



Steven V. Chirhart, SIOR



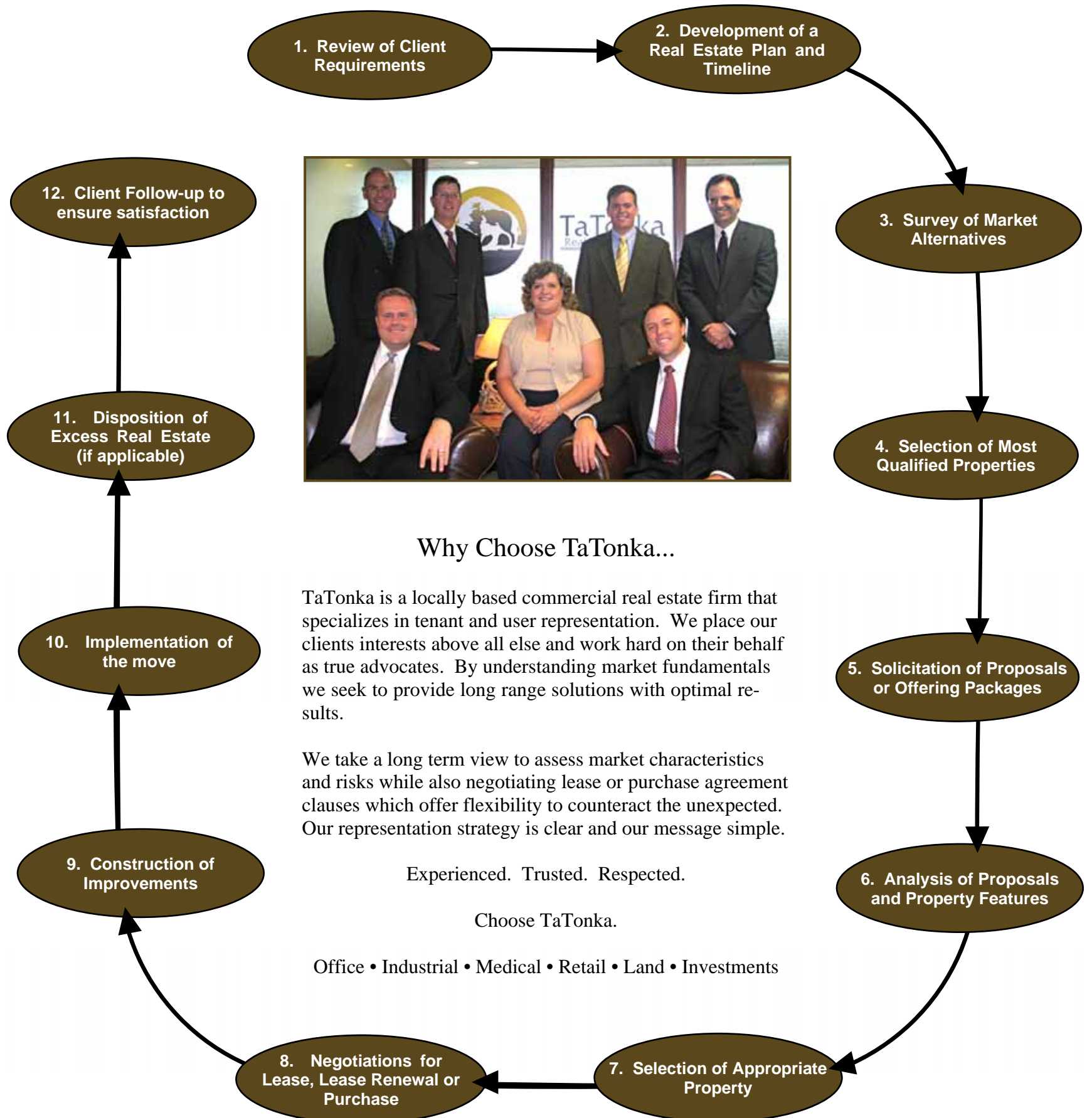
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Market Notes

Volume 3

Overview of a Strategic Real Estate Plan

The needs of each and every client are unique and individual to their business. As an advocate we seek to understand our clients' priorities, purpose and objectives. We are committed to providing honest ethical service, without compromise, and strive to exceed expectations. The following overview is intended to provide a guideline of our representation services. Time frames for implementation are unique to each user and generally communicated prior to the commencement of the process.



Why Choose TaTonka...

TaTonka is a locally based commercial real estate firm that specializes in tenant and user representation. We place our clients interests above all else and work hard on their behalf as true advocates. By understanding market fundamentals we seek to provide long range solutions with optimal results.

We take a long term view to assess market characteristics and risks while also negotiating lease or purchase agreement clauses which offer flexibility to counteract the unexpected. Our representation strategy is clear and our message simple.

Experienced. Trusted. Respected.

Choose TaTonka.

Office • Industrial • Medical • Retail • Land • Investments

If you wish to discuss any requirement confidentially or have a market related question, please feel free to contact us at 612.466.7300. You may also visit our website at www.TATONKAre.com.

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Summary of Recent Transactions

Office

Bentz/Thompson/Rietow

Lease
Minneapolis, MN

Commodity Specialists

Lease
Minneapolis, MN

DKS Systems

Lease
Golden Valley, MN

Eckman, Strandness & Egan, P.A.

Lease renewal
Wayzata, MN

Lockridge Grindal Nauen P.L.L.P.

Lease renewal
Minneapolis, MN

Martinez Corporation

Lease
Bloomington, MN

Nichols Kaster & Anderson, P.L.L.P.

Expansion
Minneapolis, MN

Scheckter Dokken Kanter Selcer & Andrews

Lease renewal
Minneapolis, MN

Thiel, Campbell, Gunderson & Anderson, P.L.L.P.

Lease
Edina, MN

Vanco Services

Lease renewal
Minnetonka, MN

Wells Fargo Bank, N.A.

Lease renewal
Minneapolis, MN

Medical

Fairview NE Clinic & Pharmacy

Lease
New Brighton, MN

Retail

Affinity Plus Federal Credit Union

Lease
St. Cloud, MN
Wells Fargo Bank, N.A.
Lease
Andover, MN
Wells Fargo Bank, N.A.
Lease
New Brighton, MN

Industrial

Disc Burn

Lease
Roseville, MN
Game Speed
Lease
Eden Prairie, MN
Global Traffic Technologies
Lease
Oakdale, MN

Sale & Investment

7250 France Avenue

Office/Medical Building

Edina, MN

1315 Red Fox Road

Industrial Building

Arden Hills, MN

342 East County Road D

Office Condo

Little Canada, MN

Land

American Cancer Society

Grey Eagle, MN

Highgrove Federal Credit Union

Highland Park, MN

Wells Fargo Bank, N.A.

Cambridge, MN

Wells Fargo Bank, N.A.

Hutchinson, MN

Consulting

LaSalle Associates/The Art Institute

International, MN

Lease renewal

Services

- Advisory and Consulting Services
- Asset Disposition
- Build-to-Suit Client Representation
- Buyer Representation
- Lease Renewals
- National and International Network Connections
- Site Search and Selection
- Sublease Assignments
- Tenant Representation

Areas of Specialization

- Office
- Industrial
- Medical
- Retail
- Land
- Investment

Market Notes Newsletter is published twice annually to highlight market trends and transactions, and to communicate helpful information to our clients and users of commercial space.



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