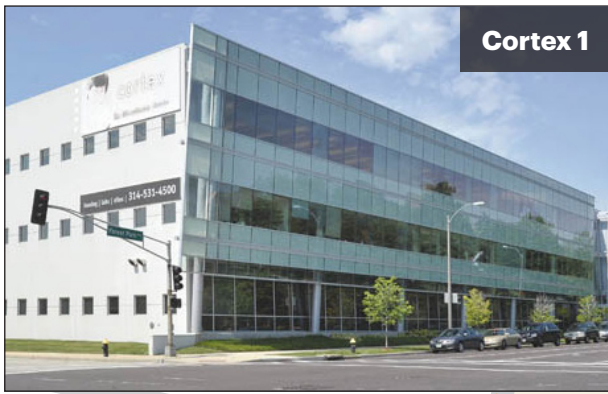


COVER STORY



Cortex 1



Sangita apartment development

Legend for the map:

- Blue square: Planned
- Red square: Completed/Under Construction
- Orange dashed line: Cortex District



@4240

► TOTAL APPRAISED VALUE

Land encompassing and surrounding the Ikea site in Cortex

LAND OWNER	APPRAISED VALUE
SLCC REAL ESTATE CORTEX	\$5 MILLION
LACLEDE GAS	\$4.7 MILLION
SALVATION ARMY	\$4.2 MILLION
CENTER FOR EMERGING TECHNOLOGIES	\$3.4 MILLION
LAND CLEARANCE FOR REDEVELOPMENT AUTHORITY	\$2.5 MILLION
STANDARD AT ST. LOUIS LLC (SANGITA APARTMENT PROJECT)	\$1.6 MILLION
CRESCENT REALTY CORP.	\$1.4 MILLION
ELEVATOR D INC.	\$1.2 MILLION
DCE PROPERTY INC.	\$1.2 MILLION
RANKIN TECHNICAL COLLEGE	\$602,800
CITY OF ST. LOUIS (FIREHOUSE)	\$359,400

