1,744.08	-	-	-	-	1,744.08
<b>Total Cost of Revenue</b>	-	-	-	-	<b>4,729.99</b>	-	-	-	-	<b>4,729.99</b>
<b>Gross Profit</b>	-	-	<b>8,877.30</b>	-	<b>(4,729.99)</b>	-	-	<b>8,877.30</b>	-	<b>(4,729.99)</b>
<b>Other Operating Expenses</b>										
Cell phone expense	-	-	-	-	-	-	-	-	-	-
IT and software	-	-	-	-	-	-	-	-	-	-
Accounting	-	-	-	-	-	-	-	-	-	-
Marketing	-	-	-	-	-	-	-	-	-	-
Legal fees	-	-	-	-	-	-	-	-	-	-
Office building utilities	-	-	-	-	-	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-	-	-	-	-	-
Office supplies	-	-	-	-	-	-	-	-	-	-
Payroll	-	-	-	-	-	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>8,877.30</b>	-	<b>(4,729.99)</b>	-	-	<b>8,877.30</b>	-	<b>(4,729.99)</b>
<b>Other (Income) and Expenses</b>										
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>										
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-	-	-	-	-	-
UCC legal fees	-	-	-	-	-	-	-	-	-	-
UST quarterly fees	-	-	-	-	-	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 8,877.30</b>	<b>\$ -</b>	<b>\$ (4,729.99)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 8,877.30</b>	<b>\$ -</b>	<b>\$ (4,729.99)</b>
Beginning Cash Balance	\$ -	\$ -	\$ -	\$ 8,877.30	\$ 8,877.30	\$ 4,147.31	\$ 4,147.31	\$ 4,147.31	\$ 13,024.61	\$ -
Net Cash Flow	-	-	8,877.30	-	(4,729.99)	-	-	8,877.30	(4,729.99)	-
<b>Ending Cash Balance</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 8,877.30</b>	<b>\$ 8,877.30</b>	<b>\$ 4,147.31</b>	<b>\$ 4,147.31</b>	<b>\$ 4,147.31</b>	<b>\$ 13,024.61</b>	<b>\$ 8,294.62</b>	<b>\$ -</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.

**Jones Lease Properties LLC, Case No. 18-02568-als11**  
**13 Week Cash Flow Model - Walcott Trust and Savings Bank**

Source: Schedules prepared by the Debtor

Description	2/2/2019	2/9/2019	2/16/2019	2/23/2019	13 Week Total
<b>Revenue</b>					
Rental income based on full occupancy	\$ -	\$ -	\$ 9,525.00	\$ -	\$ 28,575.00
Less current vacancy rate	-	-	(647.70)	-	(1,943.10)
<b>Total Rental Income Based on Current Occupancy</b>	-	-	<b>8,877.30</b>	-	<b>26,631.90</b>
<b>Other Income</b>					
Application fees	-	-	-	-	-
Laundry fees	-	-	-	-	-
Late fees	-	-	-	-	-
Pet fees	-	-	-	-	-
<b>Total Other Income</b>	-	-	-	-	-
<b>Total Revenue</b>	-	-	<b>8,877.30</b>	-	<b>26,631.90</b>
<b>Cost of Revenue</b>					
Mortgage payment [Note 1]	-	-	-	2,282.08	6,846.24
Property insurance	-	-	-	309.40	928.20
Property maintenance	-	-	-	394.43	1,183.29
Property taxes [Note 2]	-	-	-	1,744.08	5,232.24
<b>Total Cost of Revenue</b>	-	-	-	<b>4,729.99</b>	<b>14,189.97</b>
<b>Gross Profit</b>	-	-	<b>8,877.30</b>	<b>(4,729.99)</b>	<b>12,441.93</b>
					<b>46.72%</b>
<b>Other Operating Expenses</b>					
Cell phone expense	-	-	-	-	-
IT and software	-	-	-	-	-
Accounting	-	-	-	-	-
Marketing	-	-	-	-	-
Legal fees	-	-	-	-	-
Office building utilities	-	-	-	-	-
Office phone and Internet expense	-	-	-	-	-
Office supplies	-	-	-	-	-
Payroll	-	-	-	-	-
<b>Total Other Operating Expenses</b>	-	-	-	-	-
<b>Operating Income</b>	-	-	<b>8,877.30</b>	<b>(4,729.99)</b>	<b>12,441.93</b>
<b>Other (Income) and Expenses</b>					
Deficiency payments on Sheriff sale and Receiver sale properties	-	-	-	-	-
<b>Total Other (Income) and Expenses</b>	-	-	-	-	-
<b>Capital and Restructuring Expenses</b>					
Bradshaw Fowler Procter & Fairgrave (Debtor's counsel)	-	-	-	-	-
GlassRatner Advisory & Financial Group (Debtor's FA)	-	-	-	-	-
UCC legal fees	-	-	-	-	-
UST quarterly fees	-	-	-	-	-
<b>Total Capital and Restructuring Expenses</b>	-	-	-	-	-
<b>Net Cash Flow</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 8,877.30</b>	<b>\$ (4,729.99)</b>	<b>\$ 12,441.93</b>
Beginning Cash Balance	\$ 8,294.62	\$ 8,294.62	\$ 8,294.62	\$ 17,171.92	\$ -
Net Cash Flow	-	-	8,877.30	(4,729.99)	12,441.93
<b>Ending Cash Balance</b>	<b>\$ 8,294.62</b>	<b>\$ 8,294.62</b>	<b>\$ 17,171.92</b>	<b>\$ 12,441.93</b>	<b>\$ 12,441.93</b>

**Notes**

[1] Assumes interest only mortgage payments at 4.25%.

[2] Assumes property taxes are escrowed monthly. 2018 property taxes become due in 2019. 2017 taxes are unpaid.