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INTEREST RATE SHEET

Current as of August 1, 2021

JUNE 1, 2021 OFFERING MEMORANDUM

\$20,000,000 OF COMMUNITY IMPACT NOTES

Term of Note	Interest Rate
One (1) year	1.75%
Two (2) years	1.85%
Three (3) years	2.00%
Five (5) years	2.50%
Seven (7) years	3.00%
Ten (10) years	3.50%

Interest rates currently offered on new issuances of Community Impact Notes (the "**Notes**") pursuant to the June 1, 2021 Offering Memorandum (the "**Offering Memorandum**") are as set forth above. This Interest Rate Sheet may be amended at any time by Partner Community Capital™ ("**PCAP**") in its discretion.

Notes are offered pursuant to the Offering Memorandum, which contains essential information about PCAP and the Notes. Investors are advised to read carefully the Offering Memorandum, and the materials incorporated therein, prior to making any decision to purchase the Notes.

THE OFFERING WILL BE MADE IN RELIANCE UPON EXEMPTIONS FROM REGISTRATION PROVIDED BY SECTION 4(A)(2) OF THE SECURITIES ACT OF 1933, AS AMENDED, AND RULE 506(C) OF REGULATION D PROMULGATED THEREUNDER.

THE NOTES HAVE NOT BEEN RECOMMENDED BY ANY FEDERAL OR STATE SECURITIES COMMISSION OR REGULATORY AUTHORITY. FURTHERMORE, THE FOREGOING AUTHORITIES HAVE NOT DETERMINED THE ACCURACY, ADEQUACY, TRUTHFULNESS, OR COMPLETENESS OF THE OFFERING MEMORANDUM AND HAVE NOT PASSED UPON THE MERIT OR VALUE OF THE NOTES, OR APPROVED, DISAPPROVED OR ENDORSED THE OFFERING. ANY REPRESENTATION TO THE CONTRARY IS A CRIMINAL OFFENSE.

IN MAKING AN INVESTMENT DECISION, INVESTORS MUST RELY ON THEIR OWN EXAMINATION OF THE ISSUER AND THE TERMS OF THE OFFERING, INCLUDING THE DISCLOSURE, MERITS, AND RISKS INVOLVED.

THE NOTES ARE NOT INSURED BY THE FEDERAL DEPOSIT INSURANCE CORPORATION (FDIC), SECURITIES INVESTOR PROTECTION CORPORATION (SIPC) OR ANY OTHER STATE OR FEDERALLY

REGULATED INSTITUTION. THE NOTES ARE ALSO NOT CERTIFICATES OF DEPOSIT OR DEPOSIT ACCOUNTS WITH A BANK, SAVINGS AND LOAN ASSOCIATION, CREDIT UNION OR OTHER FINANCIAL INSTITUTION REGULATED BY FEDERAL OR STATE AUTHORITIES. THE PAYMENT OF PRINCIPAL AND INTEREST TO AN INVESTOR IN THE NOTES IS DEPENDENT UPON, AMONG OTHER THINGS, PCAP'S FINANCIAL CONDITION, WHICH IS IN TURN DEPENDENT UPON REPAYMENT OF PRINCIPAL AND PAYMENT OF INTEREST BY ITS BORROWERS. A PURCHASE OF THE NOTES IS SUBJECT TO INVESTMENT RISKS, INCLUDING POSSIBLE LOSS OF THE ENTIRE PRINCIPAL AMOUNT INVESTED.

THE CONSERVATION FUND, WHICH EXERCISES CONTROL OVER PCAP THROUGH ITS RIGHT TO APPOINT A MAJORITY OF PCAP'S BOARD OF DIRECTORS, DOES NOT GUARANTEE OR SUPPORT ANY THIRD-PARTY INDEBTEDNESS OF PCAP, INCLUDING THE NOTES, AND THE CONSERVATION FUND IS NOT OBLIGATED WITH RESPECT TO OR OTHERWISE LIABLE FOR THE NOTES OR ANY OTHER THIRD-PARTY INDEBTEDNESS OF PCAP.

NO PERSON HAS BEEN AUTHORIZED TO GIVE ANY INFORMATION OR TO MAKE ANY REPRESENTATION IN CONNECTION WITH THIS OFFERING OTHER THAN THOSE CONTAINED IN THE OFFERING MEMORANDUM, AND IF GIVEN OR MADE, SUCH INFORMATION OR REPRESENTATION MUST NOT BE RELIED ON AS HAVING BEEN MADE BY PCAP OR ANY OF ITS AFFILIATES, EMPLOYEES OR AGENTS.

INVESTORS ARE ENCOURAGED TO CONSIDER THE CONCEPT OF INVESTMENT DIVERSIFICATION WHEN DETERMINING THE AMOUNT OF NOTES THAT WOULD BE APPROPRIATE FOR THEM IN RELATION TO THEIR OVERALL INVESTMENT PORTFOLIO AND PERSONAL FINANCIAL NEEDS.