

**EXHIBIT "A" - SCHEDULE OF ASSESSMENTS
CROSSROADS DRIVE-HIGH CROSSING BLVD**

Parcel Number	Address	Name	Building	Round	Zone	Adjusted	Assessmen	Owner Name	Owner Address	
			Area (SQ-FT)			Trips				Factor
1	0810-274-0307-1	1750 City View Drive	Storm Water Detention	0	1	0	\$0.00	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
2	0810-274-0306-3	1802 City View Drive	Vacant	405	1	395	\$1,256.38	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
3	0810-274-0207-3	1805 City View Drive	Vacant	437	1	427	\$1,358.17	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
4	0810-274-0206-5	1825 City View Drive	Vacant	456	1	446	\$1,418.60	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
5	0810-274-0305-5	1902 City View Drive	Vacant	390	1	380	\$1,208.67	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
6	0810-274-0205-7	1905 City View Drive	Vacant	436	1	426	\$1,354.99	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
7	0810-274-0204-9	1925 City View Drive	Vacant	432	1	422	\$1,342.26	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
8	0810-274-0202-3	2005 City View Drive	Vacant	401	1	391	\$1,243.66	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
9	0810-274-0201-5	2115 City View Drive	Vacant	645	1	635	\$2,019.76	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
10	0810-274-0304-7	1922 City View Drive	Vacant	380	1	370	\$1,176.87	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
11	0810-274-0303-9	2002 City View Drive	Vacant	683	1	673	\$2,140.62	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
12	0810-274-0302-1	2022 City View Drive	Vacant	595	1	585	\$1,860.72	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
13	0810-274-0301-3	2102 City View Drive	Vacant	598	1	588	\$1,870.26	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
14	0810-271-1307-6	2205 Crossroads Drive	Vacant	746	1	736	\$2,341.01	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
15	0810-271-1301-8	2305 Crossroads Drive	Vacant	670	1	660	\$2,099.27	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
16	0810-271-1302-6	5315 Wall Street	2-Story Office	36496	614	604	\$1,921.15	513 Wall Street LLC	PO BOX 7700, MADISON, WI 53707-7700	
17	0810-271-0218-6	2202 Crossroads Drive	Vacant	484	1	474	\$1,507.66	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
18	0810-271-0217-8	2212 Crossroads Drive	Vacant	401	1	391	\$1,243.66	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
19	0810-271-0216-0	2222 Crossroads Drive	Vacant	443	1	433	\$1,377.25	HIGH CROSSING LTD PRNSHP	PO BOX 7700, MADISON, WI 53707-7700	
20	0810-271-0215-2	2232 Crossroads Drive		348	1	338	\$1,075.08	2310 CROSSROADS DRIVE LLC	PO BOX 7700, MADISON, WI 53707-7700	
21	0810-271-0214-4	2302 Crossroads Drive	Office	69067	390	380	\$1,208.67	2310 CROSSROADS DRIVE LLC	PO BOX 7700, MADISON, WI 53707-7700	
22	0810-271-0213-6	2310 Crossroads Drive		266	1	256	\$814.26	2310 CROSSROADS DRIVE LLC	PO BOX 7700, MADISON, WI 53707-7700	
23	0810-271-0210-2	2418 Crossroads Drive	3-Story Office	65484	963	953	\$3,031.22	2418 CROSSROADS DRIVE LLC	PO BOX 7700, MADISON, WI 53707-7700	
24	0810-271-0209-5	2502 Crossroads Drive	4 Story Hotel	80009	898	888	\$2,824.48	MADISON HIGH CROSSING LODGING INVESTORS LLC	1600 ASPEN COMMONS # 200, MIDDLETON, WI 53562-0000	
25	0810-271-0206-1	2702 Crossroads Drive	Vacant	913	1	903	\$2,872.19	MADISON HIGH CROSSING LODGING INVEST II LLC	PO BOX 620994, MIDDLETON, WI 53562- 0994	
26	0810-271-0204-5	2810 Crossroads Drive	4-Story Office and Bank	61085	1968	1958	\$6,227.84	PARK PLAZA AT HIGH CROSSING LLC	PO BOX 7700, MADISON, WI 53707-7700	
27	0810-271-0202-9	3010 Crossroads Drive	Restaurant	7379	938	928	\$2,951.71	5175 HIGH CROSSING BLVD LLC % HIGH CROSSING DEV	PO BOX 7700, MADISON, WI 53707-7700	
28	0810-271-0305-1	5310 Wall Street	1- Story Office	11872	259	249	\$792.00	WALL STREET OFFICE CENTER LIMITED PARTNERSHIP	PO BOX 7700, MADISON, WI 53707-7700	
29	0810-271-0303-5	2601 Crossroads Drive	1-Story Office	29916	527	517	\$1,644.43	HIGH CROSSING OFFICE CENTER LTD PARTNERSHIP	PO BOX 7700, MADISON, WI 53707-7700	
30	0810-271-0302-7	2801 Crossroads Drive	2-Story Office	21590	410	400	\$1,272.29	2801 CROSSROADS DRIVE LLC, ATTN: TERRENCE R	PO BOX 7700, MADISON, WI 53707-7700	
31	0810-271-0301-9	2901 Crossroads Drive	Vacant	638	1	628	\$1,997.49	2901 CROSSROADS DRIVE LLC, ATTN: TERRENCE R	PO BOX 7700, MADISON, WI 53707-7700	
32	0810-224-0402-4	5201 High Crossing Blvd	American TV	114760	5169	0.5	2580	\$8,206.25	AMERICAN TV & APPLIANCE OF MADISON INC	2404 W BELTLINE HWY, MADISON, WI 53713-0000
33	0810-224-0306-8	5202 High Crossing Blvd	Theater	71168	4680	0.5	2335	\$7,426.97	B & G REALTY INC	100 E WISCONSIN AVE SUITE 1900, MILWAUKEE, WI 53202-0000
34	0810-271-0098-2	5110 High Crossing Blvd	Young America	36580	1220	0.5	605	\$1,924.33	YOUNG CROSSING LLC	PO BOX 229, MCFARLAND, WI 53558- 0000
35			CITY SHARE				325	\$1,033.74		
Totals				28803			23279	\$74,043.91		

Business Hotel (code 312

To determine weekday rate per room, we used the following method:

Code	Use	rooms weekday, pk hr betw 4-6	occupied rooms weekday, pk hr betw 4-6	Ratio
310	Hotel	0.59	0.7	0.842857143
312	Business Hotel	X	0.62	

estimate that $x = 0.842 \times 0.62 = 0.522571429$

Code	Use	Weekday Trips	One Hour Betw 4-6 pm	Ratio of Weekday to One Hour betw 4-6 pm
310	Hotel	8.17	0.59	13.84745763
312	Business Hotel	Y	0.522571429	

therefore, estimate of $Y = 13.85 \times 0.523 = 7.236285714$

311	All Suites Hotel	4.9	0.4	12.25
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For Park Bank Bldg:

Bank is 2709 sq ft and has 3 active drive thru, plus one inactive drive thru, plus one /

Rate per drive thru = 411.71

Rate per Thousand Sq feet = 246.49

Use average trips for bank alone = 1079

Trips for remainder of BLDG = 889

Total Trips 1968

Result rate per 1000 sq ft of bldg 32.22

ATM drive thru