

EXCEL BOOTCAMP

PRESENTED BY Chatham Financial



In addition to covering a variety of real estate finance situations and investment scenarios, this workshop will specifically cover the following excel functions and tools:

EXCEL FUNCTIONS: PV, FV, RATE, NPER, PMT, CUMPRINC, NPV, XNPV, IRR, XIRR, EDATE, EOMONTH, YEARFRAC, OFFSET, MIN, MAX, TRANSPOSE, IF, AND, OR, IFERROR, INDEX, MATCH, SUM, SUMIF, SUMIFS, SUMPRODUCT, ROUND, MROUND

TOOLS & CONCEPTS: Modelling Best Practices Keyboard Shortcuts Data Validation Conditional Formatting "What If Tools"

Data Tables
Solver

Note: Additional tools and functions will be covered as time permits.

We strongly encourage students to sign up for and complete the Excel Self-Study Crash Course class provided by Wall Street Prep. This prerequisite is particularly important for students without extensive Excel experience. Wall Street Prep is one of the leading online courses for financial modeling and provides a reasonable (\$39) Excel crash course. Chatham Financial believes this course will be an effective and inexpensive tool to create a common ground of Excel fundamentals. The Wall Street Prep course can take several hours for those not familiar with Excel, but the exam at the end only takes about an hour. should take less than an hour. Our recommendation is that those less familiar with Excel at least take the exam.

Here is a link to the course:
<https://www.wallstreetprep.com/self-study-programs/excel-crash-course/>

What will I learn?

This workshop is designed especially for real estate finance professionals who want to build highly functional discounted cash flow models using Excel. Attendees will learn Excel model architecture best practices and develop their own spreadsheets for different deal and property types that will allow them to model a wide spectrum of real estate investment scenarios quickly and effectively.

Students will use advanced tools in Excel and apply them immediately to their own Excel models. Important skills that will be addressed in detail include leveraged acquisition models, construction and development models, using statistical skills to better model real estate investment risk, and auditing existing models.

"Discounted cash flow analysis is the foundation to evaluating all types of investments, and Excel is the tool of choice to create and analyze cash flows. The goal of this workshop is to provide aspiring professionals the Excel tools in a real estate specific context to adequately and efficiently analyze risk and opportunities through well-worn modeling best practices."

- Drew Thornfeldt - Chatham Financial Real Estate Investment Banking

9:00 am to 5:00pm

Leeds School of Business, Room Kobl

S110 Friday December 8, 2017

and

Saturday, December 9, 2017

Equipment – you MUST bring your laptop already loaded with Microsoft OS version of Excel (shortcuts will be different for Apple OS Excel users) Breakfast and Lunch will be provided both days.

To register:

<https://www.eventbrite.com/e/excel-bootcamp-industry-partners-tickets-39709825156>

Industry Fee - \$550
Young Alumni Board Member - \$500

Chatham Financial Overview

Chatham Financial is an independent, unaffiliated, valued advisor to a wide array of real estate companies and investors. Our client base is comprised of private developers, REITs, institutional real estate funds, debt funds, and pension funds of all sizes. With more than 25 years of service in the real estate market we've proven that Chatham's independent market view, unique blend of derivatives expertise and deep knowledge of the capital markets plus a full suite of services and technology solutions enables our clients to optimize their asset strategy through strategy debt placement and active management of their interest rate risk. In the last 12 months, Chatham has:

- Executed \$500 billion of derivative transactions;
- Advised 27 of the 30 largest real estate private equity funds, and 35 of the largest 50, U.S. Equity REITs;
- Housed over 17,000 loans totaling over \$1 trillion in proceeds for 150 clients on our proprietary debt management system;
- Advised on over \$5 billion of capital raising and restructuring transactions.

Chatham offers market-best practices and a track record of finding creative solutions for real estate investors seeking strategic and tactical debt & equity capital markets solutions. Chatham provides services with an unbiased outlook and delivers proprietary technologies and methods to give clients a competitive edge and optimal returns. Chatham's collaborative approach to working with some of the world's largest real estate companies provides insight into the industry's best practices, creative strategies, and institutional relationships. Below is a list and brief description of some of Chatham's core services:

Interest Rate Hedging

Chatham helps clients determine and execute the right interest rate hedging strategy and structures. Chatham handles a transaction volume that exceeds \$1 billion in hedged notional each business day providing unparalleled market knowledge fueling our proprietary pricing models and ensures efficient market execution, either in competitive auction or a direct negotiation with our client's banking partners.

Accounting Services

With years of experience and deep expertise, Chatham is dedicated to assisting clients in successfully navigating the complexities of ASC 815 (formerly FAS 133) and IAS 39 and helping them align the optimal economic hedging structures with the most appropriate and favorable accounting treatments.

Real Estate Investment Banking

Chatham's Investment Banking team leverages deal flow, relationships, and expertise to deliver sophisticated real estate capital markets services. From strategic advisory to capital raising and restructuring, Chatham delivers unparalleled and unbiased service.

Chatham Debt Management

Chatham Direct for Debt Management ("CDM") is a proprietary, business process and web-based solution enabling comprehensive organization, management and reporting on commercial real estate debt instruments (held either as assets or liabilities) and portfolios.

Defeasance

Chatham's Defeasance Team has advised thousands of defeasance transactions on behalf of our clients. The industry leader in the Defeasance space, Chatham brings high levels of transparency to the roles of Defeasance Consultant and Successor Borrower.

Debt Valuation

Chatham provides full service derivative and debt valuations that are market tested and compliant with ASC 820 (formerly FAS 157) and IAS 39, including both termination values and credit value adjustments (CVAs). Chatham has worked side by side with National Council of Real Estate Investment Fiduciaries (NCREIF) to create an industry standard valuation methodology.

