

## **2021 Headquarters Property Reports**

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## UMC GENERAL AGENCIES

(Pursuant to ¶ 807.8 of the *Book of Discipline*)

*Some agencies either own or lease office space in other locations for field staff and branch operations. These staff and the cost of these facilities are **not** included as part of this Headquarters Property Report.*

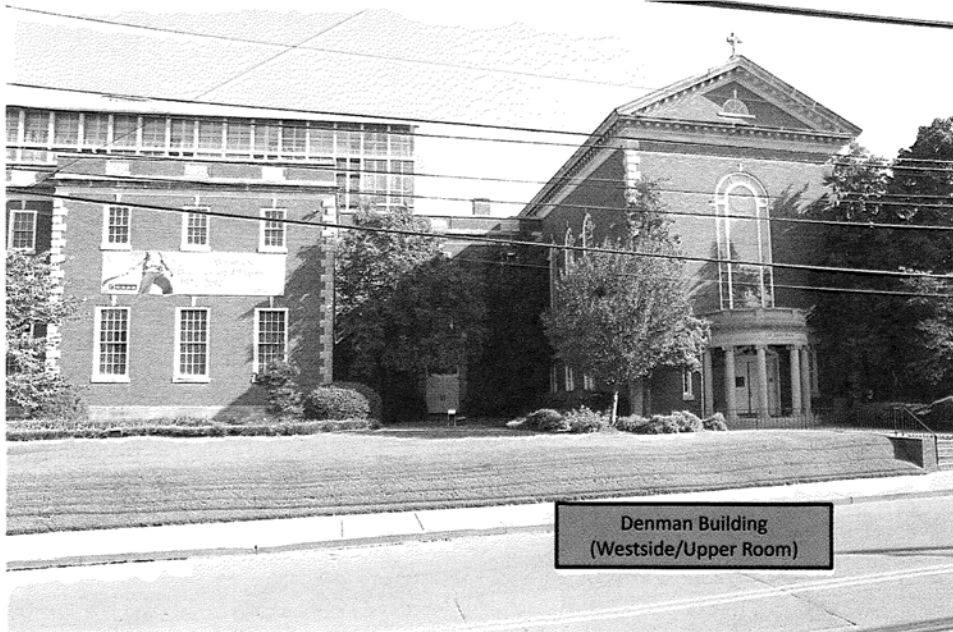
### Discipleship Ministries

1. Headquarters building location: **Denman Building  
1908 Grand Avenue, Nashville TN 37212**
2. Occupant(s) of building:
  - **General Board of Discipleship (d/b/a Discipleship Ministries)**
  - **The Upper Room, The Upper Room Chapel and Museum**
  - **General Board of Higher Education and Ministry – *Leasing office space***
  - **Africa University Development Center – *Leasing office space***
  - **Vanderbilt University Owen School of Management – *Leasing office space***
  - **United Methodist Fellowship of Church Musicians – *Leasing office space***
3. Owner(s) of building:  
**The Upper Room, Inc.**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
Yes, to:
  - **General Board of Higher Education and Ministry**
  - **Africa University Development Center**
  - **Vanderbilt University Owen School of Management**
  - **United Methodist Fellowship of Church Musicians**
5. Year and cost of last remodeling:  
**2014: \$1,450,000**
6. Year(s) facilities were constructed:  
**1952, with west wing added in 1965**
7. Is the property adequately insured?  
**Yes**

*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$7,300,000	\$7,300,000	\$7,300,000	\$7,300,000
At Fair Market Value:	\$26,853,600	\$26,853,600	\$26,953,600	\$26,953,600
9. Amount of debt at year end:	\$0	\$0	\$0	\$0
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost:	\$977,427	\$952,384	\$882,804	\$800,000
13. Amount of annual payments, as applicable:				
Total mortgage payments:	-	-	-	-
Total lease payments:	-	-	-	-
Length of lease:	-	-	-	-
Total rent payments:	-	-	-	-
14. Number of agency staff at headquarters:	113	117	110	5
<i>(Shifted to permanent remote work on January 1, 2021)</i>				
15. Number of agency staff at remote locations:	9	7	4	95
16. Square footage available to Agency:	104,800	104,800	104,800	91,900

17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation  
**N/A**
18. Please provide a recent photograph of your headquarters building(s)



## UMC GENERAL AGENCIES

(Pursuant to ¶ 807.8 of the *Book of Discipline*)

*Some agencies either own or lease office space in other locations for field staff and branch operations. These staff and the cost of these facilities are **not** included as part of this Headquarters Property Report.*

### Discipleship Ministries

1. Headquarters building location: **Kern Building  
1001 19<sup>th</sup> Ave S, Nashville TN 37212**
2. Occupant(s) of building:
  - General Board of Discipleship (d/b/a Discipleship Ministries) **At the date of filing this report, Discipleship Ministries no longer has staff in this building.**
  - General Board of Higher Education and Ministry
  - Africa University
3. Owner(s) of building:  
**General Board of Discipleship (50%)  
General Board of Higher Education and Ministry (50%)**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**No**
5. Year and cost of last remodeling:  
**2012 - \$282,274**
6. Year(s) facilities were constructed:  
**1952**
7. Is the property adequately insured?  
**Yes**

*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$2,186,000	\$2,186,000	\$2,186,000	\$0
At Fair Market Value:	\$8,238,000	\$12,804,400	\$12,804,400	\$0
9. Amount of debt at year end:	\$0	\$0	\$0	\$0
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost: (Does not include GBHEM)	\$242,677	\$236,930	\$171,970	\$63,300
13. Amount of annual payments, as applicable:				
Total mortgage payments:	-	-	-	-
Total lease payments:	-	-	-	-
Length of lease:	-	-	-	-
Total rent payments:	-	-	-	-
14. Number of agency staff at headquarters:	20	0	0	0
15. Number of agency staff at remote locations:	4	0	0	0
16. Square footage available to Agency:	20,220	20,220	20,220	0
17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation <b>N/A</b>				

18. Please provide a recent photograph of your headquarters building(s)



**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
(Pursuant to ¶ 807.8 of the *Book of Discipline*)

*Some agencies either own or lease office space in other locations for field staff and branch operations. These staff and the cost of these facilities are **not** included as part of this Headquarters Property Report.*

**General Board of Church & Society**

1. Headquarters building location:  
**100 Maryland Ave NE, Washington DC 20002**
2. Occupant(s) of building:
  - **General Board of Church & Society**
  - **Women Division**
  - **Council of Bishop**
  - **JustPeace**
  - **Commission on Religion and Race**
  - **Other non-profit organizations**
3. Owner(s) of building:  
**General Board of Church and Society**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**Please see answer in # 2**
5. Year and cost of last remodeling:  
**100 Maryland Ave. – 1999 \$5,109,000**  
**110 Maryland Ave. – 2007 \$5,431,196**
6. Year(s) facilities were constructed:  
**100 Maryland Ave. - 1923**  
**110 Maryland Ave. - 1931**
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Yes, \$30,794,500.00**



*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

2018	2019	2020	Unaudited 2021
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8. Value of building and land

At Cost:	\$7,886,695	\$7,675,753	\$7,456,551	\$6,433,640
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At Fair Market Value:	Not determined	Not determined	\$13,745,910**	\$13,680,310**
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**\*\* 2020-21 FMV listed per Washington DC Tax and Revenue assessment for 2020 & 2021.**

9. Amount of debt at year end:	\$0	\$0	\$0	\$0
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10. Interest rate on debt:	-	-	-	-
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11. Years remaining on debt:	-	-	-	-
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12. Annual operating cost:	\$1,797,037	\$1,857,689	\$1,759,357	\$1,827,653
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13. Amount of annual payments,  
as applicable:

Total mortgage payments:	-	-	-	-
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Total lease payments:	-	-	-	-
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Length of lease:	-	-	-	-
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Total rent payments:	-	-	-	-
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14. Number of agency staff at headquarters:	29	25	20	17
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15. Number of agency staff at remote locations:	-	-	-	-
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16. Square footage available to Agency:	12,376	12,376	12,376	12,376
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17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation  
**N/A**

18. Please provide a recent photograph of your headquarters building(s).



**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
(Pursuant to ¶ 807.8 of the *Book of Discipline*)

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**General Board of Global Ministries**

1. Headquarters building location:  
**458 Ponce De Leon NE, Atlanta, GA 30308**
2. Occupant(s) of building:
  - **General Board of Global Ministries of The United Methodist Church, Inc.**
  - **Grace United Methodist Church**
  - **Hope Atlanta**
3. Owner(s) of building:  
**General Board of Global Ministries of The United Methodist Church, Inc.**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**Grace UMC**  
**Hope Atlanta**
5. Year and cost of last remodeling:  
**Renovation and reconstruction started in 2016.**
6. Year(s) facilities were constructed:  
**Sanctuary with attached educational building built in 1922. Renovated in 1954 and 1964.**
7. Is the property adequately insured?  
**Yes, insured with GuideOne Insurance. The current coverage is \$19,721,900 for the building and \$3,944,500 for personal property.**

NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$22,000,000	\$22,000,000	\$22,105,908	\$22,109,960
At Fair Market Value:	\$16,412,267	\$16,412,267	\$25,000,000	\$26,540,000
9. Amount of debt at year end:	\$0	\$0	\$0	\$0
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost:	-	\$650,000	\$818,904	\$653,629
13. Amount of annual payments, as applicable:				
Total mortgage payments:	-	-	-	-
Total lease payments:	\$24,000	\$24,000	\$24,000	\$24,000
<i>*Lease payments are from Hope Atlanta.</i>				
Length of lease:	2016-2018	2018-2020	2018-2020	2020-2022
Total rent payments:	-	-	-	-
14. Number of agency staff at headquarters:	-	142	92	78
15. Number of agency staff at remote locations:	-	62	41	26
16. Square footage available to Agency:	84,966	84,966	84,966	84,966
17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation <b>N/A</b>				

18. Please provide a recent photograph of your headquarters building(s)

**South Building with Sanctuary attached.**



**North Building (former educational building)**



**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
(Pursuant to ¶ 807.8 of the *Book of Discipline*)

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**General Board of Higher Education & Ministry**

1. Headquarters building location:  
**Denman Building**  
**1001 19<sup>th</sup> Avenue S.**  
**Nashville, TN 37212**
2. Occupant(s) of building:
  - **General Board of Higher Education & Ministry**
  - **Africa University Development Office**
3. Owner(s) of building:  
**Discipleship Ministries**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**No**
5. Year and cost of last remodeling:  
**2012 - \$282,274**
6. Year(s) facilities were constructed:  
**1952**
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Yes**

*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$2,186,000	\$2,186,000	\$2,186,000	\$2,186,000
At Fair Market Value:	\$12,804,400	\$12,804,400	\$12,804,400	\$12,804,400
9. Amount of debt at year end:	\$0	\$0	\$0	\$0
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost: (Does not include GBOD)	\$385,000	\$362,033	\$360,000	\$190,000
13. Amount of annual payments, as applicable:				
Total mortgage payments:	-	-	-	-
Total lease payments:	-	-	-	\$187,500
Length of lease:	-	-	-	18 Months
Total rent payments:	-	-	-	-
14. Number of agency staff at headquarters:	63	61	60	33
15. Number of agency staff at remote locations:	0	1	1	10
16. Square footage available to Agency:	32,437	32,437	32,437	8,400
17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation	N/A			

18. Please provide a recent photograph of your headquarters building(s).

**Building sold July 15, 2021. The total amount GBHEM received was \$27,415,258.62, which reflects the 50% share of the building.**





**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
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**General Commission on the Status & Role of Women**

1. Headquarters building location:  
**77 West Washington Street, Suite 1920**  
**Chicago, IL 60202**  
***(space leased from the Northern Illinois Annual Conference)***
2. Occupant(s) of building:
  - **First United Methodist Church of Chicago (Chicago Temple)**
  - **Other Non-Methodist tenants (22 floor building)**
3. Owner(s) of building:  
**Chicago Aid Society of The First United Methodist Church of Chicago at the Chicago Temple**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**No**
5. Year and cost of last remodeling:  
**Last remodeling to the office was Feb 2014**  
**Building has undergone remodeling in 2017**
6. Year(s) facilities were constructed:  
**1924**
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Yes; We carry insurance for the portion of space that we lease from the Northern Illinois Annual Conference.**

*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$	\$	\$	\$
At Fair Market Value:	\$	\$	\$	\$
9. Amount of debt at year end:	\$	\$	\$	\$
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost:	\$	\$	\$	\$
13. Amount of annual payments, as applicable:				
Total mortgage payments:	-	-	-	-
Total lease payments:	61,865	61,865	61,865	61,865
Length of lease:	2/4yrs	3/4yrs	4/4yrs	1/1/21-12/31/21
Total rent payments:	-	-	-	\$1,387 per month
14. Number of agency staff at headquarters:	6	7	6	3
15. Number of agency staff at remote locations:	0	0	0	2
16. Square footage available to Agency:	1924	1924	1924	713.5
17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation				
No				

18. Please provide a recent photograph of your headquarters building(s)

### **HEADQUARTERS PROPERTY REPORT**

#### **UMC GENERAL AGENCIES**

(Pursuant to ¶ 807.8 of the *Book of Discipline*)

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### **The General Commission on Archives & History**

1. Headquarters building location:  
**Drew University Campus**  
**36 Madison Ave, Madison, NJ 07940**
2. Occupant(s) of building:
  - **The General Commission on Archives and History, UMC**
  - **Methodist and Special Collections, Drew University**
3. Owner(s) of building:  
**Drew University**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**Yes, Greater New Jersey Annual Conference Commission on Archives and History for their Archives Collection. \$3,000/year for 263 sq. ft.**
5. Year and cost of last remodeling:  
**None**
6. Year(s) facilities were constructed:  
**1982**
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Building structure and insurance: Drew University insures all its facilities and collections under a blanket insurance policy as follows:**

<u>Building &amp; Content Value</u>	<u>Cost/\$100</u>	<u>Total Cost</u>	<u>GCAH (67%)</u>	<u>Drew (33%)</u>
<b>\$6,479,791</b>	<b>\$ .05</b>	<b>\$3,240</b>	<b>\$2,171</b>	<b>\$1,069</b>

**\*\* As a result of provisions contained in Drew University's insurance policies, however, insurance coverage for books, records, writings, and other materials stored by or contained in the General Commission's collection is limited to \$500 per damaged or destroyed item, or \$5000 in total, unless the General Commission submits to Drew in sufficient time for timely submittal to its insurance carrier an inventory of such items identifying each item and its assessed or otherwise evaluated cost. The value of that inventory must be provided by an independent licensed appraiser. In addition, GCAH is covered under its own commercial**

package policy with a business personal property limit of \$39,500. Business Personal Property includes GCAH property located in or on the building.

*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

2018	2019	2020	Unaudited 2021
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8. Value of building and land

At Cost:	\$	\$	\$	\$
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At Fair Market Value:	\$	\$	\$	\$
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9. Amount of debt at year end:

\$	\$	\$	\$
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10. Interest rate on debt:

- - - -

11. Years remaining on debt:

- - - -

12. Annual operating cost:

\$ \$ \$ \$

13. Amount of annual payments,  
as applicable:

Total mortgage payments: - - - -

Total lease payments: - - - -

Length of lease: - - - -

Total rent payments: \$175,630 \$170,516 \$170,516 \$187,000

Library Services (Drew): \$50,831 \$50,831 \$50,831 \$55,206

14. Number of agency staff  
at headquarters:

5 5 4 4

15. Number of agency staff  
at remote locations:

1 1 1 1

16. Square footage available to  
Agency:

16,016 16,016 16,016 16,016

17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation  
**N/A**

18. Please provide a recent photograph of your headquarters building(s): September 20, 2021





**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
(Pursuant to ¶ 807.8 of the *Book of Discipline*)

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**General Council on Finance & Administration**

1. Headquarters building location:  
**1 Music Circle N.**  
**Nashville, TN 37203**
  
2. Occupant(s) of building:
  - **GCFA**
  - **United Methodist Church Foundation**
  
3. Owner(s) of building:  
**GCFA**
  
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**Yes, United Methodist Foundation**
  
5. Year and cost of last remodeling:  
**2019 – Garage netting for insulation \$24,300.00**
  
6. Year(s) facilities were constructed:  
**1989**
  
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Yes.**  
**Building: \$8,700,000**  
**Personal Property: \$1,804,400**

NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.

2018	2019	2020	Unaudited 2021
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8. Value of building and land

At Cost:	\$7,261,173	\$7,280,174	\$7,280,174	\$7,280,174
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At Fair Market Value:	\$6,870,000*	\$6,870,000*	\$11,700,000*	\$11,700,000*
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**\*Fair Market Values includes building and two additional parking lots.**

9. Amount of debt at year end:

\$0	\$0	\$0	\$0
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10. Interest rate on debt:

- - - -

11. Years remaining on debt:

- - - -

12. Annual operating cost:

\$571,000 \$465,000 \$430,000 \$381,000

13. Amount of annual payments,  
as applicable:

Total mortgage payments: - - - -

Total lease payments: - - - -

Length of lease: - - - -

Total rent payments: - - - -

14. Number of agency staff  
at headquarters:

78 56 0 5

15. Number of agency staff  
at remote locations:

2 2 58 52

16. Square footage available to  
Agency:

27,000 27,000 27,000 27,000

17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation  
**N/A**



18. Please provide a recent photograph of your headquarters building(s)



## **HEADQUARTERS PROPERTY REPORT UMC GENERAL AGENCIES**

(Pursuant to ¶ 807.8 of the *Book of Discipline*)

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### **General Commission on Religion and Race**

1. Headquarters building location:  
**100 Maryland Ave., NE  
Washington, DC 20002**
2. Occupant(s) of building:
  - **GCORR**
  - **GBCS**
  - **Council of Bishops**
  - **Women's Division**
  - **JustPeace**
  - **Other Non-UMC Agencies**
3. Owner(s) of building:  
**Stout and Teague**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**General Board of Church and Society**
5. Year and cost of last remodeling:  
**N/A – See GBCS's report**
6. Year(s) facilities were constructed:  
**N/A – See GBCS's report**
7. Is the property adequately insured?  
**Yes**

*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$	\$	\$	\$
At Fair Market Value:	\$	\$	\$	\$
9. Amount of debt at year end:	\$	\$	\$	\$
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost: (Does not include GBOD)	\$	\$	\$	\$
13. Amount of annual payments, as applicable:				
Total mortgage payments:	--	--	--	--
Total lease payments:	\$174,838	\$183,580	\$54,227	\$30,800
Length of lease:	48	48	2/28/2020 – 2/28/2022	
Total rent payments:	-	-	-	-
14. Number of agency staff at headquarters:	9	9	0	5
15. Number of agency staff at remote locations:	-	-	7	2
16. Square footage available to Agency:	3,460	3,460	3,460	688
17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation <b>N/A</b>				

18. Please provide a recent photograph of your headquarters building(s)



**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
(Pursuant to ¶ 807.8 of the *Book of Discipline*)

*Some agencies either own or lease office space in other locations for field staff and branch operations. These staff and the cost of these facilities are **not** included as part of this Headquarters Property Report.*

**General Commission on United Methodist Men**

1. Headquarters building location:  
**1000 17<sup>th</sup> Avenue South**  
**Nashville, TN 37212**
2. Occupant(s) of building:  
**GCUMM**
3. Owner(s) of building:  
**GCUMM**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**No**
5. Year and cost of last remodeling:  
**2016 & 2017 – Kitchen Remodel (\$27,000); Fencing and gates on the property (\$40,000)**  
**2019—Water Abatement in Storage Area \$8,080; Repaved West side and resealed entire parking lot: \$5,500**  
**2020 – Extended Wall on the west side - \$1,000; Replace HVAC in Storage Area - \$6,690**  
**2021 – Repainted most of building - \$2,980**
6. Year(s) facilities were constructed:  
**1964 and addition in 2014**
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Yes, the building is insured for \$710,000 and the contents \$101,300.**

*NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.*

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$1,907,400	\$1,907,400	\$1,907,400	\$2,400,000
At Fair Market Value:	\$2,000,000	\$2,000,000	\$2,000,000	\$2,400,000
9. Amount of debt at year end:	\$0	\$0	\$0	\$0
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost:	\$41,000	\$41,000	\$41,000	\$41,000
13. Amount of annual payments, as applicable:				
Total mortgage payments:	-	-	-	-
Total lease payments:	-	-	-	-
Length of lease:	-	-	-	-
Total rent payments:	-	-	-	-
14. Number of agency staff at headquarters:	8	7	7	6
15. Number of agency staff at remote locations:	0	0	1	1
16. Square footage available to Agency:	4,326	5,348	5,348	5,348
17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation <b>N/A</b>				



18. Please provide a recent photograph of your headquarters building(s)



**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
(Pursuant to ¶ 807.8 of the *Book of Discipline*)

*Some agencies either own or lease office space in other locations for field staff and branch operations. These staff and the cost of these facilities are **not** included as part of this Headquarters Property Report.*

**United Methodist Communications**

1. Headquarters building location:  
**810 12<sup>th</sup> Ave South**  
**Nashville, TN 37203**
2. Occupant(s) of building:  
**United Methodist Communications**
3. Owner(s) of building:  
**Joint Committee on communications of the United Methodist Church**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**Yes, United Methodist Publishing House**
5. Year and cost of last remodeling:  
**2017 - \$34,715.00**
6. Year(s) facilities were constructed:  
**1980**
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Yes - \$8,047,520**



NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.

	2018	2019	2020	Unaudited 2021
8. Value of building and land				
At Cost:	\$4,299,717	\$4,299,717	\$4,299,717	\$4,299,717
At Fair Market Value:	\$10,462,300	\$10,462,300	\$15,827,400	\$15,827,400
9. Amount of debt at year end:	\$0	\$0	\$0	\$0
10. Interest rate on debt:	-	-	-	-
11. Years remaining on debt:	-	-	-	-
12. Annual operating cost:	\$568,600	\$534,800	\$642,707	\$504,897
13. Amount of annual payments, as applicable:				
Total mortgage payments:	-	-	-	-
Total lease payments:	-	-	-	-
Length of lease:	-	-	-	-
Total rent payments:	-	-	-	-
14. Number of agency staff at headquarters:	103	102	13	13
15. Number of agency staff at remote locations:	1	1	81	71
16. Square footage available to Agency:	49,432	49,432	49,432	49,432
<i>*Sq. footage numbers have been updated for past years from prior records, confirmed with recent architectural review, to match county assessor. Prior number may have indicated total land square footage. Updated number is usable interior space.</i>				
17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation	N/A			

18. Please provide a recent photograph of your headquarters building(s).



**HEADQUARTERS PROPERTY REPORT**  
**UMC GENERAL AGENCIES**  
(Pursuant to ¶ 807.8 of the *Book of Discipline*)

*Some agencies either own or lease office space in other locations for field staff and branch operations. These staff and the cost of these facilities are **not** included as part of this Headquarters Property Report.*

**Wespath Benefits | Investments**

1. Headquarters building location:  
**1901 Chestnut Avenue, Glenview, IL 60025**  
**1967 Chestnut Avenue, Glenview, IL 60025**
2. Occupant(s) of building:  
**Wespath Benefits | Investments**
3. Owner(s) of building:  
**Wespath Benefits | Investments**
4. Do you lease or rent space to other organization in your headquarters building? If so, to whom?  
**No**
5. Year and cost of last remodeling:  
**2019-20: \$1,445,216 for building security renovations to the lobby**
6. Year(s) facilities were constructed:  
**2010**
7. Is the property adequately insured? Please include the insurable value of the headquarters building or the amount of current property insurance coverage for the building.  
**Yes**  
**Policy Limit \$32,660,000.00 with additional coverage for Flood \$1,000,000.00 and Earthquake \$5,000,000.00.**

NOTE: If your agency does not have exclusive or shared ownership of the building(s), you may skip questions 8 through 12.

2018	2019	2020	Unaudited 2021
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8. Value of building and land

At Cost:	\$45,649,938	\$47,084,585	\$47,112,228	\$47,170,124
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At Fair Market Value:	\$42,383,726	\$42,383,726	\$42,383,726	\$42,383,726
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**\*Wespath is unsure of the current market value. Amount shown is from 2014.**

9. Amount of debt at year end:

\$24,238,254	\$23,548,433	\$22,830,507	\$22,083,332
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10. Interest rate on debt: 4% 4% 4% 4%

11. Years remaining on debt: 22 21 20 19

12. Annual operating cost: \$ 3,856,981 \$3,969,006 \$3,999,851 \$4,208,714

13. Amount of annual payments,  
as applicable:

14. Total mortgage payments: 1,646,796 1,646,796 1,646,796 1,646,796

Total lease payments: - - - -

Length of lease: - - - -

Total rent payments: - - - -

14. Number of agency staff  
at headquarters: 246 253 256 251

15. Number of agency staff  
at remote locations: 7 6 10 10

16. Square footage available to  
Agency: 108,865 108,865 108,865 108,865

17. If your lease has any options or codicils outside of the normal lease, kindly attach an explanation  
**N/A**

18. Please provide a recent photograph of your headquarters building(s).

