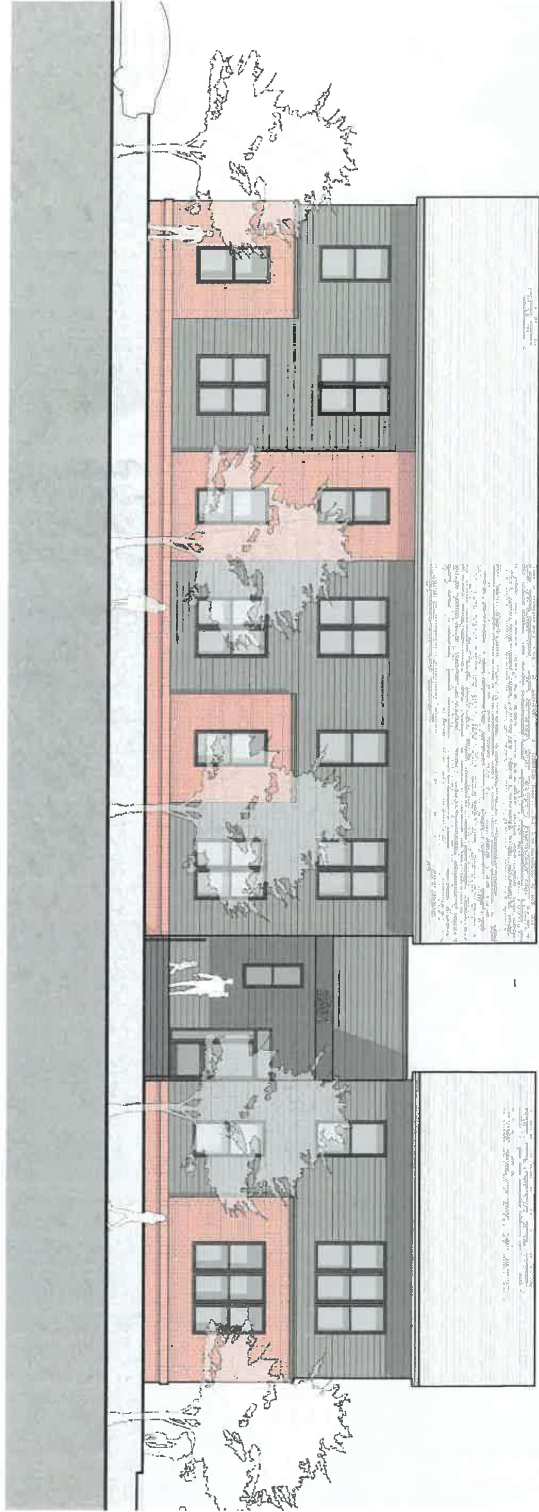


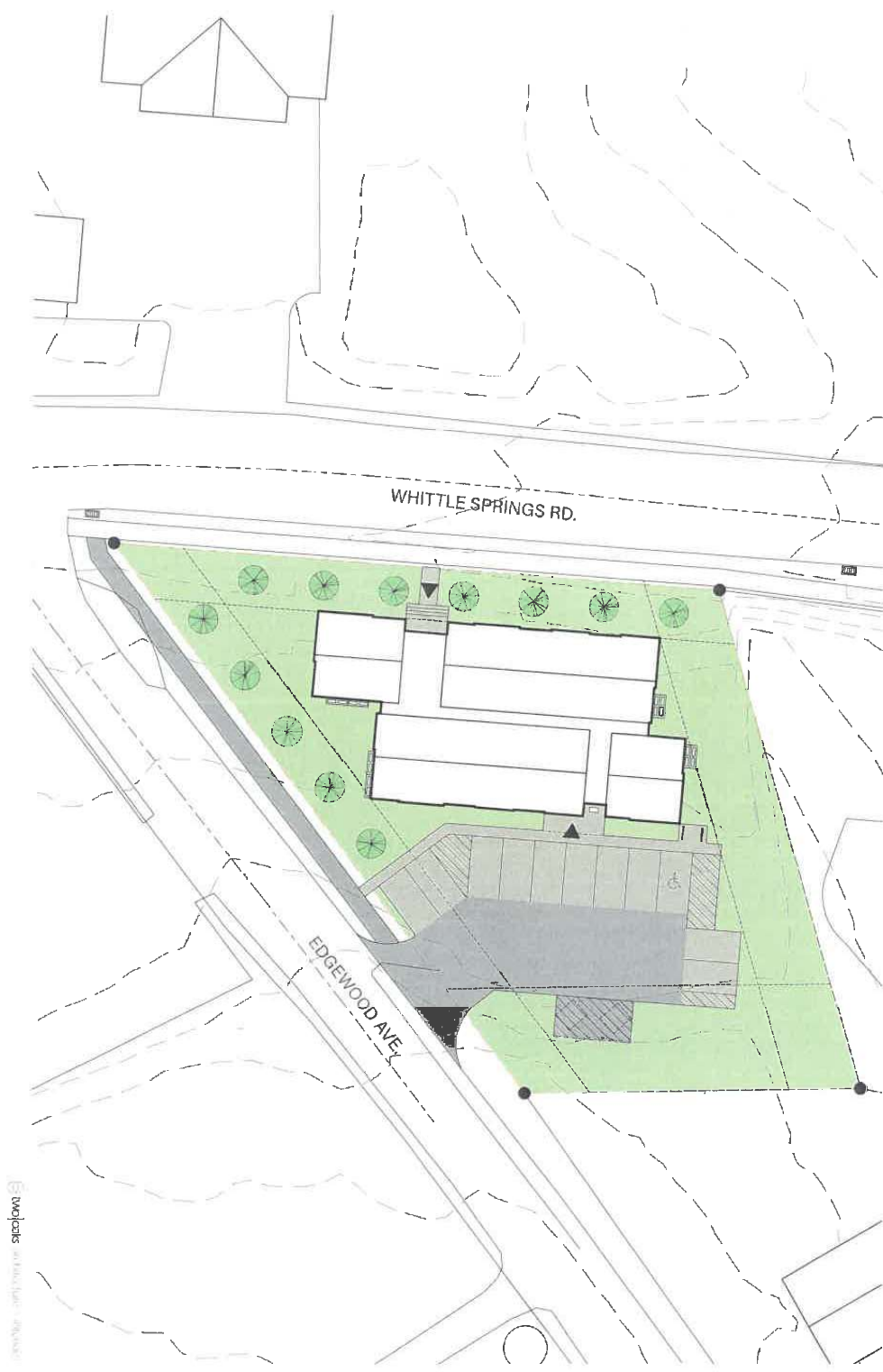
EDGEWOOD AVE ELEVATION



WHITTLE SPRINGS RD ELEVATION



SITE PLAN



2521 Edgewood Ave
Knoxville, TN 37917

Southwest Capital, LLC, ISACA
Box 3 Cary, NC 27513
404.376.29

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Architects:
Two Oaks Architecture, LLC
5555 N. 148th Street

Worlds, TN 37017
CNS Engineers
Richard Holmes, Principal & Partner

4324 Puyallup Drive
Kennesaw, TN 37860

For Design & Engineering, P.O.
5862 Court Lane
Kennesaw, TN 37220

Macmillan Publishing Co. Production Dept.
Kelley-Ryan Associates Inc., Inc.
201 State St. New York, NY 10038

Received 10/2/2022

5214 Woodford Road
Knoxville, TN 37912

TBD
Address
City, State Zip

3 DO Coordination 2

2	DD Coordination 1
1	GD Coordination 1

SCHEMATIC DESIGN

100000

RD

SPRINGS

TITLE SP

☐

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1001-1002

Project No. 2409-B
Date 01.02.2024

$$\text{Scale} \quad 1/5'' = 1'-0''$$

North Month

Report No. 1

1

KNOX CO 15 Units				
Affordable Housing Knox Co				
COST ANALYSIS				
				15
			Amount	Per Unit
HARD COSTS				(Rounded)
1. Purchase Land & Buildings				
Land			\$ 95,000	\$ 6,300
Existing Structures			-	-
Demolition			-	-
Purchase Price			95,000	6,300
2. Site Work				
Site Work			50,000	3,300
3. Rehabilitation and New Construction				
New Building Hard Costs			858,480	57,232
New Construction Hard Costs			-	-
Accessory Building			-	-
General Requirements			64,080	4,300
Building Permits			10,000	700
Tap Fees			-	-
Contractor Overhead			21,360	1,400
Contractor Fee			64,080	4,300
Project Management			-	-
Impact Fees			-	-
New/Rehab Costs			1,068,000	71,200
4. Contingency				
Construction Contingency			53,400	3,600
Hard Costs			1,216,400	81,100
SOFT COSTS				
Professional Fees			108,300	7,200
Interim Costs			21,819	1,500
Financing Fees & Expenses			42,000	2,800
Soft Costs			5,100	300
Syndication Costs			6,000	400
Developer's Costs			279,924	18,700
Project Reserves			110,749	7,400
			573,892	38,300
TOTAL DEVELOPMENT COSTS			1,790,292	119,400