



MEMO

TO: Whitestown Town Council

Whitestown RDC

FROM: Claire Collett, Boone EDC

317-719-1990 / Claire@BetterInBoone.org

DATE: May 22, 2023

RE: 2023 Compliance Review – Batch 4

The Boone EDC has reviewed and recommends Town Council approve the following compliance documents for real and/or personal property tax abatements:

CF-1 Real Property

- 1. Chill Pharma LLC 4995 Perry Worth Road
 - *Tenant has now occupied the facility, but substantive operations have not yet commenced. The employee headcount is expected to increase over the next year as production ramps up.
- 2. Indiana Becknell Investors 2011 LLC 5446,5448 & 5450 Industrial Court
- 3. Indiana Becknell Investors 2011 LLC Perry Industrial Park, Lots 14-15
- 4. PTS Diagnostics Real Estate Holdings LLC
 - *Investment cost is estimated since PTS was not the developer. Headcount is lower than estimated, but wages remain at \$41.52/hour
- 5. Indiana Branch Property, LLC and Timpte Industries Inc.
 - *Headcount is lower, but wages are higher than anticipated
- 6. Pool 6 Industrial IN, LLC
 - *Wages are much higher than anticipated and actual employee headcount increased by 33 from 2022.
- 7. Dev Property IN LLC, formerly Pool 5 Industrial IN LLC
 - *Building has been recently completed and is 100% vacant. Property owner is marketing for tenant(s).
- 8. Whitestown Lot 7 LLC
- 9. Harvest C Project I-65 LLC
- 10. OPUS Development Company LLC
 - *Tenant did not occupy the space until 9/1/22. Employment and wages are anticipated to increase.

CF-1 Personal Property

1. NTN Bearing Corporation of America

COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R5 / 12-21)

Prescribed by the Department of Local Government Finance

20 23 PAY 20 24

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.3 (k) and (l).

INSTRUCTIONS:

- 1. This form does not apply to property located in a residentially distressed area or any deduction for which the Statement of Benefits was approved before July 1, 1991.
- 2. Property owners must file this form with the county auditor and the designating body for their review regarding the compliance of the project with the Statement of Benefits (Form SB-1/Real Property).
- 3. This form must accompany the initial deduction application (Form 322/RE) that is filed with the county auditor.
- 4. This form must also be updated each year in which the deduction is applicable. It is filed with the county auditor and the designating body before May 15, 2023, or by the due date of the real property owner's personal property return that is filed in the township where the property is located. (IC 6-1.1-12.1-5.3(j))
- 5. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (Form CF-1/Real Property).

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OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1) THAT WAS APPROVED AFTER JUNE 30, 1991

INSTRUCTIONS: (IC 6-1.1-12.1-5.3 and IC 6-1.1-12.1-5.9)

- 1. Not later than forty-five (45) days after receipt of this form, the designating body <u>may</u> determine whether or not the property owner has substantially complied with the Statement of Benefits (Form SB-1/Real Property).
- 2. If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. The date of this hearing may not be more than thirty (30) days after the date this notice is mailed. A copy of the notice may be sent to the county auditor and the county assessor.
- 3. Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable efforts to substantially comply with the Statement of Benefits (Form SB-1/Real Property), and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made reasonable efforts to comply, the designating body shall adopt a resolution terminating the property owner's deduction. If the designating body adopts such a resolution, the deduction does not apply to the next installment of property taxes owed by the property owner or to any subsequent installment of property taxes. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:		
the property owner IS in substantial compliance		
the property owner IS NOT in substantial compliance		
other (specify)		
Reasons for the determination (attach additional sheets if necessary)		
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	
If the property owner is found not to be in substantial compliance, the time has been set aside for the purpose of considering compliance. (
Time of hearing AM Date of hearing (month, day, year) Local	ation of hearing	
HEARING RESULTS	(to be completed after the hearing)	(1) 10 mm (1) 1
Approved	Denied (see instruction 4 a	ibove)
Reasons for the determination (attach additional sheets if necessary)		
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	
APPEAL RIC	GHTS [IC 6-1.1-12.1-5.9(e)]	
A property owner whose deduction is denied by the designating body Circuit or Superior Court together with a bond conditioned to pay		

RESOLUTION NO. 2015-35

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING REAL PROPERTY TAX DEDUCTIONS IN WHITESTOWN ERA #1 UNDER INDIANA CODE 6-1.1-12.1



BECKNELL INDUSTRIAL, LLC

WHEREAS, the Town Council of the Town of Whitestown, Indiana (respectively, the "Town Council" and the "Town"), pursuant to Indiana Code 6-1.1-12.1 (the "Act") and Resolution No. 2005-1, declared an area which is situated within the Town consisting of approximately 188 acres, located generally north of County Road 550 South and between State Road 267 and Indianapolis Road; and east of Indianapolis Road north and south of the interchange of Indianapolis Road, State Road 267 and 1-65, partly in Perry Township and partly in Worth Township, as an economic revitalization area and designated as the Whitestown ERA #1 (the "ERA #1"); and

WHEREAS, the Town Council has been advised by Becknell Industrial, LLC ("Becknell Industrial") of a proposed development consisting of the construction of an approximately 104,000 square foot industrial building (the "Project") to be located at Lot 5, Perry Industrial Park III, Section 1 in ERA #1 (the "Site"), all as more particularly described in the Abatement Application of Becknell Industrial which is attached hereto as Exhibit A and incorporated herein by reference (the "Application"); and

WHEREAS, Becknell Industrial anticipates increases in the assessed value of its real property by reason of its Project and has requested a traditional real property tax abatement for a period of ten (10) years with respect to such anticipated increases; and

WHEREAS, the Town Council has received from Becknell Industrial its Application which includes its Statements of Benefits; and

WHEREAS, on November 5, 2015, the Whitestown Redevelopment Commission adopted its Resolution approving the Application;

WHEREAS, the Site is located in an allocation area, as such term is defined in Indiana Code 36-7-14-39, established by the Town; and

WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve a traditional real property tax deduction for the Project for a period of ten (10) years pursuant to Indiana Code 6-1.1-12.1.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all filings necessary or desirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this Resolution and the deductions approved hereunder.
- 2. The Town Council hereby makes the following affirmative findings in regards to the Application:
 - a. the estimate of the value of the redevelopment or rehabilitation is reasonable for projects of that nature;



- the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation;
- c. the estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation;
- the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed redevelopment or rehabilitation;
 and
- e. the totality of benefits is sufficient to justify the deductions.
- 3. As an inducement for Becknell Industrial to invest in the Site, the Application is hereby approved effective upon adoption of this Resolution and subject to Becknell Industrial meeting the following conditions:
 - a. Becknell Industrial shall annually file with the Town Council the required Form CF-1/Real Property, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in its Statements of Benefits (Form SB-1/Real Property) as presented to and approved by the Town Council; and
 - b. Becknell Industrial shall provide the Town Council an annual update regarding the timing of the construction and installation of the improvements on the Project.
- 4. The provisions of Indiana Code 6-1.1-12.1-12 are expressly incorporated into this Resolution.
- 5. The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.

6. This Resolution shall take effect upon its adoption, and shall entitle Becknell Industrial to deductions for real property taxes for the Project as provided in Indiana Code 6-1.1-12.1-17 for a period of ten (10) years and in accordance with the following abatement schedule:

	% of Assessed Value Exempt From Real Property Taxes			
Year				
1	100%			
2	95%			
3	80%			
4	65%			
5	50%			
6	40%			
7	30%			
8	20%			
9	10%			
10	5%			



Consistent with Indiana law, the first year of abatement for real property taxes shall commence on the assessment date immediately following the completion of the improvements described in the Form SB-1/Real Property.

ADOPTED this 12" day of November, 20	ors. Of MA M
	In Hull
	Eric Miller/President
	Olyn Glest
ORIGINAL	Susan Austin, Council Member
	Julie Whitman, Council Member
	Dawn Semmler, Council Member
	Kevin Russell, Council Member
ATTEST:	
Amanda Andrews, Clerk-Treasurer	

EXHIBIT A

Tax Abatement Application





Pele Anderson

ORIGINAL STATEMENT OF BENEFITS
REAL ESTATE IMPROVEMENTS
STATE From \$1797 (Re) 103-161
Prescribed by the Department of the African Control of the Cont



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PRIVACY NOTICE

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Executive Vice President, Investments



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Instructions and Procedures

Indiana state day requires his bill application for real property tax abatement and istatement of benefits form (SB-1/RP) be submitted to the Town of Whitestown Indiana (the Pown!) priors to the initiation of the property Additionally, that approval of the application must be obtained from the Town before stating the construction of real property improvements to make the property improvements to make the property improvements to be abatement to be the requested.

The completed application including all allestiments and joings, suffices should be submitted to:

Pown of Whitestown Add Nor. Day Norton, Count Manager 6210 S 700 E Whitestown, Indiana 46075
Office: (317)732-4530
Noblev (317)769-5874
Bax: (317)769-6874
E-Mail: Japaton@willfestown in gov

Prior to submitting the affached application to the Town, all questions must be answered as completely as possible and must be signed on the Statement of Benefits Form (SB-1/RP) and the last page of the application. Incomplete of unsigned applications will not be accepted as official filings. All applicants are encouraged to discuss the proposed project and tax abatement request with the Town Manager and the Presidents of the Whitestown Redevelopment Commission and Whitestown Town Council prior to filing their application.

Fees

A \$2,000 non-refundable application fee is required when making an application for real property tax abatement and is payable to the "Town of Whitestown" within 7 days of the approval of the application (the "Application Fee"). In addition, if the

applicant is submitting an application for a real property (ax abatement that does not conform with the traditional tax obstement whether (a "Modified Abatement Schedille"), the applicant may be required to pay an additional fee! (the "Modified Abatement Application fied"). The amount of the Modified Abatement Application fee will be defermined by the Town, in its wole, discretion based upon all of the facts and obsumatenced (including the proposed Modified Abatement Schedule). Regiment of the Modified Abatement Application Fee shall be made within 14 days of notification in writing by Whitestown to the Applicant of the airibint of such Modified Abatement Application fiee.

All companies requesting real property tax abatement will be required to exount.

a. Menior inclimation of Understanding with the Town price to consideration of the tax.

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Any requests for additional information or questions sliggle beddirected to the following

Town of Whitestown
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5210, 8-700.13
Willestown, Indiana 46075
Cities: (317)79244550
Niobus: 1317)49515864:
Cax (317)762.6871.
Te-Mail: Thortonowillestowningsy





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THE OWNER.

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ORIGINAL

Town of Whitestown, Inclination Real Property Tax Abalanced Appilloation Project Chestionnaire

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Addiese i 101 Adam Strafe & Cente III 46032
Telephones
E-Mail: Addressy ganderson@bedknellhdusWaltcom
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Name and Bitle: Joe Harrell Vice President Accounting & Fluman Resources
Address). 704 Adems Str. Sule Arcamel III 45092
Telephone: ::317:569:6000:
B-Mail Address]harrell@beckhellindustrial.com
4. Location of property for which personal property tax abatement is being sought
a) Street Address; Lot 6, Perry Industrial Park III, Section 1
b) Tax Parcel Number(s)! 020-02280-05
Attach a legal description and area map of the proposed project location.
What is the amount of the most recent assessment attributable to (this information is available on the most recent property tax form) the real property at the project location.

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\$283,500



of th	Has this project of list abutement request been disquested with either the President of Whitestown Town Manager of the ident of the Whitestown Town Manager of the ident of the Whitestown Town Council? X Yes 170
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ģ, 	What lathe size of the facility to be intuitated at constructed? 18:30 addes with the development of a top coose abiliding.
[0]	On a separate page, by ofly described is notice of the business of your company.
lil. const	Oh a separate pa re, buefly des onbe the proposed real estate improvements to be suited by your company with projection of the projection. See Alechinen A:
12, State grant	Have the proposed tremicance Improvements been consumered (Meass now that enables repulles applicants to day construction until since abatement has been ed)?
	Nes & No.
19,	Williams: the antiopated date forconstruction to begin? See Allachment A
14,	What is the anticipated date for project completion? Sea Atlachment A
14, IŠ. Shang	The facility is being improved, does the proposed improvement to the facility either function of the current facility?
15.	If a facility is being improved, does the proposed improvement to the facility
15.	If a facility is being improved, does the proposed improvement to the facility ethe function of the current facility? NA. Yes





b) What is the esting properly tax abate	naled value of the real property improvement for which real ment is being requested?
16; which		bying profile of the Company that will occupy the Broberty for
H)	Number of current average hourly wa	fülltime permanenthourly employees by skill level finclide gerafe excluding benefits and dvortine) (NA:
	Shired	Avenage nourly wave rate for skilled positions
	Semi-skilled.	Avorage heurly wage rate for semiliskilled positions
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	TOTALLUMBER	OF EXISTING EMPLOYEES (beimenent and hill-time)
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	Skilled	And a Republic Not a state of the skilled besidens
	Semi-skilled	"Averagedhoufly wage rate for somi-skilled positions
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	TOTAL NUMBER	OF EXISTING EMPLOYEES (parts) (ma)
a).	Äpproxlimate value	of bonefits for existing and new employees on a per hour basis lucdest an additional \$3.00 per hour, etc.)
d),	Summary of benefit	s for existing and new employees.
ė)	Number of created f average hourly wage	ull-time permanent hourly employees by skill level (include a rate excluding benefits and overtime)
	Skilled_0	Average hourly wage rate for skilled positions N/A
	Semi-skilled 18	Average hourly wage rate for semi-skilled positions \$14/hr.



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Average hourly wage rate for derical positions Clerical Average salary (perhour) for salatied positions ... NA Salaried 0 TOTAL NUMBER OF NEW EMPLOYEES (permanent and full-time) Number of created partiline hourly employees by skill level (include average: hourly wage rate excluding benefits and overtime) 1974 Average hourly wage rate for semi-skilled positions

erage liquilly was enate for slevical mostilons. Average salary (per hour); for salaried positions

- BWBNELOXEES (partime):
- ille total **Hellar amo**ninento de spention new salarles de spention new salarles de spention new salarles de se
- seliediljanor when her simployes ppatitons are expedied to be alled
- Deliver when the property of the companion of the compani To the separate page; please give a detailed description of what the impaction your business will be if the proposed real property improvement is not constructed (b.g. loss of jobs, contrast cancellations loss of production change in location, etc.).

 What is the term of the lax abatement requested (maximum 10 years). 19 years.
- 19. Attach a schedule of the proposed (ax, abatelyent percentages in each year diote, if the proposed tax abatelyent schedule is office than a fadilional tax abatelyent schedule the Town may impose additional fees for consideration).

Example (note this is a traditional 10 year abatement schedule)

**	% of Assessed Value
Year.	Exempt From Real Property Taxes
1	100%
.2	.95%
.3 .	80%
4	65%
5	50%
6	40%
7	30%



25. Will local suppliers and contractors be used in the construction/operation of the proposed project? 10so, please explain. See Attachment A

26. Has the applicant previously been approved for economic development incentives from the Trown (e.g., tax abutement; tax intraction, financing). If so, please explain and include information with respect to applicant's compiliance with project representations made to the Town at the time the incontract ways approved. The first please explains made to the Town at the time the incontract ways approved. The first payment obligations to the Town and the time the Country (e.g., properly laxes, millip (e.g., project) laxes including a project laxes and millip (e.g., project) laxes including a project laxes and project laxes and project laxes including a project laxes inc

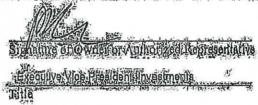
南山林

Thereby certify that the information and representations on and included with this application for Real Property Fag: Abatement are true and complete.

Punderstand that It this request for properly tax abatement is granted that I will be required to annually provide information to the Town with respect to compliance with the project, description, job: creation and relegiton figures; (and associated salates); investment, and tell by information contained in this application, including the Roun SB: I/RP. It also sacknowled getting fallure to provide such information may result the tax-abatement deductions.

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Controller 2 2015

COUNTY OF HAVE SELECTED

.SS.

Before me, the undersigned Nolary Public, this is day of Fountries of 2014, personally appeared Personal States and additional the execution of the foregoing application for real property tax abatement for the Town of Whitestown, Indiana. In Witness, whereof, I have hereunto subscribed in manner and affixed my official seal.

Official seal Official seal Official seal Official Seal Official Wescome NOT ARY FURL SEAL OF THE SEAL

Residing in Large County, 100

My-commission expires:

4/2/2014



Attachment A



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10. Becknell industrial founded in 1990 is a privately held-vertically integrated real eaute film specializing in the development, management and long termitownership of industrial properties nationwide. With offices in Chicago, Illinois Dolkey Beach, Routing and Indianapolls, indi

If it is included the second continue of the

13-14: The applicant canno**rm good faith** committed assectific date to the commencement of completion of committed and against the commencement of committed and again the committed against the commi

17. Tak ubatement greatly increases the owner stability to all actendances because their interpret of operating goes will be lower and they will know the Column allow the economic benefits that they brings the their same times leaders will spend before profound appoint which as make underwitting declarate increasing the likelihood that the professional thanced, particularly it a quality on the property property.

Without tay abatement, the applicant's ability to procure a quality and user is greatly diminished. Abatement will grabity assist the marketing of the Broperty. William abatement, the applicant estimates it may take five (s) years of more to procure a suitable and user.

The Property faces an additional diallenge in that its primary competition has already been provided ien. (10) year property fax abatement by the Town, meaning that the Property is at a competitive disadvantage at market, by submitting this applicant is asking to be putted, even footing with its surrounding competitors.

20.

Projected Taxes Worksheet

	"Tax Liability with	"Tax Liability without	Projected
	Abateinent"	Abatement"	Sayings
Year I	\$-	\$84,003	\$84,003
Year 2	\$4,200	\$84,003	\$79,803
Year 3	\$16,801	\$84,003	\$67,203
Yeur 4	\$29,401	\$84,003	\$54,602

Year & Near & Year & Year & Year IO Totals	\$42,002 \$50,402 \$58,802 \$67,208 \$75,603 \$72,803 \$424,216	\$84;003 \$84;003 \$84;003 \$84;003 \$84;003 \$84,003	\$42,002 \$33,501 \$25,201 \$16,801 \$3,400 \$4,200 \$415,816	ONIGINAL)
Kotara	64242210	128401091		(TEMP)

Notes)

- .1. The tax หลังผู้ได้เดนาะคน**ปัญ 2, 485**3%?
- The chartens sumes an improvement value of \$3.380,000; based upon an assessed value of \$22 pst; Becknell's recent; adjustion of the MWY. Veterinary Buildings on 3090 Penty Blood is currently assessed at \$32 pst and to compare blood agree footage.
- The chart addresses and the assessed value allocated to the Improvements Landis not abanable in the State of Indiana. The content assessed value of the land is \$288,500, resulting in an estimated annual liability of approximately \$28,572,001
- 24. Applicant will use good faith effortsite provide local suppliers an equal appointing to partialpals in the constitution of the project send user will employ from the solutions are for post-construction on the project send user will employ from the solutions are for post-construction on going operations.

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TOWN OF WHITESTOWN WEMORANDUM OF UNDERSTANDING FOR TAX ABATEMENT

This Memorandum of Understanding for Trax Abatement ("Memorandum"), is dated as of the day, or November , 2015, and serves as the confirmation, of the commitment, by the TOWN OF WHITESTOWN, INDIANA (Whitestown"), in exchange for the rees paid hereunder by:

to perform the steps heresself (for the appropriate consideration of Applicant's request for lax abatement.

RECITALS

The Applicantowns, controls, and/or has an interest in certain properly as more reality as an interest in certain properly as more reality as an interest in certain properly as more reality as a subject of the properly that the Application of the Applicant desires tax abatement (the Property T

1 62

B. The Applicant Ingrety makes submits its Application requesting that the Town consider to the Property for real and/or personal property tax abatement.

NOW THEREFORE in consideration of the multipli agreements and coverants set forth below, and other good and valuable consideration; the receipt and sufficiency of which are mutually acknowledged, the parties agree as follows:

AGREEMENT

Section: L. Tax: Abatement. The Applicant hereby submits the Property for tax abatement. The Applicant's completed Application, including the Statement of Benefits (i.e. Form(s) SB±1), are submitted contemporaneously herewith and attached herefoles Exhibit A. This Memorandum constitutes a part of the Application.

Section 2. Application Fee: The parties recognize that Whitestown (including its Redevelopment Commission) will incur expenses, including financial advisory, legal and other fees, as a result of the Applicant's submission of its Application for tax abatement. In light of the expenses Whitestown will incur through the tax abatement process, the Applicant agrees to a non-refundable application fee in the amount of Two Thousand Dollars (\$2,000.00) (the "Application Fee"). The Applicant will pay the Two Thousand Dollars (\$2,000.00) Application Fee within 7 days following the approval of its Application, including this Memorandum.





Section 6. Final Application Fee: The parties recognize that Whiteslown is required to provide governmental services to its inhabitants and properties located in Whiteslown, including the Property, and has and will confinue to incur expenses in compection with the provision of such services and policy to such expenses, the Applicant agrees that in the event its Application for tax abatement is approved by Whitestown, it will pay an application fee of Two Thousand Dollars (\$2,000) The Application the Application fee of Two Thousand Dollars (\$2,000) The Application fee of Two Thousand Dollars (\$2,000) The Application the Application.

Section 4. Failure to Pay Application Fee: In the event the Application is approved by Vinitestown and Applicant shall be defined to be in rencompliance with its Application and Whitestown may take immediate action by resolution to rescind its approved by Whitestown may take immediate action by resolution in rescind its approved by Whitestown for the Applicant and apply to the next installment of property taxes owed by Applicant or to any subsequent installment of property taxes owed by Applicant or to any subsequent installment of property taxes.

Section 5. Payment of Application Fee. The Application Fee shall be payable by each of check (payable to the Townsor Whitestown Include) delivered to the Clerk. Treasurer of Whitestown authority is ilmited by and subjection certain statutory entering including but not limited to dertain compliance and so halftions precedent by Applicant, and that Whitestown provides no promises, coverants, guarantees, or warrantles that the Applicant will Section 4. Failure to Ray Application Fee in the event the Application is

provides no promises, covenants, guarantees, or warrantles that the Applicant will receive the tax abatement designation or other property interests it seeks:

APPLICANT

ORIGINAL

ORIGINAL)

Signed: Printed: Pilis Anderson

Trinted: President

Address: 704 Adams St. Ste Av Carmely 10 46032

TOWN PEWHITESTOWN

Eric Millen, Town Council President

Exhibit A



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Tax Apatement Application



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R5 / 12-21)
Prescribed by the Department of Local Government Finance

20 23 PAY 20 24

FORM CF-1 / Real Property

INSTRUCTIONS:

- This form does not apply to property located in a residentially distressed area or any deduction for which the Statement of Benefits was approved before July 1, 1991.
- 2. Property owners must file this form with the county auditor and the designating body for their review regarding the compliance of the project with the Statement of Benefits (Form SB-1/Real Property).
- 3. This form must accompany the initial deduction application (Form 322/RE) that is filed with the county auditor.
- 4. This form must also be updated each year in which the deduction is applicable. It is filed with the county auditor and the designating body before May 15, 2023, or by the due date of the real property owner's personal property return that is filed in the township where the property is located. (IC 6-1.1-12.1-5.3(j))
- 5. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (Form CF-1/Real Property).

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.3 (k) and (l).

	194	Managaria da parketa hakendara	STATE OF SALE	W. Carlo	2 数 图象字文体系列 (4)写
SECTION 1	TAXPAYER	INFORMATION		County	W BH TO THE THE
Name of taxpayer Indiana Becknell Investors 2011 LLC				Boone	
	1710 41			222//2	va processor
Address of taxpayer (number and street, city, state, and 2750 East 146th Street Suite 200, Carme				DLGF taxing dis	trict number
CONTRACTOR	1, 111 40033			818 (S#8)	14-
Name of contact person Chris Wescott				Telephone numb	669-6010
			17000000000000	(317) 6	009-0010
SECTION 2	LOCATION AND DESC		ſΥ	Father at all all at	
Name of designating body Whitestown Town Council Resolution n 2007-08		Resolution number	= 11	Estimated start date (month, day, year) 6/1/2008	
WASHINGTON TO THE PROPERTY OF		2007-00		RS ICCRESING	A
Location of property Perry Industrial Park, Lots 14-15 (3810 Perry Blvd., Whitestown)			Actual start date (month, day, year) 7/1/2016		
CHI CHENTA CONTRACTOR OF THE CHICAGO CONTRACTOR CONTRAC	erry bivu., vviillestown)			08 00 MAG	I C I I C III C
Description of real property improvements				12/31/2008	letion date (month, day, year)
Construction of speculative distribution ce	nter, with approximately	100.000		Actual completion date (month, day, year)	
square feet		(entenn		Actual completic	on date (month, day, year)
	FMDI OVEES	AND CALADIDA	- 14 (64) 18 1 -!	I STATE OF THE STA	1. 新糖品 数加速 公主
SECTION 3		AND SALARIES			是是"自己"。
	EES AND SALARIES			TED ON SB-1	ACTUAL
Current number of employees			0		22
Salaries			\$0.00		\$1,228,851.33
Number of employees retained			0		0
Salaries			\$0.00		\$0.00
Number of additional employees			0		22
Salaries	EN COLUMN TO THE PARTY OF THE P		\$0.00		\$1,228,851.33
SECTION 4	COST A	ND VALUES			
COST AND VALUES			E IMPROVEME		
AS ESTIMATED ON SB-1	CO	ST		ASSESSE	ED VALUE
Values before project			_		
Plus: Values of proposed project	\$3,300,000.00				
Less: Values of any property being replaced					
Net values upon completion of project	\$3,300,000.00				
ACTUAL	CO	ST		ASSESSE	ED VALUE
Values before project			_		
Plus: Values of proposed project	17,004,026.00				
Less: Values of any property being replaced					
Net values upon completion of project		NEETZA DECLES	V	yang di Sana	(1) (1) (1) (1) (1) (1) (1) (1) (1) (1)
	ONVERTED AND OTHER BE AND OTHER BENEFITS	NEFITS PROMISED B	AS ESTIMAT		ACTUAL
Amount of solid waste converted				and a superior description	in the second se
Amount of hazardous waste converted					
Other benefits:					
SECTION 6	TAXPAYER O	CERTIFICATION		E E Chair	(A)
100	nereby certify that the represe		nt are true	N. A. WHEN	
ignature of authorized representative , Title		Title	Date signed (month, day, year)		month, day, year)
Chris Wescott		Controller		5/3/2023	

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1) THAT WAS APPROVED AFTER JUNE 30, 1991

INSTRUCTIONS: (IC 6-1.1-12.1-5.3 and IC 6-1.1-12.1-5.9)

- Not later than forty-five (45) days after receipt of this form, the designating body <u>may</u> determine whether or not the property owner has substantially complied with the Statement of Benefits (Form SB-1/Real Property).
- 2. If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. The date of this hearing may not be more than thirty (30) days after the date this notice is mailed. A copy of the notice may be sent to the county auditor and the county assessor.
- 3. Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable efforts to substantially comply with the Statement of Benefits (Form SB-1/Real Property), and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has **NOT** made reasonable efforts to comply, the designating body shall adopt a resolution terminating the property owner's deduction. If the designating body adopts such a resolution, the deduction does not apply to the next installment of property taxes owed by the property owner or to any subsequent installment of property taxes. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:		
the property owner IS in substantial compliance		
the property owner IS NOT in substantial compliance		
other (specify)		
Reasons for the determination (attach additional sheets if necessary)		
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	<u> </u>
If the property owner is found not to be in substantial compliance, the time has been set aside for the purpose of considering compliance.		,, ,
Time of hearing AM Date of hearing (month, day, year) Local PM	ation of hearing	
HEARING RESULTS	(to be completed after the he	aring)
☐ Approved	Denied (see instruc	tion 4 above)
Reasons for the determination (altach additional sheets if necessary)		
Olympia de la companya de la company		Data signed (month day year)
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	
APPEAL RIO	GHTS [IC 6-1.1-12.1-5.9(e)]	
A property owner whose deduction is denied by the designating body		

June 22, 2016

BOSE McKINNEY & EVANS LLP

ATTORNEYS AT LAW

Town of Whitestown Whitestown, Indiana

Becknell Industrial Carmel, Indiana

Ladies and Gentlemen:

We serve as counsel to the Town of Whitestown, Indiana (the "Town"). Becknell Industrial ("Becknell") has requested, pursuant to a letter dated June 15, 2016 (the "Becknell Letter"), that we review the terms of a real property tax abatement (the "Abatement") provided by the Town to WF Industrial Properties ("WF Industrial"), to determine whether the Abatement provided to WF Industrial will apply to Becknell as subsequent owner of Lots 14 and 15 of Perry Industrial Park (the "Site"), on which the proposed project is to be constructed, and ultimately to the tenant of the Site (the "Tenant"). In the Becknell Letter, Becknell has represented to the Town that the facilities it proposes to construct on the Site will meet or exceed the estimated value of the real property improvements and estimated job creation and wage requirements outlined in the Abatement Application (as hereinafter defined) and therefore are within the scope of the project as outlined in the Abatement Application.

We have reviewed: (i) Resolution No. 2007-02 of the Town of Whitestown Redevelopment Commission approving the Abatement, (ii) Resolution No. 2007-08 of the Town Council of the Town approving the Abatement, (iii) the application for the Abatement submitted to the Town by WF Industrial (the "Abatement Application"), (iv) the Statement of Benefits Real Estate Improvements included in the Abatement Application (the "Statement of Benefits"), and (v) the Becknell Letter. A copy of items (i) through (v) are attached hereto as Exhibit A.

We have examined the applicable law, including Indiana Code § 6-1.1-12.1 as amended, and such other certificates and documents, and have reviewed such other proceedings and questions of law as we have deemed necessary in order to render this opinion.

As to questions of fact material to our opinion, without undertaking to verify the same by independent investigation, we have relied upon the representations, covenants, and certifications of the public officials contained in the documents and proceedings described above, and in other documents of public officials furnished to us. We have assumed no proceedings related to the Abatement have been modified, repealed, rescinded or revoked.



ATTORNEYS AT LAW

Town of Whitestown Becknell Industrial June 21, 2016 Page 2

Based upon the foregoing, we are of the opinion, under existing law that the Abatement will apply: (i) to Becknell so long as improvements to be constructed upon the Site remain substantially consistent with those outlined in the Becknell Letter, and Becknell continues to comply with the Statement of Benefits, and (ii) to any Tenant of the Site so long as the improvements constructed on the Site remain substantially consistent with those outlined in the Becknell Letter and the Statement of Benefits continues to be complied with. The foregoing opinion is subject to continued compliance under the Act, including Becknell and any Tenant annually filing Form CF-1/Real Property, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in the Statement of Benefits.

The opinions expressed herein are matters of professional judgment with respect to the legal issues addressed herein. By rendering this opinion letter, we do not become an insurer or guarantor of these expressions of professional judgment nor does the rendering of this opinion letter guarantee the outcome of any legal dispute that may arise in connection herewith. This opinion letter speaks only as of its date. We undertake no obligation to advise you or any other person of any change of law or fact that occurs after the date of this opinion letter, even though such change may affect a legal analysis, a legal conclusion or an informational confirmation in this opinion letter.

This opinion is given as of the date hereof and we assume no obligation to revise or supplement this opinion to reflect, or to notify you regarding, any facts or circumstances that may hereafter come to our attention or any changes in law that may hereafter occur. This opinion may only be relied upon by the addressees hereof and their respective successors and assigns.

Very truly yours, Bose Mking & Erell

EXHIBIT A



June 15, 2016

Mr. Dax Norton Town Manager Town of Whitestown Whitestown Municipal Complex 6210 S 700 E, Room 502 Whitestown, IN 46075

Mr. Dennis Otten Partner Bose McKinney & Evans, LLP 111 Monument Circle, Suite 2700 Indianapolis, IN 46204

Sent via Electronic Mail: DNorton@whitestown.in.gov and DOtten@boselaw.com

Dear Dax and Dennis:

Becknell Industrial has purchased an approximately 6.48 acre site commonly known as Perry Industrial Park Lots 14 & 15 from WF Industrial Properties. The purpose of this letter is to outline the proposed improvements that Becknell Industrial intends to make to the site to demonstrate that our site plan and improvements are reasonably within the scope of the approved 10-year real property tax abatement documents.

Attached for reference is our proposed Site Plan. Becknell Industrial intends to construct a distribution / warehouse building on the site of approximately 69,000 square feet, expandable by an additional 69,000 square feet. A breakdown of the building specifications are as follows:

	Building Specifications		
Square Footage:	68,792		
Expansion Potential:	69,900		
Building Dimensions:	203' - 5" x 312' - 10"		
Loading:	Side Loaded		
Number of Docks:	6		
Total Car Parking:	46		
Planned Office %:			

As outlined in the attached Closing Binder concerning tax abatement for the project (collectively the "Tax Abatement Approval Documents"), Becknell intends to meet or exceed the estimated value of the real property improvements and estimated job creation and wage requirements. Becknell's investment into the Building will be in excess of \$9 million dollars, coupled with a substantial investment to be made by our client.

Becknell is currently in lease negotiations with a large biotechnology company for a build-to-suit facility on the subject property. In order to conclude these negotiations, the tenant has asked for assurances that the benefits of the real property tax abatement be passed to the new land owner and ultimately to the tenant. We would respectfully request that a formal opinion letter be



drafted by the Town of Whitestown. Such opinion letter should indicate that the proposed project fully complies with the requirements of the Tax Abatement Approval Documents, subject only to compliance with the statement of benefits concerning job creation and investment. It should also indicate that no further action other than filing and compliance with the statement of benefits is necessary for receipt of tax abatement benefits. The Town should be excited about putting this project on the tax rolls and adding this biotechnology company to its already impressive list of companies that call Whitestown home.

We look forward to working with the Town on this project. Please feel free to reach out with any questions and we look forward to receiving your formal opinion letter very shortly.

Sincerely,

Becknell Industrial

Pete Anderson

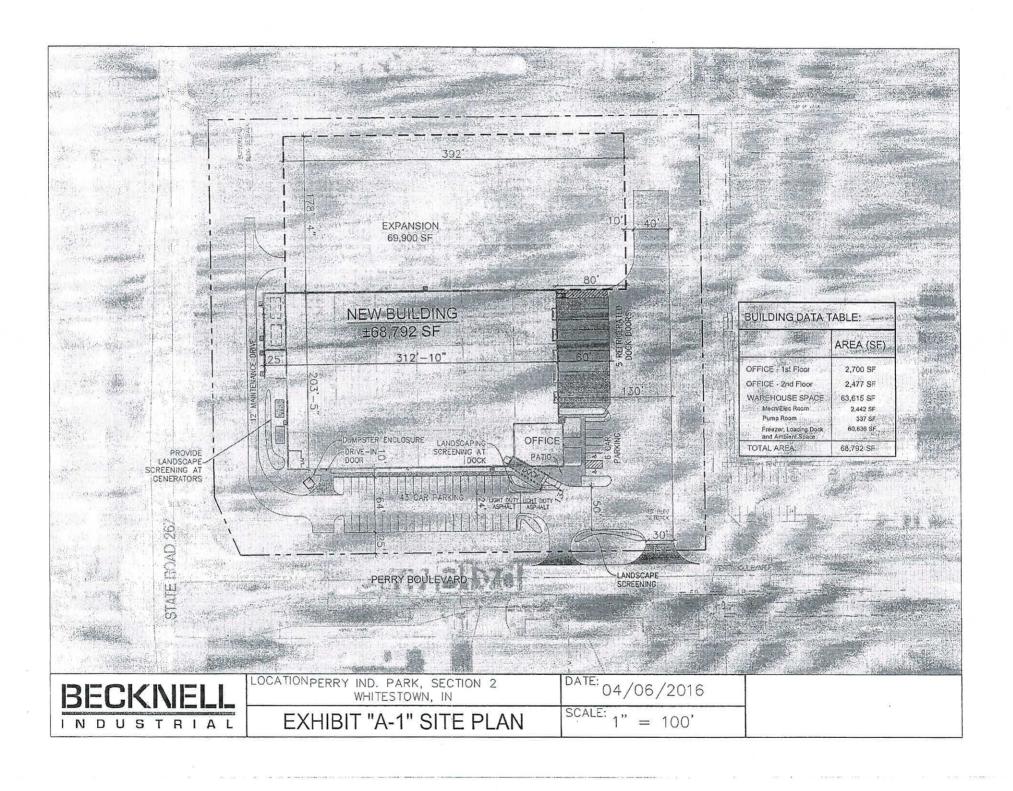
Executive Vice President, Principal - Investments

Derek Hawkins

Vice President - Investments

Enclosures

Phone: 317.669.6000



Tax Abatement Application · Prepared for the Town Council for the Town of Whitestown

August 13, 2007

Applicant

WF Industrial Properties

Primary Contact:

Patrick B. Lindley, Manager WF Industrial Properties

One American Square, Suite 1300

Indianapolis, IN 46282

(317) 639-0457 plindley@ctmt.com

Description of Project:

Applicant is requesting 10-year real property tax abatement for the redevelopment or rehabilitation of Lois 13, 14, 15, 16 and 17 in Perry Industrial Park, Whitestown, Boone

County, Indiana. The proposed

redevelopment or rehabilitation contemplates

the construction of four (4) speculative

distribution centers, namely:

Lot 13 @ 40,000 SF Lots 14-15 @ 100,000 SF Lot 16 @ 14,000 SF

Lot 17 @ 24,000 SF

Legal Description:

Please See Attached.

Property Zoning:

Lots 18 and 17 are I-1 Lots 13, 14 and 15 are I-2

Estimated Investment Value:

Lot 13 Investment of \$1,450,000 Lots 14/15 Investment of \$3,300,000 Lot 16 Investment of \$630,000 Lot 17 Investment of \$985,000

Total Est. Investment = \$5,060,000

Estimated Johs Created:

WF Industrial Properties is committed to targeting the highest and best users for our

EXHBITA

properties and recognizes the Whitestown Town Council's strong interest in attracting well-paid, skilled positions to its community. Based upon our experience with commercial real estate, we estimate that the following may be reasonably expected to result from light manufacturers and small- to mediumsized businesses:

- 40,000 SF building 1-40 employees
- 100,000 \$F building 1-70 employees
- 14,000 SF building 1-8 employees
- 24,000 SF building 1-15 employees

It is our experience that these positions are typically estimated to have annual salaries that range between \$25,000 (@\$121/hour) and \$50,000. These figures are artimates and not a quarenteed minimum; however, we are committed to pursuing economically viable tenants to join us, and Whitestown, as sound community partners for this project...

Importance of Incentive

WF Industrial Properties seeks the 10-year real property tax abatement so that it can be possible to construct four (4) speculative distribution centers with the needed competitive development incentives to attract and to maintain high-quality, new business opportunities in the Whitestown community.

By: WE Industrial P Patrick B. Lindley, Manager

10,000 p be split between fire & police protection will be directly to

Excerpts from the Minutes of the August 20, 2007 Meeting of the Whitestown Redevelopment Commission

The Whitestown Redevelopment Commission met in the Whitestown Town Hall, Whitestown, Indiana, on the 20th day of August, 2007, at 6:30 p.m. in meeting pursuant to call in accordance with the rules of the Commission.

The meeting was called to order by Carla Jackson, who presided.

On call of the roll, the members of the Commission were shown to be present or absent as follows:

Present

Absent

Carla Jackson Rachel Robertson Dawn Sempler

Mr. Dennis Otten, of the law firm Bose McKinney & Byans LLP, Indianapolis, Indiana, counsel to the Commission, and Ms. Couriney Schaafsma, of the accounting firm Crowe Chizek and Company LLC, Indianapolis, Indiana, financial consultants to Valenti-Held Real Estate Group were also present.

Mr. Otten stated that the purpose of the meeting was the consideration by the Commission of a resolution, the form of which is attached hereto as Exhibit A and incorporated herein by reference (the "Resolution"), approving an application for real property tax abatements for WF Industrial for property located in the Perry Industrial Park II Economic Development Area No. 1 (the "TIF Area"). Mr. Otten stated the Commission's approval was required since the affected property is located in the TIF Area. Ms. Schanfsma then discussed the financial impacts associated with the abatement request as approved by the Resolution.

Carle Jackson then stated that it would now be in order for the Commission to consider said Resolution.

After discussion had by the Commission on the Resolution, Rale Rhale moved that said resolution be considered for adoption. Said motion was seconded by Dam Sand, and on call of the roll, was carried by the following vote:

Ayes:

Nayes:

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Carla Jackson stated that the Resolution had been duly passed and adopted.

OTHER BUSINESS

There being no further business presented, on motion duly made, seconded and unanimously carried, the meeting thereupon adjourned.

Kall Kopufson

Approved:

Presiding Officer

RESOLUTION NO. 2007-08

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING A REAL PROPERTY DEDUCTION UNDER IND. CODE § 6-1.1-12.1

Perry Industrial Park Lots 13-17

WHEREAS, the Town Council of the Town of Whitestown (the "Town Council") has thoroughly studied and been advised of a revitalization program, which includes redevelopment or rehabilitation on certain real property located within the Town of Whitestown ("Town"), which consists of approximately 188 acres located generally north of County Road 550 South and situated between State Road 267 and Indianapolis Road; and east of Indianapolis Road north and south of the interchange of Indianapolis Road, S.R. 267 and I-65, partly in Perry Township and partly in Worth Township (collectively, the "Area"); and

WHEREAS, Ind. Code § 6-1.1-12.1, as amended (the "Act"), has been enacted to permit the creation of "economic revitalization areas" and to provide all of the rights, powers, privileges and immunities that may be exercised by this Town Council in an economic revitalization area, subject to the conditions set forth in the Act, and

WHEREAS, the Area has been previously declared an Economic Revitalization Area under Resolution Nos. 2005-01 and 2005-04, respectively, wherein the Area was designated as Whitestown ERA #1; and

WHEREAS, the Town Council has received multiple Applications for Tax Abatement and Statements of Benefits, attached hereto as <u>Exhibit A</u> and incorporated herein by reference ("WF Industrial Application"), from WF Industrial Properties ("WF Industrial") for a portion of the Area commonly known as Lots 13, 14, 15, 16, and 17, respectively, of the Perry Industrial Park ("WF Industrial Property"), a legal description of which is attached hereto as <u>Exhibit B</u>; and

WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve a deduction for the WF Industrial Property under Ind. Code § 6-1.1-12-1; and

NOW, THEREFORE, BEITRESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all filings necessary or desirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this Resolution and the deduction approved hereunder.
- The Town Council hereby makes the following affirmative findings in regards to the WF Industrial Application:

555253v1/15335-13

 the estimate of the value of the redevelopment or rehabilitation is reasonable for projects of that nature;

 the estimate of the number of individuals who will be employed in whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation;

c. the estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation;

d. the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed redevelopment or rehabilitation; and

e. the totality of benefits is sufficient to justify the deduction.

- 3. As an inducement for WF Industrial to invest in the Area, the WF Industrial Application is hereby approved effective upon adoption of this resolution and subject to WF Industrial preeting the following conditions:
 - a. WF Industrial shall obtain a resolution from the Whitestown Redevelopment Commission approving the WF Industrial Application pursuant to Ind. Code § 6-1.1-12.1-2(I);

WP Industrial shall reimburse the Town for its costs, including any legal or financial professional fees, incurred for the review and preparation of the documentation relating to the WF industrial Application; and

documentation relating to the WF industrial Application; and

c. WF Industrial shappined to the timestrial, wage, and employment estimates set forth in the WF Industrial Application and as presented to the Town Council.

- 4. The provisions of Ind. Code § 6-1.1-12.1-12 are expressly incorporated into this Resolution.
- 5. The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.
- 6. This Resolution shall take affect upon its adoption, and shall entitle the WF Industrial Property owner to a deduction for real property as provided in Ind. Code § 6-1.1-12 for a period of 10 years therefrom.

966253v1/15385-38

PASSED this 3 day of August, 2007.

Jason Tribby, President

Susan Austin, Council Member

San Sortor, Council Member

Carla A. Jackson, Conneil Member

Celia Follmar, Corneil Member

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EXHIBIT A

Tax Abatement Application

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STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS Elate Form 51767 (RC2 / 1-07)

Prescribed by the Department of Local Sovernment Finance

20 09 PAY 20 10 FORM SB-1 / Real Property

This statement is being completed for real property that qualities under the following Indiana Code (check one bort: Redevelopment or rehabitistion of real estate improvements (IC 6-1.1-12.1-4)

- ☐ Eligible vacant building (IC 5-1.1-12.1-4.8)

MSTRUCTIONS:

1. This statement must be submitted to the body designing the Economic Revitational Area prior to the public heading if the designating body requires information from the explicant for reading its decision about whether in designate an Economic Revitational Area. Observing this statement must be submitted to the designating body DEFORE the redshipment or rehabilitation of real property for which the person within the change deduction. Projects' planated or committed to effect July 1, 1981, and areas designated effect July 1, 1981, require a STATEMENT OF DEFINENTS. (IC 8-1,1-12.)

2. Approval of the designating body (CRY Council, Town Board, County Council, etc.) must be obtained prior to initiation of the redevelopment or rehabilitation, ELFORE at Bedution may be expraved.

3. To obtain a deduction, application from \$22 EFA/RE or Form \$22 EFA/VBD, Whichever is applicable, must be filed with the County Auditor by the later of (1) May 10; or (2) thirty (30) days after the notice of addition to excessed valuation or new assessment in mailed in the property owner at the address shown on the records of the tempth passessor.

4. Property content whose Statement of Benefits was approved after June 30, 1931, must stack a Form CF-1/Real Property annually to the application to show compliance with the Statement of Benefits (TG F-1,1-12,1-5,16) and TG F-1,1-12,1-5,110 and confine to apply to a statement of benefits filled before July 1, 2000. The schedules effective prior to July 1, 2000, what confines to apply to a statement of benefits filled before July 1, 2000.

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WF Industrial Properties Address of property familier and street, city, state, and the cool)					
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Patrick B. Lindley		(317) 639-	0457	plindley	@ctmt.com
SECTION 2. LOCATION	AND DESCRIP				
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Whitestown Town Council	TANK BURNET - FO			1 2 200	
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June 22, 2016

BOSE McKINNEY & EVANS LLP

ATTORNEYS AT LAW

Town of Whitestown Whitestown, Indiana

Becknell Industrial Carmel, Indiana

Ladies and Gentlemen:

We serve as counsel to the Town of Whitestown, Indiana (the "Town"). Becknell Industrial ("Becknell") has requested, pursuant to a letter dated June 15, 2016 (the "Becknell Letter"), that we review the terms of a real property tax abatement (the "Abatement") provided by the Town to WF Industrial Properties ("WF Industrial"), to determine whether the Abatement provided to WF Industrial will apply to Becknell as subsequent owner of Lots 14 and 15 of Perry Industrial Park (the "Site"), on which the proposed project is to be constructed, and ultimately to the tenant of the Site (the "Tenant"). In the Becknell Letter, Becknell has represented to the Town that the facilities it proposes to construct on the Site will meet or exceed the estimated value of the real property improvements and estimated job creation and wage requirements outlined in the Abatement Application (as hereinafter defined) and therefore are within the scope of the project as outlined in the Abatement Application.

We have reviewed: (i) Resolution No. 2007-02 of the Town of Whitestown Redevelopment Commission approving the Abatement, (ii) Resolution No. 2007-08 of the Town Council of the Town approving the Abatement, (iii) the application for the Abatement submitted to the Town by WF Industrial (the "Abatement Application"), (iv) the Statement of Benefits Real Estate Improvements included in the Abatement Application (the "Statement of Benefits"), and (v) the Becknell Letter. A copy of items (i) through (v) are attached hereto as Exhibit A.

We have examined the applicable law, including Indiana Code § 6-1.1-12.1 as amended, and such other certificates and documents, and have reviewed such other proceedings and questions of law as we have deemed necessary in order to render this opinion.

As to questions of fact material to our opinion, without undertaking to verify the same by independent investigation, we have relied upon the representations, covenants, and certifications of the public officials contained in the documents and proceedings described above, and in other documents of public officials furnished to us. We have assumed no proceedings related to the Abatement have been modified, repealed, rescinded or revoked.



ATTORNEYS AT LAW

Town of Whitestown Becknell Industrial June 21, 2016 Page 2

Based upon the foregoing, we are of the opinion, under existing law that the Abatement will apply: (i) to Becknell so long as improvements to be constructed upon the Site remain substantially consistent with those outlined in the Becknell Letter, and Becknell continues to comply with the Statement of Benefits, and (ii) to any Tenant of the Site so long as the improvements constructed on the Site remain substantially consistent with those outlined in the Becknell Letter and the Statement of Benefits continues to be complied with. The foregoing opinion is subject to continued compliance under the Act, including Becknell and any Tenant annually filing Form CF-1/Real Property, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in the Statement of Benefits.

The opinions expressed herein are matters of professional judgment with respect to the legal issues addressed herein. By rendering this opinion letter, we do not become an insurer or guarantor of these expressions of professional judgment nor does the rendering of this opinion letter guarantee the outcome of any legal dispute that may arise in connection herewith. This opinion letter speaks only as of its date. We undertake no obligation to advise you or any other person of any change of law or fact that occurs after the date of this opinion letter, even though such change may affect a legal analysis, a legal conclusion or an informational confirmation in this opinion letter.

This opinion is given as of the date hereof and we assume no obligation to revise or supplement this opinion to reflect, or to notify you regarding, any facts or circumstances that may hereafter come to our attention or any changes in law that may hereafter occur. This opinion may only be relied upon by the addressees hereof and their respective successors and assigns.

Very truly yours, Bose Mking & Erell P

EXHIBIT A



June 15, 2016

Mr. Dax Norton Town Manager Town of Whitestown Whitestown Municipal Complex 6210 S 700 E, Room 502 Whitestown, IN 46075

Mr. Dennis Otten Partner Bose McKinney & Evans, LLP 111 Monument Circle, Suite 2700 Indianapolis, IN 46204

Sent via Electronic Mail: DNorton@whitestown.in.gov and DOtten@boselaw.com

Dear Dax and Dennis:

Becknell Industrial has purchased an approximately 6.48 acre site commonly known as Perry Industrial Park Lots 14 & 15 from WF Industrial Properties. The purpose of this letter is to outline the proposed improvements that Becknell Industrial intends to make to the site to demonstrate that our site plan and improvements are reasonably within the scope of the approved 10-year real property tax abatement documents.

Attached for reference is our proposed Site Plan. Becknell Industrial intends to construct a distribution / warehouse building on the site of approximately 69,000 square feet, expandable by an additional 69,000 square feet. A breakdown of the building specifications are as follows:

	Building Specifications		
Square Footage:	68,792		
Expansion Potential:	69,900		
Building Dimensions:	203' - 5" x 312' - 10"		
Loading:	Side Loaded		
Number of Docks:	6		
Total Car Parking:	46		
Planned Office %:	7.5% (5,177 SF)		

As outlined in the attached Closing Binder concerning tax abatement for the project (collectively the "Tax Abatement Approval Documents"), Becknell intends to meet or exceed the estimated value of the real property improvements and estimated job creation and wage requirements. Becknell's investment into the Building will be in excess of \$9 million dollars, coupled with a substantial investment to be made by our client.

Becknell is currently in lease negotiations with a large biotechnology company for a build-to-suit facility on the subject property. In order to conclude these negotiations, the tenant has asked for assurances that the benefits of the real property tax abatement be passed to the new land owner and ultimately to the tenant. We would respectfully request that a formal opinion letter be



drafted by the Town of Whitestown. Such opinion letter should indicate that the proposed project fully complies with the requirements of the Tax Abatement Approval Documents, subject only to compliance with the statement of benefits concerning job creation and investment. It should also indicate that no further action other than filing and compliance with the statement of benefits is necessary for receipt of tax abatement benefits. The Town should be excited about putting this project on the tax rolls and adding this biotechnology company to its already impressive list of companies that call Whitestown home.

We look forward to working with the Town on this project. Please feel free to reach out with any questions and we look forward to receiving your formal opinion letter very shortly.

Sincerely,

Becknell Industrial

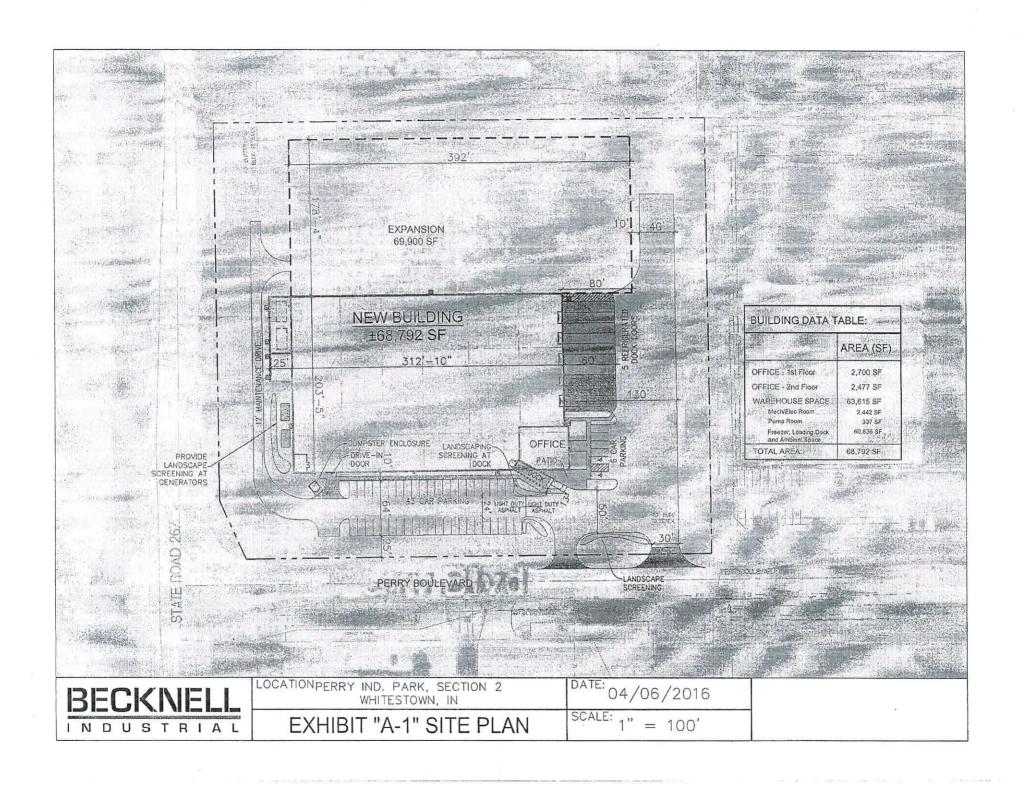
Pete Anderson

Executive Vice President, Principal - Investments

Derek Hawkins

Vice President - Investments

Enclosures



Tax Abatement Application · Prepared for the Town Council for the Town of Whitestown

August 13, 2007

Applicant

WF Industrial Properties

Primary Contact:

Patrick B. Lindley, Manager WF Industrial Properties

One American Square, Suite 1300

Indianapolis, IN 46282

(317) 639-0457 plindley@ctmt.com

Description of Project

Applicant is requesting 10-year real property tax abatement for the redevelopment or rehabilitation of Lois 13, 14, 15, 16 and 17 in Perry Industrial Park, Whitestown, Boone

County, Indiana. The proposed

redevelopment or rehabilitation contemplates

the construction of four (4) speculative

distribution centers, namely:

Lot 13 @ 40,000 SF Lots 14-15 @ 100,000 SF Lot 16 @ 14,000 SF Lot 17 @ 24,000 SF

Legal Description:

Please See Attached.

Property Zoning:

Lots 16 and 17 are I-1 Lots 13, 14 and 15 are I-2

Esfimated Investment Value:

Lot 13 Investment of \$1,450,000 Lots 14/15 Investment of \$3,300,000 Lot 16 Investment of \$630,000 Lot 17 Investment of \$985,000

Total Est Investment = \$5,060,000

Estimated Jobs Created:

WF Industrial Properties is committed to targeting the highest and best users for our

properties and recognizes the Whitestown Town Council's strong interest in attracting well-paid, skilled positions to its community. Based upon our experience with commercial real estate, we estimate that the fellowing may be reasonably expected to result from light manufacturers and small- to mediumsized businesses:

- 40,000 SF building 1-40 employees
- 100,000 \$F building 1-70 employees
- 14,000 SF building 1-8 employees
- 24,000 SF building 1-15 employees

It is our experience that these positions are typically estimated to have annual salaries that range between \$25,000 (@ \$121 /honr) and \$50,000. The se figures are a figures and not a guaranteed minimum; however, we are committed to pursuing economically viable tenants to join us, and Whitestown, as sound community partners for this project...

Importance of Incentives

WF Industrial Properties seeks the 10-year real property tax abatement so that it can be possible to construct four (4) speculative distribution centers with the needed competitive development incentives to attract and to maintain high-quality, new business opportunities in the Whitestown community.

By: WE Industrial Propo Patrick B. Lindley, Manager

10,000 00 -p be split between fire & police protection will be donated by wF directly to

Excerpts from the Minutes of the August 20, 2007 Meeting of the Whitestown Redevelopment Commission

The Whitestown Redevelopment Commission met in the Whitestown Town Hall, Whitestown, Indiana, on the 20th day of August, 2007, at 6:30 p.m. in meeting pursuant to call in accordance with the rules of the Commission.

The meeting was called to order by Carla Jackson, who presided.

On call of the roll, the members of the Commission were shown to be present or absent as follows:

Present

Abscut

Carla Jackson Rachel Robertson Dawn Senmler

Mr. Dennis Otten, of the law firm Bose McKinney & Evans LLP, Indianapolis, Indiana, counsel to the Commission, and Ms. Couriney Schaafsma, of the accounting firm Crowe Chizek and Company LLC, Indianapolis, Indiana, financial consultants to Valcoti-Held Real Estate Group were also present.

Mr. Often stated that the purpose of the meeting was the consideration by the Commission of a resolution, the form of which is attached hereto as <u>Exhibit A</u> and incorporated herein by reference (the "Resolution"), approving an application for real property tex abatements for WF Industrial for property located in the Perry Industrial Park II Economic Development Area No. 1 (the "TIF Area"). Mr. Otten stated the Commission's approval was required since the affected property is located in the TIF Area. Ms. Schanfsma then discussed the financial impacts associated with the abatement request as approved by the Resolution.

Carle Jackson then stated that it would now be in order for the Commission to consider said Resolution.

Carle Tackson then introduced the Resolution and called for discussion on the Resolution by the Commission.

After discussion had by the Commission on the Resolution, Rall Rhalm moved that said resolution be considered for adoption. Said motion was seconded by Dam Seals, and on call of the roll, was carried by the following vote:

Ayes:

Nayo:

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Carla Jacks and stated that the Resolution had been duly passed and adopted.

OTHER BUSINESS

There being no further business presented, on motion duly made, seconded and unanimously carried, the meeting thereupon adjourned.

Lackel Kobustan

Approved:

Presiding Officer

RESOLUTION NO. 2007-08

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING A REAL PROPERTY DEDUCTION UNDER IND. CODE § 6-1.1-12.1

Perry Industrial Park Lots 13-17

WHEREAS, the Town Council of the Town of Whitestown (the "Town Council") has thoroughly studied and been advised of a revitalization program, which includes redevelopment or rehabilitation on certain real property located within the Town of Whitestown ("Town"), which consists of approximately 188 acres located generally north of County Road 550 South and situated between State Road 267 and Indianapolis Road; and east of Indianapolis Road north and south of the interchange of Indianapolis Road, S.R. 267 and I-65, partly in Perry Township and partly in Worth Township (collectively, the "Area"); and

WHEREAS, Ind. Code § 6-1.1-12.1, as amended (the "Act"), has been enacted to permit the creation of "economic revitalization areas" and to provide all of the rights, powers, privileges and immunities that may be exercised by this Town Council in an economic revitalization area, subject to the conditions set forth in the Act; and

WHEREAS, the Area has been previously declared an Economic Revitalization Area under Resolution Nos. 2005-01 and 2005-04, respectively, wherein the Area was designated as Whitestown ERA #1; and

WHEREAS, the Town Council has received multiple Applications for Tax Abatement and Statements of Benefits, attached hereto as Exhibit A and incorporated herein by reference ("WF Industrial Application"), from WF Industrial Properties ("WF Industrial") for a portion of the Area commonly known as Lots 13, 14, 15, 16, and 17, respectively, of the Perry Industrial Park ("WF Industrial Property"), a legal description of which is attached hereto as Exhibit B; and

WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve a deduction for the WF Industrial Property under Ind. Code § 6-1.1-12-1; and

NOW, THEREFORE, BEIT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all fillings necessary or desirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this Resolution and the deduction approved hereunder.
- The Town Council hereby makes the following affirmative findings in regards to the WF Industrial Application:

3425321/12332-33

 the estimate of the value of the redevelopment or rehabilitation is reasonable for projects of that nature;

 the estimate of the number of individuals who will be employed a whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation;

the estimate of the annual salaries of those individuals who will be employed
or whose employment will be retained can be reasonably expected to result
from the proposed described redevelopment or rehabilitation;

d. the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed redevelopment or rehabilitation; and

e. the totality of benefits is sufficient to justify the deduction.

- 3. As an inducement for WF Industrial to invest in the Area, the WF Industrial Application is hereby approved effective upon adoption of this resolution and subject to WF Industrial meeting the following conditions:
 - a. WF Industrial shall obtain a resolution from the Whitestown Redevelopment Commission approving the WF Industrial Application pursuant to Ind. Code § 6-1.1-12.1-2(I);

b. WF Industrial shall reinnburse the Town for its costs, including any legal or financial professional fees, incurred for the review and preparation of the documentation relating to the WF industrial Application; and C. WF Industrial shall meet the first factor the burst wage, and coupleyment

c. WF Industrial shall meet to exceed the undertaint, wage, and employment estimates set forth in the WF Industrial Application and as presented to the Town Council.

- 4. The provisions of Ind. Code § 6-1.1-12.1-12 are expressly incorporated into this Resolution.
- 5. The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.
- 6. This Resolution shall take affect upon its adoption, and shall entitle the WF Industrial Property owner to a deduction for real property as provided in Ind. Code § 6-1.1-12 for a period of ID years therefrom.

PASSED this 3 day of Angust, 2007.

Jason Tribby, President

Susan Austin, Council Member

Sam Sortor, Council Member

Carla A. Jackson, Comeil Member

Celia Follmar, Corneil Member

KXHIBITA

Tax Abatement Application

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STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS 55th Form 51757 (R2/147)

Prescribed by the Department of Local Sovernment Finance

20 09 PAY 20 10 FORM SB-1 / Real Property

This statement is being completed for real property that qualifies under the following Indiana Code (check one box):

[Redevelopment or rehabilitation of real estate improvements (IO 8-1.1-12.1-4)

- ☐ Eligible vacated boilding (IC 5-1.1-12.1-4.8)

INSTRUCTIONS:

- NSTRUCTIONS:

 1. This statement must be submitted to the body designating the Economic Revitational Area prior to the public heading if the designating body requires informetion from the supdicted in reading its designating that designate an Economic Revitational Area. Observes this statement must be submitted to the designating body BEFORE the redevelopment or rehabilitation can support from which the person visions to ching a deduction. Projects" planned or economical for effect July 1, 1981, and areas designated effect July 1, 1981, require a STATEMENT OF BENEFITS. [IC 6-1.1-12.1]

 2. Approved of the designating body (EAY Council, Town Board, County Council, etc.) must be obtained prior to initiation of the redevelopment or rehabilitation, BEFORE is deduction application from \$22 EFANED, County Council, etc.) must be obtained prior to initiation of the record or rehabilitation, BEFORE is deduction, application from \$22 EFANED, Whichever is applicable, roted be filed with the County Audior by the later of: [1] May 10; or [2] thirty (30) days after the notice of addition to excessed valuation or new assessment in mailed in the property owner at the address shown on the records of the hornship assessor.

 4. Property owners which the Statement of Benedia was approved after these 30, 1991, nord attach a Form CF-1/Real Property annually to the application to show completure with the Statement of Benedia. [IC 6-1.1-12.1-5.1[b] and IC 6-1.1-12.1-12.1-12.1-12.1-13.1[c) for rehabilitated property and under IC 6-1.1-12.1-14.1 for rehabilitated property and under IC 6-1.1-12.1-14.

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Patrick B. Undle	ey ·	• •	(317) 639-0457		plindle	r@ctnt.com	
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	ented	calebdar A	ears" (see below). The date this de	dgnætion
B. The type of deduction that is allowed in the designment area in the	inited to:			
1. Redespelopment or rehabilitation of real estate improvements	☐Yes	□ No		
2. คือรังวัยกโซที่ๆ เปรียกรราชส์ สายสร	Yes	☐ No		
3. Occupancy of a vacant building	☐ Yes	□ kp	8	
C. The smount of the deduction applicable is limited to \$				
D. Other limitations or constitions (specify)				
a have also reviewed the information contained in the statement of be terrained that the totally of benefits is sufficient to justify the deduction			भाव क्केज्यांग्रीलाह ग्रह स्वरणायांग्रह अप	lhave
wood (signature and title of intermited and the of designating body) !)	Telephone	· · · · · · · · · · · · · · · · · · ·	Date slyngs (morph days y	
Jason Willy - Nesident		769-65	557 08/13/07	ælj.
Ad the (characters and fillers Atlantos) A	Designated	body		
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Hellia Huchelstrilian the designating bady apairs in an apairs is an	economic revit	all sear housely a	on 1600 Cold	iCi ayerb
Deluatzachelmeger	economic rovit 5-1-12-12-1-1.	alballon area, it co	on lawn and or law been not firme in lawn	iCi zyerk

A. The designated area has been insted to a period of line	e not to exceed calendar years" (see below). The da	this designation
expires is	#1	
El. The types of deduction that is allowed in the designment a	riese is Dismilled loc	
1. Redevelopment or rehabilitation of read estate improve		1
2. Residentially distressed areas	☐ Yes ☐ No	
7. Ottoppency of a vaccard building	□Y≃ □Ko	1
C. The suncount of the deduction applicable is limited to \$_		
D. Other limitations or conditions (specify)		
E. The deduction is allowed for	years' (see helow).	
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We have also reviewed the information contained in the statement determined that the totally of benefits is sufficient to justify the determined that	nd of benefits and find that the estimates and expectations are reason induction deposits of above.	able and have
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distantiand that the totality of benefits is sufficient to justify the description of the property (signature and title of internal positions of the company body) * If the designating body pois the time period during which an au entitled to receive a deduction to a number of years designated to A. For residentially distressed areas, the designate pariod of the period of the pe	Induction described above. It flephone number To flephone in days pend	

WHITESTOWN REDEVELOPMENT COMMISSION

RESOLUTION NO. 2007-02

Perry Industrial Park Lots 13-17

RESOLUTION APPROVING DEDUCTION APPLICATION FOR AREA PREVIOUSLY DESIGNATED AN ECONOMIC REVITALIZATION AREA AND WITHIN ALLOCATION AREA

WHEREAS, the Town Council of the Town of Whitestown has received an Application for a Deduction Under Ind. Code § 6-1.I-12.1 from WF Industrial Properties ("WF Industrial") for certain real estate previously designated as an economic revitalization area and commonly known as Lots 13, 14, 15, 16, and 17, respectively, of the Perry Industrial Park and more particularly described in Exhibit A, attached hereto and incorporated herein by reference ("Area"); and

WHEREAS, the Area has also been designated an allocation area by the Whitestown Redevelopment Commission ("Commission") in accordance with Ind. Code, § 36-7-14-39; and

WHEREAS, Ind. Code § 6-1.1-12.1-2(1) provides that a deduction for an allocation area under Chapter 12.1 may not be approved unless the Commission adopts a resolution approving the application.

NOW, THEREFORE, BE IT RESOLVED BY THE WHITESTOWN REDEVELOPMENT COMMISSION, THAT:

- 1. The Commission has considered the evidence presented and now finds and determines that it will be of public utility and benefit to approve the WF Industrial Application, attached hereto and incorporated herein by reference as <u>Exhibit B</u>, and therefore hereby approves, ratifices, and confirms the WF Industrial Application.
- The Secretary is hereby directed to take all necessary actions to carry out the purposes and intent of this Resolution and approval of the WF Industrial Application.
 - 3. This resolution shall take effect immediately upon adoption by the Commission.

Adopted at a meeting of the Whitestown Redevelopment Commission held

TOWN OF WHITES TOWN
REDEVELOPMENT COMMISSION

Mamba

Lacke Robert

Member

Down & Simmler

Member

Member

ATTEST:

Lashel Sons

966543v1/15385-38

Legal Description

A part of the East Half of the Southeast Quarter of Section 27, and part of the Southwest Quarter of Section 26, all being in Township 18 North, Range I East, Boone County, Indiana described as follows:

Beginning at the Southeast comer of said East Half, then South 88 degrees 45 minutes 01 seconds West along the south line of said East Half a distance of 689.97 feet; then North 00 degrees 40 minutes 18 seconds West parallel with the west line of said East Half a distance of 327.87 feet; then South 88 degrees 45 minutes 01 seconds West parallel with said south line a distance of 626.76 feet to the said west line; thence North 00 degrees 40 minutes 18 seconds West along said west line a distance of 1287.58 feet to the southwest corner of Perry Industrial Park II, Section I as recorded in Instrument Number 0009460. Plat Book 11, Page 51 in the Office of the Recorder of Boone County, Indiana; thence next 6 courses being along the north, and eastern line of said Perry Industrial Park-IL-1)..... North 89 degrees 14 minutes 32 seconds East a distance of 985.38 feet, 2) North 50 dogrees 33 minutes 05 seconds East a distance of 131,28 feet, point also being on the southwestern right-of-way line of Fieldstone Drive; 3) South 39 degrees 26 minutes 55 seconda East a distance of 733.90 feet; 4) South 08 degrees 02 minutes 34 seconds West a distance of 42.80 feet to the northern right-of-way line of Perry Boulevard point also being on a non-tangent curve to the right having a radius of 470.00 feet the radius point which bears North 32 degrees 14 minutes 46 seconds West; 5) thence southwesterly along said curve on are distance of 22.97 feet to the point which bears South 29 degrees 25 minutes 48 seconds East from said radius point 6) thence South 29 degrees 26 minutes 48 seconds East a distance of 60.00 feet to the southern right-of-way line of said Perry Boulevard point also being on a non-tangent curve to the right the radius which. bears North 29 degrees 26 minutes 48 seconds West; thence southwesterly along said curve an are distance of 246.75 feet to a point which bears South 02 degrees 46 minutes 19 seconds East from said radius point to a point on the east line of the said East Half; thence South 60 degrees 49 minutes 16 seconds East along said east line a distance of 942.21 feet to the Point of Beginning, containing 45.221 acres, more or less.





INSTRUCTIONS:

COMPLIANCE WITH STATEMENT OF BENEFIT REAL ESTATE IMPROVEMENTS

State Form 51766 (R6 / 4-23)

Prescribed by the Department of Local Government Finance

MAY 1 2 2023

Property owners must file this form with the county auditor and the designating body for their review regarding the compliance of the project with the Statement of Benefits (Form Bulberal Property) you are company the initial deduction application (Form 3227FF) that is filed with the county auditor.
 This form must also be updated each year in which the deduction is applicable. It is filed with the CDMT Ritor

and the designating body before May 15 or by the due date of the real property owner's personal property return that is filed in the township where the property is located. (IC 6-1.1-12.1-5.3(j))

4. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (Form CF-1/Real Property).

20 23 PAY 20 24

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.3 (k) and (l).



SECTION 1	TAYDAVED	INFORMATION	设有的 对象的数	Nichm
Name of Taxpayer	TAXFATER	INFORMATION	Co	remains of the strong and the strong
Indiana Branch Property, LLC and Ti	mpte Industries, Inc.		120	oone
Address of Taxpayer (number and street, city, stat			1000	GF Taxing District Number
100 Timpte Parkway, PO Box 347, D	avid City, NE 68632		02	
Name of Contact Person		Telephone Num		nail Address
Connie Samek		(402)367		Samek@timpte.com
SECTION 2	LOCATION AND DES	CALL PROPERTY OF THE PARTY OF T		
Name of Designating Body Town of Whitestown, Indiana Town (Council	Resolution Num		imated Start Date (month, day, year)
Location of Properly	Souricii	2018-24 and	1000	rual Start Date (month, day, year)
3945 South Indianapolis Road, Leba	non, IN 46052			20/2018
Description of Real Property Improvements				imated Completion Date (month, day, yea. J/31/2021
New construction of a two-story building of approx. 12,100 square feet on 4.73 acro	es. Facility features 6 full-service bays, overhead cranes, finis	shed production space & a parts of	7101	ual Completion Date (month, day, year)
SECTION 3	EMPLOYEES	AND SALARIES		
EMPLOYEES AND S	SALARIES	AS E	STIMATED ON SB-1	ACTUAL
Current Number of Employees				11
Salaries				717,206
Number of Employees Retained				
Salaries				4:
Number of Additional Employees		14		2
Salaries		778,496		97,452
SECTION 4	COST A	ND VALUES		
COST AND VALUES		REAL ES	TATE IMPROVEMENTS	
AS ESTIMATED ON SB-1	COST		AS	SSESSED VALUE
Values Before Project	\$ 0		\$ 24,100	
Plus: Values of Proposed Project	\$ 2,200,000		\$ 1,980,000	
Less: Values of Any Property Being Replaced	\$ 0		\$ 0	
Net Values Upon Completion of Project	\$ 2,200,000		\$ 2,004,100	
ACTUAL	COST		AS	SSESSED VALUE
Values Before Project	\$		\$ 13,600	
Plus: Values of Proposed Project	\$ 2,294,190		\$ 1,458,100	
Less: Values of Any Property Being Replaced	\$ 0		\$ 0	
Net Values Upon Completion of Project	\$ 0		\$ 0	
SECTION 5 WAST	E CONVERTED AND OTHER B	ENEFITS PROMI	SED BY THE TAXPAYER	
WASTE CONVERTE	D AND OTHER BENEFITS		AS ESTIMATED ON SB	-1 ACTUAL
Amount of Solid Waste Converted				
Amount of Hazardous Waste Converted				
Other Benefits:				
SECTION 6	TAXPAYER	CERTIFICATION		
I hereby certify that the representations in	this statement are true.			
Signature of Authorized Representative Connic Samek		Vice Preside	Date Signed (month, day, year) 5/11/2023	

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1)

INSTRUCTIONS: (IC 6-1.1-12.1-5.3 and IC 6-1.1-12.1-5.9)

- 1. Not later than forty-five (45) days after receipt of this form, the designating body <u>may</u> determine whether or not the property owner has substantially complied with the Statement of Benefits (Form SB-1/Real Property).
- If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include
 the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. The date of this hearing may not
 be more than thirty (30) days after the date this notice is mailed. A copy of the notice may be sent to the county auditor and the county assessor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable efforts
 to substantially comply with the Statement of Benefits (Form SB-1/Real Property), and whether any failure to substantially comply was caused by factors
 beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made reasonable efforts to comply, the designating body shall adopt a resolution terminating the property owner's deduction. If the designating body adopts such a resolution, the deduction does not apply to the next installment of property taxes owed by the property owner or to any subsequent installment of property taxes. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

-									
We h	ave reviewed the CF-1 and fir	nd that							
	The Property Owner IS in Substantial Compliance								
	The Property Owner IS NOT	in Su	bstant	ial Compliance					
	Other (specify)								
Reaso	ns for the Determination (attach a	ddition	al sheet	s if necessary)					
Signat	ure of Authorized Member						Date Signed (month, day, year)		
							land of the state		
Atteste	ed By				Designa	ating Body			
If the time	property owner is found not to has been set aside for the pur	be in	subst	antial compliance, the property sidering compliance. (Hearing r	owner	shall receive the opportunity for held within thirty (30) days of th	a hearing. The following date and e date of mailing of this notice.)		
	of Hearing		AM	Date of Hearing (month, day, year		Location of Hearing			
			PM						
25 - 250 B A		SER I PER	rodo bross			Consequence of the Consequence o			
				HEARING RESULTS (to be of	comple	STATE OF THE PARTY			
Reaso	ns for the Determination (attach as		pprove			☐ Denied (see	Instruction 4 above)		
,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	no tot the esternment of total			on necessary)					
			- 3 - 17-						
Signat	ure of Authorized Member						Date Signed (month, day, year)		
Atteste	ed By				Designa	ating Body			
PORTON TO THE PERSON TO THE PE	Properties					surona n s tunding M			
				APPEAL RIGHTS [C 6-1.1	-12.1-5.9(e)]			
A prop	erty owner whose deduction is de	nied by	the des	signating body may appeal the desi	gnating l	oody's decision by filing a complaint	in the office of the clerk of the Circuit or		
						rmined against the property owner	n ressons and restablished the control of the contr		



COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

PRIVACY NOTICE

This form contains confidential information pursuant to IC 6-1.1-35-9 and IC 6-1.1-12.1-5.6.

FORM CF-1 / PP

2023 PAY 2024

INSTRUCTIONS:

State Form 51765 (R7 / 12-22)

- Prescribed by the Department of Local Government Finance

 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between January 1 and May 15, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between January 1 and the extended due date

of each year. 3. With the approval of the	designating b	ody, compliance	e information	for multiple project	s may be	consolidated on one	(1) complianc	e form (CF-I).
SECTION 1		TA	XPAYER INF	FORMATION		建筑影响。		斯林斯斯
Name of taxpayer NTN Bearing Corporation o	f Ameri	ca				County Boone		
Address of Taxpayer (street and number, city, sta 1600 E. Bishop Court	ate and ZIP co	ide)				DLGF Taxir	ng District Nu	mber
Mt. Prospect IL 60056						06-020)	
Name of Contact Person				Telephone Number		Email Addre		
Timothy Bell	Plant .			847-298-7	Section 1	t)	bell@ntnus	a.com
SECTION 2	LO	CATION AND I	DESCRIPTIO	N OF PROPERTY		Estimated S	tart Date (mo.	oth day year)
Name of Designating Body Whitestown Town Council Resolution Number 2018-18					04/01/		iiii, uay, yeai)	
Location of Property 5376 Performan Whitestown IN						Actual Start	Date (month,	day, year)
Description of new manufacturing equipment, or rechnology equipment, or new logistical distribution	iew research a		nt equipment,	or new information	1	Estimated C 12/31/		te(month, day, ye
Please see attached descr			ment in	vestment		DESCRIPTION OF THE PROPERTY.	0.00000	nonth, day, year)
SECTION 3			YEES AND S	ALARIES				
	OYEES AND	SALARIES				AS ESTIMATED ON S	B-1	ACTUAL 40
Current Number of Employees							-	2,320,556
Salaries							-	2,320,330
Number of Employees Retained Salaries							+	
Number of Additional Employees						6	8	40
Salaries						2,497,83	10	2,320,556
SECTION 4		cos	T AND VALU	JES	维表集	- 校员事 - 70 - 12 - 1		
	MANUFA EQUIF	CTURING PMENT	-	EQUIPMENT	L I	OGIST DIST	IT EQ	UIPMENT
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	COST	ASSESSED VALUE	cos	T ASSESSED VALUE	COST	ASSESSE VALUE
Values Before Project	San att	ached 2,100	000					
Plus: Values of Proposed Project	See act	ached 2,100	, 000					-
Less: Values of Any Property Being Replaced Net Values Upon Completion of Project				-				-
	- 0/201/20	ASSESSED	0.0100	ASSESSED	0.000	ASSESSED	nerenee.v	ASSESSE
ACTUAL	COST	VALUE	COST	VALUE	cos	VALUE	COST	VALUE
Values Before Project				-				-
Plus: Values of Proposed Project	1,796,929	431,253		-				
Less: Values of Any Property Being Replaced	0.00000000	70.777						-
Net Values Upon Completion of Project	1,796,929	431,263	(-)	-11				
NOTE: The COST of the property is confidential	THE BUT		THE PERSON NAMED IN	S PROMISED BY	THE TAY	PAVER		
	NOTE SELECTION.	Cont. I - Hilliam to the line in the	war conformations and	5 T NOWISED BY		AS ESTIMATED ON SE	B-1	ACTUAL
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WASTE CONV Amount of Solid Waste Converted	ERTED AND			-10				
WASTE CONV	ERTED AND							
Amount of Solid Waste Converted Amount of Hazardous Waste Converted Other Benefits:	ERTED AND		YER CERTIE	CATION				
WASTE CONV Amount of Solid Waste Converted Amount of Hazardous Waste Converted Other Benefits: SECTION 6		TAXPA	YER CERTIFI	CATION				: D. 1
Amount of Solid Waste Converted Amount of Hazardous Waste Converted		TAXPA	Title	cation		Date Signer	l (month, day,	vear)

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1)

INSTRUCTIONS: (IC 6-1.1-12-5.9)

- Within forty-five (45) days after receipt of this form, the designating body may determine whether or not the property owner has substantially complied with the Statement of Benefits.
- If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination and the date, time and place of a hearing to be conducted by the designating body. If a notice is mailed to a property owner, a copy of the written notice will be sent to the county assessor and the county auditor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable effort to substantially comply with the Statement of Benefits and whether any failure to substantially compy was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made reasonable effort to comply, then the designating body shall adopt a resolution terminating the deduction. The designating body shall immediately mail a certified copy of the resolution to. (1) the property owner; (2) the county auditor; and (3) the county assessor.

We ha	ave reviewed the CF-1 and find th	at:						
	The property owner IS in substantial compliance							
	The property owner IS NOT in	substantial complian	nce					
	Other (specify)							
Reaso	ons for the Determination (attach	additional sheets if n	necessary)	Section Selection Section 1				
	8							
Signa	ture of Authorized Member				Date Signed (month, day, year)			
Attest	ed By:			Designating Body				
	property owner is found not the ving date and time has been			perty owner shall receive the opport g compliance.	tunity for a hearing. The			
Time	of Hearing AN	71	(month, day, year)	Location of Hearing				
M	国科本型科	HEA	RING RESULTS (to be	completed after the hearing)	Miller and Light No.			
		Approved		Denied (see insruction 5 above)				
Reaso	ons for the Determination (attach	additional sheets if n	ecessary)					
= SON SON	en e				A The Company of the Company			
Signat	ure of Authorized Member				Date Signed (month, day, year)			
Atteste	ed By:			Designating Body				
			APPEAL RIGH	TS [IC 6-1.1-12.1-5.9(e)]				
		and the second second	index i considerativa recultate en considerativa	designating body's decision by filing a co				
Circuit	or Superior Court together with a	bond conditioned to	pay the costs of the app	eal if the appeal is determined against the	property owner.			

NTN Bearing Corporation of America CF-1 PP Attachment

Investment Information

Investment Schedule:

2018 - \$2,100,000

Investment Type:

Investment of manufacturing, distribution and IT equipment will include bearing manufacturing equipment, work tables, packaging, computers and IT infrastructure (Wiring, Server Racks, switches, etc.). The breakdown between the three categories is not known at this time.

Job Creation Information

Job Creation Schedule:

2018 - total headcount 53

2019 - total headcount 56

2020 - total headcount 58

2021 - total headcount 61

2022 - total headcount 64

2023 - total headcount 68





PRIVACY NOTICE

Any information concerning the cost of the property and specific salaries paid to individual employees by the property owner is confidential per IC 6-1.1-12.1-5.1.

INSTRUCTIONS

- This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise this statement must be submitted to the designating body BEFORE a person installs the new manufacturing equipment and/or research and development equipment, and/or logistical distribution equipment and/or information technology equipment for which the person wishes to claim a deduction.
- The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the installation of qualifying abatable equipment for which the person desires to claim a deduction.
- 3. To obtain a deduction, a person must file a certified deduction schedule with the person's personal property return on a certified deduction schedule (Form 103-ERA) with the township assessor of the township where the property is situated or with the county essessor if there is no township assessor for the township. The 103-ERA must be filed between January 1 and May 16 of the essessment year in which new manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment is installed and fully functional, unless a filing extension has been obtained. A person who obtains a filing extension must file the form between January 1 and the extended due date of that year.
- 4. Property owners whose Statement of Benefits was approved, must submit Form CF-1/PP annually to show compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
- 5. For a Form SB-1/PP that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction ellowed. For a Form SB-1/PP that is approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. (IC 8-1.1-12.1-17)

SECTION 1		7 79.	TAXPAYER	NFORMATI	ON				
Name of taxpeyer				Control of the Contro	ntact person				
NTN Bearing Corpo	ration of America ar	nd related	entities	Timoth	/ Bell				
Address of taxpayer (number	and street, city, state, and ZI	P code)					Telephone num	ber	
1600 E Bishop Court, I	Vit. Prospect, IL 80056						(847) 29	8-7500	
SECTION 2	LO	CATION AN	D DESCRIPTION	ON OF PRO	POSED PROJ	ECT			
Name of designating body							Resolution num	ber (s)	
Whitestown Town Cou	ncil	.+							
Location of property				Coun	ty		DLGF taxing di	strict numb	er
(Est) 5300 Performance					Boone			06020	
Description of manufactur	ing equipment and/or res	earch and d	evelopment eq	uipment				ESTIMAT	ED
Description of manufactur and/or logistical distribution (Use additional sheets if r	on equipment and/or informacessary.)	mation techi	nology equipme	mt.			START DA	TE CC	MPLETION DATE
Please see attached of					Manufacturin	g Equipment	04/01/20	18	12/31/2024
					R & D Equipr	nent			
					Logist Dist Ed	quipment	04/01/20	18	12/31/2024
					iT Equipment		04/01/20	18	12/31/2024
SECTION 3	ESTIMATE OF E				SULT OF PROF				
Current number	Salaries	Number	retained	Salaries	0	Number ad		Salaries	107 000 10
0	0		0		0		68	\$2,4	97,830.40
SECTION 4	ESTIM	ATED TOTA	L COST AND	VALUE OF	PROPOSED P	ROJECT			4 77 All 1
NOTE: Pursuant to IC 6-	1.1-12.1-5.1 (d) (2) the		CTURING	R&DE	QUIPMENT	LOGIS EQUIP		ITE	QUIPMENT
COST of the property is t	confidențial.	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Current values									
Plus estimated values of	proposed project								
Less values of any prope	rty being replaced								
Net estimated values upo								L.	
SECTION 5	WASTE CON	IVERTED A	ND OTHER BE	NEFITS PE	OMISED BY T	HE TAXPAYE	R		
Estimated solid waste co	nverted (pounds)			Estimated	nazardous wast	e converted ((pounds)		
Other banefits:									
SECTION 6			TAXPAYER C	ERTIFICAT	ION				
I hereby certify that the re	The second secon	ement are tr	ue.						
Signature of Athorized repre	No.11					Da	te signed (monti	Control of the Contro	<u> </u>
ame	Jul 0			Title			2/11/2	102	3
Pinied name of authorized re Timothy Bell	bi geguranog			10.00	er, Wareho	liee and	naietice		
				IVIALIAL	CI, VVOIGIC	CHID SELVE	LUUISIUS		



	是信息是多地位的	FOR	USE OF THE D	ESIGNATING BO	DY
	ution previously ap				e and find that the applicant meets the general standa 6-1.1-12.1-2.5, provides for the following limitations
A. The designated and	ea has been limited	to a period of time NOTE: This	e not to exceed _ question address	calend ses whether the resc	lar years * (see below). The date this designation expi lution contains an expiration date for the designated ar
 Installation of n Installation of n 	tion that is allowed new manufacturing of new research and do new logistical distributes new information tech	equipment; evelopment equipr oution equipment.	ment;	☐ Yes ☐ Yes ☐ Yes ☐ Yes	☐ No Check box if an enhanced abatement we approved for one or more of these types.
				imited to \$ Ilsh a limit, if desired	cost with an assessed value of
D. The amount of dec	duction applicable to	o n ew research an	d development e		\$ cost with an assessed value of
E. The amount of dec	duction applicable to	o new logistical dis	tribution equipme		cost with an assessed value of
\$	(One or	both lines may be	filled out to estab	lish a limit, if desired	cost with an assessed value of
C. Chief militaridità U.					
H. The deduction for	new manufacturing			d development equi for deduction is allow	oment and/or new logistical distribution equipment and/ ved for:
H. The deduction for	new manufacturing				
H. The deduction for new information te Year 1 Year 6 I. For a Statement of If yes, attach a cop	new manufacturing echnology equipmen Year 2 Year 7 Benefits approved by of the abatement	nt installed and fira Year 3 Year 8 after June 30, 2013 schedule to this for	t claimed eligible Year 4 Year 9 did this designarm.	for deduction is allow Year 5 Year 10	ved for: Enhanced Abatement per IC 6-1.1-12.1-18 Number of years approved: (Enter one to twenty (1-20) years; may not exceed twenty (20) years.) patement schedule per IC 6-1.1-12.1-17? Yes N
H. The deduction for new information te Year 1 Year 6 I. For a Statement of if yes, attach a cop if no, the designation of the copy is the copy in	new manufacturing schnology equipment Year 2 Year 7 Benefits approved by of the abatement ng body is required and the information of the informat	The installed and first the installed and first the installed and first the installed and first the installed in	t claimed eligible Year 4 Year 9 3, did this designerm. Itement schedule	for deduction is allow Year 5 Year 10 ting body adopt an a before the deduction	ved for: Enhanced Abatement per IC 6-1.1-12.1-18 Number of years approved: (Enter one to twenty (1-20) years; may not exceed twenty (20) years.) patement schedule per IC 6-1.1-12.1-17? Yes N
H. The deduction for new information te Year 1 Year 6 I. For a Statement of if yes, attach a cop if no, the designation of the following that the top is the state of the st	new manufacturing echnology equipmen Year 2 Year 7 Benefits approved by of the abatement and body is required the information cotality of benefits is	nt installed and firation installed and firation in Year 3 Tyear 8 after June 30, 2013 schedule to this for to establish an abarrante in the state sufficient to justify	t claimed eligible Year 4 Year 9 3, did this designerm. Itement schedule tement of benefit the deduction de	for deduction is allow Year 5 Year 10 ting body adopt an a before the deduction	ved for: Enhanced Abatement per IC 6-1.1-12.1-18 Number of years approved: (Enter one to twenty (1-20) years; may not exceed twenty (20) years.) patement schedule per IC 6-1.1-12.1-17? Yes No can be determined.
H. The deduction for new information te Year 1 Year 6 I. For a Statement of if yes, attach a cop if no, the designation	new manufacturing achnology equipment Year 2 Year 7 Benefits approved by of the abatement on body is required the information cotality of benefits is difficultied method to authorized method to authorized method to a sufficient with the cotal to a	nt installed and firation of the state of designating ember of designating and the state of the	t claimed eligible Year 4 Year 9 3, did this designerm. Itement schedule tement of benefit the deduction de	for deduction is allow Year 5 Year 10 ting body adopt an a before the deduction s and find that the es scribed above. Telephone number	ved for: Enhanced Abatement per IC 6-1.1-12.1-18 Number of years approved: (Enter one to twenty (1-20) years; may not exceed twenty (20) years.) patement schedule per IC 6-1.1-12.1-17? Yes No can be determined. Itimates and expectations are reasonable and have

IC 6-1.1-12.1-17

Abatement schedules

Sec. 17. (a) A designating body may provide to a business that is established in or relocated to a revitalization area and that receives a deduction under section 4 or 4.5 of this chapter an abatement schedule based on the following factors:

- (1) The total amount of the taxpayer's investment in real and personal property.
- (2) The number of new full-time equivalent jobs created.

- (2) The average wage of the new employees compared to the state minimum wage.
 (3) The average wage of the new employees compared to the state minimum wage.
 (4) The infrastructure requirements for the taxpayer's investment.
 (b) This subsection applies to a statement of benefits approved after June 30, 2013. A designating body shall establish an abatement schedule for each deduction allowed under this chapter. An abatement schedule must specify the percentage amount of the deduction for each year of the deduction. An abatement schedule may not exceed ten (10) years.
- (c) An abatement schedule approved for a particular taxpayer before July 1, 2013, remains in effect until the abatement schedule expires under the terms of the resolution approving the taxpayer's statement of benefits.



NTN Bearing Corporation of America SB-1 PP Attachment 3/1/18

Investment Information

Investment Schedule:

2018 - \$2,100,000

Investment Type:

Investment of manufacturing, distribution and IT equipment will include bearing manufacturing equipment, work tables, packaging, computers and IT infrastructure (Wiring, Server Racks, switches, etc.). The breakdown between the three categories is not known at this time.

Job Creation Information

Job Creation Schedule:

2018 - total headcount 53

2019 - total headcount 56

2020 - total headcount 58

2021 - total headcount 61

2022 - total headcount 64

2023 - total headcount 68



RESOLUTION NO. 2018-18

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING PERSONAL PROPERTY TAX DEDUCTIONS IN WHITESTOWN ERA #1 UNDER INDIANA CODE 6-1.1-12.1

NTN BEARING CORPORATION OF AMERICA

WHEREAS, the Town Council of the Town of Whitestown, Indiana (respectively, the "Town Council" and the "Town"), pursuant to Indiana Code 6-1.1-12.1, as amended (the "Act"), and Resolution No. 2005-1, declared an area which is situated within the Town consisting of approximately 188 acres, located generally north of County Road 550 South and between State Road 267 and Indianapolis Road; and east of Indianapolis Road north and south of the interchange of Indianapolis Road, State Road 267 and 1-65, partly in Perry Township and partly in Worth Township, as an economic revitalization area and designated as the Whitestown ERA #1 (the "ERA #1"); and

WHEREAS, the Town Council has been advised by NTN Bearing Corporation of America and/or related entities (the "Applicant") of a proposed personal property revitalization expansion program (the "Project") on a site within the ERA #1 at or about 5300 Performance Way in the Town, which is more particularly described in the hereinafter defined Abatement Application (the "Site"); and

WHEREAS, the Project consists of the installation of manufacturing, distribution and IT equipment including bearing manufacturing equipment, work tables, packaging, computers and IT infrastructure (wiring, server racks, switches, etc.) in approximately 280,000 square feet of manufacturing and distribution space on the Site; and

WHEREAS, the Applicant anticipates increases in the assessed value of its personal property by reason of its Project and has requested property tax abatement with respect to such anticipated increases; and

WHEREAS, the Town Council has received from the Applicant an Application for Personal Property Tax Abatement, including the Statement of Benefits on Form SB-1 / Personal Property, attached hereto as Exhibit A and incorporated herein by reference (the "Abatement Application"); and

WHEREAS, the Site is located in an allocation area, as such term is defined in Indiana Code 36-7-14-39, established by the Town Council and the Town of Whitestown Redevelopment Commission (the "Redevelopment Commission"); and

WHEREAS, on March 26, 2018, the Redevelopment Commission adopted its resolution approving the Abatement Application;



WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve a five (5) year traditional personal property tax deduction for the Project, pursuant to the Act.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all filings necessary or desirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this Resolution and the deductions approved hereunder.
- 2. The Town Council hereby makes the following affirmative findings in regards to the Abatement Application:
 - a. the estimate of the cost of the new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment is reasonable for equipment of that type;
 - the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - c. the estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - d. the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment; and
 - e. the totality of benefits is sufficient to justify the deductions.
- 3. As an inducement for the Applicant to invest in the Site, the Abatement Application is hereby approved with the tax abatement schedule approved herein effective upon adoption of this Resolution and subject to the Applicant meeting the following conditions:
 - a. The Applicant shall annually file with the Town Council the required Form CF-1/PP, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in its Statement of Benefits (Form SB-1/Personal Property) as presented to and approved by the Town Council;
 - b. The Applicant shall provide the Town Council an annual update regarding the timing of the construction, acquisition and installation of the Project.
- 4. The provisions of Indiana Code 6-1.1-12.1-12 are expressly incorporated into this Resolution.



- 5. The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.
- 6. This Resolution shall take effect upon its adoption, and shall entitle the Applicant to deductions for personal property taxes for the Project as provided in Indiana Code 6-1.1-12.1-4.5 for a period of five (5) years in accordance with the following abatement schedule:

Personal Property Tax Abatement Schedule

	% of Assessed Value					
Year	Exempt From Personal Property Taxes					
1	100%					
2	80%					
3	60%					
4	40%					
5	20%					

Consistent with Indiana law, the first year of abatement for personal property taxes shall commence on the assessment date immediately following installation of the new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment as described in the Form SB-1/ Personal Property (such form included in the Abatement Application attached hereto as Exhibit A).



Passed and adopted by the Town Council of the Town of Whitestown, Indiana on this 27^{th} day of March, 2018.

TOWN OF WHITESTOWN, INDIANA
TOWN COUNCIL

Eric Miller, President

Susan Austin, Council Member

Clinton Bohm, Council Member

Kevin Russell, Council Member

ATTEST:

Matt Sumner, Clerk-Treasurer



EXHIBIT A

Abatement Application



TOWN OF WHITESTOWN, INDIANA APPLICATION FOR

PERSONAL PROPERTY TAX ABATEMENT

Instructions and Procedures

Indiana state law requires that this application for personal property tax abatement and statement of benefits form (SB-1/PP) be submitted to the Town of Whitestown, Indiana (the "Town") prior to the initiation of the project. Additionally, final approval of the application must be obtained from the Town before starting the installation of the new manufacturing equipment, research and development equipment, logistical distribution equipment and/or information technology equipment, for which tax abatement is being requested.

The completed application, including all attachments and forms, and fees should be submitted to:

Town of Whitestown

Attn: Mr. Dax Norton, Town Manager 6210 Veterans

Drive Room 500

Whitestown, Indiana 46075 Office: (317)732-4530

Mobile: (317)495-5864

E-Mail: dnorton@whitestown.in.gov

Prior to submitting the attached application to the Town, all questions must be answered as completely as possible and must be signed on the Statement of Benefits Form (SB-1/PP) and the last page of the application. Incomplete or unsigned applications will not be accepted as official filings. All applicants are encouraged to discuss the proposed project and tax abatement request with the Town Manager and/or the Presidents of the Whitestown Redevelopment Commission and Whitestown Town Council prior to filing their application.

Fees

A \$2,000 non-refundable application fee is required when making an application for real property tax abatement and is payable to the "Town of Whitestown" 30 days following the approval of the abatement (the "Application Fee"). In addition, if the applicant is submitting an application for a personal property tax abatement that does not conform with the traditional tax abatement schedule (a "Modified Abatement Schedule"), the applicant may be required to pay an additional fee (the "Modified Abatement Application Fee"). The amount of the Modified Abatement Application Fee will be determined by the Town in its sole discretion based upon all of the facts and circumstances (including the proposed Modified Abatement Schedule). Payment of the Modified Abatement Application Fee shall be made within 30 days of notification in



writing by Whitestown to the Applicant of the amount of such Modified Abatement Application Fee.

All companies requesting personal property tax abatement will be required to execute a Memorandum of Understanding with the Town prior to consideration of the tax abatement request, the form of which memorandum is included with this application.

Any requests for additional information or questions should be directed to the following:

Town of Whitestown Attn: Mr. Dax Norton, Town Manager 6210 Veterans Drive Room 500 Whitestown, Indiana 46075 Office: (317)732-4530

E-Mail: dnorton@whitestown.in.gov

Mobile: (317)495-5864



Town of Whitestown, Indiana Personal Property Tax Abatement Application Project Questionnaire

1. Name of the company for which personal property tax abatement is being requested: NTN Bearing Corporation of America and/or related entities				
2. State the name, title, address, telephone number and e-mail address of a company representative who may be contacted concerning this application:				
Name and Title: <u>Timothy Bell, Manager, Warehouse and Logistics</u>				
Address: 1600 East Bishop Court, Mt. Prospect, IL 60056				
Telephone: 847-298-7500				
E-Mail Address: tbell@ntnusa.com				
3. State the name, title, address, telephone number and e-mail address of a company representative responsible for filing the required annual compliance forms (Form CF-1) which will be used by the Town to determine if your company is compliant with the terms of the abatement application, including Form SB-1, and whether the abatement will continue or be terminated (the contact should be made aware of the compliance form's importance).				
Name and Title: Same as above				
Address:				
Telephone:				
E-Mail Address:				
4. Location of property for which personal property tax abatement is being sought:				
a) Street Address: (Est) 5300 Performance Way, Whitestown, IN 46075				
b) Tax Parcel Number(s): <u>06-07-35-000-001.000-020</u>				
Attach a legal description and area map of the proposed project location.				
5. What is the amount of the most recent assessment attributable to (this information is available on the most recent property tax form) the equipment at the project location:				
\$0.00				



6. Has this project or tax abatement request been discussed with the President of the Whitestown Redevelopment Commission and/or President of the Whitestown Town Council? X Yes No
7. Does your company currently conduct manufacturing operations, research and development, distribution and/or information technology research at this location? If so, how long has your company been at this location?
No
8. Does your business have other operations in Indiana? If so, please list the location of the other operations.
Yes. NTN Driveshaft has locations in Columbus, IN and Anderson, IN.
9. What is the size of the facility in which the equipment will be installed?
NTN will require approximately 280,000 SF of manufacturing and distribution space.
10. On a separate page, briefly describe the (i) product(s) manufactured, (ii) research and development conducted, (iii) the product distribution and/or (iv) the information technology conducted, by your company.
Please see attachment to application.
11. On a separate page, briefly describe the equipment to be installed by your company at the project location.
Please see attachment to application.
12. Has the new equipment been installed (Please note that State statute requires applicants to delay installation until after abatement has been granted)?
YesX_No
13. What is the anticipated date for installation to begin? April 2018
14. What is the anticipated date for project completion? <u>December 2018 (equipment installation completion date)</u> . Job creation goals to be met by December 2023.



15. curre	Does the equipment being installed serve the same function as the equipment ontly in place at the facility?
	YesNoXN/A
a)) If no, please describe the new functions to be performed by the new equipment:
	N/A
b)	What is the estimated value of the equipment to be purchased for which personal property tax abatement is being requested? \$2,100,000
16. which	Complete the following profile of the Company that will occupy the property for tax abatement is being requested:
a)	Number of current full time permanent hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)
	Skilled <u>n/a</u> Average hourly wage rate for skilled positions <u>n/a</u>
	Semi-skilledn/a Average hourly wage rate for semi-skilled positions _n/a
	Clerical n/a Average hourly-wage rate for clerical positions n/a
	Salaried _n/a Average salary (per hour) for salaried positions _n/a
	TOTAL NUMBER OF EXISTING EMPLOYEES (permanent and full-time)
b)	Number of current part-time hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)
	Skilled <u>n/a</u> Average hourly wage rate for skilled positions <u>n/a</u>
	Semi-skilled n/a Average hourly wage rate for semi-skilled positions n/a
	Clerical n/a Average hourly wage rate for clerical positions n/a
	TOTAL NUMBER OF EXISTING EMPLOYEES (part-time)



c)	Approximate value of benefits for existing and new employees on a per hour basis (e.g. benefits are valued at an additional \$3.00 per hour, etc.) The value of benefits are approximately 20% of one's hourly wages.						
d)	Summary of benefits for existing and new employees. NTN provides medical, dental and vision benefits as well as substantial training and development, and paid time off.						
e)	Number of created full-time permanent hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)						
	Skilled 68 Average hourly wage rate for skilled positions \$17.66						
	Semi-Skilled n/a Average hourly wage rate for semi-skilled positions n/a						
	Clerical n/a Average hourly wage rate for skilled positions n/a						
	Skilled n/a Average hourly wage rate for skilled positions n/a						
	TOTAL NUMBER OF NEW EMPLOYEES (permanent and full-time) 68						
	f) Number of created part-time hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)						
	Skilled n/a Average hourly wage rate for skilled positions n/a						
	Semi-skilled n/a Average hourly wage rate for semi-skilled positions n/a						
	Clerical <u>n/a</u> Average hourly wage rate for clerical positions <u>n/a</u>						



- g) What is the total dollar amount to be spent on new salaries? \$2,497,830.40
- h) Provide schedule for when new employee positions are expected to be filled.

Year	Net New		
	Employees		
2018	53		
2019	3		
2020	2		
2021	3		
2022	3		
2023	4		
TOTAL	68		

17. On a separate page, please give a detailed description of what the impact on your business will be if the new equipment is not installed (e.g. loss of jobs, contract cancellations, loss of production, change in location, etc.).

Please see attachment to application

- 18. What is the term of the tax abatement requested (maximum 10 years). 5 years
- 19. Attach a schedule of the proposed tax abatement percentages in each year (note, if the proposed tax abatement schedule is other than a traditional tax abatement schedule the Town may impose additional fees for consideration).

We are respectfully requesting a 5 year abatement on personal property investment. Below is a schedule of the proposed 5 year abatement schedule.

	% of Assessed Value		
Vear	Exempt From Personal Property Taxes		
	100%		
2	80%		
}	60%		
	40%		
5	20%		



	xes	to be a	plete the following schedule abated and include on a sepa ided below:	concerning the	e proposed personal property worksheets for calculating the
I.	Pro	jected	Current Conditions Without	Abatement	
	A. B.		ent Annual Personal Property ected 5-Year Total:	Taxes:	\$0.00 \$0.00
II.	Pro	jected	Conditions With Abatement		
	А. В.		ected 5-Year Personal Propert ected 5-Year Abatement:	y Taxes:	\$106,860.00 \$68,820.00
III.		ojected ranted)	d Total (Assumes Abatement		
Note	A. B.	Tota	I Amount Abated: I Taxes to be Paid: Worksheets		\$68,820.00 \$38,040.00
21	•	(a) (b) (c)	h approvals or permits will be zoning change annexation plat approval	(e) variance (f) special e (g) building	xception
		(d) d plans	development plan s are being determined, it is are equired for the project.	(h) other	
22 in			additional public infrastructur ts/funding source and schedul		required? If so, please explain ion.
			being developed, but at this to improvements required for c		
	e To	wn (e.	ne proposed project, is the a g., tax increment financing, e f so, please explain. <u>No</u>		
	pli		e describe any communit nas provided in the past and/		ent/contributions the rovide in the future. <u>Please see</u>



ject? If so, please explain. Whenever possible and when economically both Becknell Development and NTN endeavor to utilize local suppliers and
the applicant previously been approved for economic development incentives own (e.g., tax abatement, tax increment financing, economic development d financing)? If so, please explain and include information with respect to compliance with project representations made to the Town at the time the cere approved.
e applicant current on all of its payment obligations to the Town and the property taxes, utility (gas, water, sewer, electric) fees (such as capacity services charges), guaranties on any debt obligations, etc.)?
the proposed project take advantage of any "green" technology to reduce ronmental impact? If so, please explain. sible and economically feasible, equipment and improvement that are reen" are considered.
aver a vocalitation.
Γ OF ATTACHMENTS:



I hereby certify that the information and representations on and included with this application for Personal Property Tax Abatement are true and complete,

I understand that if this request for property tax abatement is granted that I will be required to annually provide information to the Town with respect to compliance with the project description, job creation and retention figures (and associated salaries), investment, and other information contained in this application, including the Form SB-1/PP. I also acknowledge that failure to provide such information may result in a loss of tax abatement deductions.

	Signature of Owner or	Authorized Representative
	Title	
	Date	
STATE OF)	SS:	
COUNTY OF)	33.	
the foregoing application for Whitestown, Indiana. In witnes affixed my official seal.	personal property tax al	patement for the Town of
		, Notary Public
	Residing in	County,
My commission expires:		



ATTACHMENT TO PERSONAL PROPERTY TAX ABATEMENT APPLICATION NTN Bearing Corporation of America 3/1/2018

Question #4 - Legal Description of the Property

Parcel Number 06-07-35-000-001.000-020 PERRY INDUSTRIAL PARK III SECTION 2 LOT 6 38.08A

Question #4 — Map of the Property

This is the pared Becknell is currently constructing on that NTN would move into.

Question #10 - Nature of the Company Business

With quality brand names such as Bower, BCA and SNR, NTN manufactures and supplies the most comprehensive range of bearings, constant velocity joints, and other precision industrial and automotive equipment to meet a variety of applications, across a variety of industries. As the world's third largest bearing manufacturer, NTN has over 65 plants worldwide and nearly 100 years in business. Of all NTN products that are sold in North America, 80% are manufactured in one of the ten plants located in: Illinois, Indiana, Ontario, Alabama, Kentucky, Nevada, Georgia + Michigan.

NTN serves customers is a wide range of industries including food + beverage, construction, wind energy, precision + machine tools, metals manufacturing, mining, agriculture, paper + forestry, oil + gas, and electric motors. NTN provides high-performing bearing products that increase the productivity and efficiency of their clients' operations.



Question #11 - Proposed Personal Property Purchases and Installation

This project is an extension of NTN's Bearings Division and will require approximately 280,000 SF of manufacturing and distribution space. In Whitestown, to meet their expansion needs, NTN is considering the facility being constructed by Becknell at 5300 Performance Way. In addition to the real estate investment, NTN will also be investing \$2M+ in new bearing manufacturing and distribution equipment to accommodate their growing business needs.

Question #17 - Impact on local community if project does not proceed

Without the expansion into a new location and investment in production equipment, NTN will not be able to expand its operation to most effectively deliver high-performing bearing products that ultimately increase the productivity and efficiency of their clients' operations. Additionally, if the project does not proceed, tax revenue will be foregone as the spec building currently under construction by Becknell will have to continue its search for a fitting occupier.

Question #24 Community Involvement and Funding

NTN's goal is to be a company that everyone appreciates being a part of and strive to be a model corporate citizen, helping develop communities they call home. Most recently, NTN met with state and local leaders in Columbus in an effort to help align educational systems to workforce needs.

1310

COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R5 / 12-21)
Prescribed by the Department of Local Government Finance

FORM CF-1 / Real Property

INSTRUCTIONS:

- This form does not apply to property located in a residentially distressed area or any deduction for which the Statement of Benefits was approved before July 1, 1991.
- Property owners must file this form with the county auditor and the designating body for their review regarding the compliance of the project with the Statement of Benefits (Form SB-1/Real Property).
- 3. This form must accompany the initial deduction application (Form 322/RE) that is filed with the county auditor.
- 4. This form must also be updated each year in which the deduction is applicable. It is filed with the county auditor and the designating body before May 16, 2022, or by the due date of the real property owner's personal property return that is filed in the township where the property is located. (IC 6-1.1-12.1-5.3(j))
- With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (Form CF-1/Real Property).

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.3 (k) and (l).

SECTION 1	TAXPAYER INF	ORMATION	1000			
Name of taxpayer				County		
OPUS DEVELOPMENT COMPANY LLC				Boone		
Address of taxpayer (number and street, city, state, and ZIP code)				DLGF taxing district number		
10350 Bren Rd W, Minnetonka, MN 553-	43			06-018		
Name of contact person				Telephone num		
Todd Davis			WILLIAM STATE OF	(317) 8	316-5724	
SECTION 2 Name of designating body	LOCATION AND DESCRIP	Resolution number	TY.			
Town Council of the Town of Whitestown,	Indiana	2019-16	Estimated start date (month, day, year) 9/01/2019			
Location of property		201010		Actual start date (month, day, year)		
4330 S 500 E, Whitestown, IN 46075				7/16/2021		
Description of real property improvements				Estimated completion date (month, day, year)		
258,000 sq. ft. industrial warehou	use/distribution center	building on 1	6.112	12/31/2023		
acres with a parcel number of 06	-07-26-000-001.052-0	19 / 018-125	21-01.	Actual completion 9/8/2022	on date (month, day, year)	
SECTION 3	EMPLOYEES AND	SALARIES		1 1 1 1 1 1	THE RESERVE OF THE PARTY OF THE	
EMPLOYE	ES AND SALARIES		AS ESTIMA	TED ON SB-1	ACTUAL	
Current number of employees				1100		
Salaries						
Number of employees retained						
Salaries						
Number of additional employees *Tenant did no	t occupy until 9/1/22, employment	will be higher	30		5* (9/1/22-12/31/22)	
1 / d (em/se2004)	es are total wages paid in 2022.		1,560,000 83,533		83,533	
SECTION 4	COST AND V	ALUES				
COST AND VALUES		REAL ESTAT	E IMPROVEME			
AS ESTIMATED ON SB-1	COST	-		ASSESSE	ED VALUE	
Values before project			36,400			
Plus: Values of proposed project			9,450,000			
Less: Values of any property being replaced			_			
Net values upon completion of project			9,486,400			
ACTUAL	COST		ASSESSED VALUE			
Values before project						
Plus: Values of proposed project	14,338,745		17,194,300			
Less: Values of any property being replaced						
Net values upon completion of project	14,338,745		17,194,300			
	NVERTED AND OTHER BENEF	TS PROMISED B	Harris Street Street Street			
	AND OTHER BENEFITS		AS ESTIMAT	ED ON SB-1	ACTUAL	
Amount of solid waste converted						
Amount of hazardous waste converted						
Other benefits:	TAYONED OFF	FIGATION				
SECTION 6 TAXPAYER CERTIFICATION						
Signature of authorized representative	ereby certify that the representation	ns in this statemer	nt are true.	Deta siene 12		
Signature of authorized representative	Dire	ctor Vice P	nas i) wi		nonth, day, year) 23	

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1) THAT WAS APPROVED AFTER JUNE 30, 1991

INSTRUCTIONS: (IC 6-1.1-12.1-5.3 and IC 6-1.1-12.1-5.9)

- Not later than forty-five (45) days after receipt of this form, the designating body <u>may</u> determine whether or not the property owner has substantially complied with the Statement of Benefits (Form SB-1/Real Property).
- 2. If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. The date of this hearing may not be more than thirty (30) days after the date this notice is mailed. A copy of the notice may be sent to the county auditor and the county assessor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable efforts to substantially comply with the Statement of Benefits (Form SB-1/Real Property), and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made reasonable efforts to comply, the designating body shall adopt a resolution terminating the property owner's deduction. If the designating body adopts such a resolution, the deduction does not apply to the next installment of property taxes owned by the property owner or to any subsequent installment of property taxes. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:				
the property owner IS in substantial compliance				
the property owner IS NOT in substantial compliance				
other (specify)				
Reasons for the determination (attach additional sheets if necessary)	W. A. W.	The second secon		
Signature of authorized member	8	Date signed (month, day, year)		
Attested by:	Designating body			
If the property owner is found not to be in substantial compliance, the proper time has been set aside for the purpose of considering compliance. (Hearin	rty owner shall receive the opportunity for g must be held within thirty (30) days of	or a hearing. The following date and the date of mailing of this notice.)		
Time of hearing AM Date of hearing (month, day, year) Location of I	**************************************			
HEARING RESULTS (to be	completed after the hearing)	《《李启成》的 是是是		
Approved	Denied (see instruction 4 above)			
Reasons for the determination (attach additional sheets if necessary)				
Signature of authorized member		Date signed (month, day, year)		
Attested by:	Designating body			
APPEAL RIGHTS [IC 6-1.1-12.1-5.9(e)]				
A property owner whose deduction is denied by the designating body may a Circuit or Superior Court together with a bond conditioned to pay the co				



Ernst & Young, LLP 155 N. Wacker Drive Suite 2000 Chicago, IL 60606 Cell: 708-954-6414 Email: Maggie.M.Dugan@ey.com ey.com

via email nwoolery@co.boone.in.us

May 12th, 2023

Natalie Woolery Deputy Auditor Boone County Auditor's Office 201 Courthouse Square Lebanon, IN 46052

RE: Tax Year 2023 Pay 2024 Form CF-1 for Pool 6 Industrial IN, LLC (Parcels 020-03420-00 and 020-03421-02)

Dear Natalie,

On behalf of Pool 6 Industrial IN, LLC, attached please find the fully executed Form CF-1 for the above-mentioned property and parcel(s) for Tax Year 2023 Pay 2024. Also enclosed for convenience and reference are the Tax Year 2023 Form 11's, the Form SB-1, and the Resolution(s) adopted by the Town Council of the Town of Whitestown.

As is seen from reviewing the enclosed documents, Pool 6 Industrial IN, LLC is in substantial compliance with the requirements proposed in the SB-1. Please reach out via call or email if you have any questions or concerns.

Thank you,

Maggie M. Dugan

Manager, Ernst & Young, LLP

Attachments

- 1. TY2023 Pay 2024 Form CF-1
- 2. TY2023 Pay 2024 Form 11 (2)
- 3. Form SB-1
- 4. Resolution(s)

Copied via email to:

Carlee Maier (Town of Whitestown), cmaier@whitestown.in.gov Nate Messer (Town of Whitestown), NMesser@whitestown.in.gov Debbie Crum (Boone County Auditor), dcrum@co.boone.in.us

STATE OF THE PERSON OF THE PER

COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R5 / 12-21)

Prescribed by the Department of Local Government Finance

20 23 PAY 20 24

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.3 (k) and (l).

INSTRUCTIONS:

- This form does not apply to property located in a residentially distressed area or any deduction for which the Statement of Benefits was approved before July 1, 1991.
- Property owners must file this form with the county auditor and the designating body for their review regarding the compliance of the project with the Statement of Benefits (Form SB-1/Real Property).
- 3. This form must accompany the initial deduction application (Form 322/RE) that is filed with the county auditor.
- 4. This form must also be updated each year in which the deduction is applicable. It is filed with the county auditor and the designating body before May 16, 2022, or by the due date of the real property owner's personal property return that is filed in the township where the property is located. (IC 6-1.1-12.1-5.3(j))
- With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (Form CF-1/Real Property).

SECTION 1	TAXPAYER INF	ORMATION			
Name of taxpayer				County	
Pool 6 Industrial IN, LLC				Boone	
Address of taxpayer (number and street, city, state, and ZIP code)					trict number
Five Radnor Corporate Center,	100 Matsonford Rd., Ste.	250, Radnor,	PA 19087	06-020	
Name of contact person				Telephone number	
Riley Dunbar				(609) 5	519-8102
SECTION 2	LOCATION AND DESCRIP	THE PERSON NAMED IN THE PE	Υ		
Name of designating body		Resolution number			date (month, day, year)
Town of Whitestown		2015-07		05/2016	
Location of property 3522 Perry Blvd., Lebanon, IN 4	6052			Actual start date (month, day, year) 05/01/2016	
Description of real property improvements				Estimated comp	letion date (month, day, year)
Approximately 440,000 SF of in	ndus trial space .	(Parcels 02	20-	05/2022	8 7 SEOR R
03420-00 and 020-03421-02)				Actual completion	on date (month, day, year)
SECTION 3	EMPLOYEES AN	D SALARIES			14 100000000000000000000000000000000000
	YEES AND SALARIES		AS ESTIMAT	ED ON SB-1	ACTUAL
Current number of employees			0		
Salaries			0		
Number of employees retained			0		
Salaries			0		
Number of additional employees			200	140	
Salaries			5,304,000		9,236,010
SECTION 4	COST AND	We test sense and the last sense and			
COST AND VALUES		REAL ESTAT	E IMPROVEME	V-0.002-7-2	
AS ESTIMATED ON SB-1	COST			ASSESSE	ED VALUE
Values before project			281,000	,	
Plus: Values of proposed project	45,600,000		50,470,000		
Less: Values of any property being replaced			0		
Net values upon completion of project	50,470,000		50,470,000)	
ACTUAL	COST			ASSESSE	ED VALUE
Values before project					
Plus: Values of proposed project	37,224,037		23,048,700	0 (Total Tax Year 2023)	
Less: Values of any property being replaced				925 W Water 1936	1000
Net values upon completion of project	37,224,037	V. A. C.		(Total Tax Year	r 2023)
	CONVERTED AND OTHER BENE ED AND OTHER BENEFITS	FITS PROMISED B	AS ESTIMAT	Rolley Williamson Villa	ACTUAL
Amount of solid waste converted			0		
Amount of hazardous waste converted					
Other benefits:			N.A.		
SECTION 6	TAXPAYER CER	TIFICATION	1700年11月		
	I hereby certify that the representat		nt are true.		
Signature of authorized representative	OccuSigned by: Title			Date signed (r	month, day, year)
×	ilsy Dunbar	Real Estate 1	ax Analyst		2023-05-04

-CE70CB55628E4DC..

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1) THAT WAS APPROVED AFTER JUNE 30, 1991

INSTRUCTIONS: (IC 6-1.1-12.1-5.3 and IC 6-1.1-12.1-5.9)

- Not later than forty-five (45) days after receipt of this form, the designating body may determine whether or not the property owner has substantially complied with the Statement of Benefits (Form SB-1/Real Property).
- If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. The date of this hearing may not be more than thirty (30) days after the date this notice is mailed. A copy of the notice may be sent to the county auditor and the county assessor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable efforts to substantially comply with the Statement of Benefits (Form SB-1/Real Property), and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made reasonable efforts to comply, the designating body shall adopt a resolution terminating the property owner's deduction. If the designating body adopts such a resolution, the deduction does not apply to the next installment of property taxes owed by the property owner or to any subsequent installment of property taxes. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:		
the property owner IS in substantial compliance		
the property owner IS NOT in substantial compliance		
other (specify)		
Reasons for the determination (attach additional sheets if necessary)	***************************************	
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	
If the property owner is found not to be in substantial compliance, the prope time has been set aside for the purpose of considering compliance. (Hearin	rty owner shall receive the opportunity f g must be held within thirty (30) days of	or a hearing. The following date and f the date of mailing of this notice.)
Time of hearing AM Date of hearing (month, day, year) Location of	hearing	
HEARING RESULTS (to be	completed after the hearing)	
Approved	Denied (see instruction 4 above)	
Reasons for the determination (attach additional sheets if necessary)		
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	
APPEAL RIGHTS	[IC 6-1.1-12.1-5.9(e)]	
A property owner whose deduction is denied by the designating body may a		

NOTICE OF ASSESSMENT OF LAND AND STRUCTURES / IMPROVEMENTS

State Form 21366 (R20 / 1-23)

Prescribed by the Department of Local Government Finance

BOONE COUNTY ASSESSOR 115 COURTHOUSE SQUARE, LEBANON IN 46052

POOL 6 INDUSTRIAL IN LLC C/O EQT EXETER - ATTN: DIANA C LIU 5 RADNOR CORPORATE CENTER 100 MATSONFORD RD SUITE 250 RADNOR PA 19087

Legal Description WHITESTOWN BUSINESS PARK LOT 1 41.17A	Parcel or Identification Number 020-03420-00	
Property Address (number and street, city, state, and ZIP code) 3522 PERRY BLVD, LEBANON IN 46052		

This notice indicates the assessed value of your property. Information on the valuation of your property and a copy of the property record card can be obtained from the assessing official at the telephone number and address below.

Notice to the taxpayer of the opportunity to appeal (IC 6-1.1-15-1.1, 1.2):

If the taxpayer does not agree with the action of the assessing official giving this notice, an appeal can be initiated to challenge that action. To file an appeal, the taxpayer must file a Form 130, Taxpayer's Notice to Initiate an Appeal, with the township assessor or county assessor in a timely manner. The time-frame to file an appeal on the assessment contained in this notice may have two different filing deadlines. These deadlines are based on the date that this notice is mailed, if this notice is mailed before May 1 of the assessment year, the filing deadline is June 15 of that year. If this notice is mailed on or after May 1 of the assessment year, the filing deadline is June 15 in the year that the tax statements are mailed. (IC 6-1.1-15-1.1) This form is available from the assessing official or at: https://forms.in.gov/Download.aspx?id=6979. An assessing official who receives a Form 130 must schedule a preliminary informal meeting with the taxpayer in order to resolve the appeal. The assessing official and taxpayer must exchange the information each party is relying on at the time of the preliminary informal meeting to support the party's respective position on each disputed issue concerning the appeal. If the taxpayer has reason to believe that the township assessor, county assessor, an employee of the township assessor or county assessor, or an appraiser has violated IC 6-1.1-35.7-3 or IC 6-1.1-35.7-4(a), the taxpayer may submit a written complaint to the Department of Local Government Finance under IC 6-1.1-35.7-4(b).

NOTE: Failure to file a timely Form 130 can be grounds for dismissal of this appeal.

PREVIOUS ASSESSMENT		NEW ASSESSMENT EFFECTIVE JANUARY 1, 20 23		
LAND	\$2,058,500	LAND	\$2,058,500	
STRUCTURES/ IMPROVEMENTS *	\$20,318,900	STRUCTURES/ IMPROVEMENTS *	\$20,990,200	
TOTAL	\$22,377,400	TOTAL	\$23,048,700	

Reason for Revision of Assessment

GENERAL REVALUATION

Appeal deadline is June 15, 2023

If the change in assessment is due to a new home, a taxpayer should be aware that there are many property tax benefits or deductions available. Please see INDIANA PROPERTY TAX BENEFITS (State Form 51781) available on the DLGF website: www.lN.gov/dlgf. Other non-residential construction may be eligible for deductions - see Forms 322/RE and Form 322/VBD.

County BOONE COUNTY	Township PERRY	Date of Notice (month, day, year) 4/28/23
Assessing Official JENNIFER S. LASLEY		Telephone Number (765) 482-0140
Address (number and street, city, state, and ZIP of		

FORM 11

NOTICE OF ASSESSMENT OF LAND AND STRUCTURES / IMPROVEMENTS

FORM 11

State Form 21366 (R20 / 1-23)

Prescribed by the Department of Local Government Finance

BOONE COUNTY ASSESSOR 115 COURTHOUSE SQUARE, LEBANON IN 46052

POOL 6 INDUSTRIAL IN LLC C/O EQT EXETER -**5 RADNOR CORPORATE CENTER** 100 MATSONFORD RD, SUITE 250 RADNOR PA 19087

Legal Description WHITESTOWN BUSINESS PARK COMMON AREA B 19.07A	Parcel or Identification Number 020-03421-02	
Property Address (number and street, city, state, and ZIP code) COMMON AREA B, LEBANON IN 46052		

This notice indicates the assessed value of your property. Information on the valuation of your property and a copy of the property record can be obtained from the assessing official at the telephone number and address below.

Notice to the taxpayer of the opportunity to appeal (IC 6-1.1-15-1.1, 1.2):

If the taxpayer does not agree with the action of the assessing official giving this notice, an appeal can be initiated to challenge that action. To file an appeal, the taxpayer must file a Form 130, Taxpayer's Notice to Initiate an Appeal, with the township assessor or county assessor in a timely manner. The time-frame to file an appeal on the assessment contained in this notice may have two different filing deadlines. These deadlines are based on the date that this notice is mailed. If this notice is mailed before May 1 of the assessment year, the filing deadline is June 15 of that year. If this notice is mailed on or after May 1 of the assessment year, the filing deadline is June 15 in the year that the tax statements are mailed. (IC 6-1.1-15-1.1) This form is available from the assessing official or at: https://forms.in.gov/Download.aspx?id=6979. An assessing official who receives a Form 130 must schedule a preliminary informal meeting with the taxpayer in order to resolve the appeal. The assessing official and taxpayer must exchange the information each party is relying on at the time of the preliminary informal meeting to support the party's respective position on each disputed issue concerning the appeal. If the taxpayer has reason to believe that the township assessor, county assessor, an employee of the township assessor or county assessor, or an appraiser has violated IC 6-1.1-35.7-3 or IC 6-1.1-35.7-4(a), the taxpayer may submit a written complaint to the Department of Local Government Finance under IC 6-1.1-35.7-4(b).

NOTE: Failure to file a timely Form 130 can be grounds for dismissal of this appeal.

PREVIOUS ASSESSMENT		NEW ASSESSMENT EFFECTIVE JANUARY 1, 20 23		
LAND	\$0	LAND	\$0	
STRUCTURES/ IMPROVEMENTS *	\$0	STRUCTURES/ IMPROVEMENTS*	\$0	
TOTAL	\$0	TOTAL	\$0	

Reason for Revision of Assessment

GENERAL REVALUATION

Appeal deadline is June 15, 2023

If the change in assessment is due to a new home, a taxpayer should be aware that there are many property tax benefits or deductions available. Please see INDIANA PROPERTY TAX BENEFITS (State Form 51781) available on the DLGF website: www.lN.gov/dlgf. Other non-residential construction may be eligible for deductions - see Forms 322/RE and Form 322/VBD.

County BOONE COUNTY	Township PERRY	Date of Notice (month, day, year) 4/28/23	
Assessing Official JENNIFER S. LASLEY		Telephone Number (765) 482-0140	
Address (number and street, city, state, and Zili	cade)		
115 COURTHOUSE SQUARE, L	EBANON IN 46052		

RESOLUTION NO. 2015-07

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING REAL PROPERTY TAX DEDUCTIONS IN WHITESTOWN ERA #3 UNDER INDIANA CODE 6-1,1-12.1

EXETER PROPERTY GROUP C/O EXETER STATE ROAD 267, LLC

WHEREAS, the Town Council of the Town of Whitestown, Indiana (respectively, the "Town Council" and the "Town"), pursuant to Indiana Code 6-1.1-12.1 (the "Act") and Resolution No. 2005-07, as confirmed by Resolution No. 2006-2, declared an area which is situated within the Town consisting of approximately 158 acres located on the west side of State Route 267 north of County Road 550 South and south of the interchange of Indianapolis Road, State Road 267, and I-65, as an economic revitalization area and designated as the Whitestown ERA #3 (the "ERA #3"); and

WHEREAS, the Town Council has been advised by Exeter Property Group c/o Exeter State Road 267, LLC ("Exeter") of the proposed development and construction of two warehouse buildings in the approximate size of 1,100,00 square feet and 630,000 square feet, respectively, to be located in ERA #3 within the area comprised of Parcel Nos. 020-03410-00, 020-03410-01, 020-03410-02, 020-03410-03 and 020-03420-00 (collectively, the "Site"), as more particularly described in the Abatement Application (the "Project"), which is attached hereto as Exhibit A and incorporated herein by reference (the "Application"); and

WHEREAS, Exeter anticipates increases in the assessed value of its real property by reason of its Project and has requested a traditional real property tax abatement for a period of ten (10) years with respect to such anticipated increases; and

WHEREAS, the Town Council has received from Exeter its Application which includes its Statements of Benefits; and

WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve a traditional real property tax deduction for the Project for a period of ten (10) years pursuant to Indiana Code 6-1.1-12.1.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all filings necessary or desirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this Resolution and the deductions approved hereunder.
- 2. The Town Council hereby makes the following affirmative findings in regards to the Application:
 - a. the estimate of the value of the redevelopment or rehabilitation is reasonable for projects of that nature;

- the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation;
- c. the estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation;
- d. the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed redevelopment or rehabilitation; and
- e. the totality of benefits is sufficient to justify the deductions.
- 3. As an inducement for Exeter to invest in the Site, the Application is hereby approved effective upon adoption of this Resolution and subject to Exeter meeting the following conditions:
 - a. Exeter shall annually file with the Town Council the required Form CF-1/Real Property, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in its Statements of Benefits (Form SB-1/Real Property) as presented to and approved by the Town Council; and
 - b. Exeter shall provide the Town Council an annual update regarding the timing of the construction and installation of the improvements on the Project.
- 4. The provisions of Indiana Code 6-1.1-12.1-12 are expressly incorporated into this Resolution.
- 5. The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.
- 6. This Resolution shall take effect upon its adoption, and shall entitle Exeter to deductions for real property taxes for the Project as provided in Indiana Code 6-1.1-12.1-3 for a period of ten (10) years and in accordance with the following abatement schedule:

	% of Assessed Value
Year	Exempt From Real Property Taxes
1	100%
2	95%
3	80%
4	65%
5	50%
6	40%
7	30%
8	20%
9	10%

			 	 and the contract of the contra	
10	5%				
10	370				
	the state of the s	the state of the state of	 	 	

Consistent with Indiana law, the first year of abatement for real property taxes shall commence on the assessment date immediately following the completion of the improvements described in the Form SB-1/Real Property.

ADOPTED this Oth day of Miller, President

Eric Miller, President

Susan Austin, Conneil Member

Julie Whitman, Council Member

Dawn Semmler, Council Member

Kevin Russell, Council Member

New Smohlms

ATTEST:

EXHIBIT A

Tax Abatement Application



TOWN OF WHITESTOWN, INDIANA

APPLICATION FOR REAL PROPERTY TAX ABATEMENT

Instructions and Procedures

Indiana state law requires that this application for real property tax abatement and statement of benefits form (SB-1/RP) be submitted to the Town of Whitestown, Indiana (the "Town") prior to the initiation of the project. Additionally, final approval of the application must be obtained from the Town before starting the construction of real property improvements for which tax abatement is being requested.

The completed application, including all attachments and forms, and fees should be submitted to:

Town of Whitestown

Attn: Mr. Dax Norton, Town Manager

6210 S 700 E

Whitestown, Indiana 46075

Office: (317)732-4530 Mobile: (317)495-5864 Fax: (317)769-6871

E-Mail: dnorton@whitestown.in.gov

Prior to submitting the attached application to the Town, all questions must be answered as completely as possible and must be signed on the Statement of Benefits Form (SB-1/RP) and the last page of the application. Incomplete or unsigned applications will not be accepted as official filings. All applicants are encouraged to discuss the proposed project and tax abatement request with the Town Manager and the Presidents of the Whitestown Redevelopment Commission and Whitestown Town Council prior to filing their application.

Fees

A \$2,000 non-refundable application fee is required when making an application for real property tax abatement and is payable to the "Town of Whitestown" within 7 days of the approval of the application (the "Application Fee"). In addition, if the

applicant is submitting an application for a real property tax abatement that does not conform with the traditional tax abatement schedule (a "Modified Abatement Schedule"), the applicant may be required to pay an additional fee (the "Modified Abatement Application Fee"). The amount of the Modified Abatement Application Fee will be determined by the Town in its sole discretion based upon all of the facts and circumstances (including the proposed Modified Abatement Schedule). Payment of the Modified Abatement Application Fee shall be made within 14 days of notification in writing by Whitestown to the Applicant of the amount of such Modified Abatement Application Fee.

All companies requesting real property tax abatement will be required to execute a Memorandum of Understanding with the Town prior to consideration of the tax abatement request, the form of which memorandum is included with this application.

Any requests for additional information or questions should be directed to the following:

Town of Whitestown

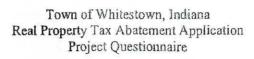
Attn: Mr. Dax Norton, Town Manager

6210 S 700 E

Whitestown, Indiana 46075

Office: (317)732-4530 Mobile: (317)495-5864 Fax: (317)769-6871

E-Mail: dnorton@whitestown.in.gov



1. Name of the company for which personal property tax abatement is being requested: EXETER PROPERTY GROUP C/O EXETER STATE ROAD 267, LLC
2. State the name, title, address, telephone number and e-mail address of a company representative who may be contacted concerning this application:
Name and Title: Jason Honesty, Principal, Exeter Property Group
Address: 140 W. Germantown Pike, Suite 150, Plymouth Meeting, PA 19462
Telephone: (610) 234-3211
E-Mail Address: jhonesty@exeterpg.com
3. State the name, title, address, telephone number and e-mail address of a company representative responsible for filing the required annual compliance forms (Form CF-1) which will be used by the Town to determine if your company is compliant with the terms of the abatement application, including Form SB-1, and whether the abatement will continue or be terminated (the contact should be made aware of the compliance form's importance).
Name and Title: Jason Honesty, Principal, Exeter Property Group
Address: 140 W. Germantown Pike, Suite 150, Plymouth Meeting, PA 19462
Telephone: (610) 234-3211
E-Mail Address: jhonesty@exeterpg.com
4. Location of property for which personal property tax abatement is being sought:
a) Street Address: SR 267, Whitestown, IN
b) Tax Parcel Number(s): $\frac{020-03410-00, 003410-01, 020-03410-02, 020-03410-03,}{020-03420-00}$
Attach a legal description and area map of the proposed project location.
What is the amount of the most recent assessment attributable to (this information is available on the most recent property tax form) the real property at the project location:

	Has this project or tax abatement request been discussed with either the President Whitestown Redevelopment Commission, the Whitestown Town Manager or the dent of the Whitestown Town Council? X Yes No
devel	Does your company currently conduct manufacturing operations, research and opment, distribution and/or information technology research at this location? If so, ong has your company been at this location?
8. locati	Does your business have other operations in Indiana? If so, please list the on of the other operations. Yes, numerous other properties in the state of Indiana
9. _(1) 1,	What is the size of the facility to be improved or constructed? 100,000 SF and (1) 630,000 SF warehouse, constructed in multiple phases.
12.	On a separate page, briefly describe the nature of the business of your company. See attached. On a separate page, briefly describe the proposed real estate improvements to be sucted by your company at the project location. See attached plan. Have the proposed real estate improvements been constructed (Please note that statute requires applicants to delay construction until after abatement has been ed)?
	YesX No
13.	What is the anticipated date for construction to begin? 4/2016
14.	What is the anticipated date for project completion? 12/2022
	If a facility is being improved, does the proposed improvement to the facility e the function of the current facility?
	YesN/A_No
a)	If yes, please describe the any new functions to be performed at the improved facility:
	The state of the s

b)	What is the estimated value of the real property improvement for which real property tax abatement is being requested? \$45,640,000						
	Complete the following profile of the Company that will occupy the property for tax abatement is being requested: Note: this project is a speculative development.						
a)	The numbers below in this section are esting a) Number of current full time permanent hourly employees by skill level (inclusive average hourly wage rate excluding benefits and overtime)						
	Skilled 0	Average hourly wage rate for skilled positions					
	Semi-skilled 0	_Average hourly wage rate for semi-skilled positions					
	Clerical 0	Average hourly wage rate for clerical positions					
	Salaried 0	Average salary (per hour) for salaried positions					
	^	OF EXISTING EMPLOYEES (permanent and full-time)					
b)	b) Number of current part-time hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)						
	Skilled 0	Average hourly wage rate for skilled positions					
	Semi-skilled 0	Average hourly wage rate for semi-skilled positions					
	Clerical _0	Average hourly wage rate for clerical positions					
		OF EXISTING EMPLOYEES (part-time)					
c)	Approximate value o	of benefits for existing and new employees on a per hour basis ared at an additional \$3.00 per hour, etc.) \$6.00					
d)	the structure of the st						
	Benefits consisten	t for industrial and distribution companies					
e)		all-time permanent hourly employees by skill level (include rate excluding benefits and overtime)					
	Skilled 20	Average hourly wage rate for skilled positions \$14.00-20.00/hr					
	Semi-skilled 140	Average hourly wage rate for semi-skilled positions \$10.50/hr					

			1.7					
		Clerical 20	Average hourly wage rate for clerical positions \$15.00-20.00/hr					
		Salaried 20	Average salary (per hour) for salaried positions \$25.00-35.00/hr					
		200	OF NEW EMPLOYEES (permanent and full-time)					
	f)		part-time hourly employees by skill level (include average cluding benefits and overtime)					
		Skilled 0	Average hourly wage rate for skilled positions					
		Semi-skilled 0	Average hourly wage rate for semi-skilled positions					
		Clerical 0	Average hourly wage rate for clerical positions					
		Salaried 0	Average salary (per hour) for salaried positions					
		TOTAL NUMBER	OF NEW EMPLOYEES (part-time)					
	g)	What is the total do	Ilar amount to be spent on new salaries? \$5,304,000-\$6,177,600 based on 40 hour/week and 52 weeks/year					
ŀ	h)	Provide schedule fo	r when new employee positions are expected to be filled.					
	Po	Positions will be filled as the buildings are built and the spaces leased.						
		rojected: 2016-2022						
			, please give a detailed description of what the impact on your					
			osed real property improvement is not constructed (e.g. loss of					
tal	C C	antract cancellations	loss of production, change in location, etc.). See attached					

- 18. What is the term of the tax abatement requested (maximum 10 years). 10
- 19. Attach a schedule of the proposed tax abatement percentages in each year (note, if the proposed tax abatement schedule is other than a traditional tax abatement schedule the Town may impose additional fees for consideration).

Example (note this is a traditional 10 year abatement schedule)

	% of Assessed Value
Year	Exempt From Real Property Taxes
1	100%
2	95%
3	80%
4	65%
5	50%
6	40%
7	30%

8	20%	
9	10%	
10	5%	344444

20.	Co	mple	ete the fo	llowi	ng schedu	ile coi	ncer	ning the proj	ose	d real prope	erty	taxes to
be	abated	and	include	on a	separate	page	the	worksheets	for	calculating	the	figures
pro	vided b	elow	/;									

•			
I.	<u>Proj</u>	ected Current Conditions Without Abatement	
	A.	Current Annual Real Property Taxes:	\$5,561
	B.	Projected 10-Year Total;	\$55,614
11.	Proj	ected Conditions With Abatement	
	A.	Projected 10-Year Real Property Taxes:	\$6,784,89 6
	В.	Projected 10-Year Abatement:	\$4,368,371
Ш.		Projected Total (Assumes Abatement Granted)	
	A.	Total Amount Abated:	\$4,368,371
	В.	Total Taxes to be Paid:	\$6,784,8 96
Note	(a) (b) (c) (d)	annexation (f) special ex (g) building point development plan (h) other	ception permit
		ill additional public infrastructure/facilities be reas/funding source and schedule for construction.	quired? If so, please explain in
	n (e.g	or the proposed project, is the applicant reques 3., tax increment financing, economic developme explain. None at this time	
	ided i	ease describe any community involvement/co in the past and/or expects to provide in the future use of adjacent acreage for town park/growspa	



25. Will local suppliers and contractors be used in the construction/operation of the proposed project? If so, please explain. Yes, when possible or appropriate
26. Has the applicant previously been approved for economic development incentives from the Town (e.g., tax abatement, tax increment financing, economic development revenue bond financing)? If so, please explain and include information with respect to applicant's compliance with project representations made to the Town at the time the incentives were approved. The applicant has not but the site was applied under different ownership
27. Is the applicant current on all of its payment obligations to the Town and the County (e.g., property taxes, utility (gas, water, sewer, electric) fees (such as capacity fees, monthly services charges), guaranties on any debt obligations, etc.)? Yes
28. Does the proposed project take advantage of any "green" technology to reduce adverse environmental impact? If so, please explain. The project is not LEED Certified but will contain numerous green elements that are required under the building code
CHECKLIST OF ATTACHMENTS:
Application Fee (\$2,000) Completed Memorandum of Understanding Completed Form SB-1/RP Legal Description of Project Site Area Map of Project Site Description of Business at Site Description of Improvements to Site Description of Impact on Business if Improvements not Constructed Schedule of Annual Tax Abatement % Worksheets for Abatement Calculation

· SADICE.

I hereby certify that the information and representations on and included with this application for Real Property Tax Abatement are true and complete.

I understand that if this request for property tax abatement is granted that I will be required to annually provide information to the Town with respect to compliance with the project description, job creation and retention figures (and associated salaries), investment, and other information contained in this application, including the Form SB-I/RP. I also acknowledge that failure to provide such information may result in a loss of tax abatement deductions.

Signature of Gener or Authorized Representative

Penena Narm Consciency

Title Consciency

STATE OF COUNTY OF Moncourt SS;

Before me, the undersigned Notary Public, this 2 day of Accus 2015, personally appeared and acknowledged the execution of the foregoing application for real property tax abatement for the Town of Whitestown, Indiana. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

Residing in Porcare County, County

My commission expires:

COMMONWEALTH OF PENNSYLVANIA

NOTARIAL SEAL

Usa Blanchini, Notary Public

Phymouth Twp., Monigomery Counky
My Commission Expires Nov. 25, 2018

MENSER, PENNSYLVANIA ASSOCIATION OF NOTABLES

10/52212

10. Founded in 2006, Exeter is a real estate investment management firm specializing in the acquisition, development, leasing, and management of industrial and related business park properties through an array of value add and core return private equity investment vehicles.

With over 85 million square feet of industrial buildings under management in primary markets across the U.S. and Europe, Exeter is a real estate partner to hundreds of tenants, vendors and investors.

Since its formation, Exeter has completed approximately 100 million square feet of acquisitions, nearly 10 million square feet of development and redevelopment, and 9.4 million square feet of dispositions.

Exeter owns multiple properties in Indiana including 2 warehouses in Whitestown totaling over 1.1 millions square feet of space.

17. The proposed project requires abatement in order to compete with similar industrial projects in Whitestown and the other communities surrounding Indianapolis.



STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51787 (R8 / 10-14)

Prescribed by the Department of Local Government Finance

This statement is being completed for real property that qualifies under the following Indiana Code (check one box): Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

Residentially distressed erea (IC 6-1.1-12.1-4.1)

20 PAY 20_

FORM 9B-1 / Real Property

PRIVACY NOTICE

Any Information concerning the cost of the property and specific seturies paid to individual employees by the property owner is confidential per IC 8-1,1-12,1-5.1.

INSTRUCTIONS:

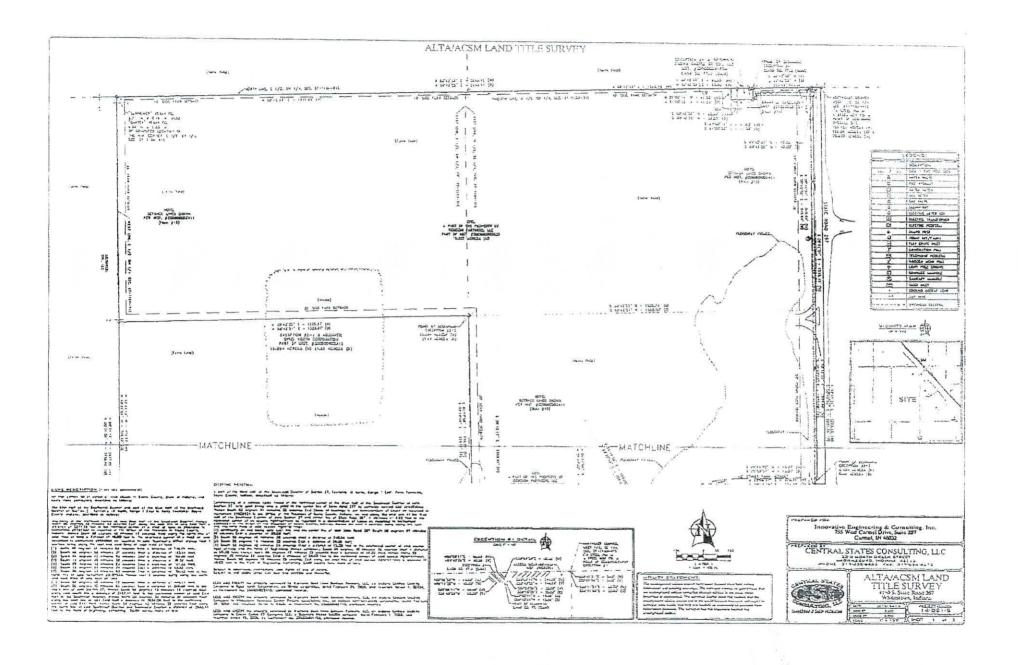
- 1. This statement must be submitted to the body designating the Economic Revitalization Area prior to the public heuring if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Ares. Otherwise, this statement must be submitted to the designating body BEFORE the redevelopment or rehabilitation of real property for which the person wishes to claim a deduction.
- The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the initiation of
- the redevelopment or rehabilitation for which the person desires to claim a deduction.

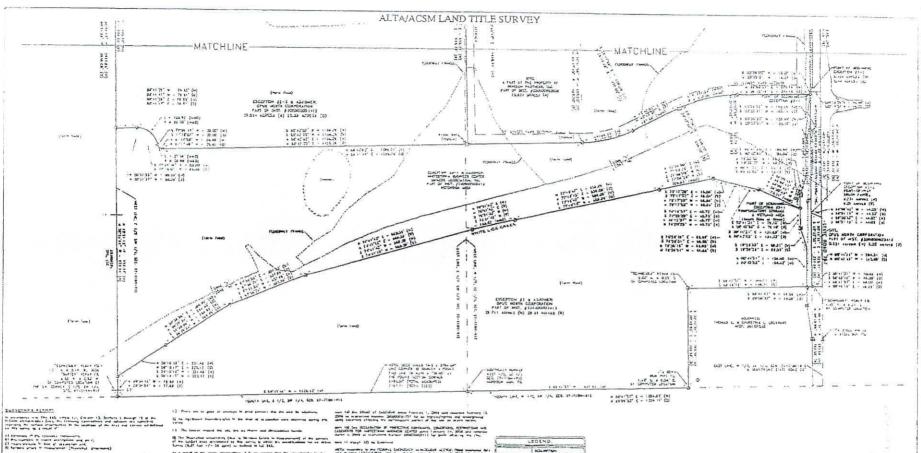
 3. To obtain a deduction, a Form 322/RE must be illed with the County Auditor before May 10 in the year in which the addition to assassed valuation is made or not talor then thirty (30) days after the assassment notice is mailed to the property owner if it was mailed after April 10. A property owner who falled to file a deduction application within the prescribed deadline may file an application between Merch 1 and May 10 of a subsequent year.
- 4. A property owner who life's for the deduction must provide the County Auditor and designating body with a Form CF-1/Real Property. The Form CF-1/Real Property should be attached to the Form 322/RE when the deduction is first claimed and then updated annually for each year the deduction is applicable. IC 8-1.1-12.1-5.1(b)
- 5. For a Form SB-1/Real Proporty that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. For a Form SB-1/Real Property that is approved prior to July 1, 2013, the abatement schedule approved by the designating body

remains in effect. IC 6	-1.1-12.1-17							
SECTIONA		TAXPAYERI	NEORMAN	ION				
Name of texpayer		Managara and a second	A STATE OF THE PARTY OF THE PAR	A CANONICO DE COMO DE COMO				
Exeter State Road	d 267, LLC							
	and street, city slets, and ZIP co	del						
	wn Pike, #150, Plym		19462					
Name of contact person		umber E-mail address						
Jason Honesty			(610) 234-3211			Jhonesty@exeterpg.com		
SECRION 2	LOC	ATION AND DESCRIPTI			(পা			
Nama of designating body	And the second second second		Section and the Control of the Contr			Resolution nur	nber	
Town of Whitestow	wn					2006-022		
Location of property						DLGF taxing d	letrict number	
	67 North of CR 550 9		Boone			Marie 18 12	ar and a second	
	provements, redevelopment, or r	to the second second second second		200	22-1-22-2-1-2		date (month, day, your)	
(2) warehouses. Phase I	, approx 650,000 sf expandal	the to 1,060,000 at, and, if	Phase II: ag	oprox 820,000 sf		May 201		
						Estimated com	pletion date (month, day, year)	
	A second					May 202	2	
RECTION 3		IPLOYEES AND SALAR		ESULT OF PROP				
Current number	Salarias	Number retained	Salarian		Number add	223,022,022	Soleries	
0.00	\$0.00	0.00	\$0.00					
SECTION 4:	ESTIM	ATED TOTAL COST AND	VALUE	and the second s	Andrew Market			
				REAL	ESTATE II	MPROVEMEN		
			COST			ASSESSED VALUE		
Current values						281,000.00		
Phis estimated values of			45,800,000.00					
Less values of any prop			0.00					
	topics not belief		50,470,000.00			50,470,000.00		
ନ୍ୟତା।ତାନ୍ତ	WASTE CO	NVERTED AND OTHER	ETENEEDLE	FROMISED BY	THE TAXE	AYER		
Estimated solld waster	onverted (pounds) 0.00		Fallmele	ed hazardous was	la converte	d Inquindal		
	(211-01-05)				7.00 00111 0110	- (pouriou)		
Other benefits N. A.								
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SECTIONS		TAXPAYER CE	Phdl-House	ON THE				
関係のいっちょうちょうのか NSK(はなりはかな日本ののでして日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日本の日	ne representations in this		N. HOLLEY A.					
Signature of pulhodzed repres	· ·	statement are true.						
endurante ot entruction tobies				Date signed (month, day, year)				
	Jac V					March 1,	2015	
Printed name of authorized re	prosonlativo			Tille				
Kevin P Shea			authorized representative					

			FOR USE OF THE	Designating bo	DY YOU	
	nd that the applicant meets the r IC 6-1.1-12.1, provides for th			pted or to be adop	nted by this body. Sald	resolution, passed or to be passed
Α.	The designated area has be expired is			ad	calendar years* (see £	below). The date this designation
В.	The type of deduction that is 1. Redevelopment or rehabil 2. Residentially distressed as	Itation of real esta		Ito: Yes No		
G.	The amount of the deduction	applicable is firm	ted to \$			
D.	Other Hmitations or condition	s (specify)				
E.	Number of years allowed:	Year 1 Year 8	☐ Year 2 ☐ Year 7	C reeY	Year 4	Year 6 (* see below) Year 10
Wa he	For a statement of benefits a \(\sum \forall \text{ Yes} \text{ No} \) If yes, attach a copy of the at If no, the designating body is tive also reviewed the information indeed that the totality of benefit.	oatement s chedul raquired to estab tion contain ed in t	e to this form. Itish an abatement sche he statement of benefit	edule before the de and find that the	aduction can be determ	*
Approved	(signature and little of authorized i	member of designal	ing body)	Telephone number		Date signed (month, day, year)
Printed na	me of authorized member of deale	gnating body		Name of designating	g body	
Attooled b	y (signature and titlo of allestor)			Printed neme of atte	eator	
taxpay A. B.	er is entitled to receive a deduction of the control of the contro	uction to a number oae where the Fo of. The deduction required to estab 1-17 below.) abilitation of real signating body re	or of years that is leas the mass. The least the mass and may not oxceed with an ababanent schopping the Formalina in effect. For a F	nan the number of was approved pri- five (5) years. For edule for each ded m SB-1/Real Prop- orm SB-1/Real Pro-	years dealgnated under for to July 1, 2013, the r a Form SB-1/Real Pr luction allowed. The di exty was approved pric operty that is approved	deductions satablished in IC roperty that is approved after June 30, oduction period may not oxceed ten or to July 1, 2013, the abatement is after June 30, 2013, the designating
Abaler Sec. 1	14 or 4.5 of this chapter an ab (1) The total an (2) The number (3) The average (4) The Infrastr (b) This subsection applies for each deduction. An abal	satement schedule nount of the taxper of new full-time or wage of the new cutture requirement or wed under this cheminates and under this cheminates approved for a	e based on the followin yer's investment in rea equivalent jobs created v employees compared his for the taxpayer's in if benefits approved aft apter. An abatement s may not exceed (en (10 particular taxpayer befo	g factors: I and personal projection to the state minim vestment. or June 30, 2013. chedule must spect) years. ore July 1, 2013, respectively.	party. num wago. A dasignating body sh city the percentage am	nd that receives a deduction under that receives a deduction under tall establish an abatement schadule nount of the deduction for each year of the abatement schadule axpires under







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UTIOTY STATEMENT

Innovative Engineering & Consulting, Inc., 765 West Carmel Daire, State 107 Carmet, IN 46012

CENTRAL STATES CONSULTING, LLC



ALTA/ACSM LAND TITLE SURVEY

1 14:081-8 1 2:00 (14:081-8 14:081-8

TOWN OF WHITESTOWN MEMORANDUM OF UNDERSTANDING FOR TAX ABATEMENT

This Memorandum of Understanding for Tax Abatement ("Memorandum") is dated as of the 10 day of March , 2015, and serves as the confirmation of the commitment by the TOWN OF WHITESTOWN, INDIANA ("Whitestown"), in exchange for the fees paid hereunder by EXETER PROPERTY GROUP C/O EXETER STATE ROAD 267, LLC ("Applicant") to perform the steps necessary for the appropriate consideration of Applicant's request for tax abatement.

RECITALS

- A. The Applicant owns, controls, and/or has an interest in certain property as more particularly described in the property tax abatement application of the Applicant attached hereto as Exhibit A (the "Application"), for which the Applicant desires tax abatement (the "Property").
- B. The Applicant hereby makes submits its Application requesting that the Town consider, and the Town is willing to consider, the Property for real and/or personal property tax abatement.
- NOW, THEREFORE, in consideration of the mutual agreements and covenants set forth below, and other good and valuable consideration, the receipt and sufficiency of which are mutually acknowledged, the parties agree as follows:

AGREEMENT

Section 1. Tax Abatement. The Applicant hereby submits the Property for tax abatement. The Applicant's completed Application, including the Statement of Benefits (i.e. Form(s) SB-1), are submitted contemporaneously herewith and attached hereto as Exhibit A. This Memorandum constitutes a part of the Application.

Section 2. Application Fee. The parties recognize that Whitestown (including its Redevelopment Commission) will incur expenses, including financial advisory, legal and other fees, as a result of the Applicant's submission of its Application for tax abatement. In light of the expenses Whitestown will incur through the tax abatement process, the Applicant agrees to a non-refundable application fee in the amount of Two Thousand Dollars (\$2,000.00) (the "Application Fee"). The Applicant will pay the Two Thousand Dollars (\$2,000.00) Application Fee within 7 days following the approval of its Application, including this Memorandum.

Section 3. Final Application Fee. The parties recognize that Whitestown is required to provide governmental services to its inhabitants and properties located in Whitestown, including the Property, and has and will continue to incur expenses in connection with the provision of such services. In light of such expenses, the Applicant agrees that in the event its Application for tax abatement is approved by Whitestown, it will pay an application fee of Two Thousand Dollars (\$2,000) The Applicant will pay the Application Fee to Whitestown within seven (7) days of the resolution of Whitestown finally approving the Application.

Section 4. Failure to Pay Application Fee. In the event the Application is approved by Whitestown and Applicant fails to make timely payment of the Application Fee to Whitestown, Applicant shall be deemed to be in noncompliance with its Application and Whitestown may take immediate action by resolution to rescind its approval of the Application. If Whitestown adopts such a resolution, any deductions approved by Whitestown for the Applicant shall not apply to the next installment of property taxes owed by Applicant or to any subsequent installment of property taxes.

<u>Section 5. Payment of Application Fee</u>. The Application Fee shall be payable by cash or check (payable to the Town of Whitestown, Indiana) delivered to the Clerk-Treasurer of Whitestown.

Section 6. Disclaimer of Liability. The parties recognize that Whitestown's authority is limited by and subject to certain statutory criteria, including but not limited to certain compliance and conditions precedent by Applicant, and that Whitestown provides no promises, covenants, guarantees, or warranties that the Applicant will receive the tax abatement designation or other property interests it seeks.



APPLICANT

Signed	7	C02/	Lb.	7231	٦.	
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Eric Millor Town Council Propident

RIGHM.)

Exhibit A

Tax Abatement Application

1. Real Estate Tax Bills

COUNTY PARCEL NUMBER: 020-02280-01 STATE PARCEL NUMBER: 06-07-95-000-002.002-020

Delinquent After May 12, 2014



NAME AND ADDRESS OF TAXPAYER BILL CODEN

174,459.56

24012'54"'50"'0,882"'17"''''''''''AUTO"MIXED AADC 890 1-85 CORRIDOR 1 LLC 100 S WACKER DR STE 650 CHICAGO IL 00606-4049

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▼Riemit By Mall To ▼ BOONE COUNTY TREASURER PO BOX 6469 INDIANAPOLIS, IN 48206-6469

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Coloch and Return Coupon With SPRING Payings

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CO. PARCEL # 020-022		DATE OF STATEMENT: April 18, 2014	MENULAN SULVANIAN MARKET SAN AND MAR	DNAWGE STATE OF THE PARTY OF TH
STATE PARCEL N 00-0 TAXPAYER'S NAME	7-38-000-002-002-020 J-85 CORRIDOR 1 LLC	TOTAL CHARGES Tax Ollus	6PRING AMOUNT 174,409,58	FALL AMOUNT 174,409.50
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If the borr to the laft is shecked, your hominited deduction has be varified, Christians regarding deductions should be directed to the Auditor's Office: (785) 482-2040

- Instructions to Taxpayor

 If any circumstances have changed that would make you ineligible for a deduction that you have been allowed in the exemption block in Table 5 on the Comparison Statement, you must notify the county auditor. If such a change in directions to the exemption block in Table 5 on the Comparison Statement, you must notify the county auditor. If such a change in directions to the account and you have not notified the county auditor, the deduction will be discussed and you will be table for takes and panellies on the amount deducted.

 If a chack is raturated to the Treasurat's Office as an NSF or ACCOUNT CLOSED, your payment is void and a \$20.00 fee will be collected in addition to any late genetities.

- If a check is returned to the Treasurar's Office as an NSF or ACCOUNT CLOSED, your payment in void and a 320.00 fee will be collected in addition to any lete genetites that may apply.

 Malled phymonis must have a Postel Service postmerk on or before the due date printed on the front of the statement. The payment envelope must be properly addressed and must have sufficient payings.

 Cradit Carlo Payment. To pay your property taxes by credit card: visit hite/hisconacounty.tr.cov or call 1-800-809-5849. The credit card vendor will add a 2.95% conventence to to process the credit card payment.

 The following credit cards will be accepted: Discover, MasterCard, and Visa.

 To asky this office of any ADDRESS CHANGE, check the box on the front of the payment coupon and complete and sign form, which appears on the reverse side of the payment coupon.

 To insure prompt posting of your payment please detach and return the payment payment in the envelope provided with your check payable to the Boone County Treasurer.
- The Boone County Treasurer's Office will accept partial payments. This does not relieve the texpayer of any panellies that may apply. Please call the following phone number to contact the Treasurer's Office (765) 482-2880.

Outsch and Ratum Coupon With FALL Payment

BOONE COUNTY TREASURER 209 COURTHOUSE SQUARE **LEBANON, IN 46052**

COUNTY PARCEL NUMBER: 020-02280-01 STATE PARCEL NUMBER: 08-07-35-000-002.002-020

Delinquent After November 10, 2014



NAME AND ADDRESS OF TAXPAYER BILL CODE#

I-65 CORRIDOR 1 LLC 100 S WACKER DR STE 850 CHICAGO IL 60606-4049





174,459.56

▼Remit By Mail To ▼ BOONE COUNTY TREASURER PO BOX 8489 INDIANAPOLIS, IN 48208-6468172 - 24012



SPECIAL MESSACE TO PROPERTY OF MER

Property taxes are constitutionally capped at 1% of property values for homesteads (owner-occupied), 2% for other residential property and farmland, and 3% for all other property.

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Laxedays	r Namo and Mallina Ad	dresa	Dateo	CNotice	Due Deles	Parrel Number	Taxlog District
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		ſ	Decourte Ad	desay Edon	INCUSTRIAL ST		
					X INQUSTRIAL PARK III.S	ECI LOTI	
Spring installment due or		4 and Fall installment	ive on or be	Ibra Novem	bor 10, 2014;		
		TABLE 168	JAMANA TALL	OFTO	TEANAR.		
ASSESSED VALUE AND TA	YAAMIGUB					2013	2014
1a. Gross assessed v	alue of homestead pr	operty (Cap 1)		7		\$0	\$0
1b. Gross assessed v	alue of other residen	dal property and fan	mland (C	Cap 2)		, \$D	50
Ic. Gross assessed v	nius of all other prop	erty, including perso	mal prope	rty (Cap	3)	\$18,347,300	\$19,502,500
2. Equals total gross	The second secon	make the property of the party				\$18,347,300	\$19,802,500
2a. Minus deduction	The same and the s		s 3			\$8,582,440	\$5,389,350
3, Equals andtotal of	the state of the s		land	1 4638	, nnn	\$11,684,880	\$14,213,180
Ja, Multiplied by you			BLb 1		,500-	2.374300	2.454200
4. Equaligross fax U		(venlar)	12			\$276,968.75	\$340,819.12
4n. Minus Iosal prop			- 1	9 4 6 0 2	x500.	\$0,00	\$0.00
4b, Minus savingo du		(a) (see Table 2 and	footnoles !	velow)		\$0,00	\$0.00
40. Minus savings th						\$0.00	\$0.00
5. Total net property			r fotal an	oust duca		\$276,968,76	\$348,618.12
J. AUGI MER PROPERTY	CAR III COMS (ISEC CO.	Please see Table 4 for				- Axtelaomio	1 4040,010.12
		DEATH CHARLES					2.372
Property tak esp (1%,	2% or 3% depending	The state of the s	-			\$350,410,00	\$588,075,08
Adjustment to cap due			or brobers	(4500)		\$26,210.94	\$36,612.08
						\$578,529.94	
Meximum tax that m			VITY AUGUSTIV	SERVICES	STATE OF THE PROPERTY OF THE PARTY OF THE PA	approximation v	5624,087.08
IABLI	WELFARE RESIDERATION	HAID HARMUSIN	4313/4/19/47	DAMAGA	JIPSVIHHIU ZVIIKE		THE RESERVE AND ADDRESS OF THE PARTY OF THE
TAXING AUTHORITY	TAX RATE 2013	TAX PATE 2014	TAYIM	הוטב דאנוכ	TAX AMOUNT 2014	TAX DUFFERENCE	PERCENT DIFFERENCE
State	0.0000.0	0:00000	370,7311	\$0.00	30,00	2013-2014 \$0.00	0.003
County	0.21820	0,21790	52	5,589,37	\$30,970.45	\$6,401.00	21,12
Township	0,00160	0,00840		8186.64	\$909,64	\$723.00	387,38
School	0.93470	D,88880	\$10	9,031.44	\$140,539.63	\$31,508.19	20.90
Library	0.00000	0.00000		\$0.00	30.00	\$0.00	0.00
City	1,21880	1,24110	\$14	2,17.1.31	\$175,399.40	\$34,228,09	24.08
TIR	0.00000	0,00000	-	\$0.00	\$0.00	\$0.00	0.00
3InloTaxCrodit	poppo.0	0.00000		\$0.00	\$0.00	\$0.00	0.00
Pennity	0.0000.0	0,000,0		\$0.00	\$0.00	\$0.00	0.00
Ųen	0.00000	0.00000		\$0.00	\$0.00	\$0,00	0.00
Innmacouck leloco	'0.00000	0,00000		\$0,00	50,90	\$0,00	0.00
	0.00000	0,00000		\$0,00	\$0.00	\$0.00	0.00
Other	2.3743	2.4542	Section 1988	0,958.76	\$340,810.12	\$71,880.38	25.95
TOTAL		CONTRACTOR OF THE PROPERTY OF			CARRIES DEDICA TROSS	APPRICABLE TO THIS I	JEOSJE (E) P.
Cliner TOTAL PAUNE OBERTHER	enamens) annstores	desalting in the same of the s					
TOTAL	2013 2013 100,00			TYPE OF DEDU	KORON	2013	2014

^{1.} The property tex cap in calculated separately for each class of projecty owned by the taxpeyer, it is possible, therefore, that you may receive credit for the iss cap on line 4b even if your net property tax bill is lower than this amount.

^{2.} Charges not subject to the property tax cops include property tax levies approved by voters through a referendum, in Lake County and St. Joseph County, this line also reflects debt oblightimes incurred prior to the creation of the property tax caps. When added to the base property tax cap amount for your property, this creates the effective tax cap rate. For more information, see the back of this comment.



^{3.} If any circumstances have changed that would make you incligable for a deduction that you have been granted per Table 3 of this tex bill, you must could be county auditor. If such a change in circumstances have counted and you have not notified the county auditor, the deduction will be distilled and you may be liable for taxes and prudies on the motion deducted.

Econe County Treasurer 209 Courthouse Sq Lebanon, JN 46052

NAME AND ADDRESS OF TAXPAYER

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7089

I-65 CORRIDOR 1 LLC 9525 BRYN MAWR AVE STE 950 ROSEMONT IL 60018-5224

րգգրդժժվիժյեն**յթ**ունին**ննակիլիկրիկրիկ**իկում



BALL CODE

2013 BOONE COUNTY - SPRING INSTALLMENT-A
COUNTY PARCEL NUMBER 020,02280-01

STATE PARCEL NUMBER

020-02280-01

Delinquent After

5/10/2013

Ray This Amount For SPRING Payment

it For \$138.529.38

- Remit By Mall To +

ENERGE ACTORDOS SOUR DE LA SERSE DE LA SER

Delash and Ratum Coupon With BPRING Payment

	CHOCOCOUNT CONTRACTOR	NAME OF THE PARTY	
DATE OF STATEMENT:		A DO TO THE PROPERTY OF THE PARTY OF THE PAR	ENERGY FINANCIAL ZO
CO. PARCEL #: 020-02280-01 STATE PARCEL # 08-07-35-000-002,002-020	TOTAL CHARGES	SPRING AMOUNT	FALL AMOUNT
TAX PAYER'S NAME 1-85 CORRIDOR 1 LLC	Trix Dlich Addillonal Assassmont	\$138,479.38 \$50.00 \$0.00	\$138,479.38 \$50.00 \$0.00
MAILING-ADDRESS 9525 BRYN MAWR AVE STE 950 ROSEMONT IL, 60018-6224	Delinguent Penally Delinquent Tax Delinquent SA Tex Delinquent SA Penally	\$0.00 \$0.00 \$0.00 \$0.00	\$0.00 \$0.00 \$0.00 \$0.00
BILL GODE #	Fees	\$0.00	20.00
PROPERTY LOCATION: 5490 INDUSTRIAL CT	Audijor Corrections Total Payments	\$0,00 \$0,00 \$138,529.38	\$0.00 \$0.00 \$138,529,38
LEGAL DESCRIPTION: PERRY INDUSTRIAL PARK III SEC 1 LOT 1	Total Amount Dua Surplus	\$0.00	\$0.00
If the box to the left is checked, your homestesd deduction has been verified. Questions reparding deductions should be directed to the Auditor's Office: (785) 482-2940	11.0	-00.2100,310 5 -00.2100,310 \$	138 C2C28 160
Instructions - If they a change in changed that would make you have not now as the court have been	to Taxpayer ollowed in the exemption block in Taxpayou will clion will be disallowed and you will	beliand to laxes and panettee on the	ou must notly the county auditor.
 You must have sufficient funds in your checking-account at the item two present your check to the bank 			
 Relied payments must have a Postal Service postment on of before the You date printed on the front of 			usi hava sidiciani postaga,
 <u>Credk Cord Payment:</u> To pay your property takes by credk card, yith http://boonecounty.is add a 2.95% conventence too to process the credit card psymant. The following credit car Discover, Meatinfold. 	rds will be accepted:	he cledif cale haudor will	
. To notify this office of any ADORESS CHANGE, churck this box on the front of the payment coupon and			nent coupon.
 To insure prompt posting of your lax payment, please detech and roturn the payment coupon in this way 	alopa provided with your check pay.	able to the Boone County Treesures.	
Please call the lotowing phone number to contact the Trassitive Diffice: (786) 48 Police and Resum Co.	oupon With FALL Paymani		

li idere at a grander de acteur esta de l'acceptation de l'acceptant de la company de

Boone County Treesurer 209 Courthouse Sq Lebanon, IN 45052

NAME AND ADDRESS OF TAXPAYER

BILLGODE

Check here it a change of address is indicated on the back of form

2013 BOONE COUNTY - FALL INSTALLMENT-B
COUNTY PARCEL NUMBER 020-02260-01

STATE PARCEL NUMBER 020-02280-01

06-07-35-000-002,002-020

Bran

Dalinquent After 11

11/12/2013

AKE CHECK PAYABLE TO: BOONE COUNTY TREASURER BY UNIS AMOUNT FOR \$138,529.38

Remit By Mail To

&10602002**28001013**8529383

I-65 CORRIDOR 1 LLC 9525 BRYN MAWR AVE STE 950 ROSEMONT IL 60018-5224

SABRICAND VICTORIAN DE SENCIO DE LA COMPOSITA CONTRA NO LA COMPONIO DE COMPOSITA CONTRA NO CONTR

Property taxes are constitutionally capped at 1% of property values for homesteads (owneroccupied), 2% for other residential property and farmland, and 3% for all other property.

	INVERSIONALIANI	on interestable	108)	La Participant		
Tangari Naga ad Malling A ligus 1-85 Corridor 1 Lic 9525 Bryn Mowr Ave Sie 950	<u>Pate of Notice</u> 4/16/13	Doe Doley \$/10/2013 11/12/2013	Parcel Number 020-02280-01 06-07-35-000-002-002-020	Taxina District 020/020 Porty/whitestown Corporation		
Rosemont II 00018-5224	BOONE COUNTY					
	Property-Address: 5490 In Legal Description; Parry 1	ndustrial Ct ndustrial Park IN Sec I	Lot (

LASSESSED VALUE AND TAX SUMMARY	2012	2013
la. Gross assessed value of homestand property (Cap 1)	\$0	\$0
1b. Gross assessed value of other residential property and farmland (Cap 2)	\$0	\$0
1c. Ogoss assessed value of all other property, including personal property (Cap 3)	\$16,734,000	\$18,347,300
2. Equals fatal grass assessed value of property.	\$16,734,000	\$18,347,300
2a. Minus dedutatons (see table 5 below)	\$7,559,600	\$8,882,440
3. Equals subjected of net assessed value of property	59, 174, 400	\$11,664,880
3a. Multiplied by your local tax rate	2.5504	2.3743
Lequals gross tax Hability (see table 3 below).	\$233,983,90	\$276,958.76
4a. Minus local property tax credits	\$0,00	\$0,00
4b. Minus savings due to property tax cap(s) (see Table 2 and footnotes below)	\$0.00	\$0.00
4c. Minus savings due to 65 years & older cap	\$0.00	60.00
5. Total not property Tax Hability due (See remittance coupon for total due)	\$233,983,90	\$276,958.76

Please see Table 4 for a summary of other charges in this property.

Property tax cap (equal to 1%	. 2%, of 3%, depending					90,419.00
Adjustment to sap due to vo	er-approved projects ar	d charges		\$2	4,486.47	28,210,84
Maximum tax that may				\$52	8,508.47 35	78,829.94
	ikopsisteniis irid i	SPIRO DANGUSTUM	A PERSONAL (2011)	alataynaevoyuuş	PROPERTY	
TAXING AUTHORITY	TAX RATE 2012	TAX RATE 1013	TAX AMOURT 1411	CIRL THUOMA ZAT	TAX DIFFERENCE 1013-3013	PÉRGENT DISFERÈNCE
State	0.0000	0,0000	\$0.00	\$0.00	\$0.00	0.00 %
County	D.2222	0,2192	\$20,385.52	\$25,589.37	\$5,183.85	25.43 %
Township	0.0053	0.0016	\$486.24	\$186.64	(\$299,60)	(61.62)%
School	1.0540	0.9347	\$96,698.18	\$109,031.44	\$12 ;333.26	12.75 %
Library	0.0000	0,0000	\$0,00	\$0,00	\$0,00	0.00 %
City	1,2680	1.2188	\$116,413.98	\$142,171.31	\$25,757.35	22,13 %
TIR	0.0000	0.0000	\$0.00	\$0,00	. \$0,00	0.00 %
SteleTaxCredit	0.0000	0,0000	\$0,00	\$0.00	\$0,00	0.00 %
Penalty	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0.00 %
Lien	0.0000	0.0000	\$0.00	\$0.00	\$0,00	0.00 %
Special Assessment	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0.00 %
OTHER	0,0000	0.0000	\$0.00	\$0.00	\$0.00	0.00 %
TOTAL	2.5504	. 2,3743	\$233,983.90	\$276,958,78	\$42,974.86	18.37 %

HYDRIC AND YURAN ON YOUR WAR	2017	201)	N Chinge	TY76 OF DEOUCHON	\$013 \$1400.14 (1400.000.000.000.000.000.000.000.000.000	761)
) Hich	00,0012	3100 00	034	Absenced	17,559,600	\$5,682,440
TOTAL ADJUSTMENTS	00 0012	\$100.00	0%	TOTAL DEDUCTIONS	17,119,600	56,682,440

^{1.} The property has eap is calculated separately for each class of property owned by the taspayer it is possible, therefore, that you may receive credit for the tas eap on time 4b even if yournet property ten bill is lower than this amount 2. Charges not subject to the property tax caps include property tax levies approved by vaters through a referendum. In Lake County and St. Joseph County, this line with reflect debt obligations incurred prior to the creation of the Property list caps. When added to the base property has caps more for your property, bits evenue the effective the cap rate. For more to formation, see the track of this decument.

3. If any circumstances have changed then would make you include the property and the property an

and solified the county suditor, the deduction will be disallowed and you will be liable for lane and penalties on the amount deducted.

Boone County Treasurer 209 Courthouse Sq. Lebanon, IN 46052

NAME AND ADDRESS OF TAXPAYER

1-65 CORRIDOR 1 LLC

20024

9525 BRYN MAWR AVE STE 950

BILL CODE

2012 BOONE COUNTY - SPRING INSTALLMENT-A

COUNTY PARCEL NUMBER 020-02280-01 STATE PARCEL NUMBER

06-07-35-000-002-020-020

Fired

Delinquent After 5/10/2012

MAKE CHECK PAYABLE TO: BOONE COUNTY TREASURER

Payand Amount For 117,041.95

Remit By Mall To

BOONE COUNTY TREASURER PO BOX 167 INDIANAPOLIS, IN 48206-0157

1035 BKAN WWW YAS 21 F 820 ROSEWONT II [*] 60018-2554 [0316-17] 11-17] 11-17] 11-17] 11-17] 11-17] 11-17]		LIS, IN 4820 6-015 7 Է[[[դ][դ][]] իհ][]իհ][ի հ] [ի հ]	վր <u>վի ա</u> կտու
	8708	02002 24001011 71	044 <u>9,5</u> D
Delach and Rahum G	oupon With BPRING Payment		
AND THE EXPLAINMENT OF THE PROPERTY OF THE PRO		ONE OFFICE AND	NICORE HARMAN
DATE OF STATEMENT:			
CO. PARCEL #: 020-02280-01 STATE PARCEL # 06-07-35-000-002.002-020	TOTAL CHARGES	SPRING AMOUNT	FALL AMOUNT
TAX PAYER'S NAME 1-66 CORRIDOR 1 LLC	Tax	5118,991,95	\$118,991.95
	Dijch Additional Assassment	\$50.00 \$0.00	\$50.00
MAILING ADDRESS 9525 BRYN MAWR AVE STE 950	Dollnguent Penally	\$0.00	\$0,00 \$0,00
ROSEMONT IL, 80018-6224	Dolinguent Tax	\$0.00	\$0.00
ALTO OF MATERIAL CONTOURS CONTOURS AND	Delinquent SA Yex Delinquent SA Penalty	\$0.00 \$0.00	\$0.00 \$0,00
BILL CODE#	Fees	\$0.00	\$0.00
PROPERTY LOCATION: 5490 INDUSTRIAL CT	Auditor Corrections	\$0.00	\$0.00
1 1 1 1 1	Total Payments Total Amount Due	\$117,041.95	\$117,041,95
LEGAL DESCRIPTION: PERRY INDUSTRIAL PARK: IJI SEC 1 .LOT 1	Surplus	\$0.00	\$0.00
If the box to the left is checked, your homesteed deduction has been verified. Questions regarding deductions should be directed to the Auditor's Office: (765) 482-2940		A ENTER	[Ped
• Many efecumentances, have changed that would make you nelighbe for a describe had you have been truth a change in checker landes has occurred and you have no hondarf the cours, but to the door	to Taxpayer special in the exemption block in Ja ickon will be disalouted and you will	his n on the Comparison Stellmont you	a must noutly the country autition, amount destroited.
· You must have sufficient funds in your chacking account at the time we present your check to the beat	or your lax payment is valid.		
· Mailed payments must been a Postal Barrice postmark on or before the due data printed on the front of			Agailzoq knoisillus systiau
 <u>Crodi Card Payment</u>: To pay your properly taxes by cradit catd, visit http://beenecounty.leadd a 2.95% conversioner fee to propose the crosil card payment. The following cross-conversioner fee to propose the crosil card payment. Discover, MasterCardinater Cardinater Car	rds will be accepted:	e crodil card vendor will	
· To nokiy his office of any ADDRESS CHANGE, check the box on the from of the payment coupon and	complete and sign the form, which of	posts on the reverse side of the paym	ant coupon.
* To have prompt positing of your tax payment, please detach and return the payment coupon in the env	valope provided will your check pays	ble to the Booms County Tresume:	
 Please can be latered a phone number to consect the Treasurer's Office. (785) 482-2080. 			
Delagh and Return	Coupon With FALL Payment		
THE REPORT OF THE PROPERTY OF	2012 00	RHINDHERON ACH TAN INCHES OF THE STATE OF TH	III CARELLANDIII FIREINPAIRAS ISTALLMENT-B
209 Courthouse Sq			
Lebanon, IN 46052	of form V COUNT	Y PARCEL NUMBER 020-023	5-000-002,002-020 ISSUE

STATE PARCEL NUMBER 11/13/2012

Delinquent After MAKE CHECK PAYABLE TO: BOONE COUNTY TREASURER

Pay This Amount For CRALLIF ayment

117,041.95 +

Remit By Mail To BOONE COUNTY TREASURER

117.041.95 234 20 33 - 90 +

BILL CODE

PO BOX 157 INDIANAPOLIS, IN 46208-0167

1-65 CORRIDOR 1 LLC 9525 BRYN MAWR AVE STE 950 ROSEMONT IL 60018-5224

NAME AND ADDRESS OF TAXPAYER

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24/_{G-14}

Properly (axes are constitutionally capped at 1% of properly values for homesteads (owner-occupied), 2% for other residential properly and farmland, and 3% for all other property.

Don't loke your homestead benefits - lost change to submit the pints form! For more information on local spending, visit http://gntewsy.ifionline.org.

-		HE THE STATE OF THE STATE OF THE	igan king managan	ustey y	W. T. J. J. T. Y.		
	Laterer Mass and Melling Address 1-85 Corridor 1 Lic 9526 Bryn Mawr Ava Sto 950	<u>Pole of Norke</u> 4/16/12	<u>Dye Dales</u> 5/10/2012 11/13/2012	Procel Number- 020-02280-01 06-07-35-000-002-002-020	Tarine Mintel 020/020 Perry/whitestown Corporation		
	Rosemont II 60018-5224	BOONE COUNTY					
		Property Address: 30% To Legal Description: Perry In	dustrial CI ndustrial Park III Sec I	Lol I			

1. ASSESSED VALUE AND TAX SUMMARY	2011	7012
lo, Gross assessed value of homestead property (Cap: 1)	\$0	-50
1b. Gross assessed value of other residential property and farmland (Cap 2)	\$0	\$0
Ic. Gross assessed value of all other property, including personal property (Cap 3)	\$18,506,300	\$16,734,000
2. Equals total gross assessed value of property	\$16,506,300	\$18,734,000
2n. Minus deductions (see Yable 5 below)	\$9,679,475	\$7,559,600
3. Equals subtotal of not absessed value of property	\$6,826,825	\$9,374,400
3a. Multiplied by your local tax rate	2.6062	2.5504
1. Equals gross tax liability (see invis 3 below)	\$177,920.70	\$233,983,90
4a. Mibus local property tax credits	\$0,00	\$0,00
4b. Minus savings due to property tax cap(s) (see Table 2 and foctnotes below)	\$0:00	\$0.00
4e. Minus savings due to 65 years & older cap	\$0,00	\$0,00
3. Total net property Tax Hability due (See remittance coupon for total due)	\$177,920.70	\$233,983,90

Please see Table 4 for a summary of other charges to this property.

Property tax con (capal (o) Adjustment to cap due to v	% 2% or 3% depending ve	on combination of	property types)			2,020.0() 4:486.47
Maximum tax that may	be imposed under cap	e-may-		\$495,		6,508,47
Samuel and a second and a second and property of the second and a second as a	. Dzimak sagindestanowa	ar us Musicarie	million (FEET)	- we was read to be the same	omay e 📜 👢	283
TAXING AUTHORITY	TAX 847 X 2011	TAX RAYE 1951	TAX AMOUNT 1011	TAN AMOUNT 1912	TAX DIFFERENCE MILIOII	PERCENT
State	0.0000	0.0000	\$0.00	30.00	\$0.00	0.00 %
County	0.2186	0,2222	\$14,923,44	\$20,385.52	\$5,462.08	36.60 9
Township	0.0054	0.0053	\$368.65	\$486.24	\$117,59	31.90 %
School	1.0712	1.0540	\$73,128.93	596,898.18	\$23,589.25	32.23 %
Library	0.0000	0:0000	\$0.00	\$0.00	\$0.00	0,00 9
City	1.3110	1,2689	\$89,499.88	\$116,413.98	\$26,914.28	30.07 %
TIR	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0.00 %
StateTexCradit	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0.00 %
Penalty	0.0000	0,0000	\$0,00	\$0.00	\$0.00	0.00 %
Lien	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0.00 %
Special Assessment	0.0000	0.0000	\$0.00	\$0.00	\$0.00	0,00 9
OTHER	0.0000	0,0000	\$0,00	\$0.00	\$0.00	0.00 5
TOTAL.	2.6062	2,5504	\$177,920,70	\$233,983,80	\$56,063.20	31.51 9
ha to : cate for each root is equal to the great	property or the constraint and the second of	med vole that a plan gree.	temanil Disputation	HELPONING CONTINUES		
YTROUTUN ONDYY	2011	2012	M Charge TYPA OF DEDUC		1010	2011
ncl,	363.79	\$100.00	36.76% Abatement		\$9,679,475	\$7,559,600
OTAL ADJUSTMENTS	563,79	00.0012	36.76% TOTAL DEDU	ICHONS	\$9,679,475	\$7,339,600

^{1.} The place homestead varification from most be completed at least once by hardary 1, 2013 is order to monthly meeting bomestead benefits. If you did not need to a capy of the form, cooled your county sedflow.

The property as each or electivist of expentity for each clean of property was all its bower than this second.

The property as each or electivist of expentity for each clean of property was each or electivist of expentity for each clean of property was each or electivist of expentity for each clean of property was each or electivist of expentity for each clean of property was read to elective to the property tax each include property tax levies approved by voters through referredum, as well as any relief provided by the Stan of Indian Distressed Board (for 1011 coly). In Lake Cavaty and St. Possyl, Charles the electivistic acts or relies to the college also relieve to the property tax each college acts or relieve to the college acts of the coll

3. Tax Abatement Schedule

Penyindususi Park 5450 Milasubi Chart, Wislastown, in 45075 624,000 Sq.Rt. Bubding Rook County Real Estate Tames

This Similed Section Assumed the Savet Bushing Values and the Savet Until Tee Adultsten, but not be updated with Acro-

														the make resent they	ekvichici, ani ani ar	ADDRESS MAIN YES
						recordent 2027	AN ASSESSED	TO BENT TOO	- SON WAY TOTA	Total and Total	Paradon.	201, 424, 1012	Trick key to be	Sold Private	-alter talk	Post bay Total
Qrass Assess	ed Value of Proj	serty														
	Gross Alected V					533,500	\$1,594,900	\$1,594,500	\$1,534,500	- 57 614 700	\$1,624,100	51,641,200	SLEEKIND	\$1,538,000	\$1,523,000	\$1,511,000
	Gross Assessed V	Value of improve	roents linchiten	g Parsonal Prope	rorl	50	512.7S4,000	313,746,700	\$15,833,900	\$14291500	\$15,119,200	\$15,706,100	517,964,500	\$17,554,500	\$17,584,500	\$17,964,500
		ed Value of Frap				233,500	510,352,500	\$15,341,207	\$12,422,400	\$16,305,300	\$25,734,000	\$14,347,300	\$13,500,500	513,503,503	\$19,500,500	519,502,500
	Minus Deductor					20	(\$13,75d,000)	(513.055	(\$13.450.200)	15=679,4753	(57,559,500)	(54,532,44C)	(\$5,339,350)	(53,592,500)	(51,794±St)	15892.135
	Minus State Sup	planental Dedu	ction			\$0	SO	50	.50	_50	\$0	Sa	30	SO	\$a	50
Equals Subta	and of Nat Austr	and Value of Fre	perty.			\$33,500	\$1,594,500	52,211,135	\$4,377,520	\$5,375,025	\$9,179,400	\$31,664,350	\$14,213,150	-\$15,000,coo	317,006,050	\$13,704,275
	Multiplied by Yo	or Local Tax Rate	•			7.3663	2.5153	2.3357	2.4528	2.5052	2,5504	2.3743	2.4542	2.5000	2.5800	2.6800
Equals Gross	Tax Liability					\$732.72	540,105.45	\$54,437,76	SIZZ;DUB.ST	\$177,520,70	\$233,983.90	\$276,952.77	5342.019.12	\$400,240.00	5459,398,09	5495,663.29
	Minus Local Prop	perty Tax Credit				\$0,00	50.00	50300	50.00	50.00	\$0.00	\$0.00	\$0.00	50.00	\$0.00	50.00
	Micaus State Hon	nestend Credit				(\$1.45.70)	150,470,441	50,00	\$0,00	\$2.00	\$0.com	\$11,00	20.00	20'00.	50 00	50.00
	Minus Savings D	UE to Property T	ac Cap			\$0.00	50.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	50.00	\$2,00	50.00	50'00
		ue to 65 Years o	r Older CSP			50.00	50.00	\$0.00	\$1.00	SOLDE	\$000	30,00	\$0,00	\$1.00	50.00	\$0.00
	TY TEX LISTERY					\$647.02	\$33,630.02	\$54,537.74	\$137,000.62	\$177,820,70	5237,583.50	\$176,958.77	\$142,819,12	\$400,240,00	\$459,336.09	\$495,663.29
Add: Drains	E SA					\$0.00	523.79	\$63,79	\$63.79	\$63.79	\$63.79	\$63,79	\$0.00	\$62,79	\$63.79	\$69.79
Total Due						55-17,02	\$33,633.91	\$54,501.53	\$127,151.41	\$177,984,43	\$234,047.69	\$277,002.56	\$348,819.12	\$400,303079	\$459,459.83	\$495,727.06
	Add - Late Fee P	ald				\$0.00	51,658,49	\$0.00	\$2.00	20.00	\$0.00	\$0.00	\$0.00	50.00	50.00	\$0.00
Total Paid						\$647.02	\$33,352.30	\$34,501.53	\$111,151.41	\$177,304,43	\$234,047.50	3277,022,58	\$342,315:12	\$400,303.79	\$459,459.33	\$435,727.04
	100% Complete						7									
	Year I	Year 2	Yaar 3	Yara	Year S	Abat @	Yaur 7	Aust g	TEACH	ASSA TO						
Year	02/03	08/05	09/10	10/11	11/17	12/1)	13/14	14/15	15/15	16/17						
AV	\$18,758,000	\$13,745,700	\$16,413,900	514,831,500	\$15,315,200	\$15,705,100	\$17,964,500	\$17,964,500	517.96 4,500	517,964,500						
75	100%	95 X	80%	野茶	50%	40%	30%		. 10%	<u>'5≭</u>						
Abstement	\$18.752.000	\$12,050,365	513,167,120	\$2,675,475	57,555.000	\$2,632,140	55,163,350	\$1,592,500	\$1,796,450	5191.725						
Added Vaku	e or Abstroent	Adjustment						200 1124	a ve	5F50 - 25F273						
	Your 1	Your 2	Yaar 3	Tuar 4	Year S	Year 6	Tear 7	Years	Year 3	Ysat, 10					50	
Year	07/03	D8/09	O1(40	10/13	11/12	12/13	13/14	11/12	15/15	15/17					20	
AV	SO	SO	Sa	SD	\$0	50	50	:50	\$0	50					13.0	
Abstroent	50	so	(\$15,240)	\$0	\$a	50	\$0	\$0	\$0 100%	\$0 100%					A	
%	100%	100%	100%	100%	100% 50	100% 50	100%	303%	30	\$0					1	
Abstement	50	50	(\$15,140)	50	50	20	20	30	_30	20					The same of the	



			201	.4
Owner	Acreage	Parcel #	Ass	essment
Denison Partners LLC	24.92	020-03410-00	\$	47,900.00
Denison Partners LLC	48.75	020-03420-00	\$	116,700.00
Opus North Corporation	25. 89	020-03410-02	\$	54,900.00
Whitestown Business Center Owners Assoc Inc	25.80	020-03410-03	\$	61,600.00

2014 (Paid)

1.	174 (1 010)
	Taxes
\$	965.82
\$	2,336.62
\$	1,063.99
\$	1,195.01

Whitestown Land SR 257 Whitestown IN 1,530,000 Square Fact Boone County Real Strate Taxes

	2015	Pay 2015	2019	Pay 2017	201	7 Pay 2018	2013	Pay 2019	2019	234 2020	202	0 Pay 2021	202	1 Pay 2022	207	2 Pay 2023	2023	Pay 2024	2025	Pay 2025
Gross Assessed Value of Property																				
Gross Assessed Value of Land	5	281,100,00	\$	4,930,000.00	5	00.000,0EB,A	\$	4,830,000.00	5	4,530,000.00	5	4,830,000,00	5	4,830,000.00	5	4,830,000.00	5	4,330,000,00	5	4,330,000.00
Grass Assessed Value of Improvements		0	\$	45,640,000.00	5	45,540,000.00	5	45,540,000.00	5	45,640,000.00	5	45,540,000.00	5	45,540,000.00	5	45,640,000.00	5	45,540,000.00	5	45,540,000 00
Equals Total Gross ed Assessed Value of Proprietty	5	281,100.00	5	50,470,000.00	5	50,470,000.00	5	50,470,000.00	5	50,470,000,00	5	50,470,000.00	s	50,470,660,60	S	50,470,000.00	5	50,470,000.00	5	50,470,000.00
Minus Deductions	\$				5 (43,358,000.00	\$	(35,512,000.00)	5	(29,566,000.00)	5	[22,820,000.00]	5	(18,256,000.00)	5	(13,692,000,00)	5	(9.128,000,00)	S	(4,564,000.00)
Minus State Supplemental Deductions	5																		-	,
Equal Subtotal of Nat Assessed Value of Property	5	281,100.00	5	50,470,000.00	5	7,112,000.00	5	13,951,000.00	\$	20,004,000.00	5	27,550,000.00	\$	32,214,000.00	5	35,773,000.00	S	41,342,000.00	5	45,904,000.00
Multipled by Local Tax Rate		0.024542		0.024542		0.024542		0,024542		0.024542		0.024542		0.024542		0.024542	8	0 024542		0.074542
Equals Gross Fax Gability	5	5,893.75	5	1,235,534.74	5	174,542.70	5	342,557.24	5	510,571.77	5	678,586.30	5	750,595,99	5	902,505 58	S	1,014,515.35		1,126,625.05
Minus Local Property Tax Credits	5		\$		5	##C	5	*	Ş	3.63	5	-	5		5	-	5	5	5	
Minus State Homestead Credits	s	*	5	•	\$	•	5		5		S		5	5.50	5		5		5	
Minus Savings due to Property Tax Cap	5	(1,337.32)	5	0.50	S	(5)	5	*:	S		5	1060	5	5400	S	30	5		5	32
Minus Savings due to 65 years or old Cap	S		5		5	-8	5	2	\$	169	S		\$		5	**	5	*	5	4
Total Property Tax Liability	5	5,561,44	5	1,238,634.74	5	174,542.70	S	342,557.24	5	510,571.77	5	578,586.30	5	790,595,59	5	902,605.58	5	1,014,515.36	5	1,125,525.05
Add Oreinage SA	s		5		5		5		5		5		S		5		\$	2	\$	
Total Oue	\$	5,561.44	\$	1,238,634.74	5	174,542.70	\$	342,557.24	5	510,571.77	5	678,586.30	\$	790,595,99	5	902,605.68	S	1,014,615.36	\$	1,126,525.05
	100%																			
	Year	1	Year	2	Year	r 3	Year	4	Year	S	Yea	r S	Yea	. 7	Yea	c a	Year	q	Yea:	10
Year	16/1	-	17/1		18/		19/2		20/2		21/	2-2-2	22/		23/		24/2		25/2	
AV	535	5,540,000.00		45 540 000.00	-	45,540,000.00	5	45.640,000,00	100	45,540,000,00	-	45,540,000.00		45,540,000.00		45,640,000.00		45,540,000.00		
*		150%	33.4	95%	-	80%		55%	•	50%		40%		30%		20%		10%		5%
Abatament	5 4	5,640,000.00		43,358,000.00	5	36,512,000.00		29,556,000.00	\$	22,820,000.00	5	18,256,000,00		13,692,000,00		9,123,000.00		4,564,000.00		



May 3, 2023

Polymer Technology Systems, Inc. Attn: Rob Knight 4600 Anson Blvd. Whitestown, IN 46075

RE: Property located at 4600 Anson Blvd., Whitestown, IN 46075

Enclosed are your Forms CF-1/PP and CF-1/Real Property for the assessment date of January 1, 2023. The forms should be signed where indicated. No payment is due at this time. You should mail the return to the Designating Body's office before May 15, 2023. Because the inability to prove timely filing may result in penalties as well as loss of deductions and the ability to amend a return, we strongly encourage you to retain proof of timely mailing.

Your Designating Body is:

Whitestown Town Council
Attn: Jason Lawson, Town Manager
Town of Whitestown Administration Department
Whitestown Municipal Complex
6210 Veterans Drive, Room 500
Whitestown, IN 46075

We prepared the return from information you furnished us without verification. Upon examination of the return by taxing authorities, requests may be made for underlying data. We therefore recommend that you preserve all records which you may be called upon to produce in connection with such an examination.

The taxpayer copies are for your use and should be retained in your files. If you elected to receive your taxpayer copy via the KSM portal you can access it at www.ksmcpa.com. If there are any questions, please contact our office.

Sincerely,

ksm CPAs & Advisors

COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R5 / 12-21)

Prescribed by the Department of Local Government Finance

20 23 PAY 20 24

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.3 (k) and (l).

INSTRUCTIONS:

- This form does not apply to property located in a residentially distressed area or any deduction for which the Statement of Benefits was approved before July 1, 1991.
- 2. Property owners must file this form with the county auditor and the designating body for their review regarding the compliance of the project with the Statement of Benefits (Form SB-1/Real Property).
- 3. This form must accompany the initial deduction application (Form 322/RE) that is filed with the county auditor.
- 4. This form must also be updated each year in which the deduction is applicable. It is filed with the county auditor and the designating body before May 15, 2023, or by the due date of the real property owner's personal property return that is filed in the township where the property is located. (IC 6-1.1-12.1-5.3(j))
- 5. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (Form CF-1/Real Property).

SECTION 1	TAXPAYER INFO	ORMATION			作的特殊的
Name of taxpayer				County	
PTS Diagnostics Real Estate Holdings LLC				Boone	
Address of taxpayer (number and street, city, state, and 2	(IP code)			DLGF taxing dis	trict number
4600 Anson Blvd., Whitestown, IN 46075				06019	Tea Tea
Name of contact person				Telephone numb	
Bob Knight		On a ser to the address of the service	52	(317) 8	70-5610
SECTION 2	LOCATION AND DESCRIPT		Y	Estimated atom	late (months day year)
Name of designating body Whitestown Town Council		Resolution number 2018-24		4/18/2018	late (month, day, year)
Timestern result seamen		2010-24			(month, day, year)
Location of property 4600 Anson Boulevard, Whitestown, IN 4607	75			Actual start date	(monus, day, year)
Description of real property improvements	3			Estimated comp	letion date (month, day, year)
Development of a 135,000SF building on ex			- M - O - O - C-O	12/31/2023	enon date (month, day, year)
accommodate the expansion of its research,				Actual completion	n date (month, day, year)
7736 Zionsville Road. Parcel was split and	the new parcel number is 06-	-07-26-000-007.00	08-019.		
SECTION 3	EMPLOYEES AND	SALARIES	表示性能 40-		大型性等。
EMPLOYE	ES AND SALARIES		AS ESTIMAT	TED ON SB-1	ACTUAL
Current number of employees			0		112
Salaries			0.00		9,672,986
Number of employees retained			0		0
Salaries	4 =		0.00		0.00
Number of additional employees			194		112
Salaries			17,206,092.80		9,672,986
SECTION 4	COST AND V				
COST AND VALUES		REAL ESTATI	E IMPROVEME	5.05 (W. 6.00) 200 VV	
AS ESTIMATED ON SB-1	COST		_	ASSESSE	ED VALUE
Values before project					
Plus: Values of proposed project	12,100,000				
Less: Values of any property being replaced					
Net values upon completion of project		(0.014,000.000)	_	100500	ED VALUE
ACTUAL	COST			ASSESSE	ED VALUE
Values before project	12,100,000*				
Plus: Values of proposed project	12,100,000				
Less: Values of any property being replaced Net values upon completion of project					
	NVERTED AND OTHER BENEF	FITS PROMISED B	Y THE TAXPAY	ER	學等學表現等"等現分學
The Committee of the Co	AND OTHER BENEFITS	TIOT ROMOLD D	AS ESTIMAT		ACTUAL
	AND OTHER BENEFITO		AC LOTHINA		7,5,5,5
Amount of solid waste converted Amount of hazardous waste converted					
Other benefits:					
SECTION 6	TAXPAYER CER	TIFICATION			下的是好生数(是10%)
F . O. DEC SUC SUS	ereby certify that the representati	CHARLES AND DECEMBER OF THE PARTY OF THE PAR	nt are true.		
Signature of authorized representative	Title			Date signed (month, day, year)
TICO. A IN & h	A	CCOUNTING	MAGR	519	12023
*Actual cost is estimated since PTS was not		(2 120		

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1) THAT WAS APPROVED AFTER JUNE 30, 1991

INSTRUCTIONS: (IC 6-1.1-12.1-5.3 and IC 6-1.1-12.1-5.9)

- Not later than forty-five (45) days after receipt of this form, the designating body <u>may</u> determine whether or not the property owner has substantially complied with the Statement of Benefits (Form SB-1/Real Property).
- If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must
 include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. The date of this hearing
 may not be more than thirty (30) days after the date this notice is mailed. A copy of the notice may be sent to the county auditor and the county assessor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable efforts to substantially comply with the Statement of Benefits (Form SB-1/Real Property), and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made reasonable efforts to comply, the designating body shall adopt a resolution terminating the property owner's deduction. If the designating body adopts such a resolution, the deduction does not apply to the next installment of property taxes owed by the property owner or to any subsequent installment of property taxes. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:		
the property owner IS in substantial compliance		
the property owner IS NOT in substantial compliance		
other (specify)		
Reasons for the determination (attach additional sheets if necessary)		
		Marine Committee
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	A CONTRACTOR OF THE CONTRACTOR
If the property owner is found not to be in substantial compliance, the propertime has been set aside for the purpose of considering compliance. (Hearing	rty owner shall receive the opportunity for g must be held within thirty (30) days of	r a hearing. The following date and the date of mailing of this notice.)
Time of hearing AM Date of hearing (month, day, year) Location of	hearing	
HEARING RESULTS (to be	completed after the hearing)	经产品,但是
Approved	☐ Denied (see instruction 4 above)	
Reasons for the determination (attach additional sheets if necessary)		
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	West of the second seco
APPEAL RIGHTS	[IC 6-1.1-12.1-5.9(e)]	
A property owner whose deduction is denied by the designating body may	appeal the designating body's decision b	y filing a complaint in the office of the



STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

Stale Form 51707 (R8 / 10-14)

Prescribed by the Department of Local Government Finance

This statement is being completed for real properly that qualifies under the following indians Code (check one box):

Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

Residentially distressed area (IC 5-1.1-12.1-4.1)

20 19 PAY 20 20

FORM 98-1 / Real Property

PRIVACY NOTICE

Any information concerning the cost of the property and epacific salarios paid to individual employees by the property owner is confidential per IC 6-1.4-12.1-5.1.

INSTRUCTIONS:

INSTRUCTIONS:

1. This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise, this statement must be submitted to the designating body BEFORE the redevelopment or rehabilitation of real property for which the person visites to claim a deduction.

2. The statement of benefits form must be submitted to the designating body and the eroe designated an economic revitalization area before the initiation of the redevelopment or rehabilitation for which the person desires to claim a deduction.

3. To obtain a deduction, a Form 322/RE must be filed with the County Auditor before May 10 in the year in which the addition to assessed valuation is

To obtain a dediction, a Form 3.22RE miss be interested with the County Auditor better they for in the souther the assessment notice is mailed to the properly owner if it was mailed after April 10. A properly owner who failed to fire a deduction application within the prescribed deadline may file an application between March 1 and May 10 of a subsequent year.
 A properly owner who files for the deduction must provide the County Auditor and designating body with a Form CF-1/Real Property. The Form CF-1/Real Property should be attached to the Form 322/RE when the deduction is first claimed and then updated annually for each year the deduction is applicable.

IC 6-1.1-12.1-5.1(b)

6-1.1-12.1-0.1(0)
5. For e Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed. For a Form SB-1/Real Property that is approved prior to July 1, 2013, the abatement schedule approved by the designating body.

	re LLC c/o Duke Real		mer Technology Sys	stems, Inc. a	nd/or re	lated entities
Address of taxpayer (no	imber and street, dry, state, and 2 le Road, Indianapolis	(IPcode) IN 46268			2 6 6	
Name of contact person		114 40200	Waphone number		E-mail add	reas
Mark Morgan			(317)860-803	5	The state of the s	an@ptsdiagnostics.com
SECTION 2		HOCATION AND DES	RIPTION OF PROPOSED	4.11000		
Hame of designating be	ody	er ver ev mandra-var		A Charles of the Control of the Cont	Resolution	number
Whitestown T	own Council					
Location of property		A STATE OF THE STATE OF	County			ng diatrict number
4656 Anson B	oulevard, Whitestown	n, IN 46075	Boone		06019	
	arty improvements, redevelopme	Contraction of the Contraction o				atart data (month, day, year)
Development of a	35,000SF building on existing	g parcel number 06-07-	26-000-007.000-019 to accor	modate the	4/18/2	
expansion of its res	earch, manufacturing and dis	tribution facility current	y located at 7738 Zionsville I	Road.	12/31/	completion date (month, day, year
THE RESERVE THE RE						ZUZU
Sigorijoly 3		Number retained	SAVARIES AS RESULT OF	Number ad		Selaries
0.00	Solaries \$0.00	0.00	\$0.00	194.00		\$17,206,092.80
			STAND VALUE OF PROPO			
SECTION 4		SHWATED TOTAL CO	THE REAL PROPERTY.	REAL ESTATE		UENTS.
		an lead for	cos			ABSESSED VALUE
Current values					-	The state of the s
	alues of proposed project			12,100,000,00	1	
	ny property being replaced					
	lues upon completion of proje	ct		12,100,000.00		ant, argenia and an area and a second
SECTION 5	WAST	E CONVERTED AND C	THER BENEFITS PROMIS		PAYER	
					4	
Eslimated solid v	asle converted (pounds)		Estimated hazardo	ius waste convert	ed (pounds	")———
Other benefits						
					, , , , , , , , , , , , , , , , , , ,	
			ERCERTIFICATION		107	
			The second secon			
	that the representations in		ue.			
SECTION 6 I hereby certify Signatu) Mauthoniu			ve.			ad (month, day, yenr)
I hereby certify			ue.			ad (month, day, your) APA-12 - 201 8
I hereby certify	d representative		UB.			

			FOR USE OF THE	DESIGNATING BO	DY N	数数据数据数据数据数据数据数据
We fi	nd that the applicant meets the IC 6-1.1-12.1, provides for the	e general standar ne following fimita	ds in the resolution ad tons:	dopted or to be adop	ted by this body. Sa	iid resolution, passed or to be passed
Α.	The designated area has be expires is			eed	calendar years" (see	e below). The date this designation
В.	The type of deduction that is 1. Redevelopment or rehabi 2. Residentially distressed a	litation of reel est	esignated area is limite ate improvements	ed to: Yes No		
C.	The amount of the deduction	n applicable is ilm	ited to \$			
D.	Other limitations or condition	ns (specify)			· · · · · · · · · · · · · · · · · · ·	
E.	Number of years allowed:	☐ Year 1 ☐ Year 8	Year 2 Year 7	Year 3	Year 4	Year 5 (* see below) Year 10
We h	For a statement of benefits in Yes No If yes, attach a copy of the state in the transition of the state in the stat	abatement schedu s required to esta allon contained in	le to this form. blish an abatement so the statement of bene	chedule before the de	eduction can be det	
A CONTRACTOR	i (signature and lille of authorized		· · · · · · · · · · · · · · · · · · ·	Telephone number		Date signed (month, day, year)
Printed n	ame of authorized member of de-	lonates body		() Name of designation	ng body	<u> </u>
					30 0	
Attested	by (signature and title of attester)	=		Printed name of at	lester	
r If th	e designating body limits the yer is entitled to receive a de	time period during duction to a numb	which an area is an per of years that is les	economic revitalizati s than the number o	on area, that limitati I years designated t	on does not limit the length of time a under IC 6-1.1-12.1-17.
	6-1.1-12.1-4.1 remain in efficiency (10) years. (See IC 8-1.1-1 For the redevelopment or re-	ect. The deduction is required to est 2.1-17 below.) chabilitation of rea designating body of	n period may not exce ablish an abatement a il property where the l remains in effect. For	ed five (5) years, Fo chedule for each de Form SB-1/Real Prop a Form SB-1/Real Prop	or a Form SB-1/Rea duction allowed. Th perty was approved roperty that is appro	the deductions established in IC I Property that is approved after June 30, he deduction period may not exceed ten prior to July 1, 2013, the abatement ved after June 30, 2013, the designating low.)
Abate Sec.	on 4 or 4.5 of this chapter an (1) The total is (2) The numb (3) The avers (4) The infras (b) This subsection appl	abatement sched amount of the tax ier of new full-time age wage of the re- ctructure requirem les to a statement lowed under this batement schedult fulle approved for	ule based on the follo payer's investment in a equivalent jobs crea employees compa ents for the taxpayer's of benefits approved chapter. An abateme e may not exceed ten	wing factors: real and personal pr fed. red to the state minis s investment. after June 30, 2013. nt schedule must spi (10) years. before July 1, 2013,	operty. mum wage. . A designating bod ecify the percentage	a and that receives a deduction under y shell establish an abatement schedule amount of the deduction for each year of til the abatement schedule expires under



RESOLUTION NO. 2018-24

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING REAL PROPERTY AND PERSONAL PROPERTY TAX DEDUCTIONS IN WHITESTOWN ERA #2 UNDER INDIANA CODE 6-1.1-12.1

POLYMER TECHNOLOGY SYSTEMS, INC.

WHEREAS, the Town Council of the Town of Whitestown, Indiana (respectively, the "Town Council" and the "Town"), pursuant to Indiana Code 6-1.1-12.1, as amended (the "Act"), and Resolution Nos. 2006-01 and 2006-03, declared an area which is a part of the Northeast Quarter of Section 26, Township 18 North, Range 1 East, commonly known as the Allpoints at Anson development, as an economic revitalization area and designated such area as the Whitestown ERA #2 (the "ERA #2"); and

WHEREAS, pursuant to Resolution No. 2009-26 of the Town, the term of ERA #2 was extended an additional ten (10) years with a termination date of January 1, 2020; and

WHEREAS, the Town Council has been advised by Polymer Technology Systems, Inc. and/or related entities (collectively, "PTS") and Browning/Duke LLC c/o Duke Realty Corp f/b/o PTS ("Browning/Duke", together with PTS, the "Applicant") of a proposed real property revitalization expansion program (the "Real Property Project") and personal property revitalization expansion program (the "Personal Property Project") on a site within the ERA #2 at 4656 Anson Boulevard in the Town, which is more particularly described in the hereinafter defined Abatement Applications (the "New Site"); and

WHEREAS, the Real Property Project consists of certain real property development or expansion, including the construction on the New Site of a 135,000 square foot building to serve as a new headquarters, research & development laboratory, manufacturing and distribution facility for PTS and the Personal Property Project consists of the installation of additional new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment on the New Site in connection with the Real Property Project; and

WHEREAS, the Applicant anticipates increases in the assessed value of its real property and personal property, respectively, by reason of its Real Property Project and Personal Property Project, and has requested property tax abatement with respect to such anticipated increases; and

WHEREAS, the Town Council has received from the Applicant an Application for Real Property Tax Abatement and an Application for Personal Property Tax Abatement, including the Statement of Benefits on Form SB-1 / Real Property and SB-1 / Personal Property, attached hereto as Exhibit A and incorporated herein by reference (collectively, the "Abatement Applications"); and

WHEREAS, the New Site is located in an allocation area, as such term is defined in Indiana Code 36-7-14-39, established by the Board of Commissioners of Boone County, Indiana (the "Board of Commissioners") and the Board of Commissioners have adopted, or are expected to adopt, a



resolution approving the Abatement Applications; and

WHEREAS, the Town of Whitestown Redevelopment Commission has adopted or will adopt its resolution approving the Abatement Applications; and

WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve (i) a seventy percent (70%) seven (7) year real property tax deduction for the Real Property Project and (ii) a ninety percent (90%) ten (10) year personal property tax deduction for the Personal Property Project, pursuant to the Act; and

WHEREAS, the Town Council has, in its Resolution No. 2018-05, adopted on February 14, 2018 (the "Original Resolution"), approved deduction applications for the Project at a different location in the Town, as more particularly described therein (the "Original Site"), and the Town Council finds that the Project should be entitled to the deductions approved in the Original Resolution if located at the Original Site or as herein described if located at the New Site.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all filings necessary ordesirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this Resolution and the deductions approved hereunder.
- 2. The Town Council hereby makes the following affirmative findings in regards to the Applications:
 - a. the estimate of the value of the redevelopment or rehabilitation is reasonable for projects of that nature and the estimate of the cost of the new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment is reasonable for equipment of that type;
 - b. the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation and the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - c. the estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed described redevelopment or rehabilitation and the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - d. the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed redevelopment or rehabilitation and the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology



equipment; and

- e. the totality of benefits is sufficient to justify the deductions.
- 3. As an inducement for the Applicant to invest in the New Site, the Applications are hereby approved effective upon adoption of this Resolution and subject to the Applicant meeting the following conditions:
 - a. The Applicant shall annually file with the Town Council the required Form CF-1/RE and Form CF-1/PP, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in its respective Statements of Benefits (Forms SB-1/ Real Property and SB-1/ Personal Property) as presented to and approved by the Town Council; and
 - b. The Applicant shall provide the Town Council an annual update regarding the timing of the construction of the improvements on the Real Property Project and the Personal Property Project.
- 4. The provisions of Indiana Code 6-1.1-12.1-12 are expressly incorporated into this Resolution.
- The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.
- 6. This Resolution shall take effect upon its adoption, and shall entitle the Applicant to (i) deductions for real property taxes for the Real Property Project as provided in Indiana Code 6-1.1-12.1-3 for a period of seven (7) years and (ii) deductions for personal property taxes for the Personal Property Project as provided in Indiana Code 6-1.1-12.1-4.5 for a period of ten (10) years, each in accordance with the following abatement schedules:

Real Property Tax Abatement Schedule

	% of Assessed Value
Year	Exempt From Real Property Taxes
1	70%
2	70%
3	70%
4	70%
5	70%
6	70%
7	70%



Personal Property Tax Abatement Schedule

***	% of Assessed Value
Year	Exempt From Personal Property Taxes
1	90%
2	90%
3	90%
4	90%
5	90%
6	90%
7	90%
8	90%
9	90%
10	90%

Consistent with Indiana law, the first year of abatement for real property taxes shall commence on the assessment date immediately following the completion of the improvements described in the Form SB-1/Real Estate and the first year of abatement for personal property taxes shall commence on the assessment date immediately following installation of the new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment as described in the Form SB-1/Personal Property (such forms included in the Applications attached hereto as Exhibit A).



Passed and adopted by the Town Council of the Town of Whitestown, Indiana on this 18th day of April, 2018.

TOWN OF WHITESTOWN, INDIANA

TOWN COUNCIL

Eric Miller, President

Sysan Austin, Council Member

Clinton Bohm, Council Member

Jeff Wishek, Council Member

Kevin Russell, Council Member

ATTEST:

Matt Sumner, Clerk-Treasurer



EXHIBIT A

Abatement Applications

3403535v1



TOWN OF WHITESTOWN, INDIANA

APPLICATION FOR REAL PROPERTY TAX ABATEMENT

Instructions and Procedures

Indiana state law requires that this application for real property tax abatement and statement of benefits form (SB-I/RP) be submitted to the Town of Whitestown, Indiana (the "Town") prior to the initiation of the project. Additionally, final approval of the application must be obtained from the Town before starting the construction of real property improvements for which tax abatement is being requested.

The completed application, including all attachments and forms, and fees should be submitted to:

Town of Whitestown

Attn: Mr. Dax Norton, Town Manager

6210 Veterans Drive

Whitestown, Indiana 46075

Office: (317)732-4530

Mobile: (317)495-5864

Fax: (317)769-6871 E-Mail: dnorton@whitestown.in.gov

Prior to submitting the attached application to the Town, all questions must be answered as completely as possible and must be signed on the Statement of Benefits Form (SB-1/RP) and the last page of the application. Incomplete or unsigned applications will not be accepted as official filings. All applicants are encouraged to discuss the proposed project and tax abatement request with the Town Manager and the Presidents of the Whitestown Redevelopment Commission and Whitestown Town Council prior to filing their application.

Fees

A \$2,000 non-refundable application fee is required when making an application for real property tax abatement and is payable to the "Town of Whitestown" within 7 days of the approval of the application (the "Application Fee"). In addition, if the

applicant is submitting an application for a real property tax abatement that does not conform with the traditional tax abatement schedule (a "Modified Abatement Schedule"), the applicant may be required to pay an additional fee (the "Modified Abatement Application Fee"). The amount of the Modified Abatement Application Fee will be determined by the Town in its sole discretion based upon all of the facts and circumstances (including the proposed Modified Abatement Schedule). Payment of the Modified Abatement Application Fee shall be made within 14 days of notification in writing by Whitestown to the Applicant of the amount of such Modified Abatement Application Fee.

All companies requesting real property tax abatement will be required to execute a Memorandum of Understanding with the Town prior to consideration of the tax abatement request, the form of which memorandum is included with this application.

Any requests for additional information or questions should be directed to the following:

Town of Whitestown Attn: Mr. Dax Norton, Town Manager 6210 Veterans Drive Whitestown, Indiana 46075 Office: (317)732-4530

Mobile: (317)495-5864 Fax: (317)769-6871

E-Mail: dnorton@whitestown.in.gov

Town of Whitestown, Indiana Real Property Tax Abatement Application Project Questionnaire

1. Name of the company for which real property tax abatement is being requested: Browning/Duke LLC c/o Duke Realty Corp f/b/o Polymer Technology
Systems. Inc. and/or related entities
 State the name, title, address, telephone number and e-mail address of a company representative who may be contacted concerning this application:
Name and Title: Mark Morgan, Chief Financial Officer
Address: 7736 Zionsville Road, Indianapolis, IN 46268
Telephone: 317-860-8035
E-Mail Address: mmorgan@ptsdiagnostics.com
3. State the name, title, address, telephone number and e-mail address of a company representative responsible for filing the required annual compliance forms (Form CF-1) which will be used by the Town to determine if your company is compliant with the terms of the abatement application, including Form SB-1, and whether the abatement will continue or be terminated (the contact should be made aware of the compliance form's importance).
Name and Title: Same as above
Address:
Telephone:
E-Mail Address:
4. Location of property for which personal property tax abatement is being sought:
a) Street Address: 4656 Anson Blvd, Whitestown, IN 46075
b) Tax Parcel Number(s): <u>06-07-26-000-007.000-019</u>
Attach a legal description and area map of the proposed project location.
5. What is the amount of the most recent assessment attributable to (this information is available on the most recent property tax form) the real property at the project location:
Land - \$36,300

6. Has this project or tax abatement request been discussed with either the President of the Whitestown Redevelopment Commission, the Whitestown Town Manager or the President of the Whitestown Town Council? X Yes No
7. Does your company currently conduct manufacturing operations, research and development, distribution and/or information technology research at this location? If so, how long has your company been at this location?
No
8. Does your business have other operations in Indiana? If so, please list the location of the other operations.
Yes. Polymer's existing location is at 7736 Zionsville Road in Indianapolis, IN.
9. What is the size of the facility to be improved or constructed?
The building to be constructed will be approximately 135,000SF.
10. On a separate page, briefly describe the nature of the business of your company.
Please see attachment to application.
11. On a separate page, briefly describe the proposed real estate improvements to be constructed by your company at the project location.
Please see attachment to application.
12. Have the proposed real estate improvements been constructed (Please note that State statute requires applicants to delay construction until after abatement has been granted)?
Yes X No
13. What is the anticipated date for construction to begin? April 2018
14. What is the anticipated date for project completion? <u>December 2021</u>
15. If a facility is being improved, does the proposed improvement to the facility change the function of the current facility?
YesNoXN/A

escribe the any new functions to be performed at the improved
timated value of the real property improvement for which real tement is being requested? \$12,100,000.00
llowing profile of the Company that will occupy the property for being requested:
ent full time permanent hourly employees by skill level (include wage rate excluding benefits and overtime)
Average hourly wage rate for skilled positions n/a
n/a Average hourly wage rate for semi-skilled positions n/a
Average hourly wage rate for clerical positionsn/a
Average salary (per hour) for salaried positions <u>n/a</u>
ER OF EXISTING EMPLOYEES (permanent and full-time)
ent part-time hourly employees by skill level (include average excluding benefits and overtime)
Average hourly wage rate for skilled positions n/a
/a Average hourly wage rate for semi-skilled positions n/a
Average hourly wage rate for clerical positions n/a
F EXISTING EMPLOYEES (part-time)

- d) Summary of benefits for existing and new employees.
 Polymer provides medical, dental and vision benefits as well as substantial training and development, disability protection, retirement plans, stock ownership opportunities, and paid time off.
- e) Number of created full-time permanent hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)

Skilled 194	Average hourly wage rate for skilled positions \$42.64			
Semi-Skilled <u>n/a</u>	Average hourly w	age rate for semi- skilled posi	tions <u>n/a</u>	
Clerical n/a	Average hourly w	rage rate for skilled positions	n/a	
Skilled <u>n/a</u>	Average hourly w	rage rate for skilled positions	n/a	
TOTAL NUMBER	OF NEW EMPLO 194	YEES (permanent and full-tim	ne)	
	eated part-time hou ate excluding bene	rly employees by skill level (i fits and overtime)	nclude average	
Skilled <u>n/a</u>	Average h	ourly wage rate for skilled po-	sitions <u>n/a</u>	
Semi-skilled_	<u>n/a</u> Average h	ourly wage rate for semi-skill	ed positions <u>n/a</u>	
Clerical n/a	Average h	ourly wage rate for clerical po	ositions <u>n/a</u>	
Salaried <u>n/a</u>	Average s	alary (per hour) for salaried po	ositions <u>n/a</u>	

TOTAL NUMBER OF NEW EMPLOYEES (part-time) 0

- g) What is the total dollar amount to be spent on new salaries? \$17,206,092.80
- h) Provide schedule for when new employee positions are expected to be filled. 2018 - 154 Employees, 2019 - 10 Employees, 2020 - 10 Employees, 2021 - 10 Employees, 2022 - 10 Employees
- 17. On a separate page, please give a detailed description of what the impact on your business will be if the proposed real property improvement is not constructed (e.g. loss of jobs, contract cancellations, loss of production, change in location, etc.).

Please see attachment to application.

- 18. What is the term of the tax abatement requested (maximum 10 years). 7 years
- 19. Attach a schedule of the proposed tax abatement percentages in each year (note, if the proposed tax abatement schedule is other than a traditional tax abatement schedule the Town may impose additional fees for consideration).

We are respectfully requesting an alternate 7 year abatement on real property improvements. Below is a schedule of the proposed alternate 7 year abatement schedule.

Year	% of Assessed Value Exempt From Real Property Taxes	
1	70%	
2	70%	
3	70%	
4	70%	
5	70%	
6	70%	
7	70%	

Ť1	gures	provid	led below:		
I.	<u>Proj</u>	ected (Current Conditions Withou	ut Abatement	
	Α.	Curre	nt Annual Real Property	Γaxes:	\$872.90
	В.	Projec	cted 10-Year Total:		\$8,729.00
П.	Pro	ojected	Conditions With Abatem	ent	
	A.	Projec	cted 10-Year Real Propert	y Taxes:	\$2,471,800.00
	B.	Projec	cted 10-Year Abatement:		\$1,211,210.00
III.	1000	anted) Total	Total (Assumes Abateme Amount Abated: Taxes to be Paid:		\$1,211,210.00
	В.	Total	Taxes to be Paid:		\$1,260,590.00
Not	e: At	tach W	orksheets		
21	i.	Which	approvals or permits will	be required for th	e project?
		(a)	zoning change	(e) variance	
		(b)	annexation	(f) special e	
		(c)	plat approval	(g) building	
		(d)	development plan	(h) other	

Complete the following schedule concerning the proposed real property taxes

to be abated and include on a separate page the worksheets for calculating the

While final plans are being determined, it is not anticipated that approvals other than a building permit will be required in order for this headquarters/R&D laboratory/manufacturing and distribution operation to be constructed.

22. Will additional public infrastructure/facilities be required? If so, please explain in detail costs/funding source and schedule for construction.

Plans are still being developed, but no additional public infrastructure improvement will be required in order for this headquarters/R&D laboratory/manufacturing and distribution operation to be constructed.

23. For the proposed project, is the applicant requesting other incentives from the Town (e.g., tax increment financing, economic development revenue bond financing)? If so, please explain. No	n
24. Please describe any community involvement/contributions the applicant has provided in the past and/or expects to provide in the future.	
Please see attachment.	
Will local suppliers and contractors be used in the construction/operation of the proposed project? If so, please explain. Whenever possible and when economically competitive, Duke, Browning and PTS Diagnostics endeavor to utilize local suppliers contractors.	and
26. Has the applicant previously been approved for economic development incent from the Town (e.g., tax abatement, tax increment financing, economic development in revenue bond financing)? If so, please explain and include information with respect to applicant's compliance with project representations may to the Town at the time the incentives were approved. No	
27. Is the applicant current on all of its payment obligations to the Town and County (e.g., property taxes, utility (gas, water, sewer, electric) fees (such as capacifees, monthly services charges), guaranties on any debt obligations, etc. Yes	ity
28. Does the proposed project take advantage of any "green" technology to red adverse environmental impact? If so, please explain.	ıce
Yes. The building to be constructed will have a white TPO roof membrane. Also, LED lig will be used for the building and site.	hting
CHECKLIST OF ATTACHMENTS:	
Application Fee (\$2,000)	
Completed Memorandum of Understanding	
Completed Form SB-1/RP	
Legal Description of Project Site	
Area Map of Project Site	
Description of Business at Site	

25.

Description of Impact on Business if Improvements not Constructed

Description of Improvements to Site

Schedule of Annual Tax Abatement % Worksheets for Abatement Calculation

I hereby certify that the information and representations on and included with this application for Real Property Tax Abatement are true and complete.

I understand that if this request for property tax abatement is granted that I will be required to annually provide information to the Town with respect to compliance with the project description, job creation and retention figures (and associated salaries), investment, and other information contained in this application, including the Form SB-I/RP. I also acknowledge that failure to provide such information may result in a loss of tax abatement deductions.

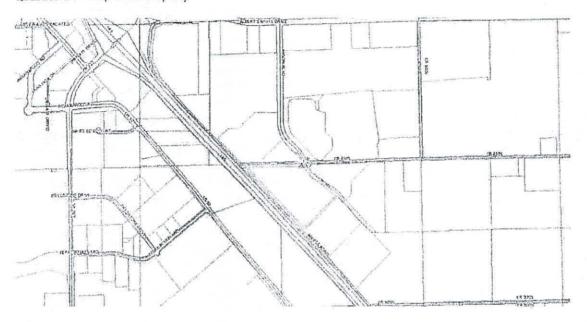
tax abatement deductions.	t failure to provide such information may result in a loss of
	a him
	Signature of Owner or Authorized Representative
	O CFO
Title	
Data	5/APNIL/2018
Date	
STATE OF Indiana) SS:
COUNTY OF MORIM)
2018, personally appeared the foregoing application for	rsigned Notary Public, this day of 5th April, Norgan and acknowledged the execution of real property tax abatement for the Town of Whitestown, I have hereunto subscribed my name and affixed my
	Janua Keeney- Notary Public
Residing in	County,
	Marian
My commission expires:	Perudity and country parties and the contract of the contract
October 20, 2021	JANICE S KEENEY Notary Public, State of Indiana Marion County Commission # 648415 My Commission Explose

ATTACHMENT TO PROPERTY TAX ABATEMENT APPLICATIONS Polymer Technology Systems, Inc. 4/2/18

Question #4 - Legal Description of the Property

Parcel Number 06-07-26-000-007.000-019 PT NE SE 26-18-1E 23.85A

Question #4 - Map of the Property



Question #10 - Nature of the Company Business

PTS Diagnostics is an innovative point-of-care diagnostics solutions provider that partners with patients and healthcare professionals. In more than 135 countries, PTS Diagnostics designs, manufactures, and markets healthcare diagnostic products for distribution. PTS Diagnostics' signature products include the CardioChek® lipid analyzer, and the A1CNow® family of products.

Question #11 -- Proposed Real Estate Improvements and Personal Property Purchases and Installation

PTS was acquired in 2016 and is **exploring possible** growth options at its operations in California, Florida, and Indiana. The lease for its existing Indianapolis location expires in 2019. If PTS' expansion occurs in Indiana, they will need to construct a new facility, approximately 135,000 SF. PTS would utilize the entire building to be constructed for its lab, manufacturing and distribution operations and equipment necessary to accommodate their growing business needs.

Question #17 - Impact on local community if project does not proceed

Without the new building and move to a new space, the applicant will not be able to operate to its fullest capability. In an industry that is continually evolving, the applicant requires more space than they currently occupy to continue to be a leading innovator in point of care diagnostic solutions.

Question #24 Community Involvement and Funding

Polymer Technology Systems is involved in Indianapolis American Diabetes Association and the Indianapolis Juvenile Diabetes Association. The company encourages employees to engage in civic activities.





May 9, 2023

Royal Interpack Midwest, Inc. Attn: Marcelo Casco 475 Palmyrita Avenue Riverside, CA 92507

RE: Property located at 4656 Anson Boulevard, Whitestown, IN

Enclosed is Form CF-1/PP for the assessment date of January 1, 2023. Form CF-1/PP should be signed where indicated. No payment is due at this time. You should mail the form to the Designating Body's office before May 15, 2023. Because the inability to prove timely filing may result in penalties as well as loss of deductions and the ability to amend a return, we strongly encourage you to retain proof of timely mailing.

Your Designating Body is:

Whitestown Town Council Whitestown Municipal Complex 6210 Veterans Drive Whitestown, IN 46075

We prepared the return from information you furnished us without verification. Upon examination of the return by taxing authorities, requests may be made for underlying data. We therefore recommend that you preserve all records which you may be called upon to produce in connection with such an examination.

If there are any questions, please contact our office.

Sincerely,

ksm CPAs & Advisors

COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

State Form 51765 (R4 / 11-16)

Prescribed by the Department of Local Government Finance

FORM CF-1/PP

PRIVACY NOTICE

This form contains information confidential pursuant to IC 6-1.1-35-9 and IC 6-1.1-12.1-5.6.

- INSTRUCTIONS: 1. Property owners whose Statement of Benefits was approved must file this form with the local Designating Body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
 - 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between January 1 and May 15 of each year, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between January 1 and the extended due date of each year.
 - 3. With the approval of the designating body compliance information for multiple projects may be consolidated on one (1) compliance (CE-1)

With the approval of the de	signating body	y, compliance	information fo	or multiple proje	cts may be c	onsolidated on d	ne (1) comp	liance (CF-1)
SECTION 1	1 2 9	TAXPAYER	RINFORMAT	ION			N. A.	
Name of taxpayer		222441222				County		
Royal Interpack Midwest, Inc. and/		entities				Boone		
Address of taxpayer (number and street, city, state, and						DLGF taxing distr		
475 Palmyrita Avenue, Riverside, C	JA 92507						06019	
Marcelo Casco						Telephone number		
				(2) (100 m 2) (2) (2) (2) (2) (2) (2) (2) (2) (2)	ensyndines in	(951) 78	37-6925	Per class was a series
SECTION 2 Name of designating body	LOCATIO	ON AND DES	THE RESERVE OF THE PERSON NAMED IN COLUMN	F PROPERTY				
Whitestown Town Council			Resolu	tion number 2018-17	.	Estimated start da	101/2018	
Location of property				2010-17		Actual start date (
4656 Anson Boulevard, Whitestown	n, IN 4607	5					/01/2018	
Description of new manufacturing equipment, or new res	earch and deve	lopment equipr	ment, or new int	formation technol	ogy	Estimated comple	tion date (moi	nth, day, year)
equipment, or new logistical distribution equipment to be See attached for equipment description.	acquired.					12	/31/2024	
,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,						Actual completion	date (month,	day, year)
SECTION 3		EMPLOYEE	S AND SALA	RIES				70 0 3 9
	ES AND SALA	4 100 000		S2-36-, 7297-945-, 529-181	AS EST	IMATED ON SE	3-1 A	CTUAL
Current number of employees						0		23
Salaries						0.00	1,2	62,228.07
Number of employees retained						0		0
Salaries	A A CONTRACTOR					0.00		0.00
Number of additional employees						130	23	
Salaries						5,113,264.40	1,2	62,228.07
SECTION 4		COSTA	ND VALUES				基数源	
		CTURING PMENT	R&DE	QUIPMENT		ST DIST PMENT	IT EQU	IPMENT
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project								
Plus: Values of proposed project								
Less: Values of any property being replaced								
Net values upon completion of project								
ACTUAL	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Values before project								
Plus: Values of proposed project	6,990,027.00	2,052,041.00					8,537.00	4,780.00
Less: Values of any property being replaced								
Net values upon completion of project	6,990,027.00	2,052,041.00					8,537.00	4,780.00
NOTE: The COST of the property is confidential	pursuant to IC	6-1.1-12.1-5	5.6(c).					
SECTION 5 WASTE CO	NVERTED A	ND OTHER E	ENEFITS PE	ROMISED BY T	HE TAXPAY	ER		
WASTE CONVERTED					ALIE CONTRACTOR OF THE PARTY OF	TED ON SB-1	AC	TUAL
Amount of solid waste converted							7.0	10/12
Amount of hazardous waste converted								
Other benefits:								
SECTION 6		TAVDAVER	CERTIFICAT	101				
I hereby certify that the representations in this s	statement are		MANUFACTOR			oli Salva Cabre		4年2000年
Signature of authorized representative			Title _			Date signed (mon	th day year	
my.			Cantra	llec		5 · [1 · 23		
V			CIVITY	VIIEA	1	J LI L	,	

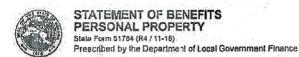
OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1) THAT WAS APPROVED AFTER JUNE 30, 1991.

INSTRUCTIONS: (IC 6-1.1-12.1-5.9)

- 1. This page does not apply to a Statement of Benefits filed before July 1, 1991; that deduction may not be terminated for a failure to comply with the Statement of Benefits.
- Within forty-five (45) days after receipt of this fcrm, the designating body may determine whether or not the property owner has substantially complied with the Statement of Benefits.
- If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination and the date, time and place of a hearing to be conducted by the designating body. If a notice is mailed to a property owner, a copy of the written notice will be sent to the County Assessor and the County Auditor.
- 4. Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable effort to substantially comply with the Statement of Benefits and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- If the designating body determines that the property owner has NOT made reasonable effort to comply, then the designating body shall adopt a resolution terminating the deduction. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the County Auditor; and (3) the County Assessor.

9 9 00		
We have reviewed the CF-1 and find that:		
the property owner IS in substantial compliance		
the property owner IS NOT in substantial compliance		
other (specify)		
Reasons for the determination (attach additional sheets if necessary)	A CONTRACTOR OF THE STATE OF TH	x
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	
If the property owner is found not to be in substantial compliance, the properties has been set aside for the purpose of considering compliance. Time of hearing AM Date of hearing (month, day, year) Location of PM		for a hearing. The following date and
Approved	☐ Denied (see instruction 5 above)	
Reasons for the determination (attach additional sheets if necessary)	4	
Signature of authorized member		Date signed (month, day, year)
Attested by:	Designating body	
APPEAL RIGHTS	[IC 6-1.1-12.1-5.9(e)]	
A property owner whose deduction is denied by the designating body may clerk of Circuit or Superior Court together with a bond conditioned to pay	appeal the designating body's decision I	by filling a complaint in the office of the





FORM SB-1/PP

PRIVACY NOTICE

Any information concerning the cost of the property and specific salaries paid to individual amployees by the property owner a confidential per IC 8-1.1-12.1-5.1.

INSTRUCTIONS

- 1. This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise this statement must be submitted to the designating body BEFORE a person installs the new manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment for which the person wishes to claim a deduction.
- The statement of benefits form must be submitted to the designating body and the area designated an economic revitalization area before the installation
 of qualifying abetable equipment for which the person desires to claim a deduction.
- 3. To obtain a deduction, a person must file a certified deduction schedule with the person's personal property return on a certified deduction schedule (Form 103-ERA) with the township assessor of the township assessor for the township. The 103-ERA must be filed between January 1 and May 15 of the assessment year in which new manufacturing equipment and/or research and development equipment and/or logistical distribution equipment end/or information technology equipment is installed and fully functional, unless a filing extension has been obtained. A person who obtains a filing extension must file the form between January 1 and the extended due date of that year.
- Property owners whose Statement of Benefits was approved, must submit Form CF-1/PP annually to show compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
- For a Form SB-1/PP that is approved after June 30, 2013, the designating body is required to establish an abatement schedule for each deduction allowed.
 For a Form SB-1/PP that is approved prior to July 1, 2013, the abatement schedule approved by the designating body remains in effect. (IC 6-1.1-12.1-17)

SECTION 1		TAXPAYER	INFORMATI	ON					
Name of laxpayer	intact person		Take .	12- 4					
Royal Interpack Midwest, Inc. and/or rel	ated entit	ies	Borwei	Wong	1.4		,=, 1,	B = 1 0	
Address of texpayer (number and street, city, state, and Zi	Telephone number								
475 Palmyrita Avenue, Riverside, CA 92507	1 4					(951) 78	7-8925		
SECTION 2	CATION AN	ID DESCRIPTI	ON OF PRO	POSED PROJ	CT		1	是其 特别可能	
Name of designating body	Resolution num	ber (s)							
Whitestown Town Council	4 4								
Location of property	4	in English and	Coun	ty	12	DLGF taxing di	strict numb	ar .	
4656 Anson Boulevard, Whitestown, IN 46075				Boons			06019		
Description of manufacturing equipment and/or res	earch and d	levelopment ed	ulpment				ESTIMAT	ED	
Description of manufacturing equipment and/or rea and/or logistical distribution equipment and/or infor (Use additional sheets if necessary.)	malion tech	погоду веририи	ent.			START DA	TE CO	OMPLETION DATE	
Please see attached description of equipment				Manufacturing	Equipment	04/01/20	18	12/31/2024	
	27 8- 6		1 1	R & D Equipn	nent		era .		
				Logist Dist Ed	ulpment	04/01/20	18	12/31/2024	
				1T Equipment		04/01/20	18	12/31/2024	
SECTION 3 ESTIMATE OF	ENIPL OVEE	SANDSALAR	RIES AS RE	SULT OF PROP	OSED PRO	ECT			
Current number Salaries 0	The same	retained 0	Salaries	0 .	Number an	Idillonal 130	Saleries \$5,1	113,264.40	
CARDINAL SHOW AND THE PROPERTY SERVICE	OTHER DEPARTMENT	THE RESERVE OF THE PERSON NAMED IN	S	PROPOSED P		T DIRT IN DE	713 1 2841 3	THE SAME SHAPE YAS	
NOTE: Pursuant to IC 6-1.1-12.1-5.1 (d) (2) the	1 (d) (2) the MANUFACTUI		RADE	QUIPMENT	EQUIF	LOGIBT DIST EQUIPMENT		IT EQUIPMENT	
COST of the property is confidential.	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED	
Current values		19 · · · · ·				19 4		3	
Plus estimated values of proposed project							3 7	2 10 1	
Less values of any property being replaced	1.5		- T-T-1				tea - Se		
Net estimated values upon completion of project		1 18	-0,000	. The second sec	51 0 C 34.5			- 10 - 100 - 11	
SECTION 5 WASTE CO.	VFRTED A	ND OTHER B	ENEFITS P	ROMISED BY T	HE TAXIPAYI	ER		克里姆阿里	
Estimated solid waste converted (pounds)		ar in the state of	Estimated hazardous waste converted (pounds)						
Other banefits:		3 1		201 6		-1-1			
			geri, ar exc		20 m	4.			
SECTION 6		TAXPAYER	CERTIFICAT	ION				18 10 16	
I hereby certify that the representations in this sta	tement are t	rue.		n - \$1, + - 25, +			A", 1	the second	
Signature of authorized representative				4	Da	to signed (mont	h, day yea	r)	
Printed name of authorized representative			Title						
Borwei Wong	Chief Operating Officer								



			FO	R USE	OF THE E	ESIGNATING BO	DY	建市大学 在1914年1月1日 1月1日 1月1日 1月1日 1月1日 1月1日 1月1日 1月1日
adopted in th		reviously ap						d that the applicant meets the general standards 2.1-2.5, provides for the following limitations as
A. The design	nated area has	been limite	to a period of t	lme nol his que	to exceed _ stion addres	calend ses whether the reso	dar years olution con	* (see below). The date this designation expires itains an expiration date for the designated area,
1 . Instalia 2 . Instalia 3 . Instalia 4 . Instalia	ation of new ma ation of new res ation of new log ation of new info	nufacturing earch and d latical distrit ormation tec	avelopment equ ution equipmen nnology equipm	ipment t. ent;	*	☐ Yes ☐ Yes ☐ Yes ☐ Yes	□ No □ No □ No	Check box if an enhanced abatement was approved for one or more of these types.
						lish a limit, Il desired		cost with an assessed value of
						quipment is limited to lish a limit, if desired		cost with an assessed value of
						ent is limited to \$		cost with an assessed value of
	G 4 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1					oment is limited to \$ dish a limit, if desired		cost with an assessed value of
G. Other limit	allons or condi	tions (speci	5)	1				
						nd development equi for deduction is allo		d/or new logistical distribution equipment and/or
□ Ye	ear 1 🗆	Year 2	☐ Year 3	E 1	Year 4	☐ Year 5		nhanced Abatement per IC 6-1.1-12.1-18 lumber of years approved;
☐ Ye	ear 6	Year 7	☐ Year 8		☐ Year 9	Year 10.	- (-	Enter one to twenty (1-20) years; may not exceed twenty (20) years.)
If yes, atta	ch a copy of the	abatement	schedule to this	form.		aling body adopt an a		schedule per IC 6-1.1-12.1-17? Yes No elermined.
Also we have determined th	reviewed the li set the totality of	nformation of of benefits is	entained in the	statem lify the	ent of benefi deduction de	is and find that the e scribed above.	stimates s	and expectations are reasonable and have
Approved by: (sign	nature and title of	aulhorized m	ember of designa	ing body)	Telephone number	×1	Date signed (month, day, year)
Printed name of au	uthorized membe	r of designation	g body			Name of designating	body	
Altesled by: (signs	ture and tile of a	itiester)				Printed name of altes	ster	
								it limitation does not limit the length of time a signated under IC 6-1.1-12.1-17.

Ю 6-1.1-12.1-17

Abetement schedules

Sec. 17. (a) A designating body may provide to a business that is established in or relocated to a revitalization area and that receives a deduction under section 4 or 4,5 of this chapter an abatement schedule based on the following factors:

(1) The total amount of the taxpayer's invastment in real and personal property.

(2) The number of new full-time equivalent jobs created.

(3) The average wage of the new employees compared to the state minimum wage.

(4) The infrastructure requirements for the taxpayer's investment.
(b) This subsection applies to a statement of benefits approved after June 30, 2013. A designating body shall establish an abatement schedule for each deduction allowed under this chapter, An abatement schedule must specify the percentage amount of the deduction for each year of the deduction. An abatement schedule may not exceed ten (10) years.

(c) An abatement schedule approved for a particular laxpayer before July 1, 2013, remains in effect until the abatement schedule expires under the terms of the resolution approving the taxpayer's statement of benefits.



Royal Interpack Midwest, Inc. SB-1 PP Attachment 3/1/18

Investment Information

Investment Schedule:

2018 - \$5,000,000 2019 - \$5,000,000

2020 - \$5,000,000

2021 - \$5,000,000

Investment Type:

Investment of manufacturing, distribution and IT equipment will include recycling lines, conveyors, generators, equipment, work tables, packaging, computers and IT infrastructure (Wiring, Server Racks, switches, etc.). The breakdown between the three categories is not known at this time.

Job Creation Information

Job Creation Schedule:

2018 - total headcount 60

2019 - total headcount 90

2020 - total headcount 100

2021 - total headcount 110

2022 - total headcount 120

2022 – total neadcount 120

2023 - total headcount 130



RESOLUTION NO. 2018-17

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING PERSONAL PROPERTY TAX DEDUCTIONS IN WHITESTOWN ERA #2 UNDER INDIANA CODE 6-1.1-12.1

ROYAL INTERPACK MIDWEST, INC.

WHEREAS, the Town Council of the Town of Whitestown, Indiana (respectively, the "Town Council" and the "Town"), pursuant to Indiana Code 6-1.1-12.1, as amended (the "Act"), and Resolution Nos. 2006-01 and 2006-03, declared an area which is a part of the Northeast Quarter of Section 26, Township 18 North, Range 1 East, commonly known as the Allpoints at Anson development, as an economic revitalization area and designated such area as the Whitestown ERA #2 (the "ERA #2"); and

WHEREAS, pursuant to Resolution No. 2009-26 of the Town, the term of ERA #2 was extended an additional ten (10) years with a termination date of January 1, 2020; and

WHEREAS, the Town Council has been advised by Royal Interpack Midwest, Inc. and/or related entities (the "Applicant") of a proposed personal property revitalization expansion program (the "Project") on a site within the ERA #2 at 4656 Anson Boulevard in the Town, which is more particularly described in the hereinafter defined Abatement Application (the "Site"); and

WHEREAS, the Project consists of the installation of manufacturing, distribution and IT equipment including recycling lines, conveyors, generators, equipment, work tables, packaging, computers and IT infrastructure (wiring, server racks, switches, etc.) in approximately 130,000 square feet of manufacturing and distribution space on the Site; and

WHEREAS, the Applicant anticipates increases in the assessed value of its personal property by reason of its Project and has requested property tax abatement with respect to such anticipated increases; and

WHEREAS, the Town Council has received from the Applicant an Application for Personal Property Tax Abatement, including the Statement of Benefits on Form SB-1 / Personal Property, attached hereto as Exhibit A and incorporated herein by reference (the "Abatement Application"); and

WHEREAS, the Site is located in an allocation area, as such term is defined in Indiana Code 36-7-14-39, established by the Board of Commissioners of Boone County, Indiana (the "Board of Commissioners") and the Board of Commissioners have adopted, or are expected to adopt, a resolution approving the Abatement Application; and

WHEREAS, on March 26, 2018, the Town of Whitestown Redevelopment Commission adopted its resolution approving the Abatement Application with a six (6) year traditional tax abatement schedule;



WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve a six (6) year traditional personal property tax deduction for the Project, pursuant to the Act.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all filings necessary or desirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this Resolution and the deductions approved hereunder.
- 2. The Town Council hereby makes the following affirmative findings in regards to the Abatement Application:
 - a. the estimate of the cost of the new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment is reasonable for equipment of that type;
 - b. the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - c. the estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - d. the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment; and
 - e. the totality of benefits is sufficient to justify the deductions.
- 3. As an inducement for the Applicant to invest in the Site, the Abatement Application is hereby approved with the tax abatement schedule approved herein effective upon adoption of this Resolution and subject to the Applicant meeting the following conditions:
 - a. The Applicant shall annually file with the Town Council the required Form CF-1/PP, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in its Statement of Benefits (Form SB-1/Personal Property) as presented to and approved by the Town Council;
 - b. The Applicant shall provide the Town Council an annual update regarding the timing of the construction, acquisition and installation of the Project.
- 4. The provisions of Indiana Code 6-1.1-12.1-12 are expressly incorporated into this Resolution.



- 5. The provisions of this Resolution shall be subject in all respects to the Act and any amendments thereto.
- 6. This Resolution shall take effect upon its adoption, and shall entitle the Applicant to deductions for personal property taxes for the Project as provided in Indiana Code 6-1.1-12.1-4.5 for a period of six (6) years in accordance with the following abatement schedule:

Personal Property Tax Abatement Schedule

	% of Assessed Value					
Year	Exempt From Personal Property Taxes					
1	100%					
2	85%					
3	66%					
4	50%					
5	34%					
6	25%					

Consistent with Indiana aw, the first year of abatement for personal property taxes shall commence on the assessment date immediately following installation of the new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment as described in the Form SB-1/Personal Property (such form included in the Abatement Application attached hereto as Exhibit A).



Passed and adopted by the Town Council of the Town of Whitestown, Indiana on this 27th day of March, 2018.

TOWN OF WHITESTOWN, INDIANA
TOWN COUNCIL

Eric Miller, President

Susan Austin, Council Member

Clinton Bohm, Council Member

Kevin Russell, Council Member

ATTEST:

Matt Sumner, Clerk-Treasurer



EXHIBIT A

Abatement Application



TOWN OF WHITESTOWN, INDIANA

APPLICATION FOR PERSONAL PROPERTY TAX ABATEMENT

Instructions and Procedures

Indiana state law requires that this application for personal property tax abatement and statement of benefits form (SB-1/PP) be submitted to the Town of Whitestown, Indiana (the "Town") prior to the initiation of the project. Additionally, final approval of the application must be obtained from the Town before starting the installation of the new manufacturing equipment, research and development equipment, logistical distribution equipment and/or information technology equipment, for which tax abatement is being requested.

The completed application, including all attachments and forms, and fees should be submitted to:

Town of Whitestown Attn: Mr. Dax Norton, Town Manager 6210 Veterans Drive Room 500 Whitestown, Indiana 46075 Office: (317)732-4530 Mobile: (317)495-5864

E-Mail: dnorton@whitestown.in.gov

Prior to submitting the attached application to the Town, all questions must be answered as completely as possible and must be signed on the Statement of Benefits Form (SB-1/PP) and the last page of the application. Incomplete or unsigned applications will not be accepted as official filings. All applicants are encouraged to discuss the proposed project and tax abatement request with the Town Manager and/or the Presidents of the Whitestown Redevelopment Commission and Whitestown Town Council prior to filing their application.

Fees

A \$2,000 non-refundable application fee is required when making an application for real property tax abatement and is payable to the "Town of Whitestown" 30 days following the approval of the abatement (the "Application Fee"). In addition, if the applicant is submitting an application for a personal property tax abatement that does not conform with the traditional tax abatement schedule (a "Modified Abatement Schedule"), the applicant may be required to pay an additional fee (the "Modified Abatement Application Fee"). The amount of the Modified Abatement Application Fee will be determined by the Town in its sole discretion based upon all of the facts and circumstances (including the proposed Modified Abatement Schedule). Payment of the Modified Abatement Application Fee shall be made within 30 days of notification in



writing by Whitestown to the Applicant of the amount of such Modified Abatement Application Fee.

All companies requesting personal property tax abatement will be required to execute a Memorandum of Understanding with the Town prior to consideration of the tax abatement request, the form of which memorandum is included with this application.

Any requests for additional information or questions should be directed to the following:

Town of Whitestown Attn: Mr. Dax Norton, Town Manager 6210 Veterans Drive Room 500 Whitestown, Indiana 46075

Office: (317)732-4530 Mobile: (317)495-5864

E-Mail: dnorton@whitestown.in.gov



Town of Whitestown, Indiana Personal Property Tax Abatement Application Project Questionnaire

1. Name of the company for which personal property tax abatement is being requested: Royal Interpack Midwest, Inc. and/or related entities
2. State the name, title, address, telephone number and e-mail address of a company representative who may be contacted concerning this application:
Name and Title: Borwei Wong, Chief Operating Officer
Address: 475 Palmyrita Avenue, Riverside, CA 92507
Telephone: 951-787-6925
E-Mail Address: <u>borwei.wong@royalinterpack.com</u>
3. State the name, title, address, telephone number and e-mail address of a company representative responsible for filing the required annual compliance forms (Form CF-1) which will be used by the Town to determine if your company is compliant with the terms of the abatement application, including Form SB-1, and whether the abatement will continue or be terminated (the contact should be made aware of the compliance form's importance).
Name and Title: Same as above
Address:
Telephone:
E-Mail Address:
4. Location of property for which personal property tax abatement is being sought:
a) Street Address: 4656 Anson Boulevard, Whitestown, IN 46075
b) Tax Parcel Number(s): <u>06-07-26-000-007.005-019</u>
Attach a legal description and area map of the proposed project location.
5. What is the amount of the most recent assessment attributable to (this information is available on the most recent property tax form) the equipment at the project location:
\$0.00



6. Has this project or tax abatement request been discussed with the Presider Whitestown Redevelopment Commission and/or President of the Whitestown Council? X Yes No	nt of the n Town
7. Does your company currently conduct manufacturing operations, resear development, distribution and/or information technology research at this location how long has your company been at this location?	arch and n? If so,
No	
8. Does your business have other operations in Indiana? If so, please list th location of the other operations.	е
Yes. Royal Interpack currently operates a facility in Anderson, IN.	
9. What is the size of the facility in which the equipment will be installed?	
Royal Interpack will require approximately 130,000 SF of manufacturing and distrespace.	ibution
10. On a separate page, briefly describe the (i) product(s) manufactured, (ii) and development conducted, (iii) the product distribution and/or (iv) the infectechnology conducted, by your company.	research ormation
Please see attachment to application.	
11. On a separate page, briefly describe the equipment to be installed company at the project location.	by your
Please see attachment to application.	
12. Has the new equipment been installed (Please note that State statute applicants to delay installation until after abatement has been granted)?	requires
YesX_No	
13. What is the anticipated date for installation to begin? April 2018	
14. What is the anticipated date for project completion? December 2021 (equi installation completion date). Job creation goals to be met by December 2	pment 023,
15. Does the equipment being installed serve the same function as the equipment currently in place at the facility?	ent
YesNoX _N/A	



a)	If no, please describ	be the new functions to be performed by the new equipment:
	N/A	
b)		ed value of the equipment to be purchased for which personal ent is being requested? \$20,000,000
16. which	Complete the follow tax abatement is being	wing profile of the Company that will occupy the property for requested:
a)		full time permanent hourly employees by skill level (include e rate excluding benefits and overtime)
	Skilled <u>n/a</u>	Average hourly wage rate for skilled positions <u>n/a</u>
	Semi-skill∌d <u>n/a</u>	Average hourly wage rate for semi-skilled positions n/a
	Clerical <u>n/a</u>	Average hourly wage rate for clerical positionsn/a
	Salaried <u>r/a</u>	Average salary (per hour) for salaried positions <u>n/a</u>
	TOTAL NUMBER	OF EXISTING EMPLOYEES (permanent and full-time) 0
b)		part-time hourly employees by skill level (include average coluding benefits and overtime)
	Skilled n/a	Average hourly wage rate for skilled positions n/a
30	Semi-skilled n/a	Average hourly wage rate for semi-skilled positions n/a
	Clerical n/a	Average hourly wage rate for clerical positions <u>n/a</u>
TOT	•	XISTING EMPLOYEES (part-time)
benef		nefits for existing and new employees on a per hour basis (e.g. additional \$3.00 per hour, etc.) The value of benefits are e's hourly wages.



d)	Summary of benefits for existing and new employees.
	Royal Interpack provides medical, dental and vision benefits as well as substantial training and development, and paid time off.
c)	Number of created full-time permanent hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)
	Skilled 130 Average hourly wage rate for skilled positions \$18.91
	Semi-Skilled n/a Average hourly wage rate for semi-skilled positions n/a
	Clerical n/a Average hourly wage rate for skilled positions n/a
	Skilled n/a Average hourly wage rate for skilled positionsn/a
	TOTAL NUMBER OF NEW EMPLOYEES (permanent and full-time) 130
	f) Number of created part-time hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)
	Skilled <u>n/a</u> Average hourly wage rate for skilled positions <u>n/a</u>
	Semi-skilled <u>n/a</u> Average hourly wage rate for semi-skilled positions <u>n/a</u>
	Clerical <u>n'a</u> Average hourly wage rate for clerical positions <u>n/a</u>



- g) What is the total dollar amount to be spent on new salaries? \$5,113,264.00
- h) Provide schedule for when new employee positions are expected to be filled.

Year	Net New Employees
2018	60
2019	30
2020	-10
2021	10
2022	10
2023	10
TOTAL	130

17. On a separate page, please give a detailed description of what the impact on your business will be if the new equipment is not installed (e.g. loss of jobs, contract cancellations, loss of production, change in location, etc.).

Please see attachment to application

- 18. What is the term of the tax abatement requested (maximum 10 years). 7 years
- 19. Attach a schedule of the proposed tax abatement percentages in each year (note, if the proposed tax abatement schedule is other than a traditional tax abatement schedule the Town may impose additional fees for consideration).

We are respectfully requesting an alternate 7 year abatement on personal property investment. Below is a schedule of the proposed alternate 7 year abatement schedule.

	% of Assessed Value									
Year	Exempt From Personal Property Taxes									
1	70%	ă,								
2	70%									
3	70%									
4	70%									
5	70%									
6	70%									
7	70%									



1. <u>P</u>	Projected Current Conditions Without Abar	tement
	A. Current Annual Personal Property Tax	
E	3. Projected 7-Year Total:	\$0.00
II. <u>P</u>	Projected Conditions With Abatement	
A	A. Projected 7-Year Personal Property T	axes: \$1,529,550.00
	3. Projected 7-Year Abatement:	\$909,820.00
	Projected Total (Assumes Abatement Granted)	
Α	A. Total Amount Abated:	\$909,820.00
E	3. Total Taxes to be Paid:	\$619,730.00
	Attach Workshcets	00171120100
	(c) plat approval (f) special exception g) building permit h) other
	final plans are being determined, it is anti- is will be required for the project. Will additional public infrastructure/fa	cipated that no additional approvals or acilities be required? If so, please explain
in d	detail costs/funding source and schedule for	or construction.
	as are still being developed, but at this time astructure improvements required for com	
0.2	For the proposed project, is the appl Town (e.g., tax increment financing, econ noing)? If so, please explain. No	licant requesting other incentives from
	nonig). It so, piedoe explain	



	local suppliers and contractors be used in the construction/operation of the oject? If so, please explain. Whenever possible and economically
	both Duke and Royal Interpack endeavor to utilize local suppliers and
contractors.	Both Dure and Royal Meripaen endeavor to diffize local suppliers and
<u> </u>	
from the To revenue bon applicant's	the applicant previously been approved for economic development incentives own (e.g., tax abatement, tax increment financing, economic development ad financing)? If so, please explain and include information with respect to compliance with project representations made to the Town at the time the vere approved.
	
County (e.g	e applicant current on all of its payment obligations to the Town and the , property taxes, utility (gas, water, sewer, electric) fees (such as capacity hly services charges), guaranties on any debt obligations, etc.)?
	s the proposed project take advantage of any "green" technology to reduce
adverse envi	ronmental impact? If so, please explain.
	Royal Interpack's business is "green" - as they recycle plastics into shell food
	ks it relates to their real estate improvements and investment, whenever
ossible and	economically feasible, "green" technology is considered.
OTTO CITE TO	TO OT LETTE OUT TO VETO
CHECKLIS	T OF ATTACHMENTS:
	4 . I' . I' . I' . (01 000)
	Application Fee (\$1,000)
	Completed Memorandum of Understanding
	Completed Form SB-1/PP
	Legal Description of Project Site
	Area Map of Project Site
	Description of (i) Product(s) Manufactured, (ii) Research and
	Development, (iii) Product Distribution and/or (iv) Information
	Technology Conducted, at Site
	Description of Equipment to be Installed at Site
	Description of Impact on Business if Equipment not Installed
	Worksheets for Abatement Calculation
	And the second control of the second control

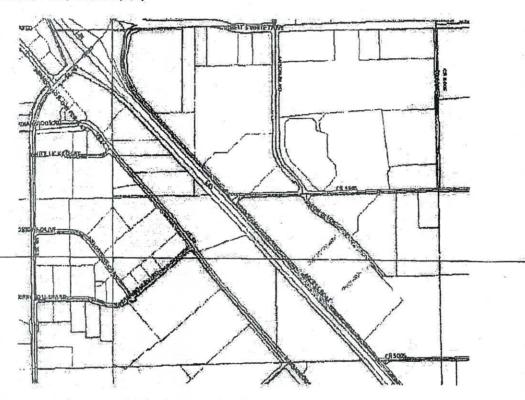


ATTACHMENT TO PERSONAL PROPERTY TAX ABATEMENT APPLICATION Royal Interpack Midwest, Inc. 3/1/2018

Question #4 - Legal Description of the Property

Parcel Number 06-07-26-000-0**07.005-019** PT NE SE 26-18-1E 14.29A

Question #4 - Map of the Property



Question #10 - Nature of the Company Business

Royal Interpack Midwest, Inc. is a member of the Thailand-based Royal Group. Headquartered in Riverside, California, Royal Interpack operates a fully -integrated PET bottle recycling plant and an FDA-approved extrusion and thermoforming operation.

Royal Interpack is a major player in the evolution of fresh food packaging, delivering more convenient solutions for their customers and their customers' markets. As Royal Interpack continues to aggressively expand its business, they are at maximum capacity at their existing operations center in Anderson (IN), and are currently evaluating their real estate strategy to accommodate future growth. This operations center will produce shell containers for fruits, vegetables, bakery, deli and other food items that are then sold to processors, packers and distributors.



Question #11 - Proposed Personal Property Purchases and Installation

In Whitestown, Royal Interpack is considering leasing the remaining space of the Telamon Bullding on Anson Boulevard. This would allow Interpack to immediately increase production capacity and also have room to add additional production lines to accommodate increased demand. In addition to the real estate investment, Royal Interpack will be investing \$20M in new production lines and distribution equipment to accommodate their growing business needs.

Question #17 - Impact on local community if project does not proceed

Royal Interpack is currently landlocked at their existing Indiana operation. Without the possibility of expansion into a new location and making a significant investment in production equipment, Royal Interpack's business will become stagmant and unsustainable. In addition to the property investment, this project will also bring 130 jobs to Whitestown.

Question #24 Community Involvement and Funding

Royal Interpack is an environmentally conscious, recycling operation whose goal is to be a company its production team appreciates being a part of and strives to be a model corporate citizen.

COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

PRIVACY NOTICE This form contains confidential information pursuant to IC 6-1.1-35-9 and IC 6-1.1-12.1-5.6. FORM CF-1 / PP

20 23 Pay **20** 24

5-12-23

State Form 51765 (R7 / 12-22)

Prescribed by the Department of Local Government Finance

INSTRUCTIONS:

- Property owners whose Statement of Benefits was approved must file this form with the local designating body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
- 2. This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between January 1 and May 15, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between January 1 and the extended due date

3. With the approval of t	ne designating i				30 00 0	jects may be ce	risolidaled C	n one (1) compil	ance form (CF		
SECTION 1 Name of Taxpayer		TAXPAY	ER IN	IFORM <i>A</i>	ATION						
Schafer Powder Coating, Inc.	and/or a	ffiliated er	ntities	S			Boor	16			
Address of Taxpayer (number and street, city, sta			ratio					axing District Num	iber		
5450 Industrial Court, Whites	town, IN 4	46075					0602	0			
Name of Contact Person					ne Number	. 7	Email A	ddress	The second secon		
Mark Schafer	S. 10 (80) 1 1 1		الون بردو		228-998	-		Carabana da Basara	See State 1		
SECTION 2 Name of Designating Body	LOC	ATION AND I	DESCR	100	OF PROPER on Number	RTY	Estimate	d State Date (me	offe day years		
Whitestown Town Council				2020				Estimated State Date (month, day, year) 4/1/2020			
Location of Property 5446, 5448, and 5450 Industrial Court, Whitestown, IN 46075					075		TARGETATION.	tart Date (month,	day, year)		
Description of new manufacturing equipment, new new logistical distribution equipment to be acquire	research and de					ogy equipment, o	r Estmate	Completion Date	month, day, yea		
								ompletion Date (m	onth day year		
See attached.									,,, , ,,		
SECTION 3		EMPLOY	EES AI	ND SAL	ARIES						
EMPLOYEES AND	SALARIES				AS ESTIMA	ATED ON SB-1		ACT	UAL		
Current Number of Employees				0				63			
Salaries				0.00				3,121,708	.31		
Number of Employees Retained				0				0			
Salaries				0.00				0.00			
Number of Additional Employees				64				63			
Salaries				2,48	1,356.80			3,121,708	.31		
SECTION 4		cos	T AND	VALUE	S						
		CTURING	DEVE		ARCH & TEQUIPMENT	LOGISTICAL I EQUIF	PMENT	N IT EQ	UIPMENT		
AS ESTIMATED ON SB-1	COST	ASSESSED VALUE	CC	ost	ASSESSED VALUE	COST	ASSESSE VALUE	COST	ASSESSEI VALUE		
Values Before Project	\$	\$	\$		\$	\$ \$		\$	\$		
Plus: Values of Proposed Project	\$	\$	\$		\$	\$ \$		\$	\$		
Less: Values of Any Property Being Replaced	\$	\$	\$		\$	\$	\$	\$	\$		
Net Values Upon Completion of Project	\$	\$	\$		\$	\$	\$	\$	\$		
ACTUAL	COST	ASSESSED VALUE	cc	OST	ASSESSED VALUE	COST	ASSESSE VALUE	СОЅТ	ASSESSEI VALUE		
Values Before Project	\$	\$	\$		\$	\$	\$	\$	\$		
Plus: Values of Proposed Project	\$ 5,529,665	\$ 2,609,177	\$		\$	\$	\$	\$ 134,256	\$ 63,715		
Less: Values of Any Property Being Replaced	\$	\$	\$		\$	\$	\$	\$	\$		
Net Values Upon Completion of Project	\$	\$	\$		\$	\$	\$	\$	\$		
NOTE: The COST of the property is confidenti			63 50								
	No. of Concession, Name of Street, or other Party of Street, or other	The second second	R BEN	IEFITS I	-	Y THE TAXPA	-		(2) 好版		
WASTE CONVERTE	O AND OTHER	R BENEFITS			AS	ESTIMATED (ON SB-1	ACT	UAL		
Amount of Solid Waste Converted											
Amount of Solid Waste Converted Amount of Hazardous Waste Converted											
Amount of Solid Waste Converted											
Amount of Solid Waste Converted Amount of Hazardous Waste Converted		TAXPAY	ER CE	ERTIFIC	ATION						

President

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1).

INSTRUCTIONS: (IC 6-1.1-12.1-5.9)

- Within forty-five (45) days after receipt of this form, the designating body may determine whether or not the property owner has substantially complied with the Statement of Benefits.
- 2. If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. If a notice is mailed to a property owner, a copy of the written notice will be sent to the county assessor and the county auditor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made a reasonable effort to substantially comply with the Statement of Benefits and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made a reasonable effort to comply, the designating body shall adopt a resolution terminating the deduction. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:	
The property owner IS in substantial compliance	
The property owner IS NOT in substantial compliance	
Other (specify)	
Reasons for the Determination (attach additional sheets if necessary)	
Signature of Authorized Member	Date Signed (month, day, year)
Attested By	Designating Body
If the property owner is found not to be in substantial compliance, the proper time has been set aside for the purpose of considering compliance.	ty owner shall receive the opportunity for a hearing. The following date and
Time of Hearing AM Date of Hearing (month, day,)	ear) Location of Hearing
□ PM	
UFADIVO DEGLI TO ()	
Approved	Denied (see Instruction 5 above)
Reasons for the Determination (attach additional sheets if necessary)	Defined (see instruction 3 above)
Signature of Authorized Member	Date Signed (month, day, year)
Attested By	Designating Body
APPEAL RIGHTS	[IC 6-1.1-12.1-5.9(e)]
A property owner whose deduction is denied by the designating body may appeal the or Superior Court together with a bond conditioned to pay the costs of the appeal if the	esignating body's decision by filing a complaint in the office of the clerk of the Circuit

CF-1/PP Attachment

Investment of manufacturing, distribution and IT equipment will include but not limited to painting and washing lines, conveyors, generators, work tables, packaging, computers and IT infrastructure (wiring, server racks, switched, etc.). The exact breakdown between the three categories is not known at this time - total budget is \$5,500,000.



FORM \$8-1 / PP

PRIVACY NOTICE

Any information concerning the cost of the property and specific salaries paid to individual employus by the property owner is confident. Then IC 6-1, 1-12-1-4.

INSTRUCTIONS

- 1. This statement must be submitted to the body designating the Economic Revitalization Area prior to /he public hearing ii (he designating body requires Information from the applicant In mailing its decision about whether to daslgriate an Economic Revita/Ization Area. Otherwis, e this statement must be submitted to the designating body BE,FORE a person installs the new manufacturing equipment and/or research and development equipment, and/or logistical distribution equipment and/or information lechnotogy equipment for which the person wishes to claim e deduction.
- 2. The statement of benefits form must be submitted to the des(gnaling body and the area designated an economic revitalization area before the installation of qualifying abatable equipment for which the person desires to claim a deduction,
- J. To obtain a deduction, a person must file's ceTtifled deduction schedule with the person's personal property return on a ceTtified deduction schedule (Form 103-ERA) with the township assessor of the township where thit property is situated or with the county assessor if there is notownship assessor for the township. The 103-ERA must bit filed between January 1 and May 15 of the assessment year in which new manufacturing equipment and/or research and development equipment and/or logistical distribution, equipment and/or information technology equipment is installed and Mly functional, vntess a filing extension hBs been obtifined. A person who obtains a filing extension must file the form between January 1 and the extended due date of that year.
- 4. Properly owners whose Statement of Benefits was approved, must submit Form CF-1/PP annually 10 show compliance with the Statement of Benefits. (IC 6-1, M2,1-5,6)
- 6. For a Form S8--1/PP that is approved after June 30, 2013, tM designating body, is required to establish an abatement sche, dule for each deduction allowed.

 *Fora Form S8--1/PP that Sapproved prior to July 1; 2013, the abatement schedule approved by the designating bOdyramains In effect, (IC6-, 1.1012.1, 17)

		THE R. P. LEWIS CO., LANSING, MICH.		· · · · · · · · · · · · · · · · · · ·		a)romanom	CHI SOLL TI	100,1.1012.1,11)	
Name or taxpayer		, .	Name of	contact person					
Schafer Powder Coating, Inc. and/or	affiliated	d entities		P. Schafer	9				
Address of 1expayer (number and straet, city, sta.				· condition	-	Telephone n	umher		
4518 West 99th Street, Carmel, IN 46032						(317) 228			
	DTAP ar e I	ere munu, Legite	,u.ui ka ki-	f): litter= t+ t*c+	A Production			中国新国的	
Name of designating body						Resolution number (s)			
Whitestown Town Council								**	
Location of pfl:/perty			!Coun	ty.		DLGF taxing district number			
5446, 5448, and 5450 Industrial Court, Whiteston			Boone		06020				
DesCtiptloh of manufacturing equipment and/or res and/or 'atstical distribution equipment and/or inf (Use ail 1 tional sheets If necessary.)	Jipment pment.			ESTIMATED START DATE COMPLETION					
Investment of manufacturing, distribution and	d IT equipn	nent will includ	de but not	Manufacturin	a Faulament	04/01/20	120	12/31/2021	
limited to painting and washing lines, convey				Mark was a		04/01/20	20	12/31/2021	
packaging, computers and IT Infrastructure	(wiring, ser	ver racks, swi	tched,	R & D Equip	ment			1	
etc.). The exact breakdown between the thre	ee categori	es is <mark>not</mark> knov	vn at this	LogIst Dist E	quipment	04/01/20	20	12/31/2021	
time - total budget is \$5,500,000.				IT Equipmen	1	0.1101.00			
《四本》,"是一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个一个						04/01/20	4	12/31/2021	
Current number \Salaries 0		r relained	Salaries	0	Number ad	d 6o4 al	Satade	9481,356;80	
1000年1月1日 1967年第二年1月1日 1750年1月1日 1750年1月 1750年1月1日 1750年1月1日 1750年1月 175	***************************************	in the same	No.	The state of the state of					
NOTE: Pursuant to IC 6-1.1-12.1-5.1(d)(2) the		ACTURING PMENT	R&DEQ			ST DIST I		IT EQUIPMENT	
COST of the property Is confidential.	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COS	T ASSESSED VALUE	
Current values						7,1202		VALUE	
Plus estimated values of proposed project									
Less values of any property bein Q replaced Net estimated values upon completion of project									
COMPLETE STATE OF THE PARTY OF				Park of the last o		THE STATE OF			
Estimated solid waste converted (pounds)		1	Estimated	hazardous w.i	ste converte	d (pounds)		1	
Other benefits;						(4)) 8			
¥9								1	
1) 		÷ +1111	. 11	- Ten in each	S HEST IN THE		_	A START SEPARATION	
There yie man new presento in this state	ment are tr	de.	THE RESERVE TO SERVE						
7 rrft: Jt		1				resigned <i>rmon</i> C>l•1b-''		9r)	
Plintod name of authorized represented 1			Hua						
Mark P. Schafer			Preside	ent					

FOR USE OF THE DESIGNATING BODY

VVe have reviewed or adopted in the resolu authorized under IC	mon b	previously a	atlng to pprove	o the designed by this b	nation o ody. Sa	f this ecor ald resolu	nomic rev Ition, pas	ritalizatio sed und	n area and er IC 6-1.1	find that the applicant meets the general standards -12.1-2.5, provides for the following limitallons as
A. The designated are	e has	s been limite	d to a p	period of tir NOTE; This	ne nol to questic	oexceed_ on addres	ses whet	c her the re	alendar yea	ars • (see below). The date this designation explies ontains an expiration date forthe designated area.
8. The type of deduct 1. Installation of ne 2. Installation of ne 3. Installation or ne 4. Installation or ne C. The amount of deduct	wma wres wlog winfo	anufacturing search and di gistical distrib ormation tec	equipr evelop oulion o hnolog	ment: oment equi equipment gy equipme	pment: L ent;			D ·	Yes □N Yes □N Yes □N	approved for one or more of thes,:, types.
\$, ······										- South Hamilton
	luctio	onapplicable	e to ne	wresearc	h and d	evelopm	entequi	omentis	limited to 9	cost with an assessed value of
E. The amount of dedu	ction - (O	applicable lo	new l	ogistical dis	stributio out to e	n equipmo stablish a	ent is limi limit, if de	ted to\$_ esired.)		cost with an assessed value of
F, The amount of dedu	stion	applicable to	onewir both li	ntormallon ines may £	techno e fl/led	logy equi	pmentis /ablish a	limited to	o\$ lesired.)	cost with an assessed value or
G. Other limitations or	condi	tions (specif	y}							
The deduction for ne new Information tea	chnol -	anufacturing o	ent In:	nent and/or stalled and Year3	d first cl	search an aimed eli Year4	gible tor	oment eq deduction	on is allowe	nd/or new logistical distribution equipment and/or ed for: Enhanced Abatement per IC6-1.1-12.1-16
NOW ARRESTS	1185	Year7		Year8		Year9		Year 10		Number of years approved: — — — (Enter one to twenty (1·20) years; may not exceed twenty (20) years.)
If yes; attach a copy	of th	ne abatemer	nt sche	edule to thi	s form.					schedule per IC6-1.1-12.1-17? D Yes D No
Also we have reviewed determined that the tot pproved by: (Signarvre and its signarvre and its signarv	he inf ality Ille ();	formation co of benents to favilionzed me	ntaineo s suffic ambero	d in the stat cient to jus of designa(in	emen.t tify the g body/	of benefits de9uctlor	s and find n describ Telepho	that the sed above one numb	eslimates a e: per	and. expectations are reasonable and have
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If the designating body taxpayerls entitled to	limit:	s the time pe ve a deducti	riod du on to a	uring which unumber o	an area f years	ls an ecoi that is les	nomic rev s than Iha	ltaU:zatl anumbe	lon area, th r of years d	at limitalion does not limit the length of time a esignated under IC 6-1.1-12.1-17;

IC 6-1.1-.12.1-17

Abatement schedules

Sec. 17. (a) Adesignaling body may provide to a business that Is established in or relocated to a mvitali at lonarea and that receives a deduction under section 4 or 4.5 of this chapter an abatement schedule based on the followirig factors:

(1) The total amount of the taxpayer's investment In real and personal property.

(2) The number of new full-time equivalent jobs created.

(3) The average v,, age of the new employees compared to the state minimum wage.

(4) The intrastructure requirements for theta)(payer's investment,
(b) This subsection applies to a statement Openefils approved after June 30, 2013. Adesignating body shall establish an abatement schedule for each deduction allowed under this chapter, An abatement schedule must specify the percentage amount of the deduction for each year of the deduction. Ni abatement schedule may not exceed ten (10) years. (c) Ivi abatement schedule approved for a particular taxpayer before July 1, 2013, remains in effect until the abatement schedule expires under the terms of the

resolution approving the taxpayer's statement of benefits.



RESOLUTION NO. 2020-03

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA APPROVING PERSONAL PROPERTY TAX DEDUCTIONS IN WHITESTOWN ERA #1 UNDER INDIANA CODE 6-1.1-12.1

SCHAFER POWDER COATING, INC.

WHEREAS, the Town Council of the Town of Whitestown, Indiana (respectively, the "Town Council" and the "Town"), pursuant to Indiana Code 6-1.1-12.1 (the "Act") and Resolution No. 2005-01, declared an area which is situated within the Town consisting of approximately 188 acres, located generally north of County Road 550 South and between State Road 267 and Indianapolis Road; and east of Indianapolis Road north and south of the interchange ofIndianapolis Road, State Road 267 and 1-65, partly in Perry Township and partly in Worth Township, as an economic revitalization area and designated as the Whitestown ERA #1 (the "ERA #1"); and

WHEREAS, the Town Council has received from Schafer Powder Coating, Inc. and or its affiliates ("Schafer Powder Coating") the Application for Personal Property Tax Abatement, including a Statement of Benefits on Form SB-1 / PP, attached hereto as Exhibit A and incorporated herein by reference (the "Abatement Application"); and

WHEREAS, the Town Council has been advised by Schafer Powder Coating of a proposed project consisting primarily of the installation of new manufacturing, distribution and IT equipment including but not limited to painting and washing lines, conveyors, generators, work tables, packaging, computers and IT infrastructure (wiring, server racks, switched, etc.) (collectively, the "Project"), all of which is more particularly described in the Abatement Application; and

WHEREAS, pursuant to and as more particularly described in the Abatement Application, Schafer Powder Coating will undertake the Project on real estate leased or owned by it consisting of the building at Perry Industrial Park III, Section 1, Lot 5 (Parcel# 06-07-35-000-002.001-020) (the "Site"), which Site is included in the ERA #1; and

WHERES, Schafer Powder Coating anticipates increases in the assessed value of its personal property by reason of the Project and has requested a six (6) year personal property tax abatement with respect to such anticipate increases; and

WHEREAS, the Town of Whitestown Redevelopment Commission (the "Commission") has reviewed the Abatement Application and has adopted a resolution approving the Abatement Application; and

WHEREAS, the Town Council has reviewed the information brought to its attention and hereby determines that it is in the best interest of the Town to approve a six (6) year personal property tax abatement for the Project pursuant to the Act;

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF WHITESTOWN, INDIANA, as follows:

- 1. The Clerk-Treasurer is hereby authorized to make all filings necessary or desirable, to publish all notices required by the Act, and to take all other necessary actions to carry out the purposes and intent of this resolution and the deductions approved hereunder.
- 2. The Town Council hereby makes the following affirmative findings in regards to the Abatement Application:
 - a. the estimate of the cost of the new manufacturing equipment, new logistical distribution equipment, and/or new infonnation technology equipment is reasonable for equipment of that type;
 - b. the estimate of the number of individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - c. the estimate of the annual salaries of those individuals who will be employed or whose employment will be retained can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment;
 - d. the other benefits about which information was requested are benefits that can be reasonably expected to result from the proposed installation of new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment; and
 - e. the totality of benefits is sufficient to justify the deductions.
- 3. As an inducement for Schafer Powder Coating to invest in the Project, the Abatement Application is hereby approved effective upon adoption of this resolution and subject to Schafer Powder Coating meeting the following conditions:
 - a. Schafer Powder Coating shall annually file with the Town Council the required Fonn CF-1/PP, demonstrating its substantial compliance with the investment, wage, and employment estimates set forth in the Statement of Benefits (Fonn SB-1/PP) as presented to and approved by the Town Council; and
 - b. Schafer Powder Coating shall provide the Town Council an annual update regarding the timing of the construction of the improvements on the Project.
- 4. The provisions of Indiana Code 6-1.1-12.1-12 are expressly incorporated into this resolution.
- 5. The provisions of this resolution shall be subject in all respects to the Act and any amendments thereto.

6. This resolution shall take effect upon its adoption and shall entitle Schafer Powder Coating to deductions for personal property taxes for the Project as provided in Indiana Code 6-1.1-12.1-4.5 for a period of six (6) years in accordance with the following abatement scheduled:

Year	% of Assessed Value Exem:Qt From Personal Pro:Qerty Taxes
1	100%
2	85%
3	70%
4	55%
5	40%
6	25%

Consistent with Indiana law, the first year of abatement for personal propelly taxes shall commence on the assessment date immediately following installation of the new manufacturing equipment, new logistical distribution equipment, and/or new information technology equipment as described in the Form SB-1/PP (such form included in the Abatement Application attached hereto as Exhibit A).

Passed and adopted by the Town Council of the Town of Whitestown, Indiana on this 12^{th} day of February, 2020.

TOWN OF WHITESTOWN, INDIANA
TOWN COUNCIL

Clinton Bohm, President

Susan Austin, Vice President

Eric Miller, Council Member

Rob Worl, Council Member

ATTEST:

Matt Sumner, Clerk-Treasurer

EXHIBIT A

Tax Abatement Application

TOWN OF WHITESTOWN, INDIANA

APPLICATION FOR PERSONAL PROPERTY TAX ABATEMIENT

Instructions and Procedures

Indiana state law requires that this application for personal property tax abatement and statement of benefits form (SB-1/PP) be submitted to the Town of Whitestown, Indiana (the "Town") prior to the initiation of the project. Additionally, final approval of the application must be obtained from the Town before starting the installation of the new manufacturing equipment, research and development equipment, logistical distribution equipment and/or information technology equipment, for which tax abatement is being requested.

The completed application, including all attachments and forms, and fees should be submitted to:

Town of Whitestown Attn: Mr. Jason Lawson, Town Manager 6210 Veterans Drive Room 500 Whitestown, Indiana 46075 Office: (317) 732-4530

Mobile: (317) 450-5113

E-Mail: ilawson@whitestown.in.20y

Prior to submitting the attached application to the Town, all questions must be answered as completely as possible and must be signed on the Statement of Benefits Form (SB-1/PP) and the last page of the application. Incomplete or unsigned applications will not be accepted as official filings. All applicants are encouraged to discuss the proposed project and tax abatement request with the Town Manager and/or the Presidents of the Whitestown Redevelopment Commission and Whitestown Town Council prior to filing their application.

Fees

A \$2,000 non-refundable application fee is required when making an application for real property tax abatement and is payable to the "Town of Whitestown" 30 days following the approval of the abatement (the "Application Fee"). In addition, if the applicant is submitting an application for a personal property tax abatement that does not conform with the traditional tax abatement schedule (a "Modified Abatement Schedule"), the applicant may be required to pay an additional fee (the "Modified Abatement Application Fee"). The amount of the Modified Abatement Application Fee will be determined by the Town in its sole discretion based upon all of the facts and circumstances (including the proposed Modified Abatement Schedule). Payment of the Modified Abatement Application Fee shall be made within 30 days of notification in

writing by Whitestown to the Applicant of the amount of such Modified Abatement Application Fee.

All companies requesting personal property tax abatement will be required to execute a Memorandum of Understanding with the Town prior to consideration of the tax abatement request, the form of which memorandum is included with this application.

Any requests for additional information or questions should be directed to the following:

Town of Whitestown Attn: Mr. Jason Lawson, Town Manager 6210 Veterans Drive Room 500 Whitestown, Indiana 46075 Office: (317) 732-4530

Mobile: (317) 450-5113

E-Mail: jlawson@whitestown.in.gov

Town of Whitestown, Indiana Personal Property Tax Abatement Application Project Questionnaire

- 1. Name of the company for which personal property tax abatement is being requested: Schafer Powder Coating, Inc and/or affiliated entities
- 2. State the name, title, address, telephone number and e-mail address of a company representative who may be contacted concerning this application:

Name and Title: Mark Schafer, President

Address: 4518 West 991!! Street, Carmel, IN 46032

Telephone: 317-228-9987

E-Mail Address: MPSchafer@schaferpowdercoating.com

3. State the name, title, address, telephone number and e-mail address of a company representative responsible for filing the required annual compliance forms (Form CF-1) which will be used by the Town to determine if your company is compliant with the terms of the abatement application, including Form SB-1, and whether the abatement will continue or be terminated (the contact should be made aware of the compliance form's importance).

Name and Title: Mark Schafer, President

Address: 4518 West 991!! Street, Carmel, II', J 46032

Telephone: 317-228-9987

E-Mail Address: MPSchafer@schaferpowdercoating.com

- 4. Location of property for which personal property tax abatement is being sought:
 - a) Street Address: 5446, 5448, and 5450 Industrial Court, Whitestown, IN 46075
 - b) Tax Parcel Number(s): <u>020-02280-05</u>, <u>Alt Parcel</u>: <u>06-07-35-000-002.001-020</u>

Attach a legal description and area map of the proposed project location.

5. What is the amount of the most recent assessment attributable to (this information is available on the most recent property tax form) the equipment at the project location: <u>N/A</u>

6. Has this project or tax abatement request been discussed with the President of the Whitestown Redevelopment Commission and/or President of the Whitestown Town Council? X YesNo
7. Does your company currently conduct manufacturing operations, research and development, distribution and/or information technology research at this location? [f so, how long has your company been at this location?
No, the company does not current conduct manufacturing operations at this location.
8. Does your business have other operations in Indiana? If so, please list the location of the other operations.
Yes, Schafer Powder Coatings currently operates out of a facility in Carmel, IN.
9. What is the size of the facility in which the equipment will be installed?
Per the real estate marketing brochure (attached), the building size is 1 00,051 SF
I 0. On a separate page, briefly describe the (i) product(s) manufactured, (ii) research and development conducted, (iii) the product distribution and/or (iv) the information technology conducted, by your company.
Please see the attachment.
11. On a separate page, briefly describe the equipment to be installed by your company at the project location.
Please see the attachment.
12. Has the new equipment been installed (Please note that State statute requires applicants to delay installation until after abatement has been granted)?
Yes <u>X</u> No
13. What is the anticipated date for installation to begin? 4/1/2020
14. What is the anticipated date for project completion? <u>12/31/2021</u>
15. Does the equipment being installed serve the same function as the equipment currently in place at the facility?
Yes No_ X <i>NIA</i>
a) If no, please describe the new functions to be performed by the new equipment: NIA

- b) What is the estimated value of the equipment to be purchased for which personal property tax abatement is being requested? \$5,500,000
- 16. Complete the following profile of the Company that will occupy the property for which tax abatement is being requested:
 - a) Number of current full time permanent hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)

Skilled <u>NIA</u> Average hourly wage rate for skilled positions <u>NIA</u>

Semi-skilled <u>NIA</u> Average hourly wage rate for semi-skilled positions <u>NIA</u>

Clerical <u>N/A</u> Average hourly wage rate for clerical positions <u>N/A</u>

Salaried <u>N/A</u> Average salary (per hour) for salaried positions *N/A*

TOTAL NUMBER OF EXISTING EMPLOYEES (pennanent and full-time)

0

b) Number of current part-time hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)

Skilled <u>N/A</u> Average hourly wage rate for skilled positions <u>N/A</u>

Semi-skilled <u>N/A</u> Average hourly wage rate for semi-skilled positions <u>N/A</u>

Clerical <u>NIA</u> Average hourly wage rate for clerical positions <u>NIA</u>

TOTAL NUMBER OF EXISTING EMPLOYEES (part-time)

0

- c) Approximate value of benefits for existing and new employees on a per hour basis (e.g. benefits are valued at an additional \$3.00 per hour, etc.) The value of benefits are approximately 20% of one's hourly wages.
- d) Summary of benefits for existing and new employees.

Schafer provides medical, dental, vision, 401(k) and life insurance benefits as well as substantial training and development, and paid time off.

e) Number of created full-time permanent hourly employees by skill level (include average hourly wage rate excluding benefits andovertime)

Skilled 2

Average hourly wage rate for skilled positions \$31.65

Semi-skilled 56

Average hourly wage rate for semi-skilled positions \$17.29

Clerical 1

Average hourly wage rate for clerical positions \$18.00

Salaried Z

Average salary (per hour) for salaried positions 190.87

TOTAL NUMBER OF NEW EMPLOYEES (permanent and full-time)

64

Number of created part-time hourly employees by skill level (include average hourly wage rate excluding benefits and overtime)

Skilled N/A

Average hourly wage rate for skilled positions NIA

Semi-skilled N/A

Average hourly wage rate for semi-skilled positions NIA

Clerical N/A

Average hourly wage rate for clerical positions NIA

Salaried N/A

Average salary (per hour) for salaried positions NIA

TOTAL NUMBER OF NEW EMPLOYEES (part-time)

0

- g) What is the total dollar amount to be spent on new salaries? \$2,481,356.80
- h) Provide schedule for when new employee positions are expected to be filled.

2021 - 64 Employees

17. On a separate page, please give a detailed description of what the impact on your business will be if the new equipment is not installed (e.g. loss of jobs, contract cancellations, loss of production, change in location, etc.).

Please see the attachment.

18. What is the term of the tax abatement requested (maximum 10 years). 6 Years

19. Attach a schedule of the proposed tax abatement percentages in each year (note, if the proposed tax abatement schedule is other than a traditional tax abatement schedule the Town may impose additional fees for consideration).

Year	% of Assessed Value Exem12t From Personal Pro12em Taxes
1	100%
2	85%
3	70%
4	55%
5	40%
6	25%

20. Complete the following schedule concerning the proposed personal property taxes to be abated and include on a separate page the worksheets for calculating the figures provided below:

I.	Pro	jected Current Conditions Without Abate	ment						
	А. В.	<u>50.00</u>							
II.	Pro	jected Conditions With Abatement							
	А. В.	у такев. <u>ф476 700</u>							
III.		Projected Total (Assumes Abatement Granted)							
	А. В.	Total Amount Abated: Total Taxes to be Paid:	\$210,770 \$267,930						
Note	: Att	ach Worksheets							
21.		Which approvals or permits will be requi	red for the project? <u>NI A</u>						
		(b) annexation (f (c) plat approval (g	e) variance) special exception g) building permit u) other						

- Will additional public infrastructure/facilities be required? If so, please explain in detail costs/funding source and schedule for construction. No.
 For the proposed project, is the applicant requesting other incentives from the Town (e.g., tax increment financing, economic development revenue bond financing)? If so, please explain. ____, N'-'-o'''-------
- 24. Please describe any community involvement/contributions the applicant has provided in the past and/or expects to provide in the future. <u>Please see the attachment.</u>
- 25. Will local suppliers and contractors be used in the construction/operation of the proposed project? If so, please explain. Minimal purchases will be made from local vendors as it relates to the personal property to be purchased.
- Has the applicant previously been approved for economic development incentives from the Town (e.g., tax abatement, tax increment financing, economic development revenue bond financing)? If so, please explain and include information with respect to applicant's compliance with project representations made to the Town at the time the incentives were approved.
- 27. Is the applicant current on all of its payment obligations to the Town and the County (e.g., property taxes, utility (gas, water, sewer, electric) fees (such as capacity fees, monthly services charges), guaranties on any debt obligations, etc.)? Yes
- 28. Does the proposed project take advantage of any "green" technology to reduce adverse environmental impact? If so, please explain. Powder <u>Coating is a green</u> technology as the process dies not generate harmful solvents or airborne pollutants.

CHECKLIST OF ATTACHMENTS:

- 1. Application Fee (\$2,000)
- 2. Completed Memorandum of Understanding Completed Form SB 1/PP
- 3. Legal Description of Project Site Area Map of Project Site
- 4. Description of (i) Product(s) Manufactured, (ii) Research and Development, (iii) Product Distribution and/or (iv) Information Technology Conducted, at Site
- 5. Description of Equipment to be Installed at Site
- 6. Description ofimpact on Business if Equipment not Installed Worksheets for Abatement Calculation

I hereby certify that the infom1ation and representations on and included with this application for Personal Property Tax Abatement are true and complete.

I understand that if this request for property tax abatement is granted that I will be required to annually provide iilfonnation to the Town with respect to compliance with the project description, job creation and retention figures (and associated salaries), investment, and other information contained in this application, including the Fann SB. I/PP. I also acknowledge that failure to provide such information may result in a loss of tax abatement deductions.

Mand P Sound guature of Owner or Authorized Representative

President, Schafer Powder Coating

01-20-20 Date

STATE or InchonIL)

SS:

COUNTY OF \Acxnoh.

Before IIIe, the undersigned Notary Public, thise; QO day of -Ir\'--"-o'-< \'J, Whitestown, Indiana. In witness whereof, I have hereunto subscribed my name and affixed my official seal.

> VoJo.n G-oodu..>1'.) Notary Public Residing inlncA\Cln0, County, H-e1rn; 11-c.f"

My commission expires:

VALAHII GOUUWIN Seal Notary Public • State of Indiana

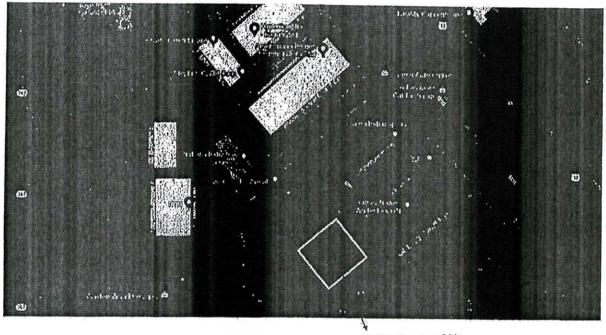
My Commission #57281

ATTACHMENT TO PERSONAL PROPERTY TAX ABATEMENT APPLICATION Schafer Powder Coating, Inc. 1/17/2020

Question #4 - Legal Description of the Property

Parcel Number 06-07-35-000-002.001-020 PERRY INDUSTRIAL PARK III SEC1LOT5

Question #4- Map of the Property



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Question #10 - Brief Description of Business Operations Conducted by the Company

Schafer Powder Coating, Inc. offers its customers a consistent, high-quality, powder coating service. Specializing in medium to large production runs, Schafer combines technical expertise with modern equipment to meet customers' toughest requirements. Frequently the parts Schafer coats have critical surfaces that must be kept free of coating, in which case Schafer will purchase, and/or design and acquire masking materials that will ensure coatings are applied only where required.

The Schafer process includes a six-stage iron phosphate pretreatment washer - the stages are: Alkaline Clean, Rinse, Iron Phosphate, Rinse, Non-Chrome Seal Rinse, and Deionized Water Halo Rinse. These stages ensure optimal long-term coating adhesion and corrosion resistance. Industries and components Schafer works with include: Automotive, Pipe/Tubing, Ornamental Railing and Fence, Computer Cabinets, Stampings, Sheet Metal Fabrications and Weldments, Lighting, Furniture, Die Cast parts, Sports equipment, Lawn And Garden Equipment, any metal substrate that will withstand a 350° temperature.

Question Itll - Proposed Personal Property Purchases and Installation

In Whitestown, Schafer is considering leasing the Becknell owned building at 5450 Industrial Court. Schafer is currently at maximum capacity at the existing facility in Carmel. This project would allow Schafer to immediately increase production capacity and also have room to add additional production lines and service offerings to accommodate increased demand for their processes. In addition to the real estate investment, Schafer will be investing an estimated \$5.5M in new production lines and distribution equipment to accommodate growing business needs.

Question #17- Impact on business if new equipment is not installed

Schafer is currently at maximum capacity at its existing facility in Carmel. Without the possibility of expansion into a new location and making a significant investment in production equipment, the business risks becoming stagnant and unsustainable. In addition to the property investment, this project will also bring 64 jobs to Whitestown.

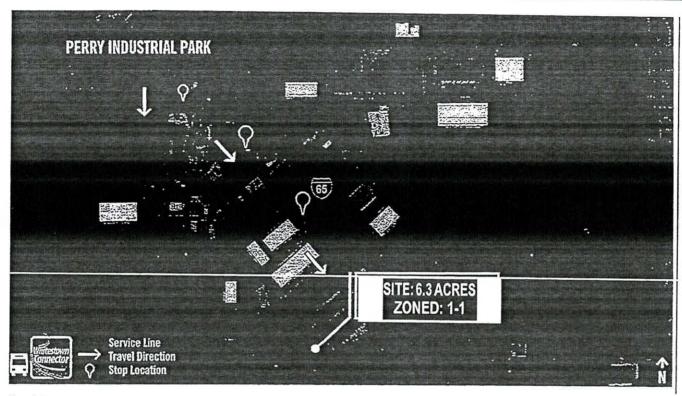
Question It24 Community Involvement and Funding

Schafer Powder Coating is an environmentally conscious business that strives to be a model corporate citizen and that has as one of its goals to be a company its production team appreciates being a part of.

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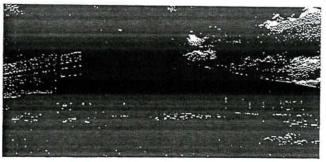
WAREHOUSE/DISTRIBUTION SPACE AVAILABLE

5450 Industrial Court | Whitestown, IN 46075





- Building Size: 100,051 SF (Available July, 2019)
- Zoned: 1-1
- · Located just 25 miles from the Indianapolis International Airport
- · Easy access to 1-65
- · Convenient Access to the Whitestown Connector Bus Service





FOR MORE INFORMATION CONTACT:

Pete Anderson **EVP Investments** Becknell Industrial T: 317.669.6013 C:317.213.5125 panderson@becknellindustrial.com

Derek Hawkins SVP - Development Becknell Industrial T: 317.669.6007 C: 317.223.5388 dhawkins@beckn_ellindustrial.com

Michael W.M. Weishaar, SIDR Managing Director Cushman & Wakefield T: 317.639.0494 C: 317.413.6459 michael.weishaar@cu shwake.com

Todd T. Vannatta, SIOR Senior Director Cushman & Wakefield T: 317.639.0455 C: 317.752.7556 todd.vannatta@cushwake.com

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WAREHOUSE/DISTRIBUTION SPACE AVAILABLE Whitestown, IN 46075

BUILDING SPECIFICATIONS

· Building Size: 100,051 SF Total

· Building Dimensions: 450' x 210'

· Office: Build-to-Suit

· Site: ±6.3 acres

· Zoned I-1

· Pre-cast Concrete Construction

· Column Spacing: 50' x 50'

· Clear Height: 32'

· 30,000 # Airbag Dock Levelers

· Exterior Docks: 10 (Expandable to 21)

· Drive-in Doors: 2

· Truck Court: 135'

· Car Parking: 84 Spaces

· Sprinkler: ESFR System

· Roof: 45 mil white TPO

· Floor: 7" Unreinforced Slab

· Electrical: Two Separate 800 Amp

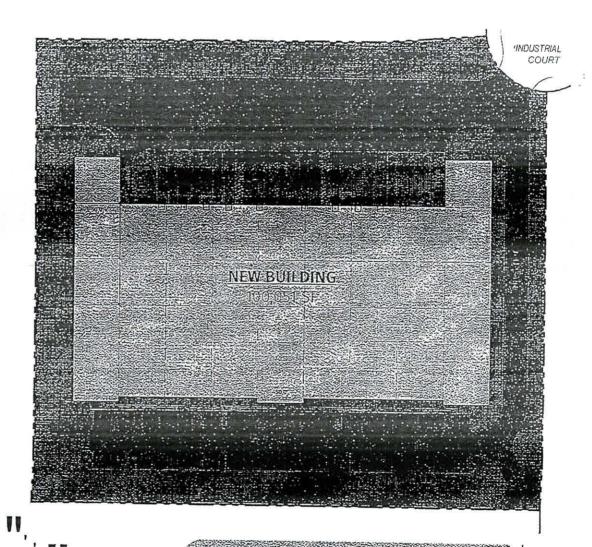
· Lighting: LED Lighting with Motion Sensors

SITE UTILITIES

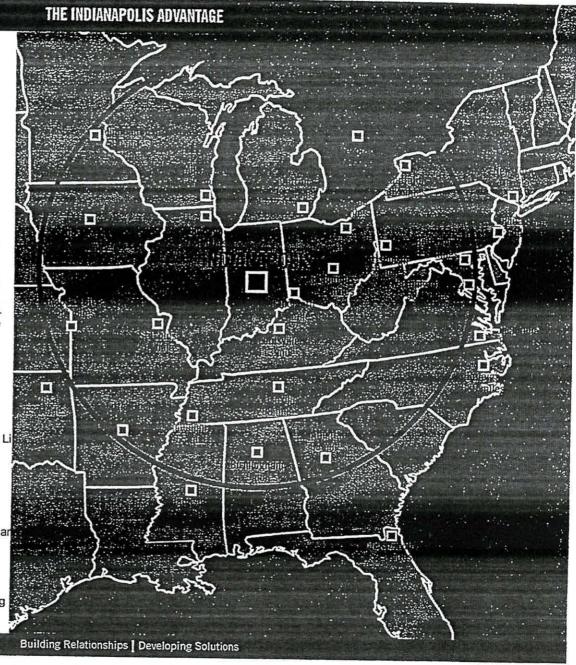
(All utilities available onsite)

Electric: Indianapolis Power and Light Gas: Vectren

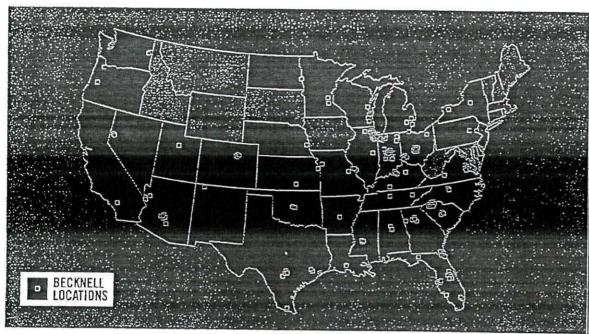
Water: Whitestown Municipal Utilities



- Known as the Crossroads of America, more interstate highways, including 1-65, 1-69, 1-70 and 1-74, converge in Indianapolis than any other city in the United States.
- Indianapolis is the most centrally located city in the United States; 50% of all U.S. businesses and 80% of the U.S. and Canadian populations can be reached within a one day's drive from the Indianapolis region.
- The Hoosier state ranks in the top 10 in 46 logistics categories. Indiana gets high marks for transportation, infrastructure, cargo movement, employment and number of companies in all modes of freight transportation-truck, rail, air and water. Indianapolis is home to the second largest FedEx hub in the world.
- The new intermodal facility in downtown Indianapolis allows cargo to travel from Asia to Indiana nonstop. This facility is expected to reduce supply chains by as much as one full weekhaving a rail route that bypasses Chicago means a container of goods could make it from Asia to Indy in a slittle as 20 days.
- Indiana is the Best State for Business in the Midwest and #5 in the nation. (Chief Executive Magazine, 2018)
- Indiana is #I in the Midwest and #2 in the nation for Best Infrastructure. (CNBC, 2018)
- Indianapolis is #5 on the list of Best Affordable Places to L in the U.S. (U.S. News and World Report, 2018)
- · Indiana is #2 in Cost of Doing Business (CNBC, 2018)
- Indiana is #1 in the Midwest and #7 in the nation in the Top States for Doing Business. (Chief Executive magazine, 2015)
- Indiana offers the Best Business Tax Climate in Midwest at #10 in the Nation. (Tax Foundation, 2018)
- Indiana is one of the Top 10 Most Entrepreneur Friendly States. (SBE Council, 2017)
- Indiana is one of only 15 states earning a AAA credit rating from all three agencies. (S&P, Fitch and Moody's)

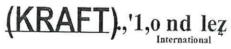


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REPRESENTATIVE CLIENTS:









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ABOUT BECKNELL

Becknell Industrial specializes in the development, acquisition, management & long-term ownership of industrial properties nationwide.

- · Established in 1990
- · Owns interest in nearly 24 million square feet of industrial properties representing over \$1.7 billion
- · Long-term owners-not merchant builders
- Portfolio Characteristics
 - 148 industrial properties
 - · Located in 33 states
 - 96.4% leased (in-service)
 - · Average building age 15 years
- · Services provided
 - · Site Selection/Site Design
 - · Architecture/Building & Interior Design
 - Engineering
 - Construction
 - Property Management
- · Access to capital
 - · No financing contingencies
 - \$100 million unsecured line of credit





BECKNELL INDUSTRIAL 317.669.6000 WWW.BECKNELLINDUSTRIAL.COM

p III

COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

PRIVACY NOTICE
This form contains confidential information pursuant to IC 6-1,1-35-9 and IC 6-1,1-12,1-56

FORM CF-1 / PP

20 23 Pay 20 24

State Form 51765 (R7 / 12-22)

Prescribed by the Department of Local Government Finance

INSTRUCTIONS:

- Properly owners whose Statement of Benefits was approved must file this form with the local designating body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6).
- This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between January 1 and May 15, unless a filing extension under IC 5-1.1-3.7 has been granted. A person who obtains a filing extension must file between January 1 and the extended due date of each year.
- 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1).

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OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1)

INSTRUCTIONS: (IC 6-1.1-12.1-5.9)

- Within forty-five (45) days after receipt of this form, the designating body may determine whether or not the property owner has substantially complied with the Statement of Benefits.
- If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must
 include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. If a notice is mailed to a
 property owner, a copy of the written notice will be sent to the county assessor and the county auditor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made a reasonable effort to substantially comply with the Statement of Benefits and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made a reasonable effort to comply, the designating body shall adopt a resolution terminating the deduction. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner, (2) the county auditor, and (3) the county assessor.

The properly owner IS in substantial compliance The properly owner IS NOT in substantial compliance Other (specify) Reasons for the Determination (stact) additional sheets if necessary) Signature of Authorized Member Date Signed (month, day, year) If the property owner is found not to be in substantial compliance, the property owner shall receive the opportunity for a hearing. The following date and time has been set aside for the purpose of considering compliance. Time of Hearing And Date of Hearing (month, day, year) HEARING RESULTS (to be comploted after the hearing) HEARING RESULTS (to be comploted after the hearing) Reasons for the Determination (affacts additional sheets if necessary) Reasons for the Determination (affacts additional sheets if necessary) Date Signed (month, day, year)	We have reviewed the CF-	1 and find tha	t:				
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AFFEAL Monto po o-t.t-12.1-0.3(e)]				APPEAL PICHTS	IIC 6-1	1.12 1.5 9(e)1	
A property owner whose deduction is denied by the designating body may appeal the designating body's decision by filling a complaint in the office of the clerk of the Circuit		**************************************					



STATEMENT OF BENEFITS PERSONAL PROPERTY

State Ferni 91704 (B57 1-23)
Prescribed by the Department of Code Government Emarke.

FORM SB-1/PP

PRIVACY NOTICE

Any information concerning the cost of the property and specific salarius paul to individual employees by the intoinity owner is confidential per IC 6-3.1-12.1-5.1.

IMSTERNOTIONS:

- This statement must be submitted to the body designating the Economic Revitalization from prior to the public hundry if the designating body requires
 advantation from the applicant in making its decision about whether to designate an Economic Provideration Area. Otherwise this statement must be
 submitted to the designating body BEFORE a person liestalls the new manufacturing equipment and/or research and development equipment, and/or
 logistical distribution equipment and/or intermation technology equipment for which the person wishes to claim a deduction.
- The statement of benefits from must be submitted to the designating body and the area designated an economic revitalization area before the installation of qualifying abstrata variations for which the person desires to claim a deduction.
- 3. To obtain a deduction, a person must file a criffied deduction solvatide with the person's personal property return on a certified deduction schedule (Form 103-ERA) with the township assessor of the township where the property is situated or with the county assessor if there is no township assessor for the township. The 103-ERA must be filed between January 1 and May 16 of the assessment year in which new manufacturing equipment and/or research and development equipment and/or logistical distribution equipment and/or information technology equipment is included and fully functional, unless a filing extension has been obtained. A person who obtains a filing extension must like the form between January 1 and the extended due dote of that year.
- Property owners whose Statement of Benefits was approved, must submit Form CF-1/PP annually to show compliance with the Statement of Benefits. (IC 6.1.1-12.1 ft.8)
- For a Point SB-IAPP that is approved after June 50, 2013, the designating body is required to establish an englament schedule for each deduction allowed.
 For a Point SB-IAPP that is approved point to July 1, 2013, the abatement schedule approved by the designating body remains in effect. (IC 6-1.1-12.1-11)

Name of laxpayer		MANIAYERI	Name of co	rkact person				30 X2 55
Weaver Popcorn Manufactuing, Inc. Address of laxpayer (number and street, one state 4485 S. Perry Worth Rd, Whitestow	and ZIP code)		Tun mgi	C		Telephone num (317) 37		
SECTION 2 Name of designating body		D DESORIET	enoleke	HOEFO PRO	kir kir	Resolution num		
Whitestown Redevelopment Comm	ission						N/A	
Location of amposty	0.1.10.075		Corpri	an 1860		OLGF taxing di		
4485 S. Perry Worth Rd. Whitestow				Boane			020	
Description of manufacturing equipment and and/or legistical distribution equipment and/or	kir research and di	evelopment eg	papment sist	1		T WT 100	ESTIMATE	
I Wiley additional elegate Wannessand	e intermitences testin	reservely restruction	*****			STARTON	E CON	PLETION DATE
See attached,				Mamulaclurin	g Equipment	06/20/20	G2 1	0/01/2022
				R & D Equipo	rent			
				Logist Dist Co	uipment			
				17 Equipment				
SECTIONS - STATES Current Number - Secures - 66		AVP -/-V-Ik Retained 538	NEGRES Satares	णिक्काः । ६६	Old Old (C		Salaries	0
	GUARANTO (O) (A)	(中中国) (日本)	VALUE OF STREET	140403103	(0) (0);			
NOTE: Perseant to IC 6-1, 1-12 1-5.1 (d) (2)	MANUFA	CTURING MENT		THEMPIUS	LOGIS	T DIST MENT	IT EQ	UIPMENT
COST of the property is confidential.	COST	ASSESSED WALUE	соэт	ASSESSED WALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE
Current values	16,000,000	819,190				1		
Plus estimated values of proposed project	25,000,000					1		
Less values of any property being replaced				1		i.		
Net estimated values upon completion of pro		819,190		1				
GEGTIONED TO TWASTI	CONVERTED A	DOMEST	NEW DA	अमान) : का	压放识别	R		
Estimated solid waste converted (pounds)	0.00		Estimated in	nazardoris, wast	e converted	(pounds)	0.0	0
Offer benefits.								
BEET PAGE			Elidə Pir	(1)()				
Thereby certify that the sepresent/diografit th	is statement are tri	· e			700			-
Signature of authorized repignic (ATS)	/				133	te signed (maal) 5//3/	ZZ.	
Printed varie of authorized perferentative	re.		into C	00			0.00	



EQUIPMENT LIST FOR NEW ADDITIONS TO ERA DEDUCTION PERSONAL PROPERTY IN ECONOMIC REVITALIZATION AREA

State Form 52515 (R6 / 1-23)
Prescribed by the Department of Local Government Finance

JANUARY 1, 2023

FORM 103-EL

PRIVACY NOTICE This form contains confidential information pursuant to JC 6-1.1-35-9

INSTRUCTIONS

SECTION 1

Weaver Popcorn Company, Inc.

Check if taxpayer's internal list is attached.

Name of Taxpave

- This schedule must be filed when any new manufacturing, research and development, logistical distribution and/or information technology equipment is claimed on the schedule of deduction from assessed valuation (Form 103-ERA) that has been installed after the prior year assessment date.
- A separate list must be completed for EACH APPROVED abatement (Form SB-1 / PP). The equipment list must be attached to the corresponding Form 103-ERA and made part of the Business Personal Property Return (Form 103-Long) filed with the assessor not later than May 15, unless an extension of up to thirty (30) days is granted in writing.

TAXPAYER INFORMATION

Name of Contact Person

Debbie Dillinger c/o Deloitte Tax LLP

- A taxpayer's internal fist may be attached to this form. Any data omitted from that taxpayer format must be added here, using the Reference Number Column to cross reference to the taxpayer formatted list.
- The purpose column is to describe the item in sufficient detail to assist the assessing official to determine that the item is eligible for abatement as equipment (as defined in IC 6-1.1-12.1-1). An entry may be left blank if the item is self-describing.

485 S Perry V		oity, state and ZIP code) nitestown, IN 46075				Telephone Number (412) 338-7448		
ounty oone		Township Worth		DEGF Taxing I 06019	g District Number Email Address ddillinger@deloitte			
	gnating the Economic f development Co	Revitalization Area	REVITALIZA Resolution 2022-23	Number	NFORMATION	Length of Abaten	nent (years)	
SECTION 3			ABATED EQ	UIPMENT LIS		LEAR THE RESERVE TO T	15个	
REFERENCE NUMBER ³	INSTALLATION DATE	ITEM	PURI	POSE ⁴	COST PER 50 IAC 4.2	POOL LINE NUMBER	ASSESOR USE ONL	
		SEE ATTACHED						
				<u> </u>		-		
				,				
			1	***************************************				
			L					
] Check if a	dditional Forms	103-EL are attached fo	r this abater	ment (Form	103-ERA). This	is Equipment L	_ist of	

12 X 198		B	F1
Asset ID	Date Acquired	Description	Cost
003467	* , *, *, *, *, *, *, *, *, *, *, *, *,	Anson Landscaping Upda	73,726
003469		Anson Office Furniture	116,995
003475	2000 NO. 1 00000 CC	MW Additional Outlets	10,639
003486		AN Power Drops	16,713
003487		AN O2 Sensor	8,840
003488	75	AN Duct Work	11,197
003489		AN RTE Kettles	50,890
003490		An Douglas Washers	143,907
003491		AN Douglas Washers	43,818
003493		AN Tubes and Spindle	31,790
003494		AN Casepacker Printers	76,589
003497		AN .65 Forming Tubes&R	28,469
003500		VB PD Pump	7,441
003503	75 A	AN Spindle/Forming Tube	31,277
003507		AN Time Clocks	91,331
003512		AN Retrofit Unwind Dance	219
003513		AN 14oz Forming Tubes	11,450
003516		AN Douglas Washer Kitch	106,736
003520		AN XFD METAL DETECT	331,879
003522		AN CORN SILO AIRLOCK	18,838
003523	70% (CO.10%) - CO.10%	AN MW INSULATION BLA	12,550
003524	to the state of th	AN MW FUJI FIN SEAL	13,444
003525		AN HC HOLE PUNCH RE	97,799
003527		IN RACKING SPRINKLER	272,503
003528		AN RECIRCULATION OIL	41,600
003530		VB SPEED DOOR	15,157
003533		AN EMPLOYEE EXPERIE	3,209,558
003534		AN CARTONER LUG CH	50,901
003537		AN VOTATOR FLOW ME	12,304
003542	Politic Franchiscopies	NORTHLAND AND VARI	173,407
003547		AN EXP DOUGLAS WAS	102,365
003548	- Same Same and	AN EXP NITROGEN	71,519
003551		VB WAREHOUSING RAC	471,270
003556	Common transfer of the Common	AN COPACK LINES 5-6	232,142
003557		AN COPACK LINES 5-6	76,707
003558		AN COPACK LINES 5-6	102,719
003559		AN INDUCTION POPPER	2,005,844
003561	and the second second	VB KETTLE CORN LINE	973,545
003562	Calculate Carlo	VB KETTLE CORN LINE	561,945
003563		VB KETTLE CORN LINE	68,517
003564		INDUCTION POPPER	8,273,672
003565	To the second second	VB KETTLE CORN LINE	555,409 54,617
003566		VB KETTLE CORN LINE	54,617
003570	CONTRACTOR IN A THOUSAND	VB KETTLE CORN LINE	433,855
003571		VB KETTLE CORN LINE	966,052
003574	. No. 15	VB KETTLE CORN LINE	75,513 66 206
003575	9/23/2022	VB KETTLE CORN LINE	66,206

Total 20,203,864



COMPLIANCE WITH STATEMENT OF BENEFITS PERSONAL PROPERTY

PRIVACY NOTICE This form contains confidential information pursuant to IC 6-1 1-35-9 and IC 6-1 1-12.1-5.6. FORM CF-1 / PP

2013 Pay 20 24

State Form 51765 (R7 / 12-22).

Proscribed by the Department of Local Government Finance

INSTRUCTIONS:

- 1. Properly owners whose Statement of Benefits was approved must file this form with the local designating body to show the extent to which there has been compliance with the Statement of Benefits. (IC 6-1.1-12.1-5.6)
- This form must be filed with the Form 103-ERA Schedule of Deduction from Assessed Value between January 1 and May 15, unless a filing extension under IC 6-1.1-3.7 has been granted. A person who obtains a filing extension must file between January 1 and the extended due date
- 3. With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (CF-1).

SECTION 1		TAXPA	YER INFOR	MATION	斯巴曼斯 斯			To the	
Name of Taxpayer Weaver Popcorn Company, I			County						
Address of Taxpoyer (number and street, city, ste 4485 S Perry Worth Road, W			75	——————————————————————————————————————		DLGF Tax 06019	ang Distoct Numb)er	
Name of Contact Person		***************************************		ohane Number		Email Add			
Debbie Dillinger c/o Deloitte				2)338-744		ddilling	ger@deloi	tte.com	
SECTION 2	Lo	CATION AND		ON OF PROPER	RTY				
Name of Designating Body Whitestown Redevelopment	Commiss	sion		Number 14-03		4/1/20	State Date (mon	th, day, year)	
Location of Property 4485 S Perry Worth Road, W						10000411000400041	rt Date (month, c	lay, year)	
Description of new manufacturing equipment, new new logistical distribution equipment to be acquire		development equ	ipment, new i	nformation technolo	ogy equipment, c	5/31/2	Comptetion Date (r 014	norith, day, year	
Manufacturing equipment use	ed for po	pcorn man	ufacturii	ng/storage/	handling	Adual Cor	npletion Date (mo	with, day, year)	
SECTION 3	YELL W	EMPLOY	EES AND S	ALARIES			"对世界。"		
EMPLOYEES AND	SALARIES			AS ESTIMA	ATED ON SB-		ACTU	JAL	
Current Number of Employees							89		
Salaries						1	8,868,223	3	
Number of Employees Retained									
Salaries									
Number of Additional Employees		V				2	289		
Salaries						1	8,868,223	}	
SECTION 4		cos	T AND VAL	UES		自动建			
		ACTURING IPMENT		SEARCH& MENTEQUIPMENT		DISTRIBUTION PMENT	IT EQU	IPMENT	
AS ESTIMATED ON SB-1	cost	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSED VALUE	COST	ASSESSE!	
Values Before Project	5	\$	\$	\$	\$	\$	\$	\$	
Plus: Values of Proposed Project	\$ 14,850,000	\$ 14,880,000	\$	\$	\$	\$	\$ 120,000	\$ 120,000	
ess: Values of Any Property Being Replaced	\$	3	\$	\$	\$	\$	\$	\$	
Net Values Upon Completion of Project	\$ 14,880,000	\$ 14,880,000	S	\$	\$	\$	\$ 120,000	\$ 120,000	
ACTUAL	cost	ASSESSED VALUE	cost	ASSESSED VALUE	cost	ASSESSED VALUE	COST	ASSESSEI VALUE	
Values Before Project	\$	s	\$	\$	\$	\$	\$	\$	
Plus: Values of Proposed Project	\$ 59,605,394	\$ 19,434,933	\$	\$	\$	\$	\$	\$	
ess: Values of Any Property Being Replaced	\$	\$	\$	\$	\$	\$	\$	\$	
Net Values Upon Completion of Project	\$ 59,605,394	\$ 19,434,933	\$	\$	\$	3	\$	\$	
NOTE: The COST of the property is confidenti	al pursuant to	IC 6-1.1-12.1-5.	θ(c).				1.0	· M. C	
SECTION 5 WASTI	E CONVERT	ED AND OTHE	R BENEFIT	S PROMISED B	Y THE TAXP	YER			
WASTE CONVERTE	AND OTHE	R BENEFITS		AS	ESTIMATED (ON SB-1	ACTU	JAL	
Amount of Solid Waste Converted									
Amount of Hazardous Waste Converted ther Benefits:			·				731		
	XIVE STATE		ER CERTIF	CATION	医神经结片		京教 扩展 设施		
SECTION 6		IAXPAY	-1-8014III	TO ALL OLD					
SECTION 6 I hereby certify that the representations in gnature of Authorized Representative	this stateme		EK GEKIII	IOATION					

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1)

INSTRUCTIONS: (IC 6-1, 1-12, 1-5.9)

- Within forty-five (45) days after receipt of this form, the designating body may determine whether or not the property owner has substantially compiled with the Statement of Benefits.
- If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination, including the date, time, and place of a hearing to be conducted by the designating body. If a notice is mailed to a property owner, a copy of the written notice will be sent to the county assessor and the county auditor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made a reasonable effort to substantially comply with the Statement of Benefits and whether any failure to substantially comply was caused by factors beyond the control of the property owner.
- If the designating body determines that the property owner has NOT made a reasonable effort to comply, the designating body shall adopt a resolution terminating the deduction. The designating body shall immediately mail a certified copy of the resolution to. (1) the property owner; (2) the county auditor; and (3) the county assessor.

We have reviewed the CF-1 and find that:							
The property owner IS in substantial compliance							
The property owner IS NOT in substantial compliance		4. 4. 4. 4. 4. 4. 4. 4. 4. 4. 4. 4. 4. 4	4				
Other (specify)							
Reasons for the Determination (attach additional sheets if necessary)			111 211 22 37 27 27 27 27				
Signature of Authorized Member	****		Date Signed (month, day, year)				
Attested By	Design	aating Body					
If the property owner is found not to be in substantial compliance, the time has been set aside for the purpose of considering compliance.	property owne	shall receive the opportunity for	r a hearing. The following date and				
Time of Hearing AM Date of Hearing (month)	ı, day. year)	Location of Hearing					
РМ							
HEARING RESULTS	6 (to be compl	eted after the hearing)	· 1000年1月1日 111日 111日				
☐ Approved		Denied (se	e Instruction 5 above)				
Reasons for the Determination (attach additional sheets if necessary)							
Signature of Authorized Member			Date Signed (month, day, year)				
Attested By	Design	ating Body					
APPEAL R	IGHTS [IC 6-1.	1-12.1-5.9(e)]					
A property owner whose deduction is denied by the designating body may appear or Superior Court together with a bond conditioned to pay the costs of the appear							



EQUIPMENT LIST FOR NEW ADDITIONS TO ERA DEDUCTION PERSONAL PROPERTY IN ECONOMIC REVITALIZATION AREA

State Form 52515 (R5 / 1-23)
Prescribed by the Department of Local Government Finance

JANUARY 1, 2023

FORM 103-EL

PRIVACY NOTICE
This form contains confidential information pursuant to IC 6-1 1-35-9

INSTRUCTIONS:

SECTION 1
Name of Taxpayer

Weaver Popcorn Comapny, Inc.

- This schedule must be filed when any new manufacturing, research and development, logistical distribution and/or information technology equipment is claimed on the schedule of deduction from assessed valuation (Form 103-ERA) that has been installed after the prior year assessment date.
- A separate list must be completed for EACH APPROVED abetement (Form SB-1 / PP). The equipment list must be attached to the corresponding Form 103-ERA and made part of the Business Personal Property Return (Form 103-Long) filed with the assessor not later than May 15, unless an extension of up to thirty (30) days is granted in writing.

TAXPAYER INFORMATION

Name of Contact Person

Debbie Dillinger c/o Deloitte Tax LLP

- A taxpayer's internal list may be attached to this form. Any data omitted from that taxpayer formal must be added here, using the Reference Number Column to cross reference to the taxpayer formatted list.
- The purpose column is to describe the item in sufficient detail to assist the assessing official to determine that the item is eligible for abatement as equipment (as defined in IC 6-1.1-12.1-1). An entry may be left blank if the item is self-describing.

unty PONE		Township Worth	06019	ng District Number	Email Addross ddillinger@deloitte.com		
	gnating the Economic F edevelopment C	Revitalization Area	REVITALIZATION ARE Resolution Number 2014-03	A INFORMATION	Length of Abaten	nont (years)	
SECTION 3	I MOTAL LATION		ABATED EQUIPMENT	MANAGES - CONTRACTOR - SA			
NUMBER ³	INSTALLATION DATE	ITEM	PURPOSE4	COST PER 50 IAC 4.2	POOL LINE NUMBER	ASSESOR USE ONL	
		SEE ATTACHED					
4							
						10.430	
			PA-				
Check if a	dditional Forms 1	03-EL are attached for	this abatement (For	m 103-ERA). This	is Equipment L	ist of	

Form 103-EL Attachment

Asset ID	Date Acquired	Description	Cost
003423	8/31/2021	Oil Pump	30,000
003511	12/27/2021	AN Vacuum Bag Openers	46,854
003519	12/14/2021	DISCHARGE CONVEYO	28,650
003529	12/27/2021	VB FIRE PUMP	213,830
003532	12/3/2021	AN OIL ROOM COMPUT	27,065
003540	12/1/2021	CRETORS - PA & AN EXP	1,598,431
003560	3/13/2020	INDUCTION POPPER	14,640
003567	10/16/2020	INDUCTION POPPER	56,847
003577	12/31/2021	AN SOUTHEAST EXPAN	44,522
Total			2,060,838



SCHEDULE OF DEDUCTION FROM ASSESSED VALUATION PERSONAL PROPERTY IN ECONOMIC REVITALIZATION AREA

State Form 52503 (R20 / 1-23)

Prescribed by the Department of Local Government Finance

JANUARY 1, 2023

FORM 103 - ERA

PRIVACY NOTICE

This form contains confidential information pursuant to IC 6-1 1-35-9.

\$ 19,434,934

INSTRUCTIONS:

- 1. In order to receive a deduction, this schedule must be submitted with a timely filed Form 103-Long.
- 2. A separate schedule must be completed and attached to Form 103-Long for each approved from SB-1/PP for the abatement.
- 3. Attach a copy of the applicable Form CF-1 to this schedule, First-time filings must also include the SB-1 and the resolution from the designating body.
- 4. For any acquisitions included herein since the last assessment date, attach a list of the newly included equipment on Form 103-EL.

SECTION 1 OWNER INFORMATION										
Name	of Taxoayer				Name of Contact Person					
Weav	ver Popcorn Compa	ny, Inc.			Debbie Dillinger					
Full Ad	dress (number and street, ci	ly, state, and ZIP code)			Email Address of Contact Person Telephone Number					
4485	S Perry Worth Road	d, Whitestown, IN	46075		ddilling	er@deloitte.co	om	(4	12) 338	-7448
County Township					Taxing Di	strict		Fax	Number	
Boon	e	Worth			06019			()	
SE	CTION 2	E	CONOMIC	REVITALIZ	ATION AR	REA INFORMATIO	ON			
Name i	of Body Designating the Ecor	romic Revitalization Area			Resolution I				Length of A	balement (years)
Town	Council				2014-03					
Date D	esignation Approved (month	day, year) De	signation T	ennination Date	e (month, de	3615061700116	114			nt of Deduction?
									ased on Equi	20
e e	CTION 3		ABATED	FOLUDIAENT	E PAIN IN	G SCHEDULE	Cost		Assessed Va	ifue U No
-	total cost of depreciable a		Name and Address of the Owner, where	The state of the s	SHOW SHAPE	DESCRIPTION OF THE PROPERTY OF	aluar att	والاجاريطان	to the new	
	earch and development, l									
The Min	nimum Value Ratio applies if	Line 53 is greater than Lin	e 520 on f	Page 2 of the	1	nter Amount Shown	on Line 50	3 of Form	103-Long	
	03-Long IC 6-1.1-12 1-4.5(g				23,942					
CONTRACTOR INC.	Enter Amount Shown on Li	ne 52D of Form 103-Long			The State of the S	ivide Box 1 by Box 2	(Carry R	atio 5 Deci	mal Places)	
27,51	6,479				.87012		S Flan S			
		Form 103-Long.	POOL	NUMBER 1	(1104)	Minimum Value		M. A.		
		Schedule A, Column C. Adjusted Cost	TTV%	True Tax	Value	Rato (if applicable) (5 decimal places)	Year	Year*	Percent	Deduction Claimed
13	1-2-22 to 1-1-23	\$	65%	\$			1		%	\$
14	1-2-21 to 1-1-22	S	50%	\$			2		%	\$
15	1-2-20 to 1-1-21	S	35%	\$			3		%	\$
16A	1-2-19 to 1-1-20	S	20%	\$			4		%	\$
16B	1-2-18 to 1-1-19	\$ 11,287	20%	\$ 2,267			5	5	100 %	\$ 2,257
16C	1-2-17 to 1-1-18	\$ 24,497	20%	\$ 4,899			6	6	100 %	\$ 4,899
16D	1-2-16 to 1-1-17	\$	20%	\$			7		%	\$
16E	3-2-15 to 1-1-16	\$ 6,227	20%	\$ 1,246			8	9	100 %	\$ 1,246
16F	3-2-14 to 3-1-15	\$	20%	\$			9		%	\$
16G	3-2-13 to 3-1-14	\$	20%	\$			10	-	%	\$
17	TOTAL POOL NUMBER 1	\$ 42,011	- Dool	\$ 8,402	//- 9/-> A V					\$ E,402
		Form 103-Long,	POOL	NUMBER 2	(5 I U B Y	Minimum Value				
		Schedule A. Column C, Adjusted Cost	TTV%	True Tax	Value	Ratio (if applicable) (5 decimal places)	Year	Year'	Percent	Deduction Claimed
18	1-2-22 to 1-1-23	S	40%	\$			1		%n	\$
19	1-2-21 to 1-1-22	\$ 23,622,476	56%	\$ 13,228,596			2	2		\$ 13,228,586
20	1-2-20 to 1-1-21	\$ 1,672,491	42%	\$ 788,446			3	3	100 %	\$ 786,446
21	1-2-19 to 1-1-20	\$ 1,549,521	32%	\$ 495,847			4	4	100 %	\$ 495,847
22	1-2-18 to 1-1-19	\$ 184,947	24%	\$ 44,387			5	5	100 %	
23	1-2-17 to 1-1-18	\$ 705,754	18%	\$ 127,036			6	6	100 %	
24A	1-2-16 to 1-1-17	\$ 19,117,094	15%	\$ 2,887,584			7	7	100 %	\$ 2,887,564
24B	3-2-15 to 1-1-16	\$ 2,348,804	15%	\$ 351,991			8	В	100 %	\$ 351,991
24C	3-2-14 to 3-1-15	\$ 10,164,497	15%	\$ 1,524,875			9	9	100 %	\$ 1,524,675
24D	3-2-13 to 3-1-14	\$	15%	\$			10		%	\$
25	TOTAL POOL NUMBER 2	\$ 59,563,384		\$ 19,428,532		**	L			S 19,426,532

SUB-TOTAL - POOLS 1 AND 2 (Total Lines 17 and 25. Enter to the Right and on Page 2.)

SEC.	TION 3 (continued)			DEQUIPMENT POOL NUMBER 3 (9 TO 1					
		Form 103-Long, Schedule A, Column C, Adjusted Cost	TTV%	True Tax Value	Minimum Value Ratio (if applicable) (5 decimal places)	Year	Year'	Percent	Deduction Claimed
26	1-2-22 to 1-1-23	\$	40%	\$		1		%	\$
27	1-2-21 to 1-1-22	\$	60%	\$		2		%	\$
28	1-2-20 to 1-1-21	\$	55%	\$		3		%	\$
29	1-2-19 to 1-1-20	\$	45%	\$	and the same of th	4		%	\$
30	1-2-18 to 1-1-19	\$	37%	\$		5		%	\$
31	1-2-17 to 1-1-18	\$	30%	S		6		%	\$
32	1-2-16 to 1-1-17	\$	25%	S		7		%	\$
33	3-2-15 to 1-1-16	S	20%	S		8		%	\$
34	3-2-14 to 3-1-15	S	16%	\$		9		%	\$
35	3-2-13 to 3-1-14	s	12%	\$		10		%	\$
37	TOTAL POOL NUMBER 3	\$		\$	**			**	\$
		PO	OL NUME	BER 4 (13 YEAR AND	LONGER LIVES				医基础现代
		Form 103-Long, Schedule A, Column C, Adjusted Cost	TTV%	True Tax Value	Minimum Value Ratio (if applicable) (5 decimal places)	Year	Year*	Percent	Deduction Claimed
38	1-2-22 to 1-1-23	\$	40%	\$		1		%	\$
39	1-2-21 to 1-1-22	\$	60%	S		2		%	\$
40	1-2-20 to 1-1-21	S	63%	S		3		%	\$
41	1-2-19 to 1-1-20	s	54%	S		4		%	S
42	1-2-18 to 1-1-19	\$	46%	S		5		%	\$
43	1-2-17 to 1-1-18	\$	40%	S		6		%	S
44	1-2-16 to 1-1-17	S	34%	\$		7		%	\$
45	3-2-15 to 1-1-16	\$	29%	\$		8		%	\$
46	3-2-14 to 3-1-15	\$	25%	\$		9		%	s
47	3-2-13 to 3-1-14	S	21%	\$		10		%	\$
51	TOTAL POOL NUMBER 4	S	**	\$					\$

SUB-TOTAL	- POOLS 3 AND	4 (Total Lines 37 and 51.	Enter to the Right and Below)
-----------	---------------	---------------------------	-------------------------------

		建筑外到18 0	N. A.	SPECIAL TOOLIN	IG .				
Round	d all figures to the nearest §	1. Report only the cost		True Tax Value			Abateme	ent	Deduction Claimed
of aba	ited special tools, dies, jigs,	etc. (50 IAC 4.2-6-2)	(Incli	uded on Form 103-T)		Year	Year*	Percent	Deduction Claimed
S1	1-2-22 to 1-1-23	S	30%	\$		1		%	\$
S2	1-2-21 to 1-1-22	\$	3%	\$		2		%	\$
S3	1-2-20 to 1-1-21	\$	3%	\$	The Minimum	3		%	\$
S4	1-2-19 to 1-1-20	S	3%	\$	Value Ratio Is	4		%	\$
S5	1-2-18 to 1-1-19	S	3%	\$	Not Applicable To Special	5		%	\$
86	1-2-17 to 1-1-18	S	3%	\$	Tooling	6		%	\$
S7	1-2-16 to 1-1-17	\$	3%	\$		7		%	\$
S8	3-2-15 to 1-1-16	\$	3%	\$		8		%	\$
59	3-2-14 to 3-1-15	\$	3%	\$		9		%	\$
S10	3-2-13 to 3-1-14	3	3%	\$		10		%	\$
S11	TOTAL SPECIAL TOOLING	\$		\$	1				\$

\$

SUB-TOTAL POOLS 1 AND 2 (from Page 1)		\$ 19,434,934
SUB-TOTAL POOLS 3 AND 4 (from Above)		\$
SUB-TOTAL SPECIAL TOOLING (from Above - Line \$11)		\$
TOTAL ALL POOLS AND SPECIAL TOOLING		\$ 19,434 934
LIMIT ON AMOUNT OF ABATEMENT STATED IN RESOLUTION	Cost \$	Assessed Value \$
AMOUNT OF DEDUCTION CLAIMED – Lesser of Resolution Limit on Abatement or Total All Pools. (Carry deduction forward to the Summary Section on Page 1 of the Form 103-Long)		S 19,434,934

Obsolescence Claimed on Form 106? ☐ Yes ☑ No

NOTE: If obsolescence is claimed on depreciable assets, the applicable adjustment must be taken on the Abatement Deduction being claimed. Show calculations on Form 106. Line numbers on this form match the line number on the Form 103-Long. Lines were added to Pools 1 and 2 and deleted from Pools 3 and 4 to reflect the ten (10) year abatement limitation.

* This column may be used when the abatement year does not correlate with the acquisition year within the pool.

An example might be when used equipment is moved into Indiana from out of state and it was granted an abatement.

BUSINESS TANGIBLE PERSONAL PROPERTY RETURN

FORM 104

JANUARY 1, 2023

For Assessor's Use Only

State Form 10068 (R28 / 12-22)

Prescribed by the Department of Local Government Finance

NOTE: If you are declaring on Form 102, Form 103-Short, or 103-Long the exemption for personal property with an acquisition cost of less than \$80,000, check the box below and submit this completed form with the corresponding form.

Yes, I am declaring the \$80,000 exemption and will also claim the exemption on Form 102, Form 103-Short, or Form 103-Long.

This form is filed with either the Form 102 or Form 103. Signatures on both forms (Form 104 and Form 102 or Form 103) are required per 50 IAC 4.2-2-9(e).

This form must be filed with the township assessor, if any, or the county assessor of the county in which the property is located not later than May 15, 2023, unless an extension of up to thirty (30) days is granted in writing. Contact information for the assessor is available at: https://www.in.gov/dlgl/contact-your-local-officials/.

Nature of business					
Nature of business Popcorn manufacturing/processing		County Boons		hip idh	
Address where property is located (number and struct) 4485 S Perry Worth Road		City Whitestown	Stale IN	ZIP code 46075	
Name to which Assessment and Tax Notice should be mo	nled (if different than aboyo)				
dailing address (number and street) (if different than above	ve)	Gdy	Stale	ZiP code	

SUMMARY (round all numbers to nearest ten dollars)	REPORTED BY TAXPAYER	CHANGE BY ASSESSOR	CHANGE BY COUNTY BOARD
Schadule A - Personal Property	\$ 27,801,080	\$	\$
Deduction per Form 102-ERA, Form 103 ERA or Form 103-CTP -	\$ 27.516,480	\$	s
Final Assessed Value =	\$ 284,600	\$	s

1	FILING REQUIREMENTS
	Property in more than one Taxing District – Due to varying tax rates, a taxpayer who has property in two or more taxing districts within the same township must have separate assessments for each district covering only property located in that district. (IC 6-1.1-3-10)
	Were expenditures made since the last assessment date for improvements on any real properly owned, held, possessed, controlled or occupied by the taxpayer in the township wherein this return is filed?
	If Yes, attach a statement setting forth the name of owner, location of the real property, an explanation of the nature, cost, data on which construction of improvements was begun, and date on which construction was completed. If not completed as of January 1, state the percentage completed at that time. (IC 6-1.1-5-13)

可能是可能性和特殊的技能的	SIGNATURE AND VERIFIC	CATION	
complete, if applicable, reports all langible person	is return (including any accompanying schedules ar rail property subject to taxation owned, held, possess by law, and is prepared in accordance with IC	sed or controlled by the named laxpa	yer in the stated township or taxing
Signature of author/est person	Printed name of	fauthorized person	Date (month, day, year)
	Temothy St	nolls	5/9/23
Tille of authorized person	Telephone number (812) 639-1301	Email of authorized perso	on
CFO		Timolhy Sholtis@We	averPopcomMFG.com

PENALTIES FOR FAILURE TO FILE COMPLETE AND ACCURATE FORMS

Failure to file a return on or before the due date as required by law will result in the imposition of a twenty-five dollar (\$25.00) penalty. In addition, if a return is not filed within thirty (30) days after such return is due, a penalty equal to twenty percent (20%) of the taxes finally determined to be due with respect to the property which should have been reported will be imposed. A personal property return is not due until the expiration of any extension period granted by the township assessor or county assessor under IC 6-1.1-3-7(b).

If the total assessed value that a person reports on a personal property return is less than the total assessed value that the person is required by law to report and if the amount of the undervaluation exceeds five percent (5%) of the value that should have been reported on the return, then the county auditor shall add a penalty of twenty percent (20%) of the additional taxes finally determined to be due as a result of the undervaluation.

In completing a personal property return for a year, a taxpayer must make a complete disclosure of all information relating to the value, nature, or location of personal property owned, held, possessed or controlled on the assessment date [IC 6-1.1-3-9(a)], and information relating to improvements made since the preceding assessment date to real property owned, held, possessed or occupied. (IC 6-1.1-5-13) This information would include, but not be limited to, completion of the heading and related information, and answers to all questions and entries on all of the appropriate lines on the face of the return. If such information is not provided, the taxpayer will be contacted and directed to provide that information. In addition, a penalty of twenty-five dollars (\$25.00) shall be imposed. [IC 6-1.1-37-7(d)]

The above penalties are due on the property tax installment next due for the return, whether or not an appeal is filed pursuant to IC 6-1.1-15-5 with respect to the tax due on that installment, [IC 6-1.1-37-7(f)]

FILING BASICS

- Every person owning, holding, possessing, or controlling personal property in Indiana on January 1 is required to file a form by May 15, 2023.
- Taxpayers may request up to a thirty (30) day extension of time to file their return. The written request should be sent to the assessor before the
 filing deadline of May 15, 2023, and should include a reason for the request. The assessor may, at his or her discretion, approve or disapprove
 the request in writing.
- · Personal property must be assessed in each taxing district where property has a tax situs.
- Inventory located in the State of Indiana is exempt and is not required to be reported per IC 6-1.1-1-11(b)(3).
- It is the responsibility of the taxpayer to obtain forms from the assessor and file a timely return. The forms are also available online at the Department's website: www.in.gov/dlgf
- If you hold, possess, or control not-owned personal property on the assessment date, you have a liability for the taxes imposed for that year
 unless you establish that the property is to be assessed to the owner. This is done by completing a Form 103-N, attaching it to the appropriate
 personal property form, and filling it with the assessor.

NOTE: Failure to properly disclose lease information may result in a double assessment.

- Taxpayers who discover an error was made on their original, timely-filed personal property tax return have the right to file an amended return.
 The amended return must be filed within twelve (12) months of the due date or the extended due date (if up to a thirty (30) day extension was granted) of their original return. The deadline to amend a 2023 return, if no extension has been granted, is May 15, 2024.
- In order to reduce the possibility of an estimated assessment and failure to file a return penalty, taxpayers may elect to inform the assessor when
 personal property is moved out of a county.
- Taxpayers now have the opportunity to file personal property returns online at: www.ppopin.in.gov.

Form 104 Attachment - Real Propety Expenditures

<u>Owner</u>	Asset ID	Date Acquired	Description	Cost
Weaver Popcorn Company, Inc.	003539	6/28/2022 H	&C - PA & AN EXPANSI	2,774,699
Weaver Popcorn Company, Inc.	003568	8/31/2022 50	OUTHEAST WAREHOU	211,899
Weaver Popcorn Company, Inc.	003569	8/19/2022 SG	OUTHEAST WAREHOU	5,067,835
Weaver Popcorn Company, Inc.	003572	9/17/2022 Sc	OUTHEAST WAREHOU	52,510
Weaver Popcorn Company, Inc.	003573	8/17/2022 SG	OUTHEAST WAREHOU	115,748
Weaver Popcorn Company, Inc.	003576	6/8/2022 S	OUTHEAST WAREHOU	64,871
Total				8,287,563

BUSINESS TANGIBLE PERSONAL PROPERTY ASSESSMENT RETURN

State Firm 11405 (R46 / 12-22)

Prescribed by the Department of Local Government France

FORM 103-LONG

PRIVACY NOTICE

This form contains confidential information pursuant to IC 6-1.1-35-9.

JANUARY 1, 2023

For Assessor's Use Only

exemption, check this box, e are claiming this exemption and you continue to qualify f	ss than \$80,000 in acquisition on other the total acquisition cost of through this form, you must also or this exemption, no return is r	l your persona o file a Form required.	al property in the 104. If you filed i	county, a return a	and complete only se and claimed this exen	ections I	, II, and IV of this form. If you
If property is in more than one (1) location, what is the address for th	e location wher	e the sum of acqui	sition cost	s for the property is grea	itest?	
An exemption granted under because the taxpayer applie include fully completing the	IC 6-1.4-10 or any other statuted for and was granted an exempersonal property return.	e supersedes ption by the c	this exemption. ounty must follow	In other wall appl	words, a taxpayer whicable procedures for	iose pe rthe ap	rsonal property is exempt proved exemption, which may
INSTRUCTIONS: 1. Please type or print 2. This form must be filed with the an extension of up to thirty (3. A Form 104 must be filed with the control of the	80) days is granted in writing. Con	he county ass ntact informatio	essor of the coun on for the assesso	ly in whic or is availd	h the property is locate able at. https://www.in.	<u>ad</u> not la gov/digi	nter than May 15, 2023, unless Vicontact-your-local-officials/.
SECTION	的提出的基本的	Name upder w	hich businesa is co	ortuetect		X	ederal identification number "
Name of laxpayer Weaver Poseom Manufaction			pcom Company, Ir				35-0953313
Nature of business		DLGF lexing di				C	JLGF taxing district number 06-19
Papearn manufacturing/proc	Retail merchant's certifi	Whitestow	Township		Te	County	50-13
NAICS Code number * 311900	regain merchani s centi	icale ramous	Worth			40	one
Address where property is located 4485 S Peny Worth Road	(mumber and street)			City Whites	0.00	State	ZIP code 46075
	i lax contribution should be mailed fi	I different than	abave)	City	15	State	ZIP code
	(1) (1) (1) (1) (1) (1) (1) (1) (1) (1)			Chiesal Izabe	velocapa es a la companya de la comp		
SECTION II I. Federal income tax year ends.	12/31 N	Vame filed unde	эт. Weaver	Popaom (Company, Inc.		
	Address (number and street)			City	[5	Slate	ZIP code
Location of accounting resords	4485 S. Perry Worth Road			White	stawn	IN	46075
	Partnership or Joint Venture	Sale Propr	ietorship <u>x</u>	Corporal	ion Estate or	Trust	
6	Other, describe:	No					
Do you have other locations in Did you own, hold, possess or	control any leased, ronted, or othe		ersonal property of	a January	12 X Yes No	(50 IAC	4.2-8)
6 Did you own, hold, possess or	control any Special Tools on Janua	ary 1?	Yes x	No If	yes, complete Form 10.	3-T. (50	IAC 4.2-6-2)
	control any returnable containers of tion 5. The owner must file Form 103		Yes x	4	50 (AC 4.2-6-4)	ulaen In	are information gray regult in a
double assessment (50 IAC 4.2-2		list of codes m	av be found at www	w.census	.gov. Note: Numberapo	ears on	your federal income tax return
CHAI	NGE IN STATUS BY THIS TAX	XPAYER SIN	CE THE LAST	SSESS	MENT DATE (SOLD	OR M	OVED)
If personal property reported	in this taxing district la <mark>st year h</mark>	a s eithe r bee	n sold or moved	to anoth	ner location, no return	report	ing an assessment is required.
6, If you sold all of your personal p	property to another owner, did it ren	nain in the sam	e taxing district?		Yes Yes	☐ No	
7. If you sold all of your personal p	property to another owner and it ren	mained in the sa	ame taxing district,	who is the	e new owner?		
8. Do you still own personal propu	erly that was moved from this texing	g district?	Yes	No		Date M	oved
SECTION III	CHICAGO AND				100000000000000000000000000000000000000	Take.	
SUMMARY (Round all numbers	to nearest ten dollars)	REPORTED	BY TAXPAYER	CH	ANGE BY ASSESSOR	C	HANGE BY THE COUNTY BOARD
Schedule A - Personal Property	y	\$ 27.8	0 1.080	ã		9	
Deduction per Form 103-ERA	or Form 103-CTP	\$ 27,5	16,480	S		9)
Final Assessed Value	Ξ.	\$ 2	84,600	\$		9	
SECTION IV	用" 没 有"有"	SIGNATURE	AND VERIFICA	TION	搜索等情况。		为是那种种类型的
Under penalties of perjury, Theref	ry cer by that the return (including a tanguke personal property subject t guind by law; and is prepared	a tavalian avea	ort held onssesse	d or coult	nilad by the camed taxo:	IVERT IFT T	te stated township or taxing district
Signature of authorized person	1		Printed name of Timothy S	authorized			Date (month, day, year) 5/9/23
Fille of authorized person		Telephone nor	nper		Email of authorized per		
CFO		(812)	639-1301		Timothy.Sholtis@V	VeaverF	opcomMFG com

	FORM 103 - LONG TANGIBLE PERSONAL PROPERTY See 50 IAC 4.2-4 CONFIDENTIAL		JAN	IUARY 1, 2023
Line	Report all personal property assessable to this taxpayer below. (Round all figures below to neare	Federal Ide	entification Number 35-0953313	
1	Total cost of tangible depreciable personal property. (50 IAC 4.2-4-2)	s	79,809,258	
2	Adjustment to federal tax basis per Form 106. (50 IAC 4.2-4-4)	\$	0	
3	Total cost and base year value of tangible depreciable personal property. (Line 1 plus 2)	s	79,809,258	
	Deduct Exempt Property (See 50 IAC 4.2-11.1)	ST		
4	Stationary industrial air purification systems. (Atlach Form 103-P) 5			
5	Industrial waste control facilities. (Attach Form 103-P) \$	0		
6	Enterprise information technology equipment. (Attach Form 103-IT)	0		
7	Vehicles / airplanes subject to excise tax. Number of Units \$			
	Total cost of exempt property (Deduct from Line 3 and enter on Line 8)			
8	Subtotal		s	79,809,258
	Additions: See 50 IAC 4.2-1-1.1 and 50 IAC 4.2-4-3(b) and 4			
9	Cost of all depreciable personal property still in use but written off. (50 IAC 4.2-4-3(b))		s	
10	Cost of installation and foundations applicable to depreciable personal property. (50 IAC 4.2-4-2(s		
11	Cost of interest incurred during construction and installation applicable to depreciable personal pr (50 IAC 4.2-4-3(j))	\$		
12	Total cost and base year value of assessable depreciable personal property. (Add Lines 8, 9, 10, and 11. Line 12 must agree with Line 52 Column A)		\$	79,809,258
Prom Sc		TED COST UMN C	Ţ	RUE TAX VALUE COLUMN D
52	Total All Pools \$ 79,809,258 S 0 S	79,809,258	\$	27,516,479
53	30% of Adjusted Cost (Line 52, Column C) (enter zero (0) if filing Form 103-P5 and entity is a quantity or oil refinery per IC 6-1.1-3-23).	alified steel	\$	23,942,777
54	Greater of Line 52D or Line 53.		\$	27,516,479
	Adjustments to True Tax Value			
55	Equipment not placed in service and/or critical spare parts (50 IAC 4.2-6-1 & 6) per Form 106.	10%	\$	284,601
56	Tools, dies, jigs, fixtures, etc., per Form 103-T. (50 IAC 4.2-6-2)	0	\$	0
57	Permanently retired equipment (50 IAC 4.2-4-3) and/or returnable containers (50 IAC 4.2-10) per Form 106.	0	\$	0
58	Commercial aircraft and commercial bus fine fleet, not subject to excise tax per Form 103-L (50 IAC 4.2-10) \$	0	\$	
59	Total additions to True Tax Value. (Lines 55, 56, 57, and 58)		\$	284,601
60	Total True Tax Value before adjustments for "Abnormal Obsolescence." (Line 54 plus Line 59)		\$	27,801,080
61	Abnormal Obsolescence Adjustment per Form 106. (50 IAC 4.2-4-8)		s	0
62	Total True Tax Value of personal property. (To page 1, Form 103 Summary)		\$	27,801,080

TANGIBLE PERSONAL PROPERTY CONFIDENTIAL

SCHEDULE A-1 JANUARY 1, 2023

** The total cost of special tools, dies, jigs, fixtures, etc., permanently retired equipment; commercial aircraft, and commercial bus line fleet, not subject to excise tax is to be deducted in full in Column B below. The true tax value of such property is to be computed on the proper Form(s) (103-7, 106, AND 103-1, respectively) and recorded on Line(s) 55, 57, and 58.

		ROUND ALL FIGUR	ES BELOW TO THE N	IEAREST DOLLAR.		4000
	YEAR OF ACQUISITION	COLUMN A	COLUMN B	COLUMN C		COLUMN D
	POOL NUMBER 1: (1 TO 4 YEAR LIFE)	TOTAL COST OR BASE YEAR VALUE	ADJUSTMENTS ** Detail Must Be Shown On Form 106	ADJUSTED COST	1.T.V.%	TRUE TAX VALUE
13	1-2-22 To 1-1-23	0	٥	0	65	0
14	1-2-21 To 1-1-22	0	0	0	50	0
15	1-2-20 To 1-1-21	0	0	0	35	0
16	Prior To 1-2-20	42,011	Q	42,011	20	8,402
17	TOTAL POOL NUMBER 1	\$ 42,011	\$ 0			S 8,402
	。 第二章 第二章 第二章 第二章 第二章 第二章 第二章 第二章 第二章 第二章	POOL N	JMBER 2: (6 TO 8 YEA	AR LIFE)		
18	1-2-22 To 1-1-23	20,203,864	0	20,203,864	40	8,001,546
19	1-2-21 To 1-1-22	23,622,476	0	23,622,476	56	13,228,586
20	1-2-20 To 1-1-21	1,872,491	0	1,872,491	42	786,446
21	1-2-19 To 1-1-20	1,549.521	0		32	495,847
22	1-2-18 To 1-1-19	184,947	0		24	44,367
23	1-2-17 To 1-1-18	705,754	0		18	127,036
24	Prior To 1-2-17	31,628,194	0	31,628,194	15	4,744,229
25	TOTAL POOL NUMBER 2	\$ 79,767,247	\$ 0			\$ 27,508,077
		POOL NU	MBER 3: (9 TO 12 YE.	AR LIFE)		一
26	1-2-22 To 1-1-23	0	0	0	40	0
27	1-2-21 To 1-1-22	0	0	0	60	0
28	1-2-20 To 1-1-21	0	0	0	55	Ů
29	1-2-19 To 1-1-20	0	0	0	45	O
30	1-2-18 To 1-1-19	0	0	0	37	0
31	1-2-17 To 1-1-18	0	0	0	30	ū
32	1-2-16 To 1-1-17	0	0	0	25	0
33	3-2-15 To 1-1-16	0	0	0	20	0
34	3-2-14 To 3-1-15	0	0	0	16	0
35	3-2-13 To 3-1-14	0	0	0	12	0
36	Prior To 3-2-13	0	0	D	10	0
37	TOTAL POOL NUMBER 3	\$ 0	\$ 0			S 0
100		POOL NUMBE	R 4: (13 YEAR AND L	ONGER LIFE)		
38	1-2-22 To 1-1-23	0	0	0	40	0
39	1-2-21 To 1-1-22	0	٥	O	60	0
10	1-2-20 To 1-1-21	0	0	o	63	0
11	1-2-19 To 1-1-20	0	٥	0	54	0
12	1-2-18 To 1-1-19	0	٥	0	46	0
13	1-2-17 To 1-1-18	0	0	0	40	0
14	1-2-16 To 1-1-17	0	O	0	34	0
15	3-2-15 To 1-1-16	0	Q		29	0
16	3-2-14 To 3-1-15	0	0	G	25	0
17	3-2-13 To 3-1-14	0	ū		21	0
18	3-2-12 To 3-1-13	0	0	0	15	0
19	3-2-11 To 3-1-12	0	0	0	10	0
50	Prior To 3-2-11	0	0	0	5	0
51	TOTAL POOL NUMBER 4	\$ 0	\$ 0	\$ 0		\$ 0
52	TOTAL ALL POOLS	\$ 79,809,258	\$ 0	\$ 79,809,268		\$ 27,516,479

NOTE: All Column B adjustments must be supported on Form 106, Form 103-T, or Form 103-I.

I	是上於 1. 1920年的第三人称单数 1. 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	CLOSED BUSINESS	"一种的特殊的一种"
Ī	Has this business closed? Yes No	2. Date of business closure:	

Filing Basics:

- For taxpayers with less than \$80,000 in acquisition costs to be reported within a county, Ind. Code § 6-1.1-3-7.2 exempts
 this property. If you are claiming this exemption through this form, you must also file a Form 104. If you filed a return and claimed
 this exemption in the previous assessment year and you continue to qualify for this exemption, no return is required.
- Taxpayers may request up to a thirty (30) day extension of time to file their return. The written request should be sent to the assessor before the filing deadline of May 15, 2023, and should include a reason for the request.
 The assessor may, at their discretion approve or disapprove the request in writing.
- Taxpayers now have the opportunity to file personal property returns online at: www.ppopin.in.gov.
- Personal property must be assessed in each taxing district where property has a tax situs.
- Inventory located in the State of Indiana is exempt and is not required to be reported per IC 6-1.1-1-11(b)(3).
- It is the responsibility of the taxpayer to obtain forms from the assessor and file a timely return. The forms are also available online at the Department's website; www.in.gov/dlgf.
- If you hold, possess, or control not-owned personal property on the assessment date, you have a liability for the taxes imposed for that year unless you establish that the property is to be assessed to the owner. This is done by completing a Form 103-N, attaching it to the Form 103-Long, and filing it with the assessor. A taxpayer declaring the exemption on page one of this form may, as deemed necessary by the applicable assessor, need to file Form 103-O or Form 103-N, as applicable, to verify that the individual is the appropriate taxpayer to claim the exemption.

NOTE: Failure to properly disclose lease information may result in a double assessment. (IC 6-1.1-2-4(a))

- Taxpayers who discover an error was made on their original timely filed personal property tax return have the right to file an amended return. The amended return must be filed within twelve (12) months of the due date or the extended due date (if up to a thirty (30) day extension was granted) of their original return. The deadline to amend this return, if no extension has been granted, is May 15, 2024.
- In order to reduce the possibility of an estimated assessment and failure to file a return penalty, taxpayers may elect
 to inform the assessor when personal property is sold or moved out of a county.

Frequently Asked Questions:

A. How do I find out my Taxing District Name and Number?

You will need to contact your county assessor for assistance since heavily populated areas can have several taxing districts within a single township. Additionally, taxing district names and numbers can be found at: https://budgetnotices.in.gov/.

B. How do I find out my NAICS number?

This six-digit code number appears on the federal returns filed for businesses. For a complete list of the codes, go to: www.census.gov.

C. Will my local assessor fill this form out for me?

Indiana's personal property tax system is a self-assessment system. An assessor can offer assistance with the filing; however, an authorized person representing the business must sign the form under penalties of perjury that it is true and correct so the responsibility of filing an accurate return remains with the taxpayer.

D. How can I find contact information for the various county offices (assessor, auditor, or treasurer) throughout the State of Indiana, locate forms or learn more about Indiana's personal property tax system?

Go to the Indiana Department of Local Government Finance's website at: www.in.gov/dlgf.

Contact information for the assessor is available at: https://www.in.gov/dlgf/contact-your-local-officials/.



FORM 103-N SCHEDULE 1

PRIVACY NOTICE

This form contains confidential information pursuant to IC 6-1.1-35-9.

JANUARY 1, 2	20	23
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For Assessor's Use Only

INSTRUCTIONS:

The form may be used in order to comply with IC 6-1.1-2-4(a) and 50 IAC 4.2-2-4.

County	DLGF taxing district number

Name of person in possession of property Account: Now Account- WPCR-2	County	DLGF taxing d	strict number
Weaver Popcorn Manufacturing, Inc.	Boone	06-19	
Address of possessor (number and street)	City	State	ZIP code
4485 S. Perry Worth Rd.	Whitestown	IN	46075

Report all personal property held, possessed or controlled on January 1 of the current assessment year, in Schedule I or Schedule II.

information return of all personal propert	SCHEDULE I - ASSESSED TO y which was held, possessed or	controlled by this	taxpayer but owned as o	January 1 of the	current
assessment year by the OWNER. (If Spo	LOCATION OF	DATE OF	MODEL NUMBER	1.2-8-3 and 4.)	COST
OF OWNER	PROPERTY	LEASE	AND DESCRIPTION	GOARTITI	(If Known)
		J			
		ľ			
				-	
			1	TOTAL	
				TOTAL	

IC 6-1.1-2-4 Liability for tax

Sec. 4.(b) Except for a mobile home assessed as personal property, a person holding, possessing, controlling, or occupying any personal property on the assessment date of a year is liable for the taxes imposed for that year on the property unless: (1) the person establishes that the property is being assessed and taxed in the name of the owner; or (2) the owner is liable for the taxes under a contract with that person.

50 IAC 4.2-2-4 Liability

Sec. 4.(a) The owner of any personal property on the assessment date of a year is liable for the taxes imposed for that year on the property...

(b) A person holding, possessing, or controlling any personal property on the assessment date of a year is liable for the taxes imposed for that year on the property unless the person establishes that the property is being assessed and taxed in the name of the owner, or the owner is liable for the taxes under a contract with that person and that person files a correct Form 103-N supplemental information return on or before the due date (unless an extension is granted).

Schedule I includes, but is not limited to, the reporting of:

Returnable Containers; Operating Leases; and all other properly held, possessed or controlled by this taxpayer but owned by another person.

Excluded from Schedule I is:

Personal property subject to Capital Lease - See Schedule II. Special Tools - See Form 103-T

Form 103-N Attachment

Equip Descrip	Vendor Name	Contract End Date	Extended to	Lease Period	Our Asset # in LQ
#3 Standup Lift	Prolift Toyota Material Handling	12/2/2025		36	AN - #3 Standup Lift 20MVL0130010417
#4 Standup Lift	Prolift Toyota Material Handling	12/2/2025		36	AN - #4 Standup Lift 20MVL0130011661
#5 Standup Lift	Prolift Toyota Material Handling	12/2/2025		36	AN - #5 Standup Lift 20MVL 0130010416
Walkie Paliet Trk	Toyota Commercial	6/15/2024		36	AN - Walkie Pallet Trk 8HBW23 50450
Cascade Forklift	Toyota Commercial	6/18/2022	6/18/2023	36	AN - Cascade Forklift R25G-FDS-A221 2508633-T3
#1 Cascade Forklift	Toyota Commercial	10/24/2022	10/24/2023	36	AN - #1 Cascade Forklift R2SG-FOS-A221 2434481-T5
Pallet jack	Toyota Commercial	12/30/2022	12/30/2023	12	AN-Pallet jack 8BW513 10202
Forklift	Toyota Commercial	10/23/2022	10/23/2023	36	AN-Forklift 8FGCU25 05629
Forklift	Toyota Commercial	10/23/2022	10/23/2023	36	AN-Forklift 8FGCU25 05622
Forklift	Toyota Commercial	10/23/2022	10/23/2023	36	AN-Forklift 8FGCU2S 05626
Forklift	Toyota Commercial	10/27/2022	10/27/2023	36	AN-Forklift 8FGCU25 05620
Forklift	Toyota Commercial	10/23/2022	10/23/2023	36	AN-Forklift 8FGCU25 05605
Cascade Single Double	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Cascade 22GFDS-A221 60018
Elec Reach Walkie	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN Elec Reach Walkie 68WR15 30853
Forklift	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Farklift 8FGCU25 73584
Walkie Pallet Truck	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN - Walkie Pallet Trk 8HBW23 22253
Forklift	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Forklift 8FGCU25 86758
Forklift	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Forklift 8FGCU25 91812
Forklift	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Forklift 8FGCU25 02062
Forklift	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Forklift 8FGCU25 01917
Forklifi	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Forklift 8FGCU25 04478
ILG Man Lift	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-JLG Man Lift JLG3246ESE155635
ILG Man Lift	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-JLG Man Lift JLG3246ESE158428
Cascade Single-Double	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Cascade 22GFDS-AZZ1 E169019
Clark Elect Pallet	Prolift Toyota Material Bandling	12/30/2022	12/30/2023	12	AN-Clark Elect Pallet WPX45 E156936
Reach Truck	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Reach Truck E142994
Reach Truck	Prolift Toyota Material Handling	12/30/2022	12/30/2023	12	AN-Beach Truck E142996
Knuckie Boom	Toyota Lift NE	Temp Rental		rent/mo.	

Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313

Location ID: WPCR-2

Account #: New Account- WPCR-2

4485 S. Perry Worth Rd. Whitestown, IN 46075

Taxable - Summary

Year Age Cost % Good *					eciation: Not Deprec		
	Age			Dep Value	Asmt Ratio	Assessed Value	
As Of 01-01-2023	1	2,846,012	100.00	2,846,012	100-000	2,846,012	
Form Subtotal:		2,846,012	74.4 7760	2,846,012		2,846,012	
			IN-103	FV: 0			
otals for Form: Equipm	nent no	ot Placed in Serv	vice at Cost		(Total of al	l assets subtotaled above in this form	n categ
2023		2,846,012		2,846,012		2,846,012	
Total		2,846,012		2,846,012		2,846,012	
Form: Schedule A.1 - Pool 1	(1-4 Yes	ar Life)		Depr	eciation: Pool I (L -	1 YR)	
Year	Age	Cost	% Good *	Dep Value	Asmt Ratio	Assessed Value	
As Of 01-01-2019	5	11,287	20.00	2,257	100.000	2,257	
As Of 01-01-2018	6	24,497	20.00	4,899	000.001	4,899	
As Of 03-01-2016	8	6,227	20.00	1,245	000,000	1,245	
Form Subtotal:		42,011		8,402		8,402	
			IN-103 F	V: 12,603			
otals for Form: Pool 1	(I-4 Y	ear Life)			(Total of al	assets subtotated above in this form	n categ
2019		11,287		2,257		2,257	
2018		24,497		4,899		4,899	
2016		6,227		1,245		1,245	
Total		42,011		8,402		8,402	
Form: Schedule A.2 - Pool 2	(5-8 Yea	r Life)		Depr	eciation: Pool 2 (5 -)	3 YR)	
Year	Age	Cost	% Good *	Dep Value	Asmt Ratio	Assessed Value	
As Of 01-01-2023	1	20,203,864	40.00	8,081,546	100.000	8,081,546	
As Of 01-01-2022	2	23,622,476	56.00	13,228,586	100,000	13,228,586	
As Of 01-01-2021	3	1,872,491	42.00	786,446	100.000	786,446	
As Of 01-01-2020	4	1,549,521	32.00	495,847	100.000	495,847	
As Of 01-01-2019	5	184,947	24.00	44,387	100.000	44,387	
As Of 01-01-2018	6	705,754	18.00	127,036	100.000	127,036	
As Of 01-01-2017	7	19,117,094	15.00	2,867,564	100.000	2,867,564	
As Of 03-01-2016	8	2,346,604	15.00	351,991	100.000	351,991	
As Of 03-01-2015	9	10,007,168	15.00	1,501,075	100.000	1,501,075	
As Of 03-01-2013	11	9,421	15.00	1,413	100.000	1,413	
As Of 03-01-2009	15	111,726	15.00	16,759	100.000	16,759	
As Of 03-01-1999	25	21,008	15.00	3,151	100,000	3,151	
As Of 03-01-1998	26	10,574	15.00	1,586	000.001	1,586	
As Of 03-01-1994	30	4,600	15.00	690	100.000	690	
Form Subtotal:		79,767,247		27,508,077		27,508,077	
			IN-103 FV:	23,930,174			
tals for Form: Pool 2 (5-8 Y	ear Life)			(Total of al	assets subtotaled above in this form	n categ
2023		20,203,864		8,081,546		8,081,546	
2022		23,622,476		13,228,586		13,228,586	
2021		1,872,491		786,446		786,446	
4021		T. C. C. KOY I. V. A.		100,440		1.030/4-1-1-0	

^{*} Percent Good is a composite of the percent good allowed and the trend factor if one is applicable

^{*} Values may differ slightly from the return due to rounding issues

Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313

Location ID: WPCR-2

Account #:New Account- WPCR-2

4485 S. Perry Worth Rd. Whitestown, IN 46075

2019	184,947	44,387	44,387
2018	705,754	127,036	127,036
2017	19,117,094	2,867,564	2,867,564
2016	2,346,604	351,991	351,991
2015	10,007,168	1,501,075	1,501,075
2013	9,421	1,413	1,413
2009	111,726	16,759	16,759
1999	21,008	3,151	3,151
1998	10,574	1,586	1,586
1994	4,600	690	690
Total	79,767,247	27,508,077	27,508,077

Totals for Taxable

Cost 82,655,270 Dep Value 30,362,491

Assessed Value 30,362,491

IN-103 FV:

23,942,777

* Volues may differ slightly from the ceturn due to rounding issues

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Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313
Location ID: WPCR-2

Account #: New Account- WPCR-2

4485 S. Perry Worth Rd. Whitestown, IN 46075

Taxable - Detail

Form: Schedule A - Equipment not Placed in Service	at Cost	Depreciation: Not Depreciated			
Date Acq Age Asset ID		Asset Description	Cost	Dep Value	Assd Value
12-31-2022 1 Whitestown CIP		CIP as of 12/31/22	2,846,012	2,846,012	2,846,012
Form Subtotal:	1 Asset		2,846,012	2,846,012	2,846,012
otals for Form: Equipment not Placed in	Service at Co	st	(Total of all assets su	btotaled above in t	his form catego
2023			2,846,012	2,846,012	2,846,012
Total			2,846,012	2,846,012	2,846,012
Form: Schedule A.1 Pool 1 (1-4 Year Life)		Depreciati	on: Pool I (I - 4 YR)		
Date Acq Age Asset ID		Asset Description	Cost	Dep Value	Assd Value
02-01-2018 5 002780		BATCHING SOFTWARE	11,287	2,257	2,25
02-16-2017 6 002714		IGNITNION SOFTWARE	24,497	4,899	4,89
03-17-2015 8 003073		Rockwell Software	6,227	1,245	1,24
Form Subtotal:	3 Assets		42,011	8,402	8,40
otals for Form: Pool 1 (1-4 Year Life)			(Total of all assets su	btotaled above in t	his form catego
2019			11,287	2,257	2,25
2018			24,497	4,899	4,89
2016			6,227	1,245	1,24
Total			42,011	8,402	8,40
Form: Schedule A.2 - Pool 2 (5-8 Year Life)		Depreciati	on: Pool 2 (5 - 8 YR)		
Date Acq Age Asset ID		Asset Description	Cost	Dep Value	Assd Valu
09-25-2022 1 003467		Anson Landscaping Upda	73,726	29,490	29,49
08-18-2022 1 003469		Anson Office Furniture	116,995	46,798	46,79
06-30-2022 1 003475		MW Additional Outlets	10,639	4,256	4,25
05-10-2022 1 003486		AN Power Drops	16,713	6,685	6,68
05-31-2022 1 003487		AN O2 Sensor	8,840	3,536	3,53
03-16-2022 1 003488		AN Duct Work	11,197	4,479	4,47
03-24-2022 003489		AN RTE Kettles	50,890	20,356	20,35
		An Douglas Washers	143,907	57,563	57,56
		AN Douglas Washers	43,818	17,527	17,52
		AN Tubes and Spindle	31,790	12,716	12,71
		AN Casepacker Printers	76,589	30,636	30,63
		AN .65 Forming Tubes&R	28,469	11,388	11,38
09-20-2022 1 003497			7,441	2,976	2,97
08-24-2022 003500		VB PD Pump		12,511	12,51
03-24-2022 003503		AN Spindle/Forming Tube	31,277	36,532	36,53
02-01-2022 1 003507		AN Time Clocks	91,331	30,332	30,3.
01-27-2022 1 003512		AN Retrofit Unwind Dance	219	4,580	4,51
01-25-2022 1 003513		AN 14oz Forming Tubes	11,450		
08-31-2022 1 003516		AN Douglas Washer Kitch	106,736	42,695	42,69
09-22-2022 1 003520		AN XFD METAL DETECT	331,879	132,751	132,75
07-29-2022 003522		AN CORN SILO AIRLOCK	18,838	7,535	7,52
01-28-2022 1 003523		AN MW INSULATION BLA	12,550	5,020	5,02
02-24-2022 1 003524	11-14-1-1	AN MW FUJI FIN SEAL	13,444	5,378	
09-20-2022 1 003525		AN HC HOLE PUNCH RE	97,799	39,120	
03-06-2022 1 003527		IN RACKING SPRINKLER	272,503	109,001	109,00

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Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313 Location ID: WPCR-2

Account #: New Account- WPCR-2

4485 S. Perry Worth Rd. Whitestown, IN 46075

02-16-2022 1	003528	AN RECIRCULATION OIL	41,600	16,640	16,640
07-11-2022 1	003530	VB SPEED DOOR	15,157	6,063	6,063
09-30-2022 1	003533	AN EMPLOYEE EXPERIE	3,209,558	1,283,823	1,283,823
07-26-2022 1	003534	AN CARTONER LUG CH	50,901	20,361	20,361
03-07-2022 1	003537	AN VOTATOR FLOW ME	12,304	4,922	4,922
05-27-2022 1	003542	NORTHLAND AND VARI	173,407	69,363	69,363
05-27-2022	003547	AN EXP DOUGLAS WAS	102,365	40,946	40,946
03-16-2022 1	003548	AN EXP NITROGEN	71,519	28,608	28,608
06-20-2022 1	003551	VB WAREHOUSING RAC	471,270	188,508	188,508
06-21-2022 1	003556	AN COPACK LINES 5-6	232,142	92,857	92,857
04-05-2022 I	003557	AN COPACK LINES 5-6	76,707	30,683	30,683
07-12-2022 1	003558	AN COPACK LINES 5-6	102,719	41,088	41,088
08-26-2022 1	003559	AN INDUCTION POPPER	2,005,844	802,338	802,338
07-18-2022 1	003561	VB KETTLE CORN LINE	973,545	389,418	389,418
04-07-2022 1	003562	VB KETTLE CORN LINE	561,945	224,778	224,778
09-27-2022 1	003563	VB KETTLE CORN LINE	68,517	27,407	27,407
09-20-2022 1	003564	INDUCTION POPPER	8,273,672	3,309,469	3,309,469
09-28-2022 1	003565	VB KETTLE CORN LINE	555,409	222,164	222,164
07-22-2022 1	003566	VB KETTLE CORN LINE	54,617	21,847	21,847
07-11-2022 1	003570	VB KETTLE CORN LINE	433,855	173,542	173,542
09-01-2022 1	003571	VB KETTLE CORN LINE	966,052	386,421	386,421
07-21-2022 1	003574	VB KETTLE CORN LINE	75,513	30,205	30,205
09-23-2022 1	003575	VB KETTLE CORN LINE	66,206	26,482	26,482
01-28-2021 2	003282	CART - TIN FORMING PD	6,150	3,444	3,444
01-14-2021 2	003283	Printer - X65 Shut Left-han	10,559	5,913	5,913
01-14-2021 2	003284	Printer - X65 Shut Right-h	10,559	5,913	5,913
06-11-2021 2	003285	SILO ADDITION SCHENC	0	()	0
06-11-2021 2	003286	SILO STACK-UPS TO MI	0	0	0
05-10-2021 2	003289	KETTLE LH CAR 21005	19,770	11,071	11,071
05-10-2021 2	003291	KETTLE RH CAR 21005	19,770	11,071	11,071
05-10-2021 2	003292	KETTLE LH CAR 21005	13,468	7,542	7,542
05-10-2021 2	0()3293	KETTLE LH CAR 21005	13,468	7,542	7,542
05-10-2021 2	003294	KETTLE RH CAR 21005	13,468	7,542	7,542
05-10-2021 2	003295	KETTLE RH CAR 21005	13,468	7,542	7,542
05-10-2021 2	003296	KETTLE RH CAR 21005	13,468	7,542	7,542
04-30-2021 2	003297	Lantech Equipment	3,485	1,952	1,952
07-20-2021 2	003298	Heat Gun, Butterfly, Vac B	0	0	0
03-08-2021 2	003301	LH Scaling Drum Spare	101,627	56,911	56,911
03-22-2021 2	003303	Bag Conditioners	65,904	36,906	36,906
12-17-2021 2	003304	Anson RTE Stretchwrapp	295,073	165,241	165,241
01-05-2021 2	003305	Top Seal Heaters	21,724	12,165	12,165
08-01-2021 2	003306	Poly Bag Scaler	105,580	59,125	59,125
08-01-2021 2	003307	Polybag Scaler - Printer	27,192	15,227	15,227
08-01-2021 2	003308	Polybag Sealer - Scales	25,565	14,316	14,316
08-01-2021 2	003309	Polybag Line - MISC	19,807	11,092	11,092
12-31-2021 2	003310	Polybag Sealer - Stehpen	76,000	42,560	42,560
12-17-2021 2	003311	Markem Case Printers	133,577	74,803	74,803
10-31-2021 2	003312	Corn Unload Piping	9,247	5,178	5,178
11-16-2021 2	003313	Failsafe Metal Detector	14,357	8,040	8,040
	003314	Burkett Valve	8,811	4,934	4,934
11-22-2021 2	(7(7.5.5) 1-4	Burkett valve	0.011	4.9.54	14.7.14

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Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313

Location ID: WPCR-2

Account #: New Account- WPCR-2

12 17 2021 2	003319	Kettle Lids	7,695	4,309	4,309
12-17-2021 2		CoPack Electrical	51,005	28,563	28,563
11-01-2021 2			15,126	8,471	8,471
12-17-2021 2		Spare LH Kettle	6,490	3,634	3,634
10-20-2021 2		Ink Delivery Module		57,926	57,926
12-22-2021 2		Forming Tubes	103,440 5,700	3,192	3,192
12-03-2021 2		Top Scal Heater		26,392	26,392
12-30-2021 2		Spare Forming Tubes CO PACK Line 3/4	47,128	48,589	48,589
10-27-2021 2			86,766	6,843	6,843
12-31-2021 2		Cameras	12,220		14,646
08-31-2021 2		Auto Palletizer	26,154 260,100	14,646	145,656
08-31-2021 2		Auto Palletizer		145,656 212,314	212,314
12-17-2021 2		Conveyance	379,133		
02-03-2021 2		Popcorn Cakes Machine	17,000	9,520	9,520
12-17-2021 2		Seasoners	460,449	257,852	257,852
12-17-2021 2	and Kaladana	Brehob Anson	411,959	230,697	230,697
11-23-2021 2		AN Votator Upgrade	76,508	42,844	42,844
09-01-2021 2		Poppet Oil Pump	239,939	134,366	134,366
12-17-2021 2		Anson Expansion Infrastru	6,359,649	3,561,403	3,561,403
12-17-2021 2		Anson Expansion Cretors	2,506,937	1,403,885	1,403,885
12-17-2021 2		AN Expansion Palletizer	763,954	427,814	427,814
12-17-2021 2		Bagger 6-9; Casepackers	6,781,320	3,797,539	3,797,539
11-15-2021 2		Band Sealers/Coveyance	223,203	124,994	124,994
11-15-2021 2		Case Printers	74,010	41,446	41,446
11-15-2021 2		Lift Tables	78,255	43,823	43,823
11-15-2021 2		Scales	26,555	14,871	14,871
12-17-2021 2		Schenk Silo and Corn Del	745,807	417,652	417,652
08-19-2021 2		AN New Kettle	16,975	9,506	9,506
12-13-2021 2		Rebuilt MW Seal Drum	69,567	38,958	38,958
12-17-2021 2		Moistrure Analyzer	5,912	3,310	3,310
12-17-2021 2		QA Equipment	70,306	39,371	39,371
11-08-2021 2		Angle Iron	7,993	4,476	4,476
02-08-2021 2	003417	Electrical Panel & Disconn	16,757	9,384	9,384
03-10-2021 2	003418	QA Equipment	11,990	6,714	6,714
04-01-2021 2	003419	Case Printer	6,474	3,626	3,626
05-31-2021 2	003420	Discharge Chute	5,920	3,315	3,315
04-28-2021 2	003421	Cartoner & Casepacker R	54,091	30,291	30,291
06-15-2021 2		Case Scaler	14,465	8,100	8,100
08-31-2021 2	003423	Oil Pump	30,000	16,800	16,800
04-26-2021 2	003424	ML1/ML2 Overwrapper Re	79,714	44,640	44,640
07-15-2021 2	003425	Packager & Pump Rebuild	225,591	126,331	126,331
01-11-2021 2	003426	Markem Print Head	5,825	3,262	3,262
01-15-2021 2	003427	A1 Gearbox	13,583	7,606	7,606
05-31-2021 2	003428	Vaccuum Pump	5,326	2,983	2,983
07-15-2021 2	003429	Votator Equipment / Upgra	204,660	114,610	114,610
12-27-2021 2	003511	AN Vacuum Bag Openers	46,854	26,238	26,238
12-14-2021 2	003519	DISCHARGE CONVEYO	28,650	16,044	16,044
12-27-2021 2	003529	VB FIRE PUMP	213,830	119,745	119,745
12-03-2021 2	003532	AN OIL ROOM COMPUT	27,065	15,156	15,156
12-01-2021 2	003540	CRETORS - PA & AN EXP	1,598,431	895,121	895,121
12-31-2021 2	003577	AN SOUTHEAST EXPAN	44,522	24,932	24,932
07-01-2020 3	003218	Overwrapper Printer RH -	22,448	9,428	9,428

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Taxpayer: Weaver Popeorn Manufacturing, Inc. FEIN: 35-0953313
Location ID: WPCR-2

Account #: New Account- WPCR-2

07-01-2020 3	003219	Overwrapper Printer LH -	22,568	9,479	9,479
07-01-2020 3	003220	PLC Upgrade - 44PK ML2	11,163	4,689	4,689
07-01-2020 3	003221	Robotics Upgrade - 44PK	17.645	7,411	7,411
07-17-2020 3	003222	SEALING DRUM MLIA -	127,500	53,550	53,550
08-20-2020 3	003223	Warehouse Racking	418,507	175,773	175,773
09-03-2020 3	003226	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003227	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003228	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003229	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003230	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003231	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003232	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003233	Chain Driven Live Roller C	10,658	4,476	4,476
09-03-2020 3	003234	Chain Driven Live Roller C	16,029	6,732	6,732
09-03-2020 3	003235	Chain Driven Live Roller C	16,029	6,732	6,732
09-03-2020 3	003236	Motor Driven Roller (MDR	16,812	7,061	7,061
09-03-2020 3	003237	Live Roller Mounted to Lif	16,029	6,732	6,732
09-03-2020 3	003238	Vestil Tilt Master	12,073	5,071	5,071
09-03-2020 3	003239	Vestil Tilt Master	12,073	5,071	5,071
09-03-2020 3	003240	Vestil Tilt Master	12,073	5,071	5,071
09-03-2020 3	003241	Vestil Tilt Master	12,073	5,071	5,071
09-03-2020 3	003242	Vestil Tilt Master	12,073	5,071	5,071
09-03-2020 3	003243	Vestil Tilt Master	12,073	5,071	5,071
09-03-2020 3	003244	Operator Platform	24,076	10,112	10,112
09-03-2020 3	003245	Operator Platform	24,076	10,112	10,112
09-03-2020 3	003246	Vertical Climb	936	393	393
09-03-2020 3	003247	Vertical Climb	936	393	393
09-03-2020 3	003248	Standard Rolastair Rolling	936	393	393
09-03-2020 3	003249	Standard Rolastair Rolling	936	393	393
09-03-2020 3	003250	Controls Engineering and	166,822	70,065	70,065
09-03-2020 3	003251	Stretchwrapper - SL, Autom	120,928	50,790	50,790
09-03-2020 3	003252	Cap Sealer - Automatic	60,523	25,420	25,420
09-03-2020 3	003253	Cap Sealer - Automatic		25,420	25,420
	003255	Macro Air Fan over Assem	60,523 10,535	4,425	4,425
09-07-2020 3	003256	Macro Air Fan over Assem	The second secon		1,000,000,000
09-07-2020 3		BAG FORMER AND PAC	10,535	4,425	4,425
10-16-2020 3	003259	The state of the s	212,984	89,453	89,453
09-21-2020 3	003260	Printer - X65 53mm Printe	23,429	9,840	9,840
09-21-2020 3		Change Over Parts 40/44	102,125	42,892	42,892
09-21-2020 3	003262	Printer - X65 53mm Printe	23,429	9,840	9,840
10-05-2020 3	003266	Kettle - 36 oz Induction Po	11,511	4,835	4,835
10-02-2020 3	003267	MW PACKAGER 2B REP	62,647	26,312	26,312
10-24-2020 3	003268	Lift Table with Ramp	6,602	2,773	2,773
10-24-2020 3	003269	Lift Table with Ramp	6,602	2,773	2,773
10-24-2020 3	003270	Lift Table with Ramp	6,602	2,773	2,773
10-24-2020 3	003271	Lift Table with Ramp	6,602	2,773	2,773
09-21-2020 3	003272	Kettle Spare	13,467	5,656	5,656
01-01-2021 3	003382	Addt'l Instail	810	340	340
03-13-2020 3	003560	INDUCTION POPPER	14,640	6,149	6,149
10-16-2020 3	003567	INDUCTION POPPER	56,847	23,876	23,876
05-15-2019 4	003144	AN MOBILE COATING SK	56,772	18,167	18,167
02-20-2019 4	003147	AN SETUP PARTS 40 & 4	366,939	117,421	117,421

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^{4.1}

Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313

Location ID: WPCR-2
Account #: New Account- WPCR-2

	oxostan aro	ACCORDING TO A STATE OF THE STA	02.005	20 527	20.776
07-10-2019 4	003151	RTE TANK I COCONUT	92,925	29,736	29,736
09-16-2019 4	003153	STRETCH WRAPPER	82,335	26,347	26,347
09-16-2019 4	003154	ACSI CONVEYANCE - 14	106,176	33,976	33,976
09-16-2019 4	003155	M-C CONVEYORS - SAN	22,643	7,246	7,246
09-16-2019 4	003156	M-C CONVEYORS - SAN	22,643	7,246	7.246
09-16-2019 4	003157	M-C CONVEYORS - SAN	22,643	7,246	7,246
09-16-2019 4	003160	M-C CONVEYORS - BAG	22,643	7,246	7,246
09-16-2019 4	003161	M-C CONVEYORS - BAG	22,643	7,246	7,246
09-16-2019 4	003162	M-C CONVEYORS - HEA	23,207	7,426	7,426
09-16-2019 4	003163	M-C CONVEYORS - HEA	23,207	7,426	7,426
09-16-2019 4	003166	PALLET DISPENSER - A	45,379	14,521	14,521
09-16-2019 4	003167	PRINTER FOR TIN PROJ	11,443	3,662	3,662
09-16-2019 4	003168	PRINTER FOR TIN PROJ	11,443	3,662	3,662
09-16-2019 4	003169	CONVEYANCE - BAGGE	33,915	10,853	10,853
09-16-2019 4	003170	M-C CONTROLS	145,754	46,641	46,641
09-16-2019 4	003171	HEAT TUNNELS - TINS P	45,400	14,528	14,528
09-16-2019 4	003172	STARTUP- TINS PROJEC	8,250	2,640	2,640
09-30-2019 4	003173	PACKAGER PROJECT I	231,770	74,166	74,166
09-30-2019 4	003176	BAG CONIDTIONER PRO	52,500	16,800	16,800
09-16-2019 4	003182	CASE SEALER - TIN PRO	12,379	3,961	3,961
09-30-2019 4	003187	PACKAGER #4 (2B) Rew	86,514	27,685	27,685
01-02-2018 5	002779	ANNATO TANK - AN BET	41,220	9,893	9,893
09-29-2018 5	003138	PUMP SPARE - PALM OI	12,265	2,944	2,944
02-15-2018 5	003142	SKINNY CONVEYORS P	21,281	5,107	5,107
08-15-2018 5	003143	AN WP TO AP PRODUCT	13,157	3,158	3,158
12-15-2018 5	003145	AN DISPLAY BUILD OPT	97,024	23,286	23,286
01-24-2017 6	002716	Exercise Equipment - Pre	8,661	1,559	1,559
01-24-2017 6	002717	Exercise Equipment - Pre	10,741	1,933	1,933
01-24-2017 6	002718	Exercise Equipment - Pow	9,244	1,664	1,664
01-24-2017 6	002719	Exercise Equipment - POW	9,500	1,710	1,710
01-24-2017 6	002720	Exercise Equipment - Trea	8,995	1,619	1,619
04-23-2017 6	002724	AN Spare Carton Print Las	23,731	4,272	4,272
05-19-2017 6	002727	Exercise Equipment - POW	10,165	1,830	1,830
06-30-2017 6	002730	End of Arm Tooling - 18 P	5,028	905	905
06-30-2017 6	002731	End of Arm Tooling - 18 P	5,028	905	905
06-30-2017 6	002732	LSP Belt with Lugs - 18 Pa	9,734	1,752	1,752
06-30-2017 6	002733	LSP Belt with Lugs - 18 Pa	9,734	1,752	1,752
06-30-2017 6	002734	LSP Belt with Lugs - 18 Pa	9,734	1,752	1,752
06-30-2017 6	002735	LSP Belt with Lugs - 18 Pa	9,734	1,752	1,752
06-30-2017 6	002736	Robot Tooling - 18 Pack C	15,704	2,827	2,827
06-02-2017 6	002737	Air Pop Cyclone	112,610	20,270	20,270
05-31-2017 6	002738	Air Pop Exhaust	41,325	7,439	7,439
04-04-2017 6	002744	Cavity Molds - 12 Pack C/	6,749	1,215	1,215
04-04-2017 6	002745	LSP Belt - 12 Pack C/O P	6,270	1,129	1,129
04-04-2017 6	002746	LSP Belt - 12 Pack C/O P	6,270	1,129	1,129
04-04-2017 6	002747	LSP Belt - 12 Pack C/O P	6,270	1,129	1,129
04-04-2017 6	002748	LSP Belt - 12 Pack C/O P	6,270	1,129	1,129
04-04-2017 6	002749	LSP Belt - 12 Pack C/O P	9,200	1,656	1,656
04-04-2017 6	002750	LSP Belt - 12 Pack C/O P	9,200	1,656	1,656
04-04-2017 6	002751	LSP Belt - 12 Pack C/O P	9,200	1,656	1,656
04-04-2017 6	002752	LSP Belt - 12 Pack C/O P	9,200	1,656	1,656

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04-04-2017 6	002753	Robot Tooling - 12 Pack C	6,998	1,260	1,260
04-04-2017 6	002754	Robot Tooling - 12 Pack C	6,998	1,260	1,260
04-04-2017 6	002755	Robot Tooling - 12 Pack C	17,412	3,134	3,134
04-04-2017 6	002756	Robot Tooling - 12 Pack C	17,412	3,134	3,134
04-04-2017 6	002757	Railing System - 12 Pack	37,944	6,830	6,830
04-04-2017 6	002758	Railing System - 12 Pack	37,944	6,830	6,830
11-06-2017 6	002765	Autosplicer - Butler 230V	49,549	8,919	8,919
11-06-2017 6	002766	CONVEYOR - 12' Retrac	17,573	3,163	3,163
11-06-2017 6	002767	CONVEYOR - 14' Retrac	20,501	3,690	3,690
11-06-2017 6	002768	CONVEYOR - 36' Roach	5,358	964	964
11-06-2017 6	002769	CONVEYOR - 36' Roach	30,105	5,419	5,419
11-06-2017 6	002770	CONVEYOR - 16" LONG	30,105	5,419	5,419
11-06-2017 6	002771	PACK TURN TABLE - 60"	5,340	961	961
11-03-2017 6	002772	CHECKPOINT III O2 ANA	5,775	1,040	1,040
11-06-2017 6	002773	DUNK TANK - AMPLIFY	11,620	2,092	2,092
11-06-2017 6	002774	CONVEYOR - #100 16" W	28,793	5,183	5,183
12-15-2017 6	003141	AN AMPLIFY SETUP PAR	8,036	1,446	1,446
03-29-2016 7	002584	PACKAGER #1	1,255,452	188,318	188,318
03-21-2016 7	002585	PACKAGER #2	1,255,250	188,288	188,288
02-29-2016 7	002586	PACKAGER #3	1,251,650	187,748	187,748
02-22-2016 7	002587	PACKAGER #4	1,255,250	188,288	188,288
03-29-2016 7	002588	PACKAGER #1 - EXIT AS	150,193	22,529	22,529
03-19-2016 7	002589	PACKAGER #2 - EXIT AS	150,193	22,529	22,529
02-29-2016 7	002590	PACKAGER #3 - EXIT AS	150,193	22,529	22,529
02-22-2016 7	002591	PACKAGER #4 - EXIT AS	150,193	22,529	22,529
01-02-2016 7	002592	VOTATOR #1 - COOLING	50,992	7,649	7,649
01-02-2016 7	002593	VOTATOR #2 - REMELT	50,992	7,649	7,649
01-02-2016 7	002594	VOTATOR SKID ASSEMB	373,522	56,028	56,028
03-21-2016 7	002595	CASE ERECTOR #1	63,436	9,515	9,515
02-22-2016 7	002596	CASE ERECTOR #2	63,436	9,515	9,515
03-21-2016 7	002597	CASE PACKER #1	307,470	46,120	46,120
02-22-2016 7	002598	CASE PACKER #2	307,470	46,120	46,120
03-29-2016 7	002599	CASE SEALER #1	33,990	5,099	5,099
02-22-2016 7	002600	CASE SEALER #2	33,990	5,099	5,099
03-21-2016 7	002601	CARTONER #1	992,540	148,881	148,881
02-22-2016 7	002602	CARTONER #2	992,540	148,881	148,881
03-29-2016 7	002603	FUII WRAPPER #1	305,323	45,798	45,798
03-21-2016 7		FUJI WRAPPER #2	305,323	45,798	45,798
02-29-2016 7	002605	FUJI WRAPPER #3	305,323	45,798	45,798
02-22-2016 7	002606	FUJI WRAPPER #4	305,323	45,798	45,798
02-22-2016 7	002607	VOTATOR #3 - COOLING	50,977	7,647	7,647
02-22-2016 7	002608	VOTATOR #4 - REMELT	58,453	8,768	8,768
02-29-2016 7	002609	VOTATOR #5 - COOLING	58,453	8,768	8,768
02-29-2016 7	002610	VOTATOR #6 - REMELT	58,453	8,768	8,768
03-21-2016 7	002611	VOTATOR #7 - COOLING	50,977	7,647	7,647
03-21-2016 7	002612	VOTATOR #8 - REMELT	50,977	7,647	7,647
01-02-2016 7	002613	MOKON CHILLER #1	17,014	2,552	2,552
03-21-2016 7	002614	MOKON CHILLER #2	16,937	2,541	2,541
02-29-2016 7	002615	MOKON CHILLER #3	16,937	2,541	2,541
02-22-2016 7	002616	MOKON CHILLER #4	16,641	2,496	2,496
03-22-2016 7	002617	OIL TANK - 12500 GALLO	79,880	11,982	11,982

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02-22-2016 7 002618	OIL USE TANK #1	44,700	6,705	6,705
02-22-2016 7 002619	OIL USE TANK #2	44.700	6,705	6,705
02-22-2016 7 002620	OIL BLEND TANK	50,480	7,572	7,572
02-22-2016 7 002621	OIL TANK - 8000 GALLO	120,903	18,135	18,135
03-19-2016 7 002622	VACUSHEAR TANK #1	120,374	18,056	18,056
02-22-2016 7 002623	VACUSHEAR TANK #2	120,374	18,056	18,056
01-02-2016 7 002624	FLOWMETER #1	6,759	1,014	1,014
03-21-2016 7 002625	FLOWMETER #2	6,759	1,014	1,014
02-29-2016 7 002626	FLOWMETER #3	6,759	1,014	1,014
02-22-2016 7 002627	FLOWMETER #4	6,759	1,014	1,014
01-02-2016 7 002628	VOTATOR PUMP #1	10,035	1,505	1,505
03-21-2016 7 002629	VOTATOR PUMP #2	10,035	1,505	1,505
02-29-2016 7 002630	VOTATOR PUMP #3	10,035	1,505	1,505
02-22-2016 7 002631	VOTATOR PUMP#4	10,035	1,505	1,505
02-22-2016 7 002632	LOOP PUMP #1	15,625	2,344	2,344
02-22-2016 7 002633	LOOP PUMP #2	15,625	2,344	2,344
02-22-2016 7 002634	TRANSFER PUMP #1	16,482	2,472	2,472
02-22-2016 7 002635	TRANSFER PUMP #2	16,482	2,472	2,472
02-22-2016 7 002636	TRANSFER PUMP #3	16,498	2,475	2,475
02-22-2016 7 002637	TRANSFER PUMP #4	16,498	2,475	2,475
02-22-2016 7 002638	TRANSFER PUMP #5	16,531	2,480	2,480
02-22-2016 7 002639	HVAC - GROUND UNIT	479,013	71,852	71,852
02-22-2016 7 002640	DRY INGREDIENT SYST	77,219	11,583	11,583
02-22-2016 7 002641	DRY INGREDIENT SYST	108,487	16,273	16,273
03-29-2016 7 002642	KTI AUTOSPLICER #1	84,493	12,674	12,674
03-21-2016 7 002643	KTI AUTOSPLICER #2	84,493	12,674	12,674
02-29-2016 7 002644	KTI AUTOSPLICER #3	84,493	12,674	12,674
02-22-2016 7 002645	KTI AUTOSPLICER #4	84,493	12,674	12,674
03-29-2016 7 002646	COMBO UNIT #1	59,350	8,902	8,902
03-21-2016 7 002647	COMBO UNIT #2	59,350	8,902	8,902
02-29-2016 7 002648	COMBO UNIT #3	59,350	8,902	8,902
02-22-2016 7 002649	COMBO UNIT #4	59,350	8,902	8,902
03-21-2016 7 002650	CHECKWEIGHER #1	39,419	5,913	5,913
02-22-2016 7 002651	CHECKWEIGHER #2	39,419	5,913	5,913
02-22-2016 7 002652	5200 CASE PRINTER #1	14,839	2,226	2,226
03-29-2016 7 002653	5200 CASE PRINTER #2	14,839	2,226	2,226
03-21-2016 7 002654	CS350 CARTON LASER	28,420	4,263	4,263
02-22-2016 7 002655	CS350 CARTON LASER	28,420	4,263	4,263
03-21-2016 7 002656	DECLINE SPIRAL CONV	25,400	3,810	3,810
03-21-2016 7 002657	DECLINE SPIRAL CONV	33,100	4,965	4,965
02-22-2016 7 002658	DECLINE SPIRAL CONV	33,100	4,965	4,965
02-22-2016 7 002659	DECLINE SPIRAL CONV	25,400	3,810	3,810
02-22-2016 7 002660	INCLINE SPIRAL CONVE	23,800	3,570	3,570
03-29-2016 7 002661	DECLINE SPIRAL EXIT C	25,804	3,871	3,871
02-22-2016 7 002662	PALLETIZER - UPDATED	24,716	3,707	3,707
02-22-2016 7 002663	PEARSON CONVEY - DO	264,736	39,710	39,710
02-22-2016 7 002664	PEARSON CONVEY - UP	282,185	42,328	42,328
02-22-2016 7 002665	PEARSON CONVEY - CO	99,892	14,984	14,984
03-15-2016 7 002666	ANNATTO TANK	66,264	9,940	9,940
02-22-2016 7 002667	OIL SYSTEM - CONTROL	483,675	72,551	72,551
02-22-2016 7 002668	OIL SYSTEM - ELECTRIC	604,594	90,689	90,689

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02-22-2016	7	002669	OIL SYSTEM - INSTALLA	544,134	81,620	81,620
02-22-2016	7	002670	OIL SYSTEM - PIPING	1,209,187	181,378	181,378
02-22-2016	7	002671	OIL SYSTEM - PROGRAM	90,689	13,603	13,603
02-22-2016		002672	OIL SYSTEM - ENGINEE	90,689	13,603	13,603
02-22-2016		002673	STORAGE TANK SYSTE	84,080	12,612	12,612
02-22-2016	7	002674	STORAGE TANK SYSTE	105,100	15,765	15,765
02-22-2016	7	002675	STORAGE TANK SYSTE	94,590	14,189	14,189
02-22-2016		002676	STORAGE TANK SYSTE	210,200	31,530	31,530
02-22-2016	7	002677	STORAGE TANK SYSTE	15,765	2,365	2,365
02-22-2016	7	002678	STORAGE TANK SYSTE	15,765	2,365	2,365
03-21-2016	10.00	002679	VOTATOR SKID ASSEMB	250,000	37,500	37,500
02-29-2016	7	002680	VOTATOR SKID ASSEMB	250,000	37,500	37,500
02-22-2016	7	002681	VOTATOR SKID ASSEMB	250,000	37,500	37,500
04-19-2016	7	002682	ROLLSTOCK TILT TABLE	12,397	1,860	1,860
04-19-2016		002683	ROLLSTOCK TILT TABLE	7,500	1,125	1,125
03-29-2016		002684	NORTHLAND - TOUCH S	8,696	1,304	1,304
03-21-2016		002685	NORTHLAND - TOUCH S	8,696	1,304	1,304
02-29-2016		002686	NORTHLAND - TOUCH S	8,696	1,304	1,304
02-22-2016		002687	NORTHLAND - TOUCH S	8,696	1,304	1,304
02-22-2016		002688	PALLETIZER CONVEYO	35,283	5,292	5,292
02-22-2016		002690	CORN WORK BINS	54,146	8,122	8,122
02-22-2016		002691	CORN WORK BINS	54,146	8,122	8,122
02-22-2016		002692	MW MEZZ - VOTATORS	288,779	43,317	43,317
02-22-2016		002693	MW MEZZ - BOILER	33,751	5,063	5,063
02-22-2016		002694	MW MEZZ - CHILLERS	24,647	3,697	3,697
02-22-2016		002695	MW MEZZ - VACUSHEAR	23,234	3,485	3,485
02-22-2016		002696	MW MEZZ - USE TANKS	16,685	2,503	2,503
01-15-2016		002702	INSTALLATION - BAGGIN	10,763	1,614	1,614
10-04-2016		002704	OIL PUMP SPARE - R	247,658	37,149	37,149
04-01-2016		002705	VB Oil Pump Rebuild	25,617	3,843	3,843
12-16-2016		002710	OIL PUMP SPARE - L	247,658	37,149	37,149
01-02-2016	-	002987	Line 5 Install	123,545	18,532	18,532
05-01-2015		002785	Nelson Jameson (1/2)	5,751	863	863
05-01-2015		002786	Nelson Jameson (2/2)	5,751	863	863
05-17-2015		002787	Colorimeter	25,335	3,800	3,800
05-07-2015		002840	3x4 Case Packer Belts - P	6,333	950	950
05-07-2015		002842	3x4 Case Packer Belts - P	6,333	950	950
05-07-2015		002843	3x4 Case Packer Buckets	10,967	1,645	1,645
05-07-2015		002844	3x4 Case Packer Buckets	10,967	1,645	1,645
05-07-2015		002845	3x4 Case Packer Buckets	10,967	1,645	1,645
09-04-2015		002852	IX6 Case Packer Buckets	33,736	5,060	5,060
09-04-2015	100	002853	1X6 Case Packer Buckets	33,736	5,060	5,060
09-04-2015		002854	1X6 Case Packer Buckets	33,736	5,060	5,060
09-04-2015	200	002855	1X6 Case Packer Buckets	33,736	5,060	5,060
09-04-2015	7545	002856	1X6 Case Packer Square	11,223	1,683	1,683
09-04-2015		002857	1X6 Case Packer Square	11,223	1,683	1,683
09-04-2015		002858	1X6 Case Packer Square	11,223	1,683	1,683
05-23-2015		002907	FT G-Zilla Popper - Kettle	72,771	10,916	10,916
05-23-2015		002907	FT G-Zilla Popper - Kettle	72,771	10,916	10,910
05-23-2015		002909	Feed System	29,865	4,480	4,480
UJ-Z3-ZU13	0	COZOCO	r cott o ymens	67,000	1,400	7,700

^{*} Percent Good is a composite of the percent good allowed and the trend factor if one is applicable

^{*} Values may differ slightly from the return due to counding issues

Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313
Location ID: WPCR-2
Account #:New Account- WPCR-2

05-23-2015 8	002913	FT Vibratory Collection	55,459	8,319	8,319
05-23-2015 8	002914	Mobile Salter	25,478	3,822	3,822
05-23-2015 8	002915	FT Sifter	32,650	4.898	4,898
05-23-2015 8	002916	FT Incline Conveyor	18,300	2,745	2,745
05-23-2015 8	002917	Storage Hopper	17,074	2,561	2,561
05-23-2015 8	002918	Oil Kettle for Slurry	26,462	3,969	3,969
05-23-2015 8	002921	PLC Based Control Syste	125,867	18,880	18,880
05-23-2015 8	002922	Add Load Cells and Corn	133,857	20,078	20,078
05-23-2015 8	002927	Cretors Change Order - A	66,813	10,022	10,022
05-23-2015 8	002928	Change Order - Pump Ch	61,990	9,299	9,299
05-07-2015 8	002931	3x4 Case Packer Belts - P	6,333	950	950
05-07-2015 8	002932	3x4 Case Packer Buckets	10,967	1,645	1,645
04-20-2015 8	002936	Wetpop Kettle 1 - Bottle U	16,414	2,462	2,462
04-20-2015 8	002937	Wetpop Kettle 2 - Bottle U	12,161	1,824	1,824
04-20-2015 8	002938	Wetpop Kettle 3 - Bottle U	12,161	1,824	1,824
04-20-2015 8	002939	Wetpop Kettle 4 - Bottle U	12,161	1,824	1,824
04-20-2015 8	002940	Wetpop Kettle 5 - Bottle U	12,161	1,824	1,824
04-20-2015 8	002941	Wetpop Kettle 6 - Bottle U	12,161	1,824	1,824
04-20-2015 8	002942	Wetpop Kettle 7 - Bottle U	12,161	1,824	1,824
04-20-2015 8	002943	Welpop Kettle 8 - Bottle U	12,161	1,824	1,824
05-23-2015 8	002946	Exit Conveyor	11,270	1,691	1,691
05-23-2015 8	002947	Exit Conveyor from Sifter T	14,200	2,130	2,130
05-23-2015 8	002948	Cross Feed Conveyor	8,600	1,290	1,290
05-23-2015 8	002954	Turntable and Chute	5,695	854	854
05-23-2015 8	002955	Bagging Mezzanine	80,167	12,025	12,025
05-23-2015 8	002956	Mechanical Piping - Corn,	166,333	24,950	24,950
05-23-2015 8	002957	Controls Oil System	36,366	5,455	5,455
05-23-2015 8	002958	Wetpop G-Zilla/Bagging -	158,385	23,758	23,758
05-23-2015 8	002959	Modifications to Sugar Cro	6,353	953	953
05-23-2015 8	002960	Markem X60 Printer	13,415	2,012	2,012
05-23-2015 8	002961	Modify Stairs to Wetpop	12,769	1,915	1,915
09-08-2015 8	002962	Hi-Speed Case Checkwei	31,617	4,742	4,742
09-08-2015 8	002963	Pearson Conveyor - Line	151,911	22,787	22,787
09-08-2015 8	002964	Pearson System Controls	74,920	11,238	11,238
09-08-2015 8	002967	400 Amp Electrical Panel	18,788	2,818	2,818
09-04-2015 8	002968	3X4 Case Packer Buckets	8,169	1,225	1,225
09-04-2015 8	002969	1X6 Case Packer Buckets	33,736	5,060	5,060
09-04-2015 8	002970	1X6 Case Packer Square	11,223	1,683	1,683
09-04-2015 8	002971	1X6 Case Packer Square	11,223	1,683	1,683
05-23-2015 8	002984	FT G-Zilla Popper - Kettle	72,771	10,916	10,916
05-23-2015 8	002985	FT G-Zilla Popper - Kettle	72,771	10,916	10,916
05-23-2015 8	002986	Feed System			
04-17-2015 8	003053	Nitrogen Generator	29,865	4,480	4,480
		104	89,200	13,380	13,380
04-17-2015 8	003077 002783	Nitrogen Generator PV Analyzer - Testfoodlab	89,200	13,380	13,380
05-12-2014 9	002784	Unity Analyzer Machine	7,600	1,140	1,140
05-12-2014 9			44,900	6,735	6,735
11-01-2014 9	002793	Columbia Palletizer	514,332	77,150	77,150
11-01-2014 9	002794	Wulfteeh Stretch Wrapper	36,456	5,468	5,468
11-01-2014 9	002795	Columbia Palletizer: Palle Wulftech Stretch Wrapper	9,282 45,570	1,392 6,836	1,392 6,836
05-12-2014 9	002796				

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^{*} Values may differ slightly from the return due to rounding issues 1.1

Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313
Location ID: WPCR-2

Account #: New Account- WPCR-2

05-12-2014 9	002798	2500 Popper (Puffer)	262,240	39,336	39,336
05-12-2014 9	002799	2500 Sifter	34,345	5,152	5,152
05-12-2014 9	002800	Control Panel	41,200	6,180	6,180
09-26-2014 9	002801	Matrix Elite Bagger DS 13	55,007	8,251	8,251
09-26-2014 9	002802	Start up support	8,628	1,294	1,294
09-26-2014 9	002803	SPI Butler Automatic Unw	44,890	6,734	6,734
09-26-2014 9	002804	Single Head Printer - 5200	12,198	1,830	1,830
09-26-2014 9	002805	A41196 2200 Wipe Syste	14,110	2,116	2,116
09-26-2014 9	002806	Slide Chute and Accumula	5,695	854	854
09-26-2014 9	002807	4th Bagger Electrical Insta	14,184	2,128	2,128
05-12-2014 9	002808	SPI Butler Automatic Unw	42,958	6,444	6,444
05-12-2014 9	002809	FT Surge Hopper	8,638	1,296	1,296
05-12-2014 9	002810	FT - Savory Coater	62,749	9,412	9,412
05-12-2014 9	002811	Dry Seasoner	36,262	5,439	5,439
05-12-2014 9	002812	FT-Kettle - 240 Gal	56,526	8,479	8,479
05-12-2014 9	002813	PLC Control System	43,863	6,579	6,579
05-12-2014 9	002814	Start-up Service For Flo-T	15,154	2,273	2,273
05-12-2014 9	002816	Metal Detector THS/G21 E	13,113	1,967	1,967
05-12-2014 9	002817	Matrix Elite Bagger DS 13	55,007	8,251	8,251
05-12-2014 9	002818	Yamato 514 Scale	80,203	12,030	12,030
05-12-2014 9	002819	Yamato 518 Scale	118,668	17,800	17,800
05-12-2014 9	002820	Markem X60 Printer	12,007	1,801	1,801
05-12-2014 9	002825	Air Popper Vent	22,300	3,345	3,345
05-12-2014 9	002826	Top Mount Mixer	11,800	1,770	1,770
05-12-2014 9	002827	SPI Butler Automatic Unw	11,788	1,768	1,768
05-12-2014 9	002828	Conversion to Screw feed	8,125	1,219	1,219
05-12-2014 9	002829	Markem Single Head Prin	12,760	1,914	1,914
09-26-2014 9	002831	Yamato 514 Scale	80,203	12,030	12,030
09-26-2014 9	002832	Markem X60 Printer	11,966	1,795	1,795
09-26-2014 9	002833	SPI Butler Automatic Unw	9,440	1,416	1,416
09-26-2014 9	002834	ACSI Conveyors/Pop-up P	25,559	3,834	3,834
09-26-2014 9	002835	Metal Detector THS/G21 E	13,113	1,967	1,967
09-26-2014 9	002836	Incline Conveyor for Bagg	11,910	1,787	1.787
09-26-2014 9	002837	4th Airpopbagger installat	62,198	9,330	9,330
09-26-2014 9	002838	Heat and Control Service	8,322	1,248	1,248
05-12-2014 9	002839	Сопусуот	250,370	37,556	37,556
05-12-2014 9	002846	Pearson Case Frector 2	55,496	8,324	8,324
05-12-2014 9	002850	Pearson Case Sealer 2	22,987	3,448	3,448
05-12-2014 9	002851	Pearson Case Sealer 3	22,987	3,448	3,448
05-12-2014 9	002859	SPI Butler Automatic Unw	42,958	6,444	6,444
05-12-2014 9	002860	SPI Butler Automatic Unw	42,958	6,444	6,444
05-12-2014 9	002861	Metal Detector THS/G21 E	13,113	1,967	1,967
05-12-2014 9	002862	Metal Detector THS/G21 E	13,113	1,967	1,967
05-12-2014 9	002863	Matrix Elite Bagger DS 13	55,007	8,251	8,251
05-12-2014 9	002864	Matrix Elite Bagger DS 13	55,007	8,251	8,251
05-12-2014 9	002865	Yamato 514 Scale	80,203	12,030	12,030
05-12-2014 9	002866	Markem X60 Printer	12,007	1,801	1,801
05-12-2014 9	002867	Markem X60 Printer	12,007	1,801	1,801
05-12-2014 9	002869	Case Checkweigher	28,494	4,274	4,274
05-12-2014 9	002870	SPI Butler Automatic Unw	11,788	1,768	1,768
05-12-2014 9	002871	SPI Butler Automatic Unw	11,788	1,768	1,768
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^{*} Percent Good is a composite of the percent good allowed and the trend factor if one is applicable

^{*} Values may differ slightly from the return due to rounding issues

Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313
Location ID: WPCR-2
Account #:New Account- WPCR-2

4485 S. Perry Worth Rd. Whitestown, IN 46075

05-12-2014	9	002872	Markem Single Head Prin	12,760	1,914	1,914
05-12-2014	-	002873	Markem Single Head Prin	12,760	1,914	1,914
07-30-2014		002876	Incline Conveyor	19,400	2,910	2,910
06-02-2014		002877	FI G-Zilla Popper - Kettle	68,596	10,289	10,289
06-02-2014		002878	FT G-Zilla Popper - Kettle	72,400	10,860	10,860
06-02-2014		002879	Gas G-Zilla Feed System	36,915	5,537	5,537
06-02-2014		002881	Ft Vibratory Collection Co	55,176	8,276	8,276
06-02-2014		002882	Mobile Salter Assy	25,384	3,808	3,808
06-02-2014		002883	FT Cooling Sifter	32,530	4,880	4,880
06-02-2014		002884	FT Inclined Conveyor	18,233	2,735	2,735
06-02-2014		002885	FT Popped Corn Storage	17,011	2,552	2,552
06-02-2014		002886	Oil Kettle for Slurry	23,044	3,457	3,457
05-12-2014		002889	PLC Control System	125,403	18,810	18,810
11-01-2014		002890	Incline Conveyor	46,000	6,900	6,900
05-12-2014		002891	Metal Detector THS/G21 E	12,195	1,829	1,829
05-12-2014		002892	Conveyor System and Str	111,395	16,709	16,709
11-01-2014		002896	Markem X60 Printer	12,007	1,801	1.801
11-01-2014		002897	260E-G2 Fastback: Accu	27,862	4,179	4,179
11-01-2014		002898	260E-G2 Fastback: Weig	29,577	4,437	4,437
11-01-2014		002899	Straight Abort Chute - PH	5,661	849	849
11-01-2014		002900	Bagging Mezz 3 - Convey	78,251	11,738	11,738
11-01-2014		002901	Bagging Mezz 3 - Weighe	43,496	6,524	6,524
11-01-2014		002902	Control System: Weigher	14,867	2,230	2,230
05-12-2014		002906	Installation of Fluid Pipes	18,200	2,730	2,730
11-01-2014		002923	Metal Detector THS/G21 E	12,195	1,829	1,829
11-01-2014		002925	Yamato 518 Scale	110,600	16,590	16,590
06-02-2014		002972	FT G-Zilla Popper - Kettle	72,400	10,860	10,860
06-02-2014		002973	FT G-Zilla Popper - Kettle	72,400	10,860	10,860
05-12-2014		002974	Matrix Elite Bagger DS 13	55,007	8,251	8,251
05-12-2014	-	002975	Yamato 514 Scale	80,203	12,030	12,030
05-12-2014		002976	Markem X60 Printer	12,007	1,801	1,801
05-12-2014		002978	SPI Butler Automatic Unw	11,788	1,768	1,768
05-12-2014		002979	Markem Single Head Prin	12,760	1,914	1,914
05-12-2014		002982	SPI Butler Automatic Unw	42,958	6,444	6,444
06-02-2014	-	002983	Gas G-Zilla Feed System	36,915	5,537	5,537
07-14-2014		002988	Columbia Palletizer	514,332	77,150	77,150
05-12-2014		002989	Incline Conveyor	46,074	6,911	6,911
05-12-2014		002990	260E-G Fastback: Switch	21,675	3,251	3,251
05-12-2014		002991	260E-G Fastback: Switch	24,673	3,701	3,701
05-12-2014		002992	260B-G2 Fastback: Accu	35,695	5,354	5,354
05-12-2014		002993	90E-G2 Fastback: Meteri	16,329	2,449	2,449
05-12-2014		002994	260E-G2 Fastback: Distri	23,658	3,549	3,549
05-12-2014		002995	260E-G2 Fastback: Distri	23,554	3,533	3,533
05-12-2014		002996	260E-G2 Fastback: Distri	23,798	3,570	3,570
05-12-2014		002997	90E-G2 Fastback: Weigh	30,302	4,545	4,545
05-12-2014		002998	Bagging Mezz 1 - Weighe	14,560	2,184	2,184
05-12-2014		002999	Bagging Mezz 1 - Weighe	7,704	1,156	1,156
05-12-2014	0.00	003000	Spiral Abort Chute	15,319	2,298	2,298
		003001	Surge Bin With Feeder	28,105	4,216	4,216
05-12-2014				** N. A. N. W.		
05-12-2014 05-12-2014		003002	Incline Conveyor	42,760	6,414	6,414

^{*} Percent Good is a composite of the percent good allowed and the trend factor if one is applicable

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^{*} Values may differ slightly from the return due to rounding issues

Taxpayer: Weaver Popcorn Manufacturing. Inc.

FEIN: 35-0953313 Location ID: WPCR-2

Account #: New Account- WPCR-2

4485 S. Perry Worth Rd. Whitestown, IN 46075

05-12-2014 9 003004 Incline Conveyor 44 396 6,659 6.659 05-12-2014 9 003005 260E-G2 Fastback: Accu 24,990 3.749 3,749 05-12-2014 9 003006 260E-G2 Fastback: Weig 3.932 3,932 26,213 05-12-2014 9 003007 Spiral Abort Chute 2,298 15,319 2,298 05-12-2014 9 003008 Bagging Mezz I - Convey 107,464 16,120 16,120 05-12-2014 9 003009 Bagging Mezz 1 - Scale S 9.266 9,266 61,771 05-12-2014 9 003010 Control System 52,475 7,871 7,871 05-12-2014 9 003011 Change Pats 80,497 12,074 12,074 05-12-2014 9 003012 Freight Fastbacks (21657 30,206 4.531 4,531 05-12-2014 9 003013 Change Order #1 24,933 3,740 3,740 003014 05-12-2014 9 Change Order #2 109,000 16,350 16,350 05-12-2014 9 003015 Conveyor System Modific 43,293 6.494 6,494 05-12-2014 9 003016 Bagging Mezz 1 - Stainles 5,836 875 875 05-12-2014 9 003017 Bagging Mezz 1 - Walk O 13,700 2,055 2,055 05-12-2014 9 003018 Bagging Mezz 1 - Platform 84,365 12,655 12,655 07-14-2014 9 003019 Columbia Palletizer: Freig 9,377 1,407 1,407 05-12-2014 9 003020 Wulftech Stretch Wrapper 68,990 10,349 10,349 05-12-2014 9 003021 Columbia Palletizer: Sele 38,000 5.700 5.700 05-12-2014 9 003022 Q33 Pallet Labeler 23,350 3,503 3,503 05-12-2014 9 003023 RTE Expansion 927,430 139,114 139,114 09-26-2014 9 003024 Arlington Controls Service 10,514 1,577 1,577 11-01-2014 9 003025 Start Up Training 51,731 7,760 7,760 07-30-2014 9 003026 Conveyor 10,700 1,605 1,605 07-30-2014 9 003027 90E-G2 Fastback: Feed C 11,450 1,718 1,718 07-30-2014 9 003028 SS Legs Stainless Metal D 8.734 1,310 1,310 07-30-2014 9 003029 Freight for Scale 5,750 863 863 07-30-2014 9 003030 Contract Labor 45,852 6.878 6,878 09-26-2014 9 003031 Matrix Elite Bagger DS 13 55,007 8,251 8,251 05-12-2014 9 003032 Corn System - Install 12,044 12,044 80,294 05-12-2014 9 003033 De-humidifer 3,938 26,250 3,938 Corn System - Install 05-12-2014 9 003034 16,287 2,443 2,443 05-12-2014 9 003039 Lantech Stretch Wrapper 13,105 1,966 1,966 05-12-2014 9 003040 COP Cleaning Tank 12,710 1,907 1,907 05-12-2014 9 003041 930 930 Thermal Printer - Warehou 6,200 05-12-2014 9 003042 **HVAC System** 4,710 4,710 31,400 05-12-2014 9 003043 System Engineering/Integ 45,603 6,841 6,841 05-12-2014 9 003045 Air Compressors and Pipp 67,362 10,104 10,104 05-12-2014 9 003046 Hot Water and Piping 98,436 14,765 14,765 05-12-2014 9 003047 Oil Storage Delivery 42,395 42,395 282,633 05-12-2014 9 003048 Waste Water Tank 38,243 5,736 5,736 05-12-2014 9 003049 Mechanical and Electrical 29,048 29,048 193,656 05-12-2014 9 003050 Corn System - Install 33,428 5.014 5,014 07-14-2014 9 003051 Corn System 162,549 162,549 1,083,663 07-14-2014 9 003052 Corn System - Install 256,703 38,505 38,505 05-12-2014 9 003054 Oil System: Actuated Valv 12,564 1,885 1.885 05-12-2014 9 003055 Oil System: Strainers 4,655 698 698 05-12-2014 9 003056 Mechanical T&M 54,298 8,145 8,145 05-12-2014 9 003057 Electrical Extra Costs 42,093 6,314 6,314 05-12-2014 9 003058 Additional Hose Stations 7,698 1.155 1,155 05-12-2014 9 003059 Premium Time for Contrac 12,935 1.940 1,940 05-12-2014 9 003060 Electrical Costs 4,221 633 633

^{*} Percent Good is a composite of the percent good allowed and the trend factor if one is applicable

^{*} Values may differ slightly from the return due to rounding issues

Taxpayer: Weaver Popcorn Manufacturing, Inc. FEIN: 35-0953313
Location ID: WPCR-2

Account #: New Account- WPCR-2

4485 S. Perry Worth Rd. Whitestown, IN 46075

02-01-2015 9	003061	Markem X60 Printer	12,007	1,801	1,801
05-12-2014 9	003064	3000 amp Switch Gear	35,000	5,250	5,250
05-12-2014 9	003066	CDW Equipment	19.146	2,872	2,872
05-12-2014 9	003067	Cabling	28,402	4.260	4,260
05-12-2014 9	003068	Taylored Systems	14,201	2,130	2,130
11-01-2014 9	003070	Pearson Case Erector 6	55,451	8,318	8,318
11-01-2014 9	003071	Pearson Case Packer 6	245,030	36,755	36,755
11-01-2014 9	003072	Pearson Case Scaler 6	22,969	3,445	3,445
05-12-2014 9	003074	Lantech Stretch Wrapper	13,105	1,966	1,966
11-01-2014 9 (003084	Inclined Plastic Belt Conv	44,000	6,600	6,600
11-01-2014 9	003129	Matrix Elite Bagger DS 13	55,007	8,251	8,251
09-28-2012 11 0	002511	R&D OIL POPPER	9,421	1,413	1,413
09-26-2008 15 0	002248	Furniture and equipment f	63,846	9,577	9,577
09-26-2008 15 0	002258	Humidity Chamber	9,560	1,434	1,434
09-26-2008 15 (002259	Storage rack (1 of 3)	5,932	890	890
09-26-2008 15 (002260	Storage rack (2 of 3)	5,932	890	890
09-26-2008 15 (00226 t	Storage rack (3 of 3)	6,392	959	959
11-19-2008 15 (002266	Furniture and equipment f	12,407	1,861	1,861
12-22-2008 15 (002285	Mixer (not part of original p	7,656	1,148	1,148
03-13-1998 25 (001228	CRETOR'S 80 DRY PUFF	17,980	2,697	2,697
10-01-1998 25 (001353	BROOKFIELD VIEWMAS	3,028	454	454
05-30-1997 26 (001168	THWING-ALBERT QC-10	10,574	1,586	1,586
07-01-1993 30 (000836	R&D INCUBATOR (USED	4,600	690	690
Form Subtotal:	608	Assets	79,767,247	27,508,077	27,508,077

Totals for Form: Pool 2 (5-8 Year Life)	(Total of all assets subtotaled above in this form cate				
2023	20,203,864	8,081,546	8,081,546		
2022	23,622,476	13,228,586	13,228,586		
2021	1,872,491	786,446	786,446		
2020	1,549,521	495,847	495,847		
2019	184,947	44,387	44,387		
2018	705,754	127,036	127,036		
2017	19,117,094	2,867,564	2,867,564		
2016	2,346,604	351,991	351,991		
2015	10,007,168	1,501,075	1,501,075		
2013	9,421	1,413	1,413		
2009	111,726	16,759	16,759		
1999	21,008	3,151	3,151		
1998	10,574	1,586	1,586		
1994	4,600	690	690		
Total	79,767,247	27,508,077	27,508,077		

Totals for Taxable

4.1

Original Cost 82,655,270 Dep Value Assd Value 30,362,491 30,362,491

* Values may differ slightly from the return due to rounding issues

^{*} Percent Good is a composite of the percent good allowed and the trend factor if one is applicable



SCHEDULE OF DEDUCTION FROM ASSESSED VALUATION PERSONAL PROPERTY IN ECONOMIC REVITALIZATION AREA

State Form 52503 (R20 / 1-23)

Prescribed by the Department of Local Government Finance

JANUARY 1, 2023

FORM 103 - ERA

PRIVACY NOTICE

This form contains confidential information pursuant to IC 6-1.1-35-9.

\$ 8,081,546

INSTRUCTIONS:

- 1. In order to receive a deduction, this schedule must be submitted with a timely filed Form 103-Long.
- 2. A separate schedule must be completed and attached to Form 103-Long for each approved from SB-1/PP for the abatement.
- 3. Attach a copy of the applicable Form CF-1 to this schedule. First-time fillings must also include the SB-1 and the resolution from the designating body.
- 4. For any acquisitions included herein since the last assessment date, attach a list of the newly included equipment on Form 103-EL.

SE	CTION 1			OWNER IN	FORMAT	ION	100			
Name	of Taxpayer				Name of	Contact Person				
Wea	ver Popcorn Compa	iny, Inc.			Debbi	e Dillinger				
Full Ac	ddress (number and street, c	sity, state, and ZIP code)			Email Ac	ldress of Contact Per	ISO(1)	Tol	ephone Numb	xor
4485	S Perry Worth Roa	id, Whitestown, IN	46075		ddilling	ger@deloitte.ci	om	(4	12) 338	1-7448
County	У	Township Y		Taxing C	District		Fax	Number		
Boor	ne	Worth			06019			()	
SE	CTION 2		ECONOMI	C REVITALIZ	ATION A	REA INFORMATI	ON			
Name	of Body Designating the Eco	nemic Revitalization Area	A STATE OF THE STA	MIH SING	Resolution				Length of A	balement (years)
Town	n Council				2022-23	3			4	
Date D	Designation Approved (month	day, year)	Designation T	Termination Date	e (month, c	lay, year) (Does Reso	lution Limi	l Dollar Amou	rt of Deduction?
							l Yes, ar	ıd ∔mitis b	ased on Equi	pment
							Cost	L	Assessed Va	alue 🗷 No
Annual Parket	CTION 3			The state of the s	The second second	NG SCHEDULE				
	e total cost of depreciable a									
-	earch and development,	7 · S · · · · · · · · · · · · · · · · ·				Juipment under ab Enler Amount Shown				a ic 6-1.1-12.1.
	inimum Value Ratio applies i 103-Long (iC 6-1.1-12 1-4.5)		Line 52D on I	Page 2 of the	23,942		CREATER D	a cu r cum	Ina-raish	
The Seat Court	- Enter Amount Shown on L		ú		1	Divide Box 1 by Box	2 (Carry Ra	atio 5 Deci	mal Places)	
200000000000000000000000000000000000000	16,479	The second secon	-		.87012	CONTRACTOR AND ALL STREET PRODUCTS	es anno montre de la filolò	netnesi Fili		
			POOL	NUMBER 1			All the second	1 W 10		国际发展
		Form 103-Long, Schedule A, Column C Adjusted Cost		True Tax		Minimum Value Ratio (if applicable) (5 decimal diaces)	Year	Year*	Percent	Deduction Claimed
13	1-2-22 to 1-1-23	\$	65%	\$		la demina baceay	1		9/6	s
14	1-2-21 to 1-1-22	\$	50%	\$			2		1/0	S
15	1-2-20 to 1-1-21	\$	35%	\$			3	1	%	s
16A	1-2-19 to 1-1-20	\$	20%	\$	-,		4		%	s
16B	1-2-18 to 1-1-19	S	20%	\$			5	-	9/6	S
16C	1-2-17 to 1-1-18	\$	20%	\$			6		9/4	\$
16D	1-2-16 to 1-1-17	8	20%	S			7	100	%	s
16E	3-2-15 to 1-1-16	\$	20%	\$			8		%	S
16F	3-2-14 to 3-1-15	\$	20%	S		1	9		9/6	S
16G	3-2-13 to 3-1-14	\$	20%	S		1	10		%	s
17	TOTAL POOL NUMBER 1	\$	-	\$		**	-			\$
	2. 學問者即與2. 學情	表现的国家组织	POOL	NUMBER 2	(5 TO 8	YEAR LIFE)		de me		
		Form 103-Long, Schedule A, Column C Adjusted Cost	. TTV%	True Tax	Value	Minimum Value Ratio (if applicable) (5 decimal places)	Year	Year*	Percent	Deduction Claimed
18	1-2-22 to 1-1-23	\$ 20,203,884	40%	\$ 8,081,546			1	1	100 %	\$ 6,081,546
19	1-2-21 to 1-1-22	s	56%	\$			2		%	\$
20	1-2-20 to 1-1-21	S	42%	\$			3		%	\$
21	1-2-19 to 1-1-20	S	32%	\$			4		%	\$
22	1-2-18 to 1-1-19	\$	24%	\$			5		%	\$
23	1-2-17 to 1-1-18	\$	18%	\$			6		1%	\$
24A	1-2-16 to 1-1-17	\$	15%	\$			7		%	\$
24B	3-2-15 to 1-1-16	\$	15%	\$			8		%	\$
24C	3-2-14 to 3-1-15	\$	15%	\$			9		%	\$
24D	3-2-13 to 3-1-14	\$	15%	\$			10		₩,	\$
25	TOTAL POOL NUMBER 2	\$ 20,203,864	-	\$ 8,091,548		-	-	-	-	\$ 8,091,546

SUB-TOTAL - POOLS 1 AND 2 (Total Lines 17 and 25. Enter to the Right and on Page 2.)

SEC"	TION 3 (continued)			EQUIPMENT POOL NUMBER 3 (9 TO 1					
		Form 103-Long. Schedule A, Column C, Adjusted Cost	TTV%	True Tax Value	Minimum Value Ratio (if applicable) (5 decimal places)	Year	Year*	Percent	Deduction Claimed
26	1-2-22 to 1-1-23	3	40%	\$		1		%	\$
27	1-2-21 to 1-1-22	\$	60%	S		2		%	\$
28	1-2-20 to 1-1-21	S	55%	S		3		%	\$
29	1-2-19 to 1-1-20	S	45%	\$		4		%	\$
30	1-2-18 to 1-1-19	S	37%	\$		5		%	\$
31	1-2-17 to 1-1-18	\$	30%	\$		6		%	\$
32	1-2-16 to 1-1-17	\$	25%	\$		7		%	\$
33	3-2-15 to 1-1-16	\$	20%	\$		8		%	\$
34	3-2-14 to 3-1-15	\$	16%	\$		9		%	\$
35	3-2-13 to 3-1-14	\$	12%	\$		10		%	\$
37	TOTAL POOL NUMBER 3	S	80 m	\$					\$
		POO	L NUME	BER 4 (13 YEAR AND	LONGER LIVES				
		Form 103-Long, Schedule A. Co'umn C, Adjusted Cost	TTV%	True Tax Value	Minimum Value Ratio (if applicable) (5 decimal places)	Year	Year*	Percent	Deduction Claimed
38	1-2-22 to 1-1-23	\$	40%	\$		1		%	\$
39	1-2-21 to 1-1-22	\$	60%	\$		2		%	\$
40	1-2-20 to 1-1-21	\$	63%	\$		3		%	\$
41	1-2-19 to 1-1-20	\$	54%	\$		4		%	\$
42	1-2-18 to 1-1-19	S	46%	\$		5		%	s
43	1-2-17 to 1-1-18	S	40%	\$		6		%	s
44	1-2-16 to 1-1-17	S	34%	\$		7		%	\$
45	3-2-15 to 1-1-16	\$	29%	\$		8		%	\$
46	3-2-14 to 3-1-15	\$	25%	\$		9		%	S
47	3-2-13 to 3-1-14	\$	21%	\$		10		%	\$
51	TOTAL POOL NUMBER 4	\$		S		44			\$

CIND TOTAL DOOLS 3 AND 4 (Total I from 17 and 64 February the Diet and D.	4
SUB-TOTAL POOLS 3 AND 4 (Total Lines 37 and 51. Enter to the Right and Be	(OW)

		国际		SPECIAL TOOLIN	IG				
	d all figures to the nearest s			True Tax Value			Abateme	ent	Deduction Claimed
of aba	ted special lools, dies, jigs,	etc. (50 IAC 4.2-6-2)	(Incl	uded on Form 103-T)		Year	Year*	Percent	Deduction Claimed
S1	1-2-22 to 1-1-23	S	30%	S		1		%	\$
S2	1-2-21 to 1-1-22	\$	3%	\$		2		%	\$
\$3	1-2-20 to 1-1-21	\$	3%	\$	The Minimum	3		%	\$
S4	1-2-19 to 1-1-20	\$	3%	\$	Value Ratio Is	4		%	\$
S5	1-2-18 to 1-1-19	Š	3%	S	Not Applicable To Special	5		%	\$
S6	1-2-17 to 1-1-18	S	3%	S	Tooling	6		%	\$
57	1-2-16 to 1-1-17	S	3%	\$	1	7		%	\$
S8	3-2-15 to 1-1-16	S	3%	\$		8		%	\$
S9	3-2-14 to 3-1-15	\$	3%	\$		9		%	\$
S10	3-2-13 to 3-1-14	\$	3%	\$	The state of the s	10		%	S
S11	TOTAL SPECIAL TOOLING	\$		\$					\$

SUB-TOTAL POOLS 1 AND 2 (from Page 1)	Secretary and the secretary an	\$ 8,081,546
SUB-TOTAL POOLS 3 AND 4 (from Above)		S
SUB-TOTAL SPECIAL TOOLING (from Above - Line S11)		S
TOTAL ALL POOLS AND SPECIAL TOOLING		\$ 8,081,546
LIMIT ON AMOUNT OF ABATEMENT STATED IN RESOLUTION	Cost \$	Assessed Value
AMOUNT OF DEDUCTION CLAIMED – Lesser of Resolution Limit on Abatement or Total All Pools. (Carry deduction forward to the Summary Section on Page 1 of the Form 103-Long)		\$ 8,001,545

Obsolescence Claimed on Form 106? Tyes Vo No

NOTE: If obsolescence is claimed on depreciable assets, the applicable adjustment must be taken on the Abatement Deduction being claimed. Show calculations on Form 108. Line numbers on this form match the line number on the Form 103-Long. Lines were added to Pools 1 and 2 and deleted from Pools 3 and 4 to reflect the ten (10) year abatement limitation.

* This column may be used when the abatement year does not correlate with the acquisition year within the pool.

An example might be when used equipment is moved into Indiana from out of state and it was granted an abatement.



COMPLIANCE WITH STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51766 (R3 / 2-13)

Prescribed by the Department of Local Government Finance

_ PAY 20_

FORM CF-1 / Real Property

PRIVACY NOTICE

The cost and any specific individual's salary information is confidential; the balance of the filing is public record per IC 6-1.1-12.1-5.1 (c) and (d).

INSTRUCTIONS:

- This form does not apply to property located in a residentially distressed area or any deduction for which the Statement of Benefits was approved before July 1, 1991.
 Property owners must file this form with the county auditor and the designating body for their review regarding the compliance of the project with the Statement of Benefits (Form SB-1/Real Property).
 This form must accompany the initial deduction application (Form 322/RE) that is filed with the county auditor.
 This form must also be updated each year in which the deduction is applicable. It is filed with the county auditor and the designating body before May 15, or by the due date of the real property owner's personal property return that is filed in the township where the property is located. (IC 6-1.1-12.1-5.1(b))
 With the approval of the designating body, compliance information for multiple projects may be consolidated on one (1) compliance form (Form CF-1/Real Property).

SECTION 1	TAXPAYER INFORMATION		A CONTRACTOR OF THE PARTY OF TH	
Name of taxpayer		The second second second	County	
Whitestown Lot 7, LLC			Marion	
Address of taxpayer (number and street, city, state, and ZIP code)			DLGF taxing dis	trict number
7620 Washington Blvd. Indianapolis IN 4	6240		49	9-820-0008
Name of contact person			Telephone numb	per
Eric Osterhaus			(317)7	10-6847
SECTION 2 LOC Name of designating body	CATION AND DESCRIPTION OF PROPERT	TY	NOT THE OWNER OF THE OWNER OWNER OF THE OWNER OWN	DE LES SERVICES
Town of Whitestown	Resolution number			late (month, day, year)
Location of property	2020-01,2	019-12		4-1-2020
	222 16052(14/5)11			(month, day, year)
4188 South Indianapolis Road Lebanon India	ana 46052(vvnitestown Crossing I	I, Block D)		6-1-2020
44,100 Sq. Ft Office and Warehouse building with related	site improvements.			etion date (month, day, year)
•				2-31-2020
			Actual completion	n date (month, day, year)
SECTION 3	CHOLOVESS AND SALARIS	THE RESERVE AND ADDRESS OF THE PARTY.	4	-12-2021
	EMPLOYEES AND SALARIES	MANAGER STATE		SECTION SECTION
Current number of employees	SALARIES		TED ON SB-1	ACTUAL
Salaries		- (15
Number of employees retained		240,0	00.00	600,000.00
Salaries			-	
Number of additional employees				
Salaries				
SECTION 4	COST AND VALUES	TO SEE SHOW	PERSONAL PROPERTY.	THE RESERVE OF THE PERSON NAMED IN
COST AND VALUES	REAL ESTATE	IMPROVEME	NTS	
AS ESTIMATED ON SB-1	COST	THE TABLE	ASSESSE	D VALUE
Values before project	0.0	0	AGGEGGE	D VALUE
Plus: Values of proposed project	1,900,000.0	0		
Less: Values of any property being replaced	0.0	0		
Net values upon completion of project	1,900,000.00	0		
ACTUAL	COST		ASSESSE	D VALUE
Values before project	0.00	0	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	D WILDE
Plus: Values of proposed project	1,900,000,00	0		
Less: Values of any property being replaced	0.00	0		
Net values upon completion of project	1,900,000.00			
	D AND OTHER BENEFITS PROMISED BY	THE TAXPAY	ER	CH WILLIAM STATE
WASTE CONVERTED AND OTH	IER BENEFITS	AS ESTIMATI	ED ON SB-1	ACTUAL
Amount of solid waste converted				
Amount of hazardous waste converted				
Other benefits: SECTION 6				
	TAXPAYER CERTIFICATION			阿斯特特的 \$2 3
Signature of authorized representative	ify that the representations in this statement	are true.		
En Ostalia	Title Membe	r	Date signed (m	onth, day, year) 5-9-23

OPTIONAL: FOR USE BY A DESIGNATING BODY WHO ELECTS TO REVIEW THE COMPLIANCE WITH STATEMENT OF BENEFITS (FORM CF-1) THAT WAS APPROVED AFTER JUNE 30, 1991

INSTRUCTIONS: (IC 6-1.1-12.1-5.1 and IC 6-1.1-12.1-5.9)

- Not later than forty-five (45) days after receipt of this form, the designating body <u>may</u> determine whether or not the property owner has substantially complied with the Statement of Benefits (Form SB-1/Real Property).
- 2. If the property owner is found NOT to be in substantial compliance, the designating body shall send the property owner written notice. The notice must include the reasons for the determination and the date, time and place of a hearing to be conducted by the designating body. The date of this hearing may not be more than thirty (30) days after the date this notice is mailed. A copy of the notice may be sent to the county auditor and the county assessor.
- Based on the information presented at the hearing, the designating body shall determine whether or not the property owner has made reasonable efforts to substantially comply with the Statement of Benefits (Form SB-1/Real Property) and whether any fallure to substantially comply was caused by factors beyond the control of the property owner.
- 4. If the designating body determines that the property owner has NOT made reasonable efforts to comply, then the designating body shall adopt a resolution terminating the property owner's deduction. If the designating body adopts such a resolution, the deduction does not apply to the next installment of property taxes owed by the property owner or to any subsequent installment of property taxes. The designating body shall immediately mail a certified copy of the resolution to: (1) the property owner; (2) the county auditor, and (3) the county assessor.

Ve have reviewed the CF-1 and find that:		
the property owner IS in substantial compliance		
the property owner IS NOT in substantial compliance		
other (specify)		
easons for the determination (attach additional sheets if necessary)		
to the second section of the second s		
nature of authorized member		Date signed (month, day, year)
ested by:	Designating body	
If the property owner is found not to be in substantial compliance, the time has been set aside for the purpose of considering compliance. The of hearing AM Date of hearing (month, day, year) Local PM	e property owner shall receive the (Hearing must be held within thin cation of hearing	e opportunity for a hearing. The following date arty (30) days of the date of mailing of this notice.)
HEARING RESULTS	(to be completed after the hea	ring)
Approved	☐ Denied (see instruct)	ion 4 above)
asons for the determination (attach additional sheets if necessary)		
nature of authorized member		Date signed (month, day, year)
ested by:	Designating body	



APPLICATION FOR DEDUCTION FROM ASSESSED VALUATION OF STRUCTURES IN ECONOMIC REVITALIZATION AREAS (ERA)

State Form 18379 (R14 / 6-16) Prescribed by the Department of Local Government Finance

20	_ PAY 20
FO	RM 322 / RE

STRUCTIONS:

- 1. This form is to be filed in person or by mail with the County Auditor of the county in which the property is located.
- 2. To obtain this deduction, a Form 322 / RE must be filed with the County Auditor before May 10 in the year in which the addition to assessed valuation (or new assessment) is made, or not later than thirty (30) days after the assessment notice is mailed to the property owner if it was mailed after April 10. If the property owner misses the May 10 deadline in the initial year of assessment, he can apply between January 1 and May 10 of a subsequent year for the remainder of the abatement term. (See also IC 6-1.1-12.1-11.3 concerning the failure to file a timely application.)
- A copy of the Form 11, the approved Form SB-1 / Real Property, the resolution adopted by the designating body, and the Form CF-1 / Real Property must
 be attached to this application.
- 4. The Form CF-1 / Real Property must be updated annually and provided to the County Auditor and the designating body for each assessment year in which
- 5. Please see IC 6-1.1-12.1 for further instructions.
- 6. Taxpayer completes Sections 1, 11 and 111 below.
- If property located in an economic revitalization area is also located in an allocation area as defined in IC 36-7-14-39 or IC 36-7-15.1-26, an application for (IC 6-1.1-12.1-2(k)).
- 8. Except for deductions related to redevelopment or rehabilitation of real property in a county containing a consolidated city, a deduction for the redevelopment or rehabilitation of real property may not be approved for the following facilities (IC 6-1,1-12,1-2).

 a. Private or commercial golf course
 b. Country club
 c. Massage partor
 d. Tennis club

 J. Any facility, the primary purpose of writer's (a) here if tood and beverage service; (b) automobile sales or service; or (c) other retail. (unless the facility is located in an economic development to real property in a country containing a consolidated city, a deduction for the following facilities (IC 6-1,1-12,1-2).

 J. Any facility, the primary purpose of writer's (a) here if tood and beverage service; (b) automobile sales or service; or (c) other retail. (unless the facility is located in an economic development to real property in a country containing a consolidated city, a deduction for the following facilities (IC 6-1,1-12,1-2).

 - e. Skating facility, including roller skating, skateboarding or ice skating
 - 1. Racquet sport facility (including handball or racquet ball court)
 - g. Hot tub facility h. Suntan facility
 - i. Racetrack

- under IC 6-1,1-12,1-r).

 Residential, unless the facility is a multi-family facility that contains at least 20% of the units available for use by low and moderate income individuals, or unless the facility is located in an economic development target area established under IC 6-1,1-12,1-7, or the area is designated as a residentially distressed area which is required to meet conditions as cited in IC 6-1,1-12,1-2(o)(1 8 2).

		 Package liquor store [se 	e IC 6-1.1-12.1-	3(e)(12))	
	SECTION I - DESC	RIPTION OF PROPERTY			
The owner hereby applies to the Cou			ith the assessme	ent date January 1, 20, 20	
Boone	Township Perry	DLGF taxing district number 06-019		Key number	
Whitestown Lot 7, LLC (Er	ic Osterhaus)	Legal description from Form 11	1	Phase II Block D 4.7	
Property address (number and street, city, sta 4000 S. Indianapolis Road	te, and ZIP code) , Lebanon IN 46052	The crossing rit vi	VIIICSTOWII	Date of Form 11 (month, day ye 4-30-20	
Type of structure Office/Warehouse				Use of structure Office/Warehouse	
Governing body that approved ERA designable Whitestown Town Council	on	Date ERA designation approved 12-18-201	te ERA designation approved (month, day, year) 12-18-2019 VNER OR REPRESENTATIVE		
Signature of owner of sepresentative Eric Osternaus	Address (number and stre	et, city, state, and ZIP code) on Blvd. Indianapolis,		ate signed (month, day year) 5-5-20	
		- STRUCTURES	111 40240		
A Rehabilitation structure 1 Assessed valuat	on AFTER rehabilitation	S		AUDITOR'S USE	
2. Assessed valuati	5				
3. Difference in ass	essed valuation (Line 1 minus Line 2)	S			
(for the increase in A) structure)	on eligible for deduction in AV from the rehabilitation, not including V from the reassessment of the entire	S			
New structure 1, Assessed valuable	on	\$ 10	900,000		
2. Assessed valuation	5 16	200 000			
I verify that the above described struct effective date of the assessment being	If U/3 = separged and the comme	ON OF ASSESSING OFFICIAL		with the	
ignature of assessing official	Reinad on	assessed valuations in Section	in III are correct.	THIN ING	
	Printed has	ne of assessing official	te (month, day, year)		

WE.	SECTION V - FOR AR	APPROVED BEFOR	KE JI	ULY 1, 2013 - DE	phc	HON	SCHEDULE	ER IC 6-1.1-	12.1-17			
(1)	AR OF DEDUCTION / ASSESSI For deductions allowed over a one	ED VALUE / PERCEN	ITAG	E/DEDUCTION*	YE	EAR C	F DEDUCTION	1/ASSESSE	D VALUE / PE	RCENTAC	SE/D	EDUCTION
		(1) year penoo;			(8	B) For	deductions allow	ed over a eight	(8) year period			
1	20 pay 20 S	100% -	_%	S	1	20	pay 20	S	100%	* 9	5	
121	For deductions allowed over a two	(2) uppr period			2	20		5	88%		-	
(4)	To deductoris allowed over a (wo	(2) year period.			3	20	pay 20	S	75%		-	
1	20 pay 20 \$	100% -	_%	S	4		pay 20	S	63%		_	
2	20 pay 20 S	50% -	_%	5	5		pay 20		50%		-	
(3)	For deductions allowed over a thre	e (3) year sened			6		pay 20	S	38%	. %	-	
		c (3) year period.			7		pay 20	5	25%		-	
1	20 pay 20 S	100% *	_%	\$	8		pay 20_	S	13%		-	
2	20 pay 20 \$	66% *	_%	5	1			-	1070		-	
3	20 pay 20 S	33% *	_%	S	(9) For	seductions allowe	ed over a nine (9) year penod			
(4)	For deductions allowed over a four	(4) year earied:			1	20	pay 20	S	100%	. %	2	
		(4) year period.			2	20		S	88%	. %	5	
1	20 pay 20 S	100% *	_%	S	3	20	pay 20	5	77%	. %	-	
2	20 pay 20 \$	75%	_%	S	4		pay 20	s	66%	. %	5	
3	20 pay 20 S	50% *	_%	S	5		pay 20	S	55%	. %	5	
4	20 pay 20 S	25% *	_%	5	6		pay 20	S	44%	. %	5	
(5)	For deductions allowed over a five	(5) year pened			7		pay 20	S	33%	. %	5	
		(v) (val pellog.			8		pay 20	S	22%	. %	5	
1	20 pay 20 \$	100%	_%	\$	9		pay 20	S	11%	. %	5	
2	20 pay 20 \$	80%	_%	S	1							
3	20 pay 20 S	60% *	_%	S	(1	0) For	deductions allow	ed over a ten (10) year penod			
4	20 pay 20 \$	40%	_%	\$	1	20	pay 20	S	100%	. 4	S	
5	20 pay 20 S	20% *	_%	S	2		pay 20	S	95%	. %	5	
(6)	For deductions allowed over a six (5) year period:			3	20	pay 20	S	80%	. 55	5	
1					4	722	pay 20	S	65%	. %	5	
	20 pay 20 S	100% *	_%	\$	5	20	pay 20	S	50%	. %	5	
2	20 pay 20 \$	85%	_%	\$	6	20	pay 20	S	40%	. 96	S	
4	20 pay 20 S	66% *	_%	\$	7	20_	pay 20	S	30%	- %	5	
7	20 pay 20 \$	50% *	_%	\$	8	20_	pay 20	\$	20%	. 56	S	
5	20 pay 20 \$	34%	_%	\$	9	20_	pay 20	S	10%	- 96	S	
6	20 pay 20 S	17%	_%	\$	10	20_	pay 20	\$	5%	. %	5	
(7)	For deductions allowed over a seve	n (7) year period:									_	
	20 20 =				NO	TE:	The deducti	on percentag	ges shown in	this sec	tion a	pply to a
2	20pay 20 \$	100% *	_%	\$			have an al	ternative de	roved before eduction sch	July 1, 20	013 th	at did no
3	20pay 20 \$	85%	_%	\$			designating b	ody. All other	abalements	chall usa l	bease	d by the
4	20pay 20 S 20 pay 20 S	71%	_%	S			reliected in ti	ne abatemen	I schedule ad	lopted by	the d	esignation
5			_%	S			body per IC 8	-1.1-12 1-17.			-	- and - controlly
6		43%	_%	S	*	The s	mount of the d	aduction show	be estimated		_	
7		29%	%	5		to the	mount of the de assessed valu	ation resultin	ue adjusted a	sessment	reflec	1 changes
			%	2		the at	ssessment per	IC 6-1.1-12.1	-4(b).			
1	SECTION VI - FOR A RESIDE	NTIALLY DISTRESS	ED A	REA WHERE TH	EST	ATEN	MENT OF BEN	EFITS WAS	APPROVED E	BEFORE	JULY	1, 2013
	TYPE OF DWELLING			DUCTION IS THE	LES	SER	0-1.1-12.1-17		DEDUCTION	SALLOWE	D FOR	A From La
-				[IC 6-1.1-12.1-	4.1(b)]			YEAR PE	RIOD THAT	INCL	UDES
	One (1) family dwelling	Assessed value (after	rehat	pilitation or redevelor	pmen	t) 5	or S	74 880 AV				
_									pay	through	_	pay
	Two (2) family dwelling	Assessed value (after	rehat	pilitation or redevelop	pman	t) S_	or \$	106,080 AV	pay	through		pay
	Three (3) unit multifamily dwelling	Assessed value (after	rehab	elitation or redevelop	men	1) 5_	or \$	156 000 AV		through		
	Four (4) unit multifamily dwelling	Assessed value (after r										
		od pavable populo. Inc.	uge.	1 2005	one	054.0	01.2	33 680 AV	pay	_ intough	_	Day
	ssed value limits for taxes due an	CTION VIL. APPRO	VAL	OF COUNTY ALL	DITO	351 O	00 \$75,000, an	d \$95,000 for	one to four far	nily dwellin	igs re	spectively
_	U.	PALLED ALL WELLING	ALC:	OF COURT AU	4114	116 16-	UMPLETEON	LYIFADDDI	3VEAL			
Thi	s application is approved in the	amounts shown above	ve.	OF COURTY AU	0110	THE IC	UMPLETE ON	LY IF APPRO	OVED)		_	



STATEMENT OF BENEFITS REAL ESTATE IMPROVEMENTS

State Form 51757 (R6 / 10-14)

Prescribed by the Department of Local Government Finance

20___ PAY 20_ FORM SB-1 / Real Property

This statement is being completed for real property that qualifies under the following Indiana Code (check one box): Redevelopment or rehabilitation of real estate improvements (IC 6-1.1-12.1-4)

Residentially distressed area (IC 6-1.1-12.1-4.1)

PRIVACY NOTICE Any information concerning the cost of the property and specific salaries paid to individual employees by the property owner is confidential per IC 6-1 1-12 1-5 1

INSTRUCTIONS:

INSTRUCTIONS:

1. This statement must be submitted to the body designating the Economic Revitalization Area prior to the public hearing if the designating body requires information from the applicant in making its decision about whether to designate an Economic Revitalization Area. Otherwise, this statement must be submitted to the designating body BEFORE the redevelopment or rehabilitation of real property for which the person visites to claim a deduction, the redevelopment or rehabilitation for which the person desires to claim a deduction.

To obtain a deduction, a Form 322/RE must be filled with the County Auditor before May 10 in the year in which the addition to assessed valuation is failed to file a deduction within the prescribed deadline may file an application between March 1 and May 10 of a subsequent year. Property owner who files for the deduction must provide the County Auditor and designating body with a Form CF-1/Real Property. The Form CF-1/Real IC 6-1,1-12.1-5.1(b)

Froperty should be attached to the Form 322/RE when the deduction is first claimed and then updated annually for each year the deduction is applicable.

5 For a Form SB-1/Real Property that is approved after June 30, 2013, the designating body is required to establish an abeliament schedule for each remains in effect. IC 6-1-1-13.

SECTION 1 Name of taxpayer Whitestown Lot 7, L.L.C. Address of taxpayer (number and street, city, state, and ZIP code) 7620 Washington Blvd. Indianapolis, IN 46240 Name of contact person Eric Osterhaus SECTION 2 LOCATION AND DESCRIPTION OF PROPOSED PROJECT Town of Whitestown Location of property Whitestown Crossing II (Block D) Proposed Lot 7 Becombined of real property improvements, redevelopment, or rehabilities on (use additional Steelar of necessary) Secription of real property improvements, redevelopment or rehabilities on (use additional Steelar of necessary) Constructed at the above location Taxpayer Information Takephone number (317) 710-6847 E-mail address eric@systemsbuilders. County Boone DLGF taxing district number 06-019 Secription of real property improvements, redevelopment or rehabilities on (use additional Steelar of necessary) Constructed at the above location A 1 2000 Location day year
Address of taxpayar (number and street, city, state, and ZIP code) 7620 Washington Blvd. Indianapolis, IN 46240 Name of contact person Eric Osterhaus SECTION 2 Name of designating body Town of Whitestown Location of property Whitestown Crossing II (Block D) Proposed Lot 7 Description of real property improvements, redevelopment, or rehabilitation (use additional streets of necessary) E-mail address eric@systemsbuilders. County Boone DLGF taxing district number 06-019
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Name of designating body Town of Whitestown County Whitestown Crossing II (Block D) Proposed Lot 7 Description of real property improvements, redevelopment, or rehabilitation (use additional sheets of necessary) Name of contact person Talephone number (317) 710-6847 E-mail address eric@systemsbuilders. Resolution number County Boone DLGF taking district number 06-019
Eric Osterhaus SECTION 2 Name of designating body TOWN of Whitestown Location of property Whitestown Crossing II (Block D) Proposed Lot 7 Description of real property improvements, redevelopment, or rehabilitation (use additional sheets of necessary) Town of the store of the property improvements, redevelopment or rehabilitation (use additional sheets of necessary) Telephone number (317) 710-6847 E-mail address eric@systemsbuilders. County Boone DLGF taxing district number (06-019)
SECTION 2 Name of designating body Town of Whitestown Location of property Whitestown Crossing II (Block D) Proposed Lot 7 Description of real property improvements, redevelopment or rehabilitation (use additional sheets of necessary) County Boone O6-019
Name of designating body TOWN of Whitestown Location of property Whitestown Crossing II (Block D) Proposed Lot 7 Description of real property improvements, redevelopment or rehabilitation (use additional preparty in the property improvements, redevelopment or rehabilitation (use additional preparty in the property improvements, redevelopment or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or rehabilitation (use additional preparty in the property improvement or representation (use additional preparty in the property in the
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Whitestown Crossing II (Block D) Proposed Lot 7 Boone O6-019 Approximately 44,100 so, ft of spen was a specific proposed to the specific property improvements. Televisional property improvements are a specific property.
Whitestown Crossing II (Block D) Proposed Lot 7 Boone Description of real property improvements, redevelopment, or rehabilitation (use additional sheets of necessary) Approximately 44, 100 sq. ft. of since warehouse in the property of since warehouse in the pro
Approximately 44 100 so, ft. of sner warehouse house for enhabilitation (use additional sheets of necessary)
Approximately 44,100 sq. ft. of spec warehouse and office and replant in processary) Estimated suit date (moon, de-
constructed at the above location.
Estimated completion date (month day)
ESTIMATE OF EMPLOYEES AND SALARIES AS RESULT OF PROPOSED AND USES
Salanes Number additional Salares
SECTION 4 ESTIMATED TOTAL COST AND VALUE OF PROPOSED PROJECT
REAL ESTATE IMPROVEMENTS
Current values COST ASSESSED VALUE
Plus estimated values of proposed project 50
Less values of any property being replaced \$1,900,000
Net estimated values upon completion of project
AND OTHER BENEFITS PROMISED BY THE TAXPAYER
Estimated solid waste converted (pounds) Estimated hazardous waste converted (
her benefits assistance waste convened (pounds)
SECTION 5 WASTE CONVERTED AND OTHER BENEFITS PROMISED BY THE TAXPAYER Estimated solid waste converted (pounds) Estimated hazardous waste converted (pounds)

Member

E DE	AL ALVESTED STATE	STEEL STEEL	FOR USE OF TO	E DESIGNATING BO	W.T. 101 E 111	
We fi	nd that the applicant meets t	he ceneral stands	ords in the season	IE DESIGNATING BU	JUY	A STATE OF THE STA
						Said resolution, passed or to be passed
A	The designated area has b expires is	een limited to a p	eriod of time not to ex	ceed	calendar years* (s	ee below) The date this designation
	The type of deduction that in the second of	areas	late improvements	ifed to: Yes No		
C.	The amount of the deduction	n applicable is lin	nited to S			
D.	Other limitations or condition	ns (specify)				
E.	Number of years allowed:	Year 1 Year 6	Year 2 Year 7	Year 3	Year 4	Year 5 (* see below)
Ne ha	If yes, attach a copy of the a if no, the designating body	s required to esta	ale to this form. blish an abatement so	chedule before the de	duction can be det	chedule per IC 6-1.1-12.1-17? Cermined ectations are reasonable and have
roved	(signature and title of authorized	member of designa	fina body)	Telaphone number		
				()		Date signed (month, day, year)
ted na	me of authorized member of des	ignating body		Name of designating	body	
sted by	(signature and tide of attester)			Description 1		
	11 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1			Printed name of atte	ster	
A. I	For residentially distressed a 8-1.1-12.1-4.1 remain in effe 2013, the designating body is 10) years. (See IC 6-1.1-12 For the redevelopment or ret	treas where the Fi ct. The deduction s required to estal .1-17 below.) nabilitation of real	period may not exception an abatement so	Ty was approved prior of five (5) years. For hedule for each dedu	r to July 1, 2013, to B Form SB-1/Real ction allowed. The	he deductions established in IC Property that is approved after June 3i deduction period may not exceed ten prior to July 1, 2013, the abatement
	-12.1-17					
ec. 17.	 The total and The number The average 	of new full-time of wage of the new	yer's investment in re quivalent jobs create	al and personal prope	erty.	and that receives a deduction under
						shall establish an abatement schedule



NOTICE OF ASSESSMENT OF LAND AND STRUCTURES / IMPROVEMENTS

State Form 21366 (R20 / 1-23)
Prescribed by the Department of Local Government Finance

Jennifer S. Lasley Boone County Assessor 115 Courthouse Sq Lebanon IN 46052-2161

26999*47**G50**0.382**1/2********AUTOALL FOR AADC 460 WHITESTOWN LOT 7 LLC 9150 HARRISON PARK CT STE A INDIANAPOLIS IN 46216-2250 դվիլիլինունիրիկներներներիութի**ի**լիլիլի

Legal Description THE CROSSING AT WHITESTOWN PHASE II BLOCK D 4.87A	Parcel or Identification Number 020-13820-09
Property Address (number and street, city, state, and ZIP code) 4188 S INDIANAPOLIS RD LEBANON IN 46052	

This notice indicates the assessed value of your property. Information on the valuation of your property and a copy of the property record card can be obtained from the assessing official at the telephone number and address below.

Notice to the taxpayer of the opportunity to appeal (IC 6-1.1-15-1.1, 1.2):

If the taxpayer does not agree with the action of the assessing official giving this notice, an appeal can be initiated to challenge that action. To file an appeal, the taxpayer must file a Form 130, Taxpayer's Notice to Initiate an Appeal, with the township assessor or county assessor in a timely manner. The time-frame to file an appeal on the assessment contained in this notice may have two different filing deadlines. These deadlines are based on the date that this notice is mailed. If this notice is mailed before May 1 of the assessment year, the filing deadline is June 15 of that year. If this notice is mailed on or after May 1 of the assessment year, the filing deadline is June 15 in the year that the tax statements are mailed. (IC 6-1.1-15-1.1) This form is available from the assessing official or at: https://forms.in.gov/Download.aspx?id=6979. An assessing official who receives a Form 130 must schedule a preliminary informal meeting with the taxpayer in order to resolve the appeal. The assessing official and taxpayer must exchange the information each party is relying on at the time of the preliminary informal meeting to support the party's respective position on each disputed issue concerning the appeal. If the taxpayer has reason to believe that the township assessor, county assessor, an employee of the township assessor or county assessor, or an appraiser has violated IC 6-1.1-35.7-3 or IC 6-1.1-35.7-4(a), the taxpayer may submit a written complaint to the Department of Local Government Finance under IC 6-1.1-35.7-4(b).

NOTE: Failure to file a timely Form 130 can be grounds for dismissal of this appeal.

PREVIOUS ASSESSMENT		NEW ASSESSMENT EFFECTIVE JANUARY 1, 2023		
LAND	419,300	LAND	419,300	
STRUCTURES/ IMPROVEMENTS *	2,084,500	STRUCTURES/ IMPROVEMENTS *	2,159,600	
TOTAL	2,503,800	TOTAL	2,578,900	

Reason for Revision of Assessment

THIS IS NOT A BILL

The purpose of this form is to notify the property owner of the gross assessed value for the year.

2023 pay 2024. The actual property tax impact of this assessment is unknown as tax rates have not been established.

If you believe that the 2023 pay 2024 value is not accurate, you may file an Appeal (Form130) with the Boone County Assessor. Additional information on filling an appeal is on the reverse side of this form.

Indiana law requires that overall property value assessments stay aligned with rising (or lowering) market values in the mandated annual trending process.

While the volume and activity levels of Residential sales has been steadily declining, the selling prices (market value) still show steady increases. The State set assessment value of agricultural land for 2023 is \$1,900 per acre; a 27% increase from last year at \$1,500 per acre These increases have a direct effect on the related property assessment.

If the change in assessment is due to a new home, a taxpayer should be aware that there are many property tax benefits or deductions available. Please see INDIANA PROPERTY TAX BENEFITS (State Form 51781) available on the DLGF website: www.lN.gov/dlgf. Other non-residential construction may be eligible for deductions - see Forms 322/RE and Form 322/VBD

BOONE COUNTY	Township PERRY		Date of Notice (month, day, year) 04/28/2023
Assessing Official JENNIFER S. LASLEY	Telephone Number (765) 482-0140		
Address (number and street, city, state, and ZIP code) 115 COURTHOUSE SQUARE, LEBANON IN 46052		, , , , , , , , , , , , , , , , , , ,	



FORM 11

26999