

Main Street Loan Facility Summary

The Federal Reserve has created a new lending program to provide financing to small and medium sized businesses impacted by the coronavirus pandemic. The facility will provide for up to \$600 billion in direct loans to US businesses. Below is a summary of the terms and requirements of the loan facility.

This high level summary is being provided as an aid to our tenants only. Please see the Federal Reserve website and term sheet for specific terms and exact provisions.

Main Street Loan Program

Eligibility

- Businesses with up to 15,000 employees or up to \$5 billion in 2019 annual revenue
- Borrower must be a businesses created or organized in the U.S. or under the laws of the U.S. with significant operations in and a majority of its employees based in the United States
- Borrowers may take advantage of financing through both the PPP loan program and this Main Street facility
- Borrowers that participate in this program are prohibited from participating in the MSELF or PMCC facilities

Requirements

- Borrower must not use the proceeds to repay loan balances, with the exception of mandatory principal payments
- Borrower must attest that it requires financing due to the exigent circumstances presented by COVID-19 pandemic, and that, using the proceeds it will make reasonable efforts to maintain its payroll and retain its employees during the term of the loan
- Borrower must attest that it meets the EBITDA leverage conditions stated in the loan term section of this summary
- Borrower is prohibited from making any stock buybacks until 12 months after the date on which the direct loan is no longer outstanding
- Borrower is prohibited from paying dividends or making other capital distributions with respect to common stock until 12 months after the date on which the direct loan is no longer outstanding
- Borrower must comply with executive compensation limitations set forth in [section 4004](#) of the CARES Act

Loan Terms

- Loan term: 4 years
- Interest Rate: Adjustable rate based on LIBOR (1 or 3 month) + 300 basis points
- Interest and principal payments will be deferred for 1 year
- Principal amortization of one-third at the end of the 2nd year, one-third at the end of the 3rd year, and one third at the end of the 4th year
- Origination fee: 1.0%
- Loan Size
 - Minimum: \$500,000
 - Maximum: Lesser of \$25mm or amount when added to borrower's existing outstanding and committed debt, does not exceed four times the borrowers 2019 EBITDA
- Prepayment: No prepayment penalty

Additional Information

- See the Federal Reserve [website](#) for more information on this program
- The term sheet for this facility is available [here](#)