RICHARDSON RAISING CANE’S
Class A Retail Investment Opportunity
Raising Cane's Ground Lease For Sale
320 South Plano Road
Richardson, TX 75081

Price $1,420,000
Capitalization Rate 6.25%
GLA 3,600 SF

NNNN Ground Lease to Raising Cane's (Corporate)

INVESTMENT HIGHLIGHTS

• Leasehold interest with significant longterm NOI in place
• Corporate credit-tenant absolute NNN-ground lease with increases to 2029 & options to 2054.
• Hard corner at signalized intersection
• Subject to flat-rate ground lease through 2088.
• High-traffic & visibility location across from regional power center with Lowe's & Super Target
• Rapidly expanding market
• Solid performing restaurant surrounded by high volume restaurants

FOR MORE INFORMATION:

MARTIN TURNER
Chief Executive Officer
512.293.3416 | martin@resolutre.com
resolutre.com

JEFF FRALICK
Commercial Advisor
713.829.0798 | jfralick@resolutre.com
resolutre.com

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Confidential Memorandum and Disclaimer

Please note that the use of this Offering Memorandum and the Information ("Information") provided is subject to the terms, provisions and limitations of the confidentiality agreement which we have provided to you ("Buyer") and requested an executed copy.

Brokerage Relationships: By taking possession of and reviewing the information contained herein, Buyer acknowledges that the Listing Team of RESOLUT RE ("Brokers") are acting as Seller’s Agent in the disposition assignment for the property. Buyer acknowledges receipt of the form entitled Information About Brokerage Services.

Non-disclosure of Information: By taking possession of and reviewing the Information contained herein, Buyer agrees not to disclose, permit the disclosure of, release, disseminate or transfer any of the Information obtained from Broker or the Property owner ("Owner") to any other person or entity except as permitted herein. Buyer shall take all appropriate precautions to limit the dissemination of the Information only to those persons within the firm who need to know the Information. The phrase “within the firm” shall be deemed to include outside attorneys, accountants and investors.

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Investment Overview

<table>
<thead>
<tr>
<th>Year</th>
<th>Gross Revenue</th>
<th>Expenses</th>
<th>Net Operating Income</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Raising Cane's Base Rent</td>
<td>Master Ground Lease Rent</td>
<td></td>
</tr>
</tbody>
</table>
| Year 1 | $115,500 | $26,757 | $88,743  
| Year 2 | $115,500 | $26,757 | $88,743  
| Year 3 | $115,500 | $26,757 | $88,743  
| Year 4 | $115,500 | $26,757 | $88,743  
| Year 5 | $115,500 | $26,757 | $88,743  
| Year 6 | $127,050 | $26,757 | $100,293  
| Year 7 | $127,050 | $26,757 | $100,293  
| Year 8 | $127,050 | $26,757 | $100,293  
| Year 9 | $127,050 | $26,757 | $100,293  
| Year 10 | $127,050 | $26,757 | $100,293  
| Year 11 | $139,755 | $26,757 | $112,998  

*End of Raising Cane's Primary Term 7-2029 w/ five (5) options of five (5) years per option

**Master Ground Lease is flat thru 2088; contains a termination right in 2029 and subsequent termination rights at each five year interval thru 2088

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**DEMOGRAPHIC SNAPSHOT**

- **1 mile** 15,780 159,388 371,199
- **3 miles** 16,967 187,347 467,980
- **5 miles** 5,520 58,077 137,486

- **2019 Total Population**
- **Daytime Population**
- **2019 Households**
- **Median Home Value** $203,013 $191,994 $231,184
- **Average Household Income** $90,857 $72,309 $85,464
### Investment Property

<table>
<thead>
<tr>
<th>Property Information</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Price</td>
<td>$1,420,000</td>
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<tr>
<td>Capitalization Rate</td>
<td>6.25%</td>
</tr>
<tr>
<td>Terms</td>
<td>Cash to Seller</td>
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### Investment Highlights

- Leasehold interest with significant long term NOI in place
- Corporate credit-tenant absolute NNN-ground lease with increases
- Expires in 2029 with options to 2054
- Property is subject to flat-rate ground lease through 2088 with favorable terms
- Rental increases in tenant’s rent with flat master lease rental NOI increase
- High-traffic & prime visibility location across from regional power center with Lowe’s & Super Target
- High-quality new construction
- Located in a rapidly expanding desirable Dallas suburb
- High sales quick-serve restaurant surrounded by high volume Whataburger, Panda Express and Chic-fil-A
- 15-year term, absolute NNN-ground lease with Raising Cane’s Restaurants, LLC
- Situated on lighted hard-corner with prime access and clear visibility from Plano Road
- Richardson is a first ring suburb and massive recent expansion as a major employment center
- High-traffic location on six-lane divided thoroughfare
- Prime location in dense retail submarket

### Property Information

<table>
<thead>
<tr>
<th>Property Information</th>
<th></th>
</tr>
</thead>
</table>
| Property Address | 320 S. Plano Road
Richardson, TX 75081 |
| Location | SWQ of Plano Rd & Belt Line Rd |
| County | Dallas |
| Property ID | 1604892 |
| Gross Leasable Area | 3,600 SF |
| Lot Size | 36,854 SF / 0.85 Acres |
| Year Built | 2014 |
| Occupancy | 100% |
| Lease Type | NNN lease |
About Raising Cane’s

Founded by Todd Graves in 1996 in Baton Rouge, La., RAISING CANE’S CHICKEN FINGERS has more than 150 restaurants in 18 states with multiple new restaurants under construction. The company has ONE LOVE®—quality chicken finger meals—and is continually recognized for its unique business model and customer satisfaction. Raising Cane’s vision is to have restaurants all over the world and be the brand for quality chicken finger meals, a great crew, cool culture, and active community involvement.

• Our concept is simple and unique... we only have ONE LOVE – quality chicken finger meals! At Raising Cane’s® you get an exceptionally high quality product served quickly and conveniently. We can do this because we offer a limited menu. The specialized systems developed by Raising Cane’s® allow us to maintain a level of quality unmatched in the industry. Our commitment to this concept will not allow us to compromise our quality, cut corners or clutter our menu with new products that do not fit our core menu offering.

• Known for its ONE LOVE® – quality chicken finger meals – Raising Cane’s is in the midst of a rapid expansion across Texas and the rest of the country.

The Vision

To grow restaurants all over the world and be the brand for quality chicken finger meals, a great crew, cool culture, and active community involvement.
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Site Plan Aerial
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Regional Map

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About Dallas – Fort Worth

The twin cities of Dallas-Fort Worth represent the economic and cultural hub of North Texas, and is the largest inland metropolitan area in the United States. The city of Dallas has a population of 1.3 Million, while the city of Fort Worth has a population of 882,972. Between them, they share a metropolitan population over 7.3 Million, making Dallas-Fort Worth the largest metropolitan area in Texas. Dallas-Fort Worth is currently growing at a rate of 1.88%, which is a higher rate than that of the state or nation. As such, it is anticipated that the population will top 8.2 Million by 2023.

The region’s economy is primarily based on banking, commerce, telecommunications, technology, energy, healthcare and medical research, and transportation and logistics. As of 2017, Dallas-Fort Worth is the headquarters of 24 Fortune 500 companies, the third largest concentration in the United States.

Dallas-Fort Worth directly benefits from the fact that the State of Texas has no personal or corporate income tax. Overall, the state has one of the lowest state and local tax burdens in the nation.
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About Dallas - Fort Worth

DFW BY THE NUMBERS

DFW MSA population is larger than the combined populations of North Dakota, Hawaii, South Dakota, Wyoming, Montana, Vermont, Maine, and Alaska.

About Dallas - Fort Worth

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About Dallas - Fort Worth
## Demographics

**320 S Plano Rd**

**Richardson, TX 75081**

<table>
<thead>
<tr>
<th>Total Annual Consumer Expenditure (2019)</th>
<th>1 mi radius</th>
<th>3 mi radius</th>
<th>5 mi radius</th>
<th>10 mi radius</th>
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<tbody>
<tr>
<td>Total Household Expenditure</td>
<td>$413.53 M</td>
<td>$3.61 B</td>
<td>$9.4 B</td>
<td>$41.82 B</td>
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<tr>
<td>Total Non-Retail Expenditure</td>
<td>$217.78 M</td>
<td>$1.9 B</td>
<td>$4.97 B</td>
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<td>Total Retail Expenditure</td>
<td>$195.76 M</td>
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<td>Apparel</td>
<td>$14.66 M</td>
<td>$127.4 M</td>
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<td>Contributions</td>
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<td>$114 M</td>
<td>$307.5 M</td>
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<td>Education</td>
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<td>$201.78 M</td>
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<td>Food and Beverages</td>
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<td>Furnishings and Equipment</td>
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<td>$125.48 M</td>
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<td>Gifts</td>
<td>$10.09 M</td>
<td>$85.83 M</td>
<td>$233.3 M</td>
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<td>Health Care</td>
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<td>Household Operations</td>
<td>$16.33 M</td>
<td>$140.14 M</td>
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<tr>
<td>Miscellaneous Expenses</td>
<td>$7.85 M</td>
<td>$67.89 M</td>
<td>$177.5 M</td>
<td>$793.55 M</td>
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<td>Personal Care</td>
<td>$5.56 M</td>
<td>$48.42 M</td>
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<td>Personal Insurance</td>
<td>$36 M</td>
<td>$24.71 M</td>
<td>$66.11 M</td>
<td>$303.82 M</td>
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<tr>
<td>Reading</td>
<td>$904.6 K</td>
<td>$7.78 M</td>
<td>$20.41 M</td>
<td>$91.51 M</td>
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<tr>
<td>Shelter</td>
<td>$68.5 M</td>
<td>$767.74 M</td>
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<tr>
<td>Tobacco</td>
<td>$2.38 M</td>
<td>$23.07 M</td>
<td>$56.39 M</td>
<td>$235.08 M</td>
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<tr>
<td>Transportation</td>
<td>$75.91 M</td>
<td>$660.22 M</td>
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<td>$7.57 B</td>
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<tr>
<td>Utilities</td>
<td>$30.09 M</td>
<td>$271.05 M</td>
<td>$687.39 M</td>
<td>$2.98 B</td>
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</tbody>
</table>

**Monthly Household Consumer Expenditure (2019)**

| Total Household Expenditure             | $5,276      | $4,650      | $5,333      | $6,286       |
| Total Non-Retail Expenditure            | $2,778      | $2,453      | $2,820      | $3,334       |
| Total Retail Expenditure                | $2,498      | $2,197      | $2,512      | $2,952       |
| Apparel                                | $187        | $164        | $190        | $225         |
| Contributions                          | $174        | $147        | $174        | $214         |
| Education                              | $161        | $134        | $164        | $205         |
| Entertainment                          | $302        | $260        | $302        | $360         |
| Food and Beverages                     | $775        | $690        | $785        | $917         |
| Furnishings and Equipment              | $188        | $162        | $187        | $223         |
| Gifts                                  | $129        | $111        | $132        | $164         |
| Health Care                            | $445        | $393        | $445        | $517         |
| Household Operations                   | $208        | $180        | $209        | $250         |
| Miscellaneous Expenses                 | $100        | $87         | $101        | $119         |
| Personal Care                          | $71         | $62         | $72         | $84          |
| Personal Insurance                     | $38         | $32         | $38         | $46          |
| Reading                                | $12         | $10         | $12         | $14          |
| Shelter                                | $1,104      | $989        | $1,131      | $1,330       |
| Tobacco                                | $30         | $30         | $32         | $35          |
| Transportation                         | $968        | $850        | $970        | $1,137       |
| Utilities                              | $384        | $349        | $390        | $448         |
Demographics

320 S Plano Rd
Richardson, TX 75081

<table>
<thead>
<tr>
<th>Total Age Distribution (2019)</th>
</tr>
</thead>
<tbody>
<tr>
<td>1 mi radius</td>
</tr>
<tr>
<td>Total Population</td>
</tr>
<tr>
<td>Age Under 5 Years</td>
</tr>
<tr>
<td>Age 5 to 9 Years</td>
</tr>
<tr>
<td>Age 10 to 14 Years</td>
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<td>Age 15 to 19 Years</td>
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<td>Age 20 to 24 Years</td>
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<td>Age 25 to 29 Years</td>
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<td>Age 30 to 34 Years</td>
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<td>Age 35 to 39 Years</td>
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<td>Age 40 to 44 Years</td>
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<td>Age 45 to 49 Years</td>
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<td>Age 50 to 54 Years</td>
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<td>Age 55 to 59 Years</td>
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<td>Age 60 to 64 Years</td>
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<td>Age 65 to 69 Years</td>
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<td>Age 70 to 74 Years</td>
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<td>Age 75 to 79 Years</td>
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<tr>
<td>Age 80 to 84 Years</td>
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<tr>
<td>Age 85 Years or Over</td>
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</table>

<table>
<thead>
<tr>
<th>Median Age</th>
</tr>
</thead>
<tbody>
<tr>
<td>38.2</td>
</tr>
</tbody>
</table>

| Age 19 Years or Less | 4,600 24.4% | 45,927 27.5% | 103,987 27.6% | 356,616 26.3% |
| Age 20 to 64 Years | 10,787 59.6% | 102,018 61.0% | 226,404 60.2% | 831,050 61.4% |
| Age 65 Years or Over | 2,706 15.0% | 19,166 11.5% | 45,909 12.2% | 166,152 12.3% |

Female Age Distribution (2019)

| Female Population | 9,284 51.3% | 85,426 51.1% | 190,813 50.7% | 689,110 50.9% |
| Age Under 5 Years | 526 5.7% | 5,926 6.9% | 13,335 7.0% | 44,878 6.5% |
| Age 5 to 9 Years | 549 5.9% | 5,624 6.6% | 12,841 6.6% | 43,068 6.2% |
| Age 10 to 14 Years | 594 6.4% | 5,615 6.6% | 12,615 6.6% | 44,364 6.4% |
| Age 15 to 19 Years | 577 6.2% | 5,280 6.2% | 11,871 6.2% | 41,496 6.0% |
| Age 20 to 24 Years | 521 5.6% | 5,723 6.7% | 12,339 6.5% | 44,668 6.5% |
| Age 25 to 29 Years | 634 6.8% | 7,124 8.3% | 14,907 7.8% | 55,756 8.1% |
| Age 30 to 34 Years | 658 7.1% | 6,948 8.1% | 15,017 7.9% | 53,598 7.8% |
| Age 35 to 39 Years | 655 7.1% | 6,378 7.5% | 14,123 7.4% | 50,484 7.3% |
| Age 40 to 44 Years | 572 6.2% | 5,595 6.5% | 12,483 6.5% | 45,290 6.6% |
| Age 45 to 49 Years | 608 6.6% | 5,270 6.2% | 11,955 6.3% | 45,799 6.6% |
| Age 50 to 54 Years | 618 6.7% | 5,077 5.9% | 11,446 6.0% | 43,260 6.3% |
| Age 55 to 59 Years | 637 6.9% | 5,134 6.0% | 11,591 6.1% | 44,415 6.4% |
| Age 60 to 64 Years | 674 7.3% | 4,896 5.7% | 10,610 5.6% | 38,456 5.6% |
| Age 65 to 69 Years | 555 6.0% | 3,779 4.4% | 8,414 4.4% | 29,746 4.3% |
| Age 70 to 74 Years | 369 4.0% | 2,779 3.3% | 6,501 3.4% | 23,326 3.4% |
| Age 75 to 79 Years | 244 2.6% | 1,852 2.2% | 4,611 2.4% | 16,333 2.4% |
| Age 80 to 84 Years | 144 1.6% | 1,157 1.4% | 2,996 1.6% | 11,204 1.6% |
| Age 85 Years or Over | 150 1.6% | 1,272 1.5% | 3,358 1.8% | 12,999 1.9% |

| Female Median Age | 36.3 | 35.3 | 36.0 | 36.7 |

| Age 19 Years or Less | 2,246 24.2% | 22,444 26.3% | 50,462 26.4% | 173,806 25.2% |
| Age 20 to 64 Years | 5,577 60.1% | 52,144 61.0% | 114,471 60.0% | 421,726 61.2% |
| Age 65 Years or Over | 1,461 15.7% | 10,838 12.7% | 25,880 13.6% | 93,578 13.6% |
Demographics

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Richardson, TX 75081

<table>
<thead>
<tr>
<th>Race and Ethnicity</th>
<th>1 mi radius</th>
<th>3 mi radius</th>
<th>5 mi radius</th>
<th>10 mi radius</th>
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<tbody>
<tr>
<td>Total Population (2019)</td>
<td>18,093</td>
<td>167,110</td>
<td>376,300</td>
<td>1,35 M</td>
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<tr>
<td>White (2019)</td>
<td>9,670</td>
<td>78,062</td>
<td>196,587</td>
<td>771,785</td>
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<tr>
<td>Black or African American (2019)</td>
<td>2,923</td>
<td>35,555</td>
<td>67,937</td>
<td>215,024</td>
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<tr>
<td>American Indian or Alaska Native (2019)</td>
<td>99</td>
<td>1,040</td>
<td>2,520</td>
<td>8,826</td>
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<tr>
<td>Hawaiian or Pacific Islander (2019)</td>
<td>12</td>
<td>73</td>
<td>168</td>
<td>656</td>
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<tr>
<td>Other Race (2019)</td>
<td>1,592</td>
<td>20,995</td>
<td>47,404</td>
<td>146,231</td>
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<tr>
<td>Two or More Races (2019)</td>
<td>696</td>
<td>6,134</td>
<td>12,928</td>
<td>44,619</td>
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<td>950</td>
<td>7,305</td>
<td>21,495</td>
<td>92,399</td>
</tr>
<tr>
<td>Black or African American</td>
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<td>9,662</td>
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<td>55,095</td>
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<tr>
<td>Asian</td>
<td>632</td>
<td>5,236</td>
<td>10,530</td>
<td>37,085</td>
</tr>
<tr>
<td>Other Race Not Hispanic</td>
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<td>1,453</td>
<td>3,190</td>
<td>11,623</td>
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<td>Hispanic</td>
<td>1,497</td>
<td>17,711</td>
<td>40,610</td>
<td>127,666</td>
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<tr>
<td>Not Hispanic or Latino Population</td>
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<td>114,439</td>
<td>256,193</td>
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<td>52,593</td>
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<tr>
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<td>33,775</td>
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<td>200,516</td>
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<td>503</td>
<td>1,142</td>
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<tr>
<td>Asian</td>
<td>2,949</td>
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<td>46,487</td>
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<td>360</td>
<td>3,298</td>
<td>6,844</td>
<td>24,434</td>
</tr>
<tr>
<td>Hispanic or Latino Population</td>
<td>4,741</td>
<td>52,671</td>
<td>120,107</td>
<td>394,122</td>
</tr>
<tr>
<td>Hispanic White</td>
<td>2,398</td>
<td>25,469</td>
<td>60,062</td>
<td>204,256</td>
</tr>
<tr>
<td>Hispanic Black or African American</td>
<td>215</td>
<td>1,780</td>
<td>3,890</td>
<td>14,509</td>
</tr>
<tr>
<td>Hispanic American Indian or Alaska Native</td>
<td>46</td>
<td>545</td>
<td>1,378</td>
<td>4,356</td>
</tr>
<tr>
<td>Hispanic Asian</td>
<td>153</td>
<td>1,147</td>
<td>2,269</td>
<td>7,513</td>
</tr>
<tr>
<td>Hispanic Hawaiian or Pacific Islander</td>
<td>6</td>
<td>19</td>
<td>61</td>
<td>173</td>
</tr>
<tr>
<td>Hispanic Other Race</td>
<td>1,588</td>
<td>20,875</td>
<td>46,363</td>
<td>143,130</td>
</tr>
<tr>
<td>Hispanic Two or More Races</td>
<td>336</td>
<td>2,836</td>
<td>6,084</td>
<td>20,185</td>
</tr>
<tr>
<td>Not Hispanic or Latino Population</td>
<td>11,731</td>
<td>102,175</td>
<td>228,147</td>
<td>882,282</td>
</tr>
<tr>
<td>Hispanic or Latino Population</td>
<td>3,185</td>
<td>41,152</td>
<td>93,776</td>
<td>307,995</td>
</tr>
<tr>
<td>Not Hispanic or Latino Population</td>
<td>13,227</td>
<td>116,595</td>
<td>256,356</td>
<td>922,637</td>
</tr>
<tr>
<td>Hispanic or Latino Population</td>
<td>1,818</td>
<td>26,004</td>
<td>64,223</td>
<td>207,653</td>
</tr>
<tr>
<td>Not Hispanic or Latino Population</td>
<td>13,510</td>
<td>117,549</td>
<td>266,741</td>
<td>1,03 M</td>
</tr>
<tr>
<td>Hispanic or Latino Population</td>
<td>4,879</td>
<td>54,075</td>
<td>123,943</td>
<td>416,242</td>
</tr>
<tr>
<td>Projected Annual Growth (2019-2024)</td>
<td>139</td>
<td>1,404</td>
<td>3,836</td>
<td>22,120</td>
</tr>
<tr>
<td>Historical Annual Growth (2000-2010)</td>
<td>1,367</td>
<td>15,148</td>
<td>29,553</td>
<td>100,343</td>
</tr>
</tbody>
</table>
## Demographics

### 320 S Plano Rd

**Richardson, TX 75081**

<table>
<thead>
<tr>
<th>Population</th>
<th>1 mi radius</th>
<th>3 mi radius</th>
<th>5 mi radius</th>
<th>10 mi radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Estimated Population (2019)</td>
<td>18,093 M</td>
<td>167,110 M</td>
<td>377,300 M</td>
<td>1.35 M</td>
</tr>
<tr>
<td>Projected Population (2024)</td>
<td>18,389 M</td>
<td>171,623 M</td>
<td>390,863 M</td>
<td>1.44 M</td>
</tr>
<tr>
<td>Projected Annual Growth (2019-2024)</td>
<td>4.3%</td>
<td>4.5%</td>
<td>1.6%</td>
<td>0.8%</td>
</tr>
<tr>
<td>Historical Annual Growth (2010-2019)</td>
<td>3.17%</td>
<td>2.37%</td>
<td>1.6%</td>
<td>1.6%</td>
</tr>
<tr>
<td>Historical Annual Growth (2000-2010)</td>
<td>-129 M</td>
<td>-728 M</td>
<td>-1.344 M</td>
<td>-59,988 0.5%</td>
</tr>
<tr>
<td>Trade Area Size</td>
<td>3.1 sq mi</td>
<td>2.8 sq mi</td>
<td>2.7 sq mi</td>
<td>2.6 sq mi</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Households</th>
<th>1 mi radius</th>
<th>3 mi radius</th>
<th>5 mi radius</th>
<th>10 mi radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Estimated Households (2019)</td>
<td>6,532 M</td>
<td>64,708 M</td>
<td>146,889 M</td>
<td>554,335 M</td>
</tr>
<tr>
<td>Projected Households (2024)</td>
<td>6,858 M</td>
<td>68,458 M</td>
<td>156,110 M</td>
<td>596,726 M</td>
</tr>
<tr>
<td>Census Households (2010)</td>
<td>5,266 M</td>
<td>53,262 M</td>
<td>121,250 M</td>
<td>471,080 M</td>
</tr>
<tr>
<td>Census Households (2000)</td>
<td>5,368 M</td>
<td>54,877 M</td>
<td>122,216 M</td>
<td>456,839 M</td>
</tr>
<tr>
<td>Projected Annual Growth (2019-2024)</td>
<td>3.27 M</td>
<td>3.75 M</td>
<td>9.21 M</td>
<td>42,392 M</td>
</tr>
<tr>
<td>Historical Annual Change (2000-2019)</td>
<td>1.164 M</td>
<td>9.31 M</td>
<td>2.48 M</td>
<td>97,496 M</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Average Household Income</th>
<th>1 mi radius</th>
<th>3 mi radius</th>
<th>5 mi radius</th>
<th>10 mi radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Estimated Average Household Income (2019)</td>
<td>$87,139</td>
<td>$72,431</td>
<td>$88,812</td>
<td>$111,178</td>
</tr>
<tr>
<td>Projected Average Household Income (2024)</td>
<td>$97,609</td>
<td>$79,088</td>
<td>$97,433</td>
<td>$122,212</td>
</tr>
<tr>
<td>Census Average Household Income (2010)</td>
<td>$77,956</td>
<td>$61,343</td>
<td>$70,903</td>
<td>$85,837</td>
</tr>
<tr>
<td>Census Average Household Income (2000)</td>
<td>$72,838</td>
<td>$58,550</td>
<td>$64,254</td>
<td>$76,042</td>
</tr>
<tr>
<td>Projected Annual Change (2019-2024)</td>
<td>4.7%</td>
<td>6.6%</td>
<td>8.6%</td>
<td>9.2%</td>
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</table>

<table>
<thead>
<tr>
<th>Median Household Income</th>
<th>1 mi radius</th>
<th>3 mi radius</th>
<th>5 mi radius</th>
<th>10 mi radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Estimated Median Household Income (2019)</td>
<td>$78,151</td>
<td>$62,800</td>
<td>$72,344</td>
<td>$84,701</td>
</tr>
<tr>
<td>Projected Median Household Income (2024)</td>
<td>$90,704</td>
<td>$72,051</td>
<td>$83,638</td>
<td>$97,721</td>
</tr>
<tr>
<td>Census Median Household Income (2000)</td>
<td>$64,723</td>
<td>$50,877</td>
<td>$54,064</td>
<td>$60,623</td>
</tr>
<tr>
<td>Projected Annual Change (2019-2024)</td>
<td>3.2%</td>
<td>3.9%</td>
<td>9.1%</td>
<td>9.1%</td>
</tr>
<tr>
<td>Historical Annual Change (2000-2019)</td>
<td>$12,554</td>
<td>$12,294</td>
<td>$12,294</td>
<td>$13,020</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Per Capita Income</th>
<th>1 mi radius</th>
<th>3 mi radius</th>
<th>5 mi radius</th>
<th>10 mi radius</th>
</tr>
</thead>
<tbody>
<tr>
<td>Estimated Per Capita Income (2019)</td>
<td>$31,460</td>
<td>$28,069</td>
<td>$34,699</td>
<td>$45,551</td>
</tr>
<tr>
<td>Projected Per Capita Income (2024)</td>
<td>$36,406</td>
<td>$31,569</td>
<td>$38,960</td>
<td>$50,575</td>
</tr>
<tr>
<td>Census Per Capita Income (2010)</td>
<td>$27,532</td>
<td>$22,796</td>
<td>$26,705</td>
<td>$33,972</td>
</tr>
<tr>
<td>Census Per Capita Income (2000)</td>
<td>$26,190</td>
<td>$22,477</td>
<td>$24,418</td>
<td>$30,657</td>
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<tr>
<td>Projected Annual Change (2019-2024)</td>
<td>4.9%</td>
<td>5.5%</td>
<td>4.2%</td>
<td>5.0%</td>
</tr>
<tr>
<td>Historical Annual Change (2000-2019)</td>
<td>$5,270</td>
<td>$5,592</td>
<td>$10,281</td>
<td>$14,894</td>
</tr>
</tbody>
</table>

| Estimated Average Household Net Worth (2019) | $677,012 | $473,429 | $624,018 | $798,281 |
Richardson Raising Cane’s
Class A Retail Investment Opportunity
Raising Cane’s Ground Lease For Sale
320 South Plano Road
Richardson, TX 75081

Contact Us

Martin Turner
Chief Executive Officer
Office 281.445.0033
Direct 512.293.3416
martin@resolutre.com

Jeff Fralick
Commercial Advisor
Office 281.445.0033
Direct 713.829.0798
jfralick@resolutre.com

For More Information
Please Visit:
www.resolutre.com
Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER’S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker’s own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client’s questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

**AS AGENT FOR OWNER (SELLER/LANDLORD):** The broker becomes the property owner’s agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner’s agent must perform the broker’s minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer’s agent.

**AS AGENT FOR BUYER/TENANT:** The broker becomes the buyer/tenant’s agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer’s agent must perform the broker’s minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller’s agent.

**AS AGENT FOR BOTH - INTERMEDIARY:** To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker’s obligations as an intermediary. A broker who acts as an intermediary:
- Must treat all parties to the transaction impartially and fairly;
- May, with the parties’ written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
  - that the owner will accept a price less than the written asking price;
  - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

**AS SUBAGENT:** A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker’s duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker’s services. Please acknowledge receipt of this notice below and retain a copy for your records.

Regulated by the Texas Real Estate Commission

Information available at www.trec.texas.gov

IABS 1-0