

# Vesco Cost Segregation Group

This calculation is for illustration purposes only.  
Please contact us at (440) 333-1900 for an actual estimate.

## Project Life Recapitulation Analysis

Month Placed in Service: January

Discount Rate: 8%

Federal & State Tax Rate: 40%

Asset Class	Asset Life & Method	Months in Year 1	Original Allocation	Allocation		
				% Before CSS	Allocation After CSS	Allocation % After CSS
PP	5 yr DDB	6.0	-	0.0%	20,000	1.0%
PP	7yr DDB	6.0	-	0.0%	130,000	6.5%
LI	15 yr 150%	6.0	-	0.0%	200,000	10.0%
Real	39 yr SL	11.5	2,000,000	100.0%	1,650,000	82.5%
<b>Total</b>			<b>\$ 2,000,000</b>	<b>100.0%</b>	<b>\$ 2,000,000</b>	<b>100.0%</b>

RESULTS OF RECLASSIFICATION	Net Cash Flow		NPV
	Year 1	Years 1-15	Project Life
Depreciation Accelerated	\$ 182,685	\$ 212,806	
Tax Savings Generated	\$ 73,074	\$ 85,122	
Net Present Value of Taxes Deferred @ 8.00%			\$ 74,266
After-Tax Cost of Study	\$ (3,250)	\$ (3,250)	\$ (3,250)
<b>Net Cash Flow To Building Owners</b>	<b>\$ 69,824</b>	<b>\$ 81,872</b>	<b>\$ 71,016</b>

Year	Depreciation Before CSS	Depreciation After CSS	Change in Depreciation	Tax Savings	Discount Factor	NPV of Tax Savings
2012	49,145	231,831	182,685	73,074	1.0000	73,074
2013	51,282	70,926	19,644	7,858	0.9259	7,276
2014	51,282	64,148	12,866	5,146	0.8573	4,412
2015	51,282	59,276	7,994	3,198	0.7938	2,538
2016	51,282	56,186	4,904	1,962	0.7350	1,442
2017	51,282	54,918	3,636	1,454	0.6806	990
2018	51,282	54,014	2,732	1,093	0.6302	689
2019	51,282	51,113	(169)	(68)	0.5835	(39)
2020	51,282	48,213	(3,069)	(1,228)	0.5403	(663)
2021	51,282	48,213	(3,069)	(1,228)	0.5002	(614)
2022	51,282	48,213	(3,069)	(1,228)	0.4632	(569)
2023	51,282	48,213	(3,069)	(1,228)	0.4289	(527)
2024	51,282	48,213	(3,069)	(1,228)	0.3971	(488)
2025	51,282	48,213	(3,069)	(1,228)	0.3677	(451)
2026	51,282	48,213	(3,069)	(1,228)	0.3405	(418)
2027	51,282	45,260	(6,022)	(2,409)	0.3152	(759)
2028	51,282	42,308	(8,974)	(3,590)	0.2919	(1,048)
2029	51,282	42,308	(8,974)	(3,590)	0.2703	(970)
2030	51,282	42,308	(8,974)	(3,590)	0.2502	(898)
2031	51,282	42,308	(8,974)	(3,590)	0.2317	(832)
2032	51,282	42,308	(8,974)	(3,590)	0.2145	(770)
2033	51,282	42,308	(8,974)	(3,590)	0.1987	(713)
2034	51,282	42,308	(8,974)	(3,590)	0.1839	(660)
2035	51,282	42,308	(8,974)	(3,590)	0.1703	(611)
2036	51,282	42,308	(8,974)	(3,590)	0.1577	(566)
2037	51,282	42,308	(8,974)	(3,590)	0.1460	(524)
2038	51,282	42,308	(8,974)	(3,590)	0.1352	(485)
2039	51,282	42,308	(8,974)	(3,590)	0.1252	(449)
2040	51,282	42,308	(8,974)	(3,590)	0.1159	(416)
2041	51,282	42,308	(8,974)	(3,590)	0.1073	(385)
2042	51,282	42,308	(8,974)	(3,590)	0.0991	(356)
2043	51,282	42,308	(8,974)	(3,590)	0.0914	(328)
2044	51,282	42,308	(8,974)	(3,590)	0.0839	(301)
2045	51,282	42,308	(8,974)	(3,590)	0.0767	(275)
2046	51,282	42,308	(8,974)	(3,590)	0.0698	(251)
2047	51,282	42,308	(8,974)	(3,590)	0.0633	(227)
2048	51,282	42,308	(8,974)	(3,590)	0.0571	(205)
2049	51,282	42,308	(8,974)	(3,590)	0.0512	(184)
2050	51,282	42,308	(8,974)	(3,590)	0.0457	(164)
2051	2,137	1,763	(374)	(150)	0.0404	(6)
<b>Total</b>	<b>\$ 2,000,000</b>	<b>\$ 2,000,000</b>	<b>-</b>	<b>-</b>		<b>\$ 74,266</b>