

Five Year AST Model

Input City Population

Population of City: =====> **500,000**

General Partners	\$	5,000,000.00
Cash	\$	750,000.00
Promissary Note	\$	4,250,000.00
Six General Partners:	\$	30,000,000.00
Cash	\$	4,500,000.00
Promissary Note	\$	25,500,000.00
Limited Partners	\$	2,500,000.00
Cash	\$	375,000.00
Promissary Note	\$	2,125,000.00
Fifteen Limited Partners	\$	37,500,000.00
Cash	\$	5,625,000.00
Limited	\$	31,875,000.00
Members:		
Annual Fees	\$	495.00

Recommended Capitalization:	\$	2,092,500,000.00
Capitalization:		
Cash:	\$	10,125,000.00
Promissary Notes:	\$	57,375,000.00
Total Capitalization:	\$	67,500,000.00

AST Loan Cap:	\$	2,025,000,000.00
Loan Terms:		
5 year	\$	2,025,000,000.00
2%	\$	202,500,000.00
Balloon Payment	\$	2,227,500,000.00

Risk Allocation:		
LLP		3.3%
AST		96.7%

Five year ROI	\$	506,250,000.00
General Partners	\$	182,250,000.00
Limited Partner	\$	212,625,000.00
City / State	\$	20,250,000.00
National	\$	75,937,500.00

Assumptions:

- Partners pay 15% in cash 85% Promissary note.
- Net Profit is 5%
- Member fees - not included in spread sheet
- City population 500,000
- ROI 810% cash at risk for Partners
- ROI 122% total funds at risk for Partners
- Interest Rate Subject to Change
- Funds are deposited at LLP bank
- Funds are released as needed