

COMPANY BROCHURE



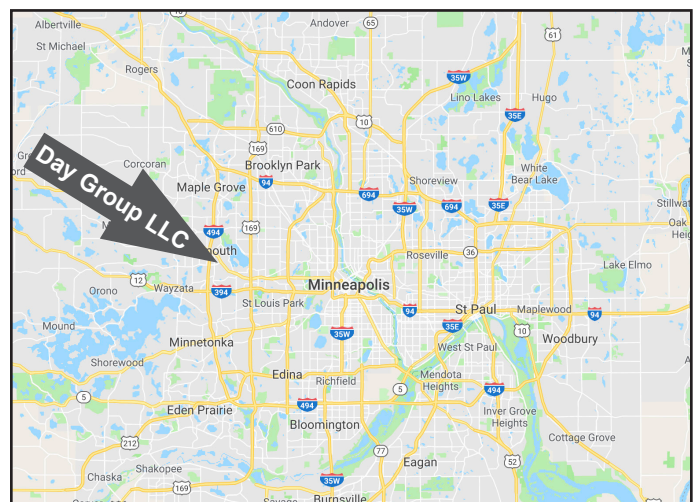
Day Group LLC
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Phone 763-205-6966
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“A real estate valuation and consulting firm committed to professionalism and integrity.”



Day Group LLC is a Minneapolis-based provider of commercial real estate valuation and consulting services that serves the Twin Cities market and the state of Minnesota. We provide in-depth analytical services on a wide variety of real estate. Our commitment to professionalism and integrity along with our attractive graphic reports assure the highest level of service.

We have had many years of appraisal experience. The firm is well positioned and has the expertise and resources to handle your valuation and consultation needs.





Principal:

The firm is led by MAI-designated appraiser Jonathan Day, who has extensive experience.

Jonathan Day is a co-founder and President of Day Group LLC. Jon has 20 years of appraisal experience. He had been a senior staff appraiser with The Valuation Group, Inc. after achieving his Certified General Real Property Appraiser license in 2007. His practice is diverse, and includes eminent domain matters.

Other Original Co-Founders:

Thomas Day had over 40 years of appraisal experience, and was a principal and co-founder of The Valuation Group, Inc. He was also a past owner and officer at Lyle H. Nagell, Inc. Mr. Day's involvement within the appraisal industry was extensive, his practice was diverse, and it included litigation matters. Mr. Day has recently retired.

Barbara Day was a co-founder and partner of Day Group LLC. Barb has assisted in the appraisal field since 1985, and obtained her real estate appraiser license in 2002. She had been a senior staff appraiser with The Valuation Group, Inc. after achieving her Certified General Real Property Appraiser license in 2007. Mrs. Day has recent retired.

Day Group LLC has the education, experience, resources, and commitment to the highest standards to meet your real estate valuation and consulting needs.





Practice

Our diverse practice includes a variety of income and special use property including:

- ✓ Retail centers
- ✓ Office complexes
- ✓ Industrial facilities
- ✓ Multifamily residential properties
- ✓ Development projects
- ✓ Subdivision analysis
- ✓ Special use property
- ✓ Market feasibility studies
- ✓ Mixed-use projects
- ✓ Multi-property portfolios
- ✓ Affordable housing
- ✓ Gravel mines

Numerous clients have been served within the private and public sectors, including condemning authorities, property owners, individuals, corporations, attorneys, governmental agencies, lenders and partnerships.

Our services include valuations and consultation for a number of purposes, including:

- ✓ Condemnation Just Compensation valuation
- ✓ Lending valuations
- ✓ Easement valuations
- ✓ Pre-condemnation scope of taking consultation
- ✓ Inverse condemnation
- ✓ Investment consultation
- ✓ Valuation for estate planning
- ✓ Special assessment appeals
- ✓ Valuation and consulting relating to partnership dissolution
- ✓ General disputes relating to real estate
- ✓ Review appraisals
- ✓ Expert witness testimony
- ✓ Litigation support
- ✓ Highest and Best Use studies
- ✓ Market feasibility studies
- ✓ Market rent studies
- ✓ Charitable contribution valuations
- ✓ Environmental impact valuations
- ✓ Tax appeal valuation & consulting
- ✓ Insurance cost replacement analysis
- ✓ Marriage dissolution property valuations



Resources

We are committed to professionalism. Our office within the Twin Cities is well equipped, including the following resources:

- ✓ National, regional and local publications
- ✓ Access to market trends and studies
- ✓ Involvement with appraiser, broker and real estate databases
- ✓ DCF analysis templates, plus Argus Enterprise cash flow valuation software
- ✓ Appraisal Institute publications and library
- ✓ Published cost manual - Marshall Valuation
- ✓ State-of-the-art report writing and graphics software
- ✓ Internal office-generated market studies
- ✓ Trial exhibit-generating resources
- ✓ Access to demographics software
- ✓ Maintained real estate library
- ✓ Market data from the Minneapolis Area Association of Realtors

Commitment

We are committed to the highest standards of professionalism, diligence, integrity and ethics. Our commitment includes:

- ✓ Full adherence to the Uniform Standards of Appraisal Practice (USPAP)
- ✓ Full compliance with the requirements of the Code of Professional Ethics and Standards of Professional Appraisal Practice of the Appraisal Institute
- ✓ Increasing our knowledge base
- ✓ Quality ongoing education
- ✓ Research and market analysis pertinent to appraisal assignments
- ✓ Diligent work ethic
- ✓ Timely completion of assignments
- ✓ Competency
- ✓ Understanding and meeting the client's needs
- ✓ Review of final reports before submission

COMPANY BROCHURE (CONTINUED)



Sample properties appraised/consulted on:

Retail



COMPANY BROCHURE (CONTINUED)



Sample Properties

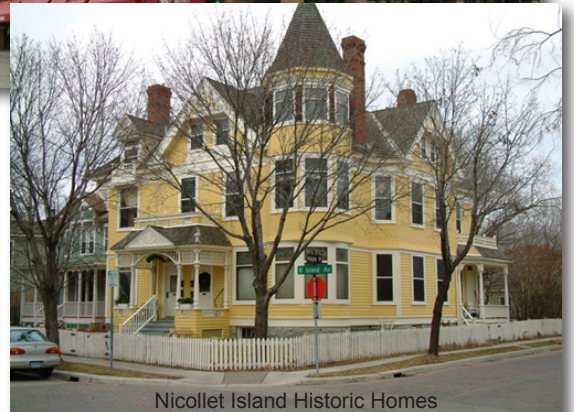
Restaurants and Multi-Family



McKnight Village Apartments



Laurel Village Apartments



Nicollet Island Historic Homes

COMPANY BROCHURE (CONTINUED)



Sample Properties

Office

Grain Belt Office



Town Center Office Plaza



Plymouth Office Center



COMPANY BROCHURE (CONTINUED)



Sample Properties

Industrial





Sample Properties

Special Purpose and Subdivision

