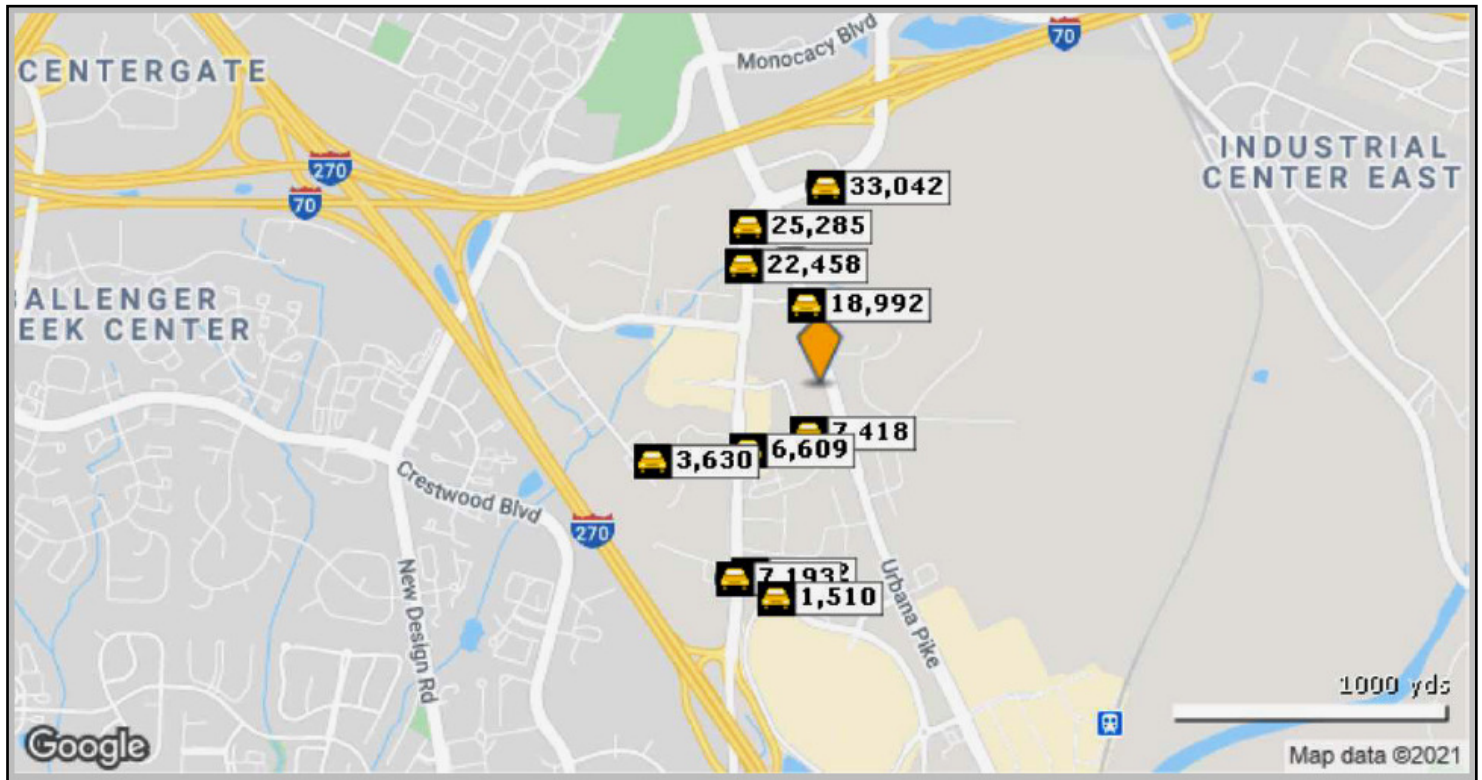


TRAFFIC COUNT

GROUND LEASE: 5816 Urbana Pike, Frederick, MD 21704



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	Grove Rd	Grove Ln	0.02 W	2018	7,418	MPSI	.09
2	Urbana Pike	Buckeystown Pike	0.22 NW	2020	18,992	MPSI	.18
3	Grove Rd	Buckeystown Pike	0.02 W	2018	6,609	MPSI	.20
4	Buckeystown Pike	Guilford Dr	0.13 S	2020	22,458	MPSI	.31
5	Buckeystown Pike	Urbana Pike	0.06 NE	2020	25,285	MPSI	.38
6	Grove Rd	Industry Ln	0.03 SW	2018	3,630	MPSI	.38
7	Spectrum Dr	Buckeystown Pike	0.03 W	2018	4,072	MPSI	.42
8	Buckeystown Pike	Urbana Pike	0.13 W	2020	33,042	MPSI	.43
9	Spectrum Dr	Buckeystown Pike	0.00 W	2018	7,193	MPSI	.43
10	Holiday Dr	Spectrum Dr	0.03 NE	2018	1,510	MPSI	.45

Disclaimer: Information obtained from sources deemed to be reliable. However, we make no guarantee, warranty or representation. Information, prices, and other data may change without notice.