

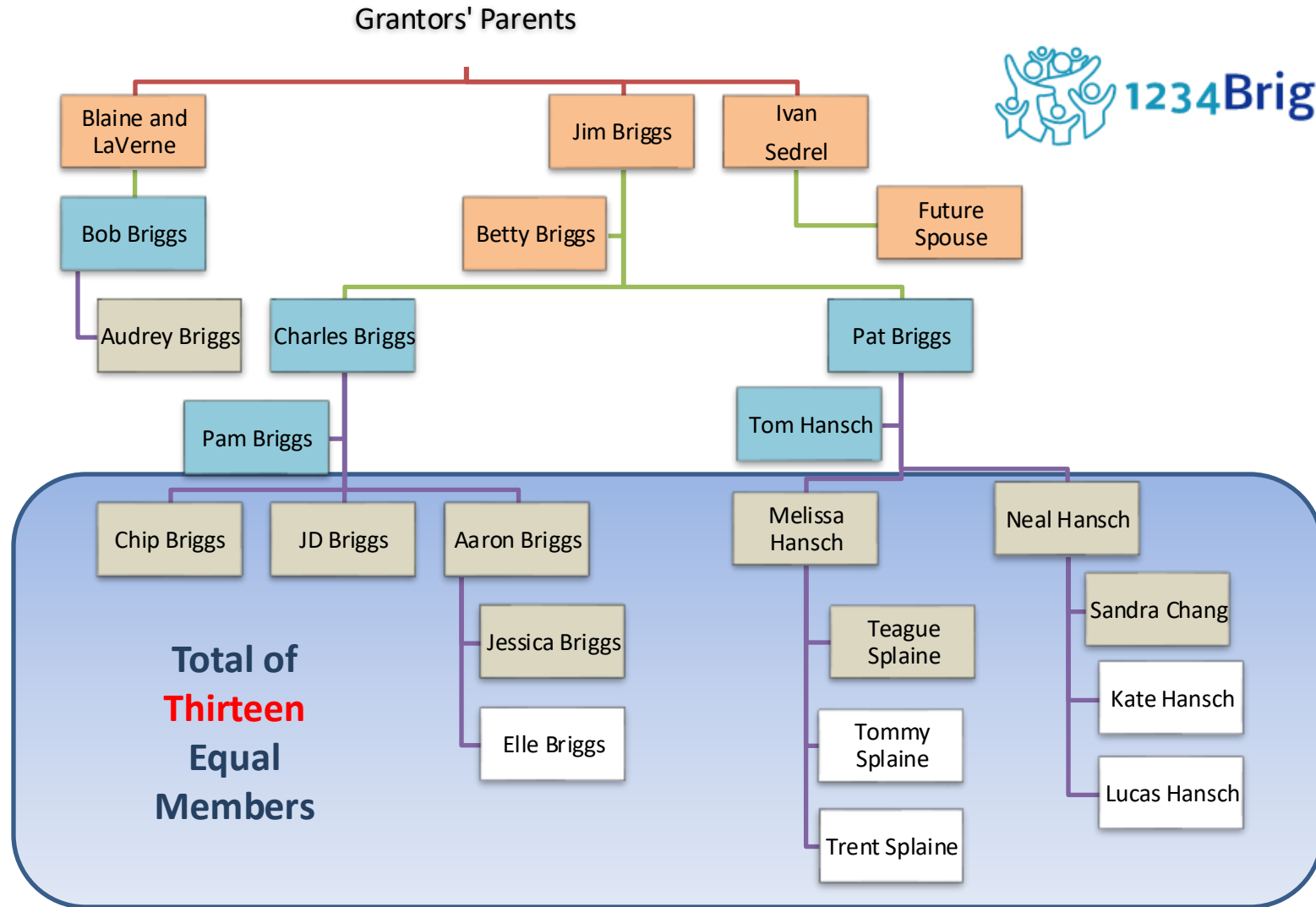
LANBLA, LLC

Annual Member Update



Summer 2023

Our Members of LANBLA



Net Equity 2022

As of 12/31/2022

Investor: LANBLA, LLC

Limited Partner

94200 Limited Liability Company
LANBLA, LLC, a California limited liability
company

Project	Current %	Date Acquired	Orig. Cost (Pur.Price)	Current Net Value*	Encumbrance	Equity
102 Rancho Yorba Partnership	32.40000	12/22/1997	\$590,133	\$1,289,923	(\$642,707)	\$647,215
103 Santa Clara East Partnership	38.70000	12/22/1997	\$1,237,217	\$2,704,725	(\$1,347,627)	\$1,357,098
108 Laguna Niguel Office Center	11.84210	2/1/2008	\$1,232,598	\$1,363,673	(\$712,027)	\$651,645
119 Phoenix Investors #4	19.98000	12/22/1997	\$531,083	\$1,160,176	(\$578,141)	\$582,036
187 Houston Fitness Inv. LP	0.15000	11/1/2005	\$24,810	\$36,764	(\$15,173)	\$21,591
Total for: LANBLA LLC			\$3,615,840	\$6,555,261	(\$3,295,675)	\$3,259,586

Net Equity 2021

Estimated Net Equity in Projects

As of 12/31/2021

Investor: LANBLA, LLC

Limited Partner

94200 Limited Liability Company
LANBLA, LLC, a California limited liability
company

Project	Current %	Date Acquired	Orig. Cost (Pur.Price)	Current Net Value*	Encumbrance	Equity
102 Rancho Yorba Partnership	32.40000	12/22/1997	\$590,133	\$1,235,677	(\$631,688)	\$603,988
103 Santa Clara East Partnership	38.70000	12/22/1997	\$1,237,217	\$2,590,974	(\$1,324,531)	\$1,266,442
108 Laguna Niguel Office Center	11.84210	2/1/2008	\$1,232,598	\$1,275,708	(\$723,399)	\$552,309
119 Phoenix Investors #4	19.98000	12/22/1997	\$531,083	\$1,111,363	(\$568,214)	\$543,149
187 Houston Fitness Inv. LP	0.15000	11/1/2005	\$24,810	\$35,942	(\$15,977)	\$19,965
Total for: LANBLA LLC			\$3,615,840	\$6,249,664	(\$3,263,810)	\$2,985,854

Distributions 2022

Neal Hansch - 2

Investor Statement
January 1, 2022 - December 31, 2022

Summary		
	This Period	All Time
Distributions	\$141,858.93	\$751,631.45
Contributions	\$0.00	\$1,049,747.50

* Does NOT include BLA&LA distributions = \$115K++.

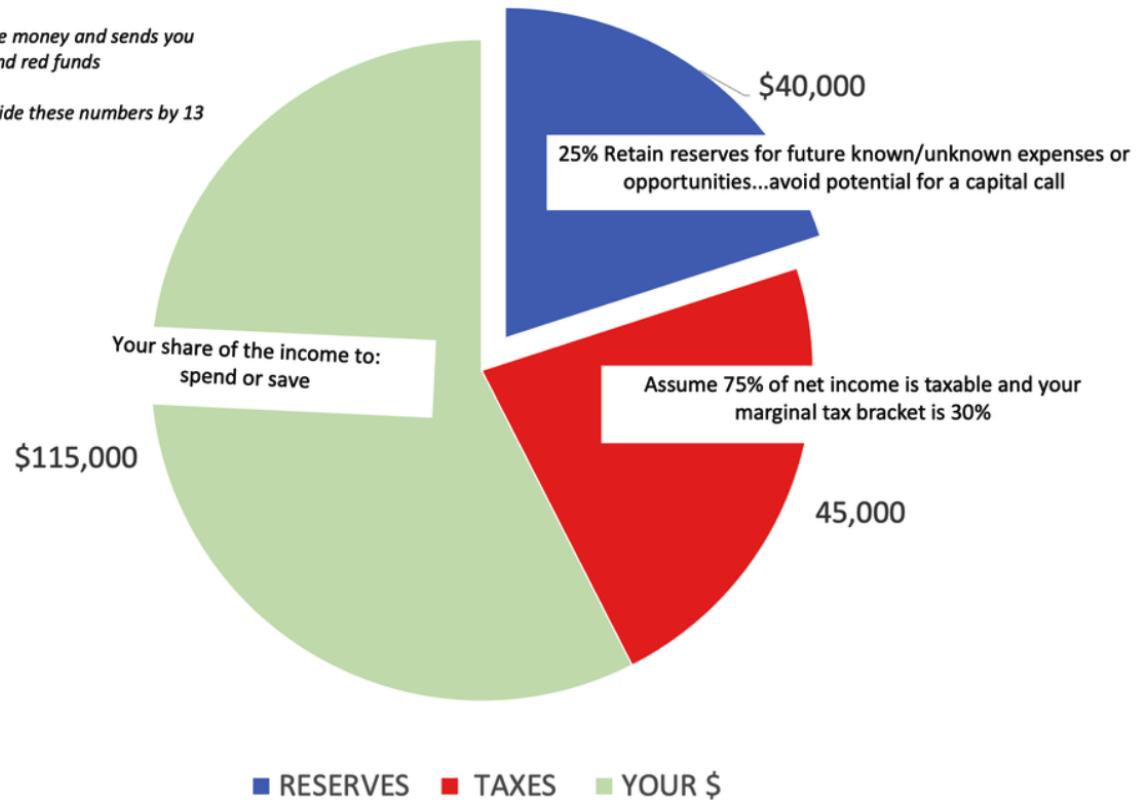
Breaking Down Net Income...

LA&BLA Net Income is a 3 slice pie

Example: LA&BLA ownership generates **\$200,000** of annual net income for G34s

*LANBLA retains the blue money and sends you
the green and red funds*

Currently 13 G34s so divide these numbers by 13



Tax Outlook (CY2022)

651121

Schedule K-1
(Form 1065)
Department of the Treasury
Internal Revenue Service

2022
For calendar year 2022, or tax year

Final K-1 Amended K-1 OMB No. 1545-0123

beginning _____ ending _____

Partner's Share of Income, Deductions, Credits, etc.
See separate instructions.

Part I Information About the Partnership

A Partnership's employer identification number
26-0353482

B Partnership's name, address, city, state, and ZIP code
LANBLA, LLC
2754 OCTAVIA STREET
SAN FRANCISCO, CA 94123

C IRS center where partnership filed return:
E-FILE

D Check if this is a publicly traded partnership (PTP)

Part II Information About the Partner

E Partner's SSN or TIN (Do not use TIN of a disregarded entity. See instructions.)
513-78-3791

F Name, address, city, state, and ZIP code for partner entered in E. See instructions.
NEAL T HANSCH
2754 OCTAVIA STREET
SAN FRANCISCO, CA 94123

G General partner or LLC member-manager Limited partner or other LLC member

H1 Domestic partner Foreign partner

H2 If the partner is a disregarded entity (DE), enter the partner's:
TIN _____ Name _____

I1 What type of entity is this partner? **INDIVIDUAL**

I2 If this partner is a retirement plan (IRA/SEP/Keogh/etc.), check here

J Partner's share of profit, loss, and capital:

	Beginning	Ending
Profit	7.6923100%	7.6923100%
Loss	7.6923100%	7.6923100%
Capital	7.6923100%	7.6923100%

Check if decrease is due to sale or exchange of partnership interest

K Partner's share of liabilities:

	Beginning	Ending
Nonrecourse	\$ 53,108.	\$ 53,970.
Qualified nonrecourse financing	\$ 378,431.	\$ 375,511.
Recourse	\$ 0.	\$ 0.

Check this box if Item K includes liability amounts from lower-tier partnerships

L Partner's Capital Account Analysis

Beginning capital account	\$ -84,262.
Capital contributed during the year	\$ _____
Current year net income (loss)	\$ 9,069.
Other increase (decrease) (attach explanation) ...	\$ _____
Withdrawals and distributions	\$(15,000.)
Ending capital account	\$ -90,193.

M Did the partner contribute property with a built-in gain (loss)?
 Yes No If "Yes," attach statement. See instructions.

Part III Partner's Share of Current Year Income, Deductions, Credits, and Other Items

1 Ordinary business income (loss)	A 0.	14 Self-employment earnings (loss)	0.
2 Net rental real estate income (loss)	10,360.	15 Credits	
3 Other net rental income (loss)			
4a Guaranteed payments for services		16 Schedule K-3 is attached if checked	<input type="checkbox"/>
4b Guaranteed payments for capital		17 Alternative min tax (AMT) items	-348.
4c Total guaranteed payments	F* 3.		
5 Interest income	35.	18 Tax-exempt income and nondeductible expenses	
6a Ordinary dividends	A* 245.	B* 17.	
6b Qualified dividends	129.	B* 2.	
6c Dividend equivalents		19 Distributions	A 15,000.
7 Royalties		20 Other information	A 280.
8 Net short-term capital gain (loss)	B -214.	B* 68.	
9a Net long-term capital gain (loss)	Z -1,308.	* 3,690.	STMT
9b Collectibles (28%) gain (loss)			
9c Unrecaptured section 1250 gain			
10 Net section 1231 gain (loss)			
11 Other income (loss)			
12 Section 179 deduction		21 Foreign taxes paid or accrued	
13 Other deductions	L 68.		
	V 3,877.		
22 <input type="checkbox"/> More than one activity for at-risk purposes*			
23 <input type="checkbox"/> More than one activity for passive activity purposes*			

*See attached statement for additional information.

for IRS Use Only

First Republic.....JP Morgan



\$250,000

The standard deposit insurance coverage limit is \$250,000 per depositor, per FDIC-insured bank, per ownership category. Deposits held in different ownership categories are separately insured, up to at least \$250,000, even if held at the same bank.

First Republic July 2023 Statement

ACCOUNT ANALYSIS STATEMENT

For the period 06/01/23 through 06/30/23

BALANCE INFORMATION

Average Ledger Balance	481,623.86
Less Average Float Balance	0.00
Average Collected Balance	481,623.86
Less Reserve (10.0000 %)	48,162.39
Investable Balance	433,461.47

ACCOUNT ANALYSIS STATEMENT

For the period 03/01/23 through 03/31/23

BALANCE INFORMATION

Average Ledger Balance	526,676.76
Less Average Float Balance	0.00
Average Collected Balance	526,676.76
Less Reserve (10.0000 %)	52,667.68
Investable Balance	474,009.08

O.N. Equity

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ONE FINANCIAL WAY
MONTGOMERY OH 45242-5800
TEL:(513)794-6794
FAX:(513)794-4514

O.N. Investment
Management Company
 Ohio National
Financial Services
Life changes. We'll be there.™

Brokerage Account Statement

June 1, 2023 - June 30, 2023
Account Number: PN4-014828

Asset Summary

Percent	Asset Type	Prior Year-End	This Period
2%	Cash, Money Funds, and Bank Deposits	522.04	545.57
98%	Other Investments	27,808.28	31,813.60
100%	Account Total	\$28,330.32	\$32,359.17

Please review your allocation periodically with your Account Executive.

Fuller Donor Advised Fund – May '23



LANBLA Fund

Account Summary	Current Period	Year to Date
Beginning Balance (May 1, 2023)	\$30,387.02	\$29,282.91
Contributions	\$0.00	\$0.00
Grant Distributions	\$0.00	\$0.00
Change in Investment Value	(\$174.20)	\$1,028.73
Administrative Fees	(\$25.40)	(\$124.22)
Other Activity	\$0.00	\$0.00
Ending Balance (May 31, 2023)	\$30,187.42	\$30,187.42

Account Holdings	Current Period					
Description	Beginning Balance	Adds	Withdrawals	Investment Performance	Performance Percentage	Ending Balance
Fuller Balanced Pool	\$30,387.02	\$0.00	(\$25.40)	(\$174.20)	-0.57	\$30,187.42
Cash	\$0.00	\$25.40	(\$25.40)	\$0.00	0.00	\$0.00
Total	\$30,387.02	\$25.40	(\$50.80)	(\$174.20)		\$30,187.42

The Road Ahead – Framework to Understand



Cash Distributions from LLCs

- Operating Expenses
 - Legal, Tax Prep, Loan Servicing, etc.
- Capital Calls
- Withhold for Reserves

Cash Distributions to Members (+ K-1s)

- Tax Liabilities

TBD in July '23

APPENDIX

Historical Use of Cash Flows

- Distributions to Charity and Members
 - Original intent and policy was to make charitable donations according to guidelines
 - Fuller Foundation – 75% (decreasing 2% per year)
 - Typically donated ~ **\$150K+ per year** to Scripps and others
 - Always welcome and look fwd to specific requests from Blaine to direct donation funds!
 - Past tax blips where cut checks to cover liabilities
- Goal continues to be to build cash reserves
 - Establish reserve to address need for unexpected capital contributions (ie. “rainy day”) from investments
 - Still targeting ~\$300k reserve balance over next 10 years
 - Expenses est. @ \$20K for annual legal, accounting & off-site

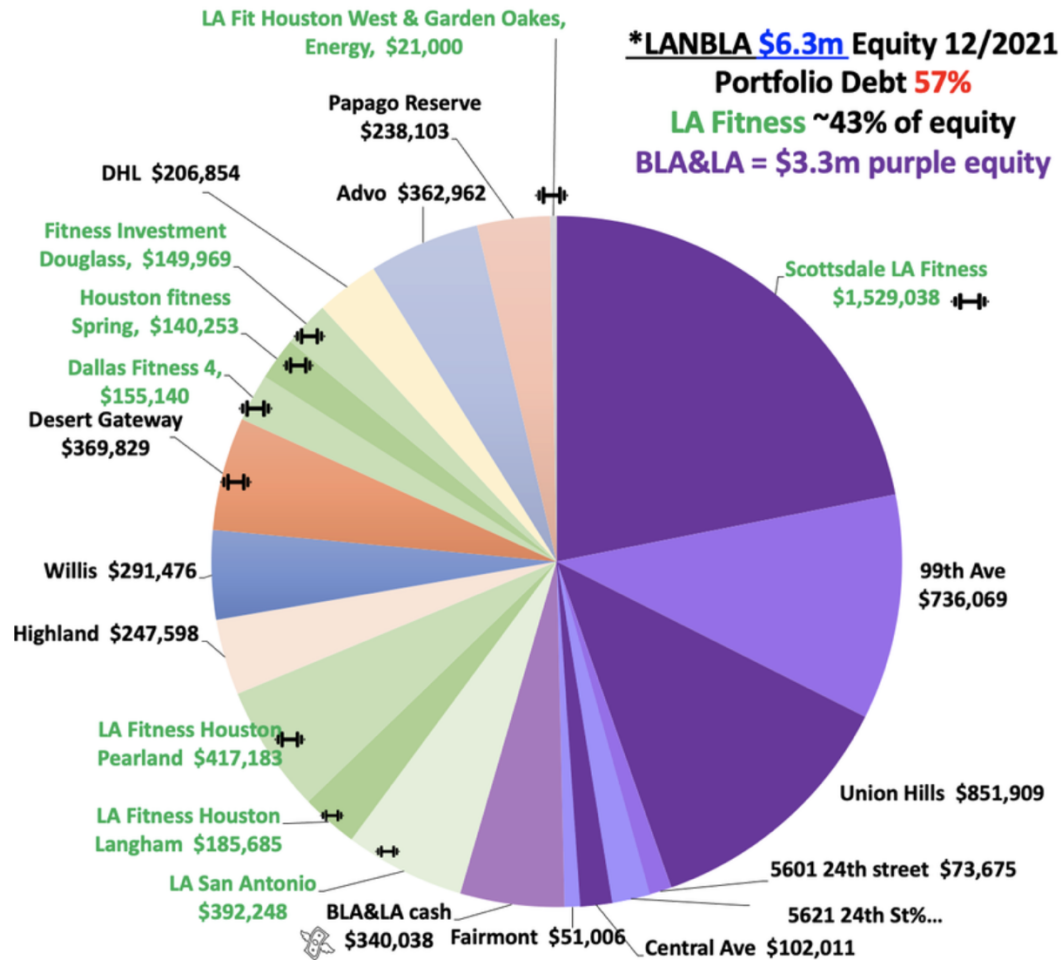
The Road Ahead

- Since inception of LANBLA in 2007, historic policy was to make charitable donations according to guidelines
- Benefit over past decade (1) charities funded!...and (2) many achieve tax off-set giving these donations
- Time has come to shift this approach (with B&L approval) and begin making distributions as able starting in CY2019
- Each year will determine expected amount of \$s will ultimately be distributed to each Member (see next slide)

Remaining cash, encouraged to utilize for charitable giving of your choice, at the personal level (vs. partnership).

What does LANBLA own?

LANBLA LLC



Breakdown By Real Estate Project

