



JERRY HEINRICHS, CCIM

<p><b>1031 EXCHANGES</b></p>	<p>Exchanged a 33% Tenant In Common interest in a golf course for 100% ownership of a 29,796 square foot <b>MULTI-TENANT RETAIL / OFFICE BUILDING</b>.</p> <hr/> <p>Exchanged development <b>LAND</b> into a 30,151 square foot <b>FLEX BUILDING</b>.</p> <hr/> <p>Sold an 85% interest in a 31,200 square foot <b>WAREHOUSE BUILDING</b> to four investors as Tenants In Common involving separate 1031 Exchanges for two of the investors.</p> <hr/> <p>Exchanged a building used in a business for a 411 unit <b>MINI-WAREHOUSE</b> then exchanged the mini-warehouse into a single-tenant <b>RESTAURANT BUILDING</b> which had a long term lease.</p> <hr/> <p>Exchanged a 17 unit <b>APARTMENT BUILDING</b> into a <b>"TO BE BUILT" RESTAURANT</b> building with a long term lease.</p>
<p><b>GROUP INVESTMENTS</b></p>	<p>Enabled various <b>INVESTORS</b> to participate in real estate property ownership through assembling group investments using <b>PARTNERSHIPS</b>, Limited Liability Company (<b>LLC</b>) and <b>TENANTS IN COMMON</b>. These include land, office, apartment, warehouse and retail property types</p>
<p><b>RETAIL DEVELOPMENT</b></p>	<p>Negotiated several <b>GROUND LEASES</b> on outlots in a retail development.</p> <hr/> <p>Negotiated several <b>BUILD-TO-SUIT BUILDINGS</b> to be located on outlots in a retail development.</p>
<p><b>LAND DEVELOPMENT</b></p>	<p>Assisted owners of commercial land in Omaha, Fremont and Lincoln in the land <b>DEVELOPMENT PROCESS</b> and in <b>MARKETING</b> of the building sites.</p>
<p><b>RETAIL LEASING</b></p>	<p>Negotiated a number of retail leases in <b>RETAIL STRIP CENTERS</b></p>

