

## 15MMgy Biodiesel Manufacturing Site, Bakersfield, CA: Leasing vs Buying Analysis

Property Size (sf/acres)		Type	Rail	Lease \$/sf/yr	Lease Total/yr	Lease Per gal/yr	Purchase Total	Interest/mo 5% apr/15yr	Purchase Per gal/yr.
130.7	3 acres	Land	Yes	\$1.15	\$150,305	\$0.01			
130.7	3 acres	Land	no	\$8	\$1,045,600	\$0.07			
88	2 acres	Building	no	\$9	\$770,000	\$0.05			
96	2.2 acres	Building	no	\$8.25	\$792,000	\$0.05			
48	1.1 acres	Land	no				\$4,800,000	\$240,000	\$0.018
90	1.05	Land	no				\$1,600,000	\$80,000	\$0.006

Notes

Ergon