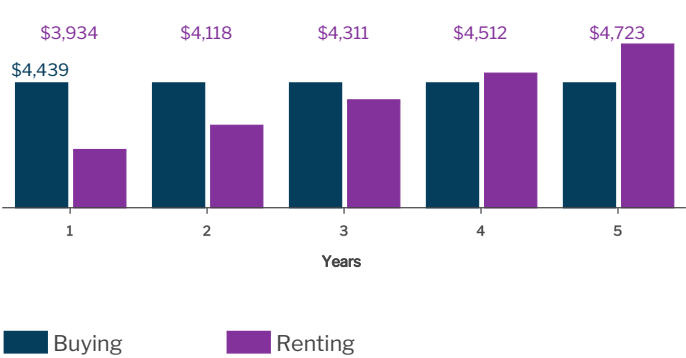


Estimated Cashflow

	Buying	Rent Yr1	Rent Yr5
Monthly P & I	\$3,547	\$3,914	\$4,703
Prop. Tax / Ins.	\$725	\$20	\$20
Maint. & Repairs	\$167	\$0	\$0
Monthly Exp.	\$4,439	\$3,934	\$4,723
Total Cashflow	\$266,332		\$259,177



Cashflow Difference \$-7,155

Gain Through Appreciation

\$148,666



Your \$850,000 home, using the Forecasted appreciation rate of 3.28%, would be worth \$998,666 after 5 years.

Equity Through Amortization

\$57,812



By taking the original loan amount (\$680,000) and subtracting your remaining principal balance (\$622,188) you will build \$57,812 in equity.

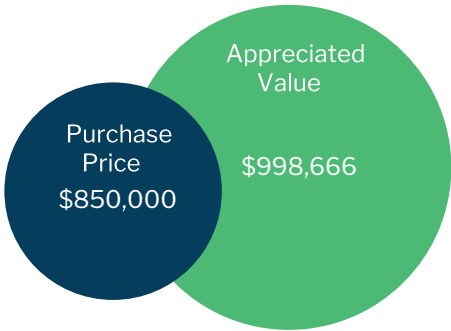
Tax Benefit Above Standard Deduction

\$30,756








The Tax Benefit is based on your tax bracket of 30.00%*. This shows the additional tax benefit above the standard deduction.

Appreciated Home Value



Buying Overview

 Monthly Payment	est. \$4,439
 Years Before Selling	5 yrs
 Location	King County County, WA
% Interest Rate	4.750%
 APR	4.75%
 Tax Rate	30%

Net Gain by Buying a Home \$165,659

Starting with your Appreciated Home Value(\$998,666), subtract your Initial Cash Outlay(\$174,500), Cost to Sell(\$59,920), and the Remaining Principal(\$622,188). Then, add your Tax Benefit(\$30,756), and your Cashflow Difference(\$-7,155), resulting in a Net Gain of \$165,659.