

Coastline Capital Fund V, 2020 Q4 Report

Description	Type	Purchase Date	(Projected) Liquidation Date	Purchase Price	Total Cost Basis	UPB	Estimated Payoff/Total Debt	Property Value
Coastline Capital Fund V, LLC								
SFR in Blacklick, OH	FC - Pre Judgment	08/19/20	07/30/21	\$178,500.00	\$178,500.00	\$231,096.68	\$267,086.30	\$245,000
Duplex in Chicago, IL	FC - Pre Judgment	08/28/20	09/30/21	\$110,000.00	\$110,000.00	\$327,844.20	\$414,854.50	\$240,000
1761 Berkeley Ave, Petersburg, VA 23805	FC Sale- Sold 3rd Party	08/28/20	10/05/20	\$52,000.00	\$52,000.00	\$105,269.07	\$110,523.15	\$157,000
SFR in New Orleans, LA	FC - Pre Judgment	08/28/20	05/31/21	\$75,000.00	\$75,000.00	\$79,874.44	\$233,162.33	\$174,000
Duplex in Phillipsburg, NJ	Pending Sheriff's Sale	08/31/20	05/31/21	\$85,182.90	\$86,913.06	\$133,781.82	\$338,245.99	\$145,000
217 Windward Dr, Houma, LA 70360	FC Sale- Sold 3rd Party	09/24/20	12/24/20	\$148,500.00	\$155,356.62	\$149,059.14	\$217,829.21	\$224,500
SFR in Canton, OH	FC - Pre Judgment	09/24/20	07/30/21	\$57,308.48	\$68,191.41	\$87,477.79	\$116,208.46	\$99,900
Totals	Totals			\$706,491.38	\$727,969.83	\$1,114,403.14	\$1,697,909.94	\$1,285,400

Description 3	Sales Price	Net Sales Proceeds	Net Profit	Return on Investment	Annualized ROI Disclaimer	
Coastline Capital Fund V, LLC						
SFR in Blacklick, OH					* ROI and Annualized ROI for all assets subject to change due to trailing transactions	
Duplex in Chicago, IL						
1761 Berkeley Ave, Petersburg, VA 23805	\$95,100.00	\$94,375.32	\$41,925.16	79.9%		767.8%
SFR in New Orleans, LA						
Duplex in Phillipsburg, NJ						
217 Windward Dr, Houma, LA 70360	\$200,000.00	\$190,830.47	\$35,473.85	22.8%		91.6%
SFR in Canton, OH						
Totals & Averages	\$295,100.00	\$285,205.79	\$77,399.01	51.4%	429.7%	

Description 2	Comments
Coastline Capital Fund V, LLC	
SFR in Blacklick, OH	Filing Pleadings for Judgement; hearing date 1/20/2021
Duplex in Chicago, IL	Waiting for courts to order foreclosure judgments again; COVID related moratorium; put loan out for bid
1761 Berkeley Ave, Petersburg, VA 23805	Sold at Trustee Sale
SFR in New Orleans, LA	Filing for Foreclosure Judgment
Duplex in Phillipsburg, NJ	COVID related sheriff's sale moratorium; received Order of Assignment of Rents; Receiver/Property Manager in process of taking possession of property & collecting rents on our behalf
217 Windward Dr, Houma, LA 70360	Sold at Sheriff's Sale - 12/9/2020
SFR in Canton, OH	Filed Pleadings for Judgment; put loan out for bid