



**DEBT-FREE INVESTMENT INCOME CALCULATOR**

You can purchase a fractional interest in this beautiful new Fresenius Medical Care Center in Greensboro, North Carolina. Your ownership will be a very secure, passive, cash-flowing investment. Enter an investment amount in the highlighted field to calculate your annual income and monthly lease payment.

Total Purchase Price

**MY INVESTMENT**

**MY OWNERSHIP %**

TERM*	TOTAL ANNUAL INCOME	MY ANNUAL INCOME	MY MONTHLY PAYMENT
2011			
2012			
2013			
2014			
2015			
2016			
2017			
2018			
2019			
2020			
2021			
2022			
2023			

\* The initial lease term runs through December 31, 2023 after which Fresenius has three 5-year renewal options with annual rent increases. The amounts shown reflect 2.5% annual increases; however, the increases are based on CPI and cannot be less than 2.5% or more than 4% per year.