

Appraisal of Real Property

Lucky D's Hostel over Retail

SRO - Hotel over Retail Property

615 8th Avenue

San Diego, San Diego County, California 92101

Client Reference: RIMS Project#: 15-000419-01

Prepared For:

AmericanWest Bank

Effective Date of the Appraisal:

June 11, 2015

Report Format:

Appraisal Report – Standard Format

IRR - San Diego

File Number: 162-2015-0231

