

Loan Number	Total Payment Due	Payment Due Date
001960302	177,593.40	11/01/2023

For your information only, your payment will be automatically drafted.

2151 Kirkwood LLC
Attn: Ashley Wilson
3 Earles Lane, Newton Square
Newtown Square, PA 19073

Additional Amount Included with Payment	
Additional Principal	\$
Escrow _____ (Tax/Insurance/Reserve)	\$
Other _____	\$

Property Address: **2151 S. KIRKWOOD ROAD HOUSTON TX 77077**

Please see reverse side for payment address

Property Address: **2151 S. KIRKWOOD ROAD HOUSTON TX 77077**

Loan Number: **001960302**

LOAN INFORMATION As of Date 10/25/2023		
BALANCES		
Principal Balance	\$	28,300,000.00
Tax Escrow Balance	\$	480,715.20
Insurance Escrow Balance	\$	256,247.40
Reserve Balance	\$	218,838.29
FHA Mtg Ins Prem Balance*	\$	0.00
Suspense Balance	\$	0.00
YEAR TO DATE		
Principal Paid	\$	0.00
Interest Paid	\$	929,623.57
Taxes Disbursed	\$	0.00
Insurance Disbursed	\$	431,026.11
Reserve Escrow Disbursed	\$	0.00
FHA Mtg Ins Prem Disbursed*	\$	0.00
Other		
Interest Rate		3.89000000000000%
Late Charges		
A late charge of \$8,879.67 will be assessed if total payment is not received by 11/06/2023.		

PAYMENT INFORMATION As of Date 10/25/2023		
Past Due Principal	\$	0.00
Past Due Interest	\$	0.00
Past Due Tax	\$	0.00
Past Due Insurance	\$	0.00
Past Due Reserves	\$	0.00
Past FHA Mtg Ins Prem*	\$	0.00
Default Interest*	\$	0.00
Past Due Late Charges	\$	0.00
Past Due Misc Amount - Fees	\$	0.00
Past Due Misc Amount - Other	\$	0.00
TOTAL	\$	.00
Current Principal Due	\$	0.00
Current Interest Due	\$	94,797.14
Current Tax Due	\$	48,071.52
Current Insurance Due	\$	25,624.74
Current Reserves Due	\$	9,100.00
Current FHA Mtg Ins Prem Due*	\$	0.00
Interest Reduction Payment*	\$	0.00
Late Charge Due From Last Month	\$	0.00
Current Misc Amount Due - Fees	\$	0.00
Current Misc Amount Due - Other	\$	0.00
TOTAL	\$	177,593.40
Total Payment Due	\$	177,593.40
Payment Due Date		11/01/2023

*Please refer to your loan documents as applicable

Effective September 1, 2022, Billing statements for loans with automatic payments will generate approximately 10 days prior to selected payment draft date instead of 20 days. This will improve accuracy of the billing statement loan information related to the current scheduled payment.

Effective October 1, 2021, the United States Postal Service (USPS) has revised its service standards for certain First-Class Mail items, resulting in a delivery window of up to five days. Please note this may delay your receipt of mail from us and our receipt of mail from you, including mailed payments. Please take this change into account when mailing items to us via USPS.

PLEASE SEND PAYMENT TO

A fee of \$25.00 will be assessed for all returned items.

Mail Payments via USPS: Wells Fargo Wholesale Lockbox Commercial Mortgage Servicing P.O. Box 60253 Charlotte, NC 28260-0253	Mail Overnight Payments via UPS or FedEx: Wells Fargo Wholesale Lockbox 1525 West WT Harris Blvd - 2C2 Lockbox 60253 Charlotte, NC 28262
Send Wire Payments to: Wells Fargo Bank, N.A. - San Francisco, CA ABA #121000248 Beneficiary: Wells Fargo Bank, N.A. Account #5077594011216 RE: 2151 Kirkwood LLC - 001960302	Send Correspondence to: Wells Fargo Bank, N.A. Commercial Mortgage Servicing MAC D1086-23A 550 S. Tryon St., 23rd Floor Charlotte NC 28202-4200

Your mortgage information can be accessed 24 hours a day, seven days a week, using the Wells Fargo Commercial Electronic Office® (CEO®) at www.wellsfargo.com/cms. CEO is an exclusive online tool for obtaining comprehensive and up-to-date information about your commercial mortgage account. Registration is free and easy. Simply email us at First.Support@wellsfargo.com to register or contact us at 800-326-1334.

Year-end is fast approaching! Please see next page for frequently asked questions regarding year-end processing.

Year-end frequently asked questions:

1. Can January's payment be applied in December if mortgage payments are automatically withdrawn (Pre-Authorized Debit)?

Yes, please contact us for detailed instructions at 1-800-326-1334.

2. By what date do I need to make my January mortgage payment for it to be reflected in my 2023 year-end totals?

Mortgage payments must be received no later than December 15, 2023, to be reflected in 2023 year-end totals, including IRS reporting. Mortgage payments received thereafter may be reflected in 2024 totals.

3. When will Year End Summary be available?

The Year End Summary will be mailed to borrowers no later than January 31, 2024.

Please note year-end loan transaction detail will be available online through the Wells Fargo Commercial Electronic Office® (CEO®). If you have not previously registered, or need a password reset on an existing account, please do not hesitate to email us at First.support@wellsfargo.com.

4. Will I receive a 1098 or 1099 IRS form?

Form 1098, Mortgage Interest Statement, is filed to report mortgage interest of \$600 or more received during the year from an individual/sole proprietor or single-member LLC only.

Form 1099-INT, Interest Income, is filed to report interest income on escrows and reserves of \$10 or more in the course of the year.

5. Can I request that 2024 taxes be paid before December 31, 2023?

Yes, requests can be made through our Tax Group by emailing your request to cmstax@wellsfargo.com, and must be received by December 1, 2023, to allow sufficient time for processing. A copy of the property tax bill should be included with your written request.

Please note any tax shortage will need to be satisfied by December 1, 2023 in order to pre-pay taxes. To pay the shortage, please contact us for detailed instructions.

6. How do I request an audit confirmation or verification of mortgage?

If the auditor requires a statement directly from Wells Fargo, a written request can be emailed to cmsauditconfirmations@wellsfargo.com.

All requests must include loan number, loan name and a signed borrower's authorization. **Incomplete requests will not be processed.** Please allow three weeks for processing from the time a complete and accurate request is received.

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