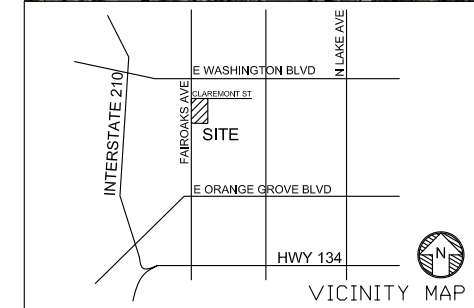
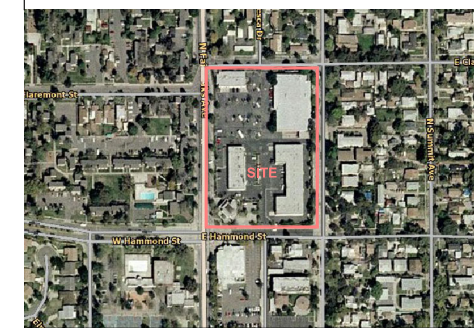
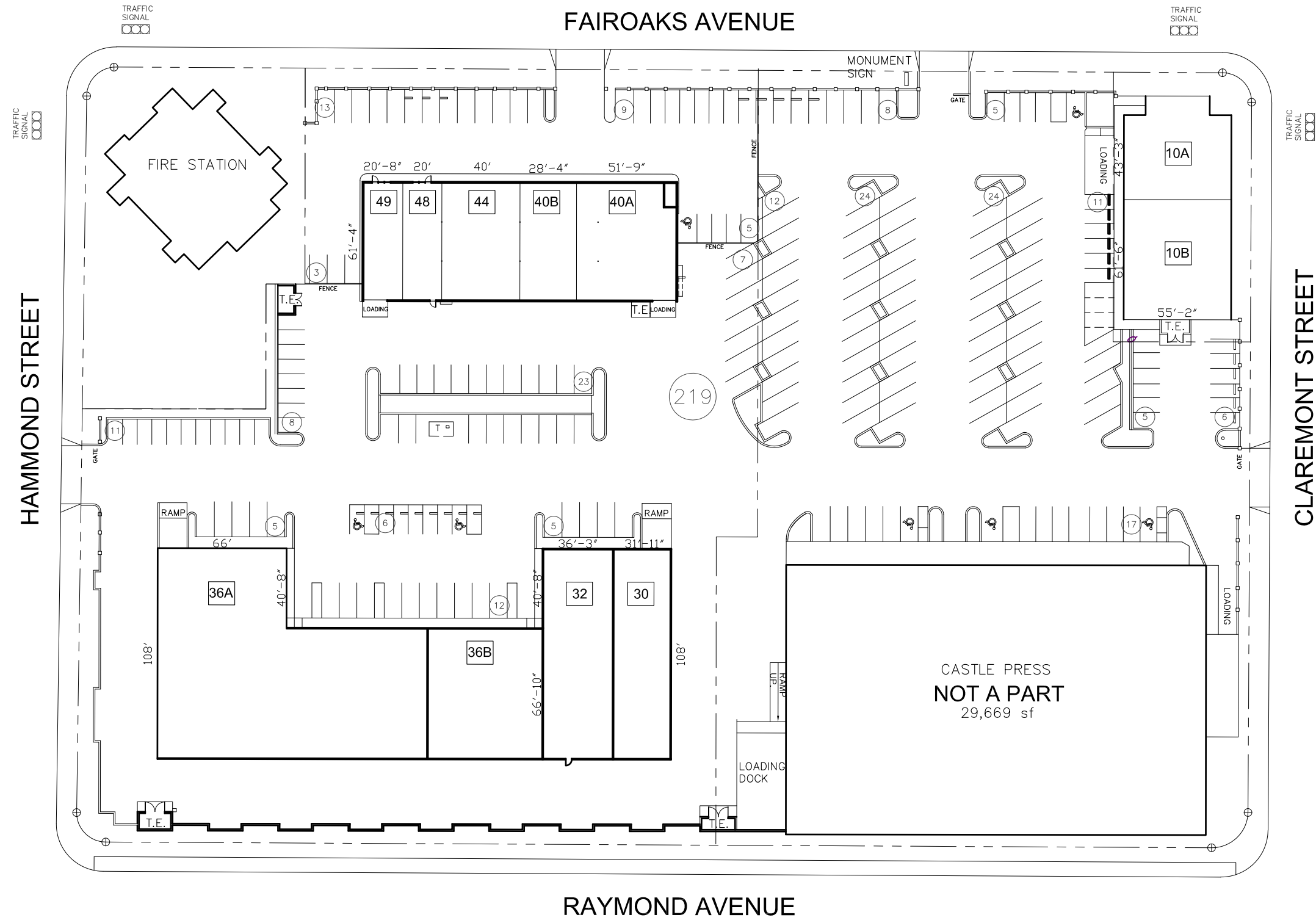


TENANT LEGEND		
SUITE	TENANT	SF
10A	RJB BUILDERS	2878 sf
10B	SPEEDPRO IMAGING	3279 sf
30	FANTOM	3213 sf
32	CAPSTONE COLLEGES	3915 sf
36A	WOODEN LADDER	11,517 sf
36B	CAPSTONE COLLEGES	4,500 sf
40A	BELLE'S BAGELS, INC.	3073 sf
40B	DAVID A. BAKER	1775 sf
44	GREEN CARTRIDGE TECH.	2454 sf
48	AT & T	1227 sf
49	VERIZON	1300 sf
	FIRE STATION	OWN




TOTAL BUILDING SF:	68,765 SF	(INCL. N.A.P.)	
PARKING PROVIDED:	219 STALLS		
PARKING RATIO:	3.18/1000 SF	(INCL. N.A.P.)	
TRAFFIC COUNTS:	30,172 ADT(2007)		
DEMOGRAPHICS	1 MILES	3 MILES	5 MILES
2020 EST. POP.	40,912	172,808	395,455
2025 PROJ. POP.	41,030	174,522	399,137
AVG. HH. INCOME	84,512	129,492	134,163

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FAIR OAKS BUSINESS PARK

1190-1232 N FAIROAKS PASADENA, CA 91103

SITE LEASE PLAN



2716 OCEAN PARK BLVD.
SAN DIEGO, CA 92109
T. 314.314.8459

SCALE: 0' 30' 60'

May. 15, 22

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SHEET 1 OF 1