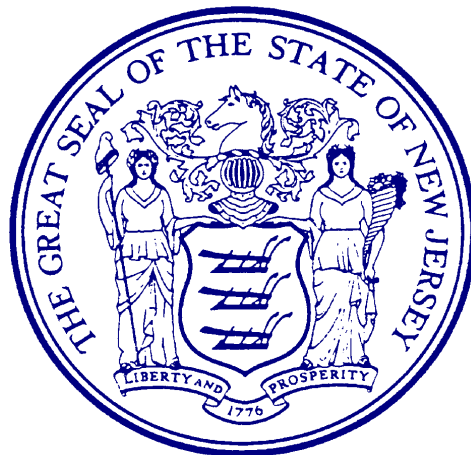


**GOLDEN NUGGET ATLANTIC CITY, LLC
QUARTERLY REPORT**

FOR THE QUARTER ENDED SEPTEMBER 30, 2021

**SUBMITTED TO THE
DIVISION OF GAMING ENFORCEMENT
OF THE
STATE OF NEW JERSEY**



**OFFICE OF FINANCIAL INVESTIGATIONS
REPORTING MANUAL**

GOLDEN NUGGET ATLANTIC CITY, LLC

BALANCE SHEETS

AS OF SEPTEMBER 30, 2021 AND 2020

(UNAUDITED)

(\$ IN THOUSANDS)

Line (a)	Description (b)	Notes	2021 (c)	2020 (d)
	<u>ASSETS:</u>			
	Current Assets:			
1	Cash and Cash Equivalents.....		\$12,304	\$6,546
2	Short-Term Investments.....		0	0
3	Receivables and Patrons' Checks (Net of Allowance for Doubtful Accounts - 2021, \$1,272 ; 2020, \$1,130).....	3	2,193	692
4	Inventories	2	1,550	2,183
5	Other Current Assets.....	4	1,341	1,504
6	Total Current Assets.....		17,388	10,925
7	Investments, Advances, and Receivables.....	11	26,697	13,668
8	Property and Equipment - Gross.....	5	198,912	196,126
9	Less: Accumulated Depreciation and Amortization.....		(84,608)	(77,556)
10	Property and Equipment - Net.....		114,304	118,570
11	Other Assets.....	6	6,309	7,169
12	Total Assets.....		\$164,698	\$150,332
	<u>LIABILITIES AND EQUITY:</u>			
	Current Liabilities:			
13	Accounts Payable.....		\$1,615	\$4,119
14	Notes Payable.....		0	0
	Current Portion of Long-Term Debt:			
15	Due to Affiliates.....		0	0
16	External.....	8	0	669
17	Income Taxes Payable and Accrued.....		0	0
18	Other Accrued Expenses.....	7	21,580	19,182
19	Other Current Liabilities.....	7	432	411
20	Total Current Liabilities.....		23,627	24,381
	Long-Term Debt:			
21	Due to Affiliates.....	8	0	0
22	External.....	8	0	0
23	Deferred Credits		1,454	3,468
24	Other Liabilities.....	9	1,493	1,925
25	Commitments and Contingencies.....		0	0
26	Total Liabilities.....		26,574	29,774
27	Stockholders', Partners', or Proprietor's Equity.....		138,124	120,558
28	Total Liabilities and Equity.....		\$164,698	\$150,332

* iGaming not included

The accompanying notes are an integral part of the financial statements.

Valid comparisons cannot be made without using information contained in the notes.

GOLDEN NUGGET ATLANTIC CITY, LLC

STATEMENTS OF INCOME

FOR THE NINE MONTHS ENDED SEPTEMBER 30, 2021 AND 2020

(UNAUDITED)
(\$ IN THOUSANDS)

Line (a)	Description (b)	Notes	2021 (c)	2020 (d)
	Revenue:			
1	Casino.....		\$59,542	\$37,741 *
2	Rooms.....		17,237	8,256
3	Food and Beverage.....		19,889	10,996
4	Other.....		10,546	6,778
5	Net Revenue.....		107,214	63,771 *
	Costs and Expenses:			
6	Casino.....		31,616	24,743
7	Rooms, Food and Beverage.....		16,641	11,749
8	General, Administrative and Other.....		29,148	25,321
9	Total Costs and Expenses.....		77,405	61,813
10	Gross Operating Profit.....		29,809	1,958
11	Depreciation and Amortization.....		6,001	6,506
	Charges from Affiliates Other than Interest:			
12	Management Fees.....		0	0
13	Other.....		0	0
14	Income (Loss) from Operations.....		23,808	(4,548)
	Other Income (Expenses):			
15	Interest Expense - Affiliates.....		0	0
16	Interest Expense - External.....		(102)	(45)
17	CRDA Related Income (Expense) - Net.....	11	(1,392)	(846)
18	Nonoperating Income (Expense) - Net.....		5	2
19	Total Other Income (Expenses).....		(1,489)	(889)
20	Income (Loss) Before Taxes		22,319	(5,437)
21	Provision (Credit) for Income Taxes.....		7,000	(1,305)
22	Net Income (Loss).....		\$15,319	(\$4,132)

The accompanying notes are an integral part of the financial statements.
Valid comparisons cannot be made without using information contained in the notes.

GOLDEN NUGGET ATLANTIC CITY, LLC

STATEMENTS OF INCOME

FOR THE THREE MONTHS ENDED SEPTEMBER 30, 2021 AND 2020

(UNAUDITED)
(\$ IN THOUSANDS)

Line (a)	Description (b)	Notes	2021 (c)	2020 (d)
	Revenue:			
1	Casino.....		\$21,336	\$16,388 *
2	Rooms.....		10,391	5,124
3	Food and Beverage.....		8,600	3,444
4	Other.....		4,712	3,243
5	Net Revenue.....		45,039	28,199 *
	Costs and Expenses:			
6	Casino.....		12,049	8,394
7	Rooms, Food and Beverage.....		7,397	3,594
8	General, Administrative and Other.....		11,202	9,109
9	Total Costs and Expenses.....		30,648	21,097
10	Gross Operating Profit.....		14,391	7,102
11	Depreciation and Amortization.....		1,909	2,077
	Charges from Affiliates Other than Interest:			
12	Management Fees.....			
13	Other.....			
14	Income (Loss) from Operations.....		12,482	5,025
	Other Income (Expenses):			
15	Interest Expense - Affiliates.....			
16	Interest Expense - External.....		(1)	(12)
17	CRDA Related Income (Expense) - Net.....	11	(557)	(370)
18	Nonoperating Income (Expense) - Net.....			0
19	Total Other Income (Expenses).....		(558)	(382)
20	Income (Loss) Before Taxes		11,924	4,643
21	Provision (Credit) for Income Taxes.....		3,712	(2,929)
22	Net Income (Loss).....		\$8,212	\$7,572

The accompanying notes are an integral part of the financial statements.
Valid comparisons cannot be made without using information contained in the notes.

GOLDEN NUGGET ATLANTIC CITY, LLC STATEMENTS OF CHANGES IN PARTNERS', PROPRIETOR'S OR MEMBERS' EQUITY

FOR THE TWELVE MONTHS ENDED DECEMBER 31, 2020
AND THE NINE MONTHS ENDED SEPTEMBER 30, 2021

(UNAUDITED)
(\$ IN THOUSANDS)

Line (a)	Description (b)	Notes	Contributed Capital (c)	Accumulated Earnings (Deficit) (d)	(e)	Total Equity (Deficit) (f)
1	Balance, December 31, 2019.....		\$117,019	\$7,671		\$124,690
2	Net Income (Loss) - 2020.....			(1,885)		(1,885)
3	Capital Contributions.....					0
4	Capital Withdrawals.....					0
5	Partnership Distributions.....					0
6	Prior Period Adjustments.....					0
7	_____					0
8	_____					0
9	_____					0
10	Balance, December 31, 2020.....		117,019	5,786	0	122,805
11	Net Income (Loss) - 2021.....			15,319		15,319
12	Capital Contributions.....					0
13	Capital Withdrawals.....					0
14	Partnership Distributions.....					0
15	Prior Period Adjustments.....					0
16	_____					0
17	_____					0
18	_____					0
19	Balance, September 30, 2021.....		\$117,019	\$21,105	\$0	\$138,124

The accompanying notes are an integral part of the financial statements.
Valid comparisons cannot be made without using information contained in the notes.

GOLDEN NUGGET ATLANTIC CITY, LLC

STATEMENTS OF CASH FLOWS

FOR THE NINE MONTHS ENDED SEPTEMBER 30, 2021 AND 2020

(UNAUDITED)

(\$ IN THOUSANDS)

Line (a)	Description (b)	Notes	2021 (c)	2020 (d)
1	CASH PROVIDED (USED) BY OPERATING ACTIVITIES..		\$8,932	(\$2,535)
	CASH FLOWS FROM INVESTING ACTIVITIES:			
2	Purchase of Short-Term Investments			
3	Proceeds from the Sale of Short-Term Investments			
4	Cash Outflows for Property and Equipment.....		(2,189)	(718)
5	Proceeds from Disposition of Property and Equipment.....			
6	CRDA Obligations		(1,392)	(846)
7	Other Investments, Loans and Advances made.....			
8	Proceeds from Other Investments, Loans, and Advances			
9	Cash Outflows to Acquire Business Entities.....		0	0
10				
11				
12	Net Cash Provided (Used) By Investing Activities.....		(3,581)	(1,564)
	CASH FLOWS FROM FINANCING ACTIVITIES:			
13	Proceeds from Short-Term Debt			
14	Payments to Settle Short-Term Debt.....			(808)
15	Proceeds from Long-Term Debt		0	0
16	Costs of Issuing Debt.....			
17	Payments to Settle Long-Term Debt.....		(514)	0
18	Cash Proceeds from Issuing Stock or Capital Contributions...		0	0
19	Purchases of Treasury Stock.....			
20	Payments of Dividends or Capital Withdrawals.....			
21				
22				
23	Net Cash Provided (Used) By Financing Activities.....		(514)	(808)
24	Net Increase (Decrease) in Cash and Cash Equivalents.....		4,837	(4,907)
25	Cash and Cash Equivalents at Beginning of Period.....		7,467	11,453
26	Cash and Cash Equivalents at End of Period.....		\$12,304	\$6,546
	CASH PAID DURING PERIOD FOR:			
27	Interest (Net of Amount Capitalized).....		\$102	\$1
28	Income Taxes.....			

The accompanying notes are an integral part of the financial statements.
Valid comparisons cannot be made without using information contained in the notes.

GOLDEN NUGGET ATLANTIC CITY, LLC

STATEMENTS OF CASH FLOWS

FOR THE NINE MONTHS ENDED SEPTEMBER 30, 2021 AND 2020

(UNAUDITED)

(\$ IN THOUSANDS)

Line (a)	Description (b)	Notes	2021 (c)	2020 (d)
	CASH FLOWS FROM OPERATING ACTIVITIES:			
29	Net Income (Loss).....		\$15,319	(\$4,132)
30	Depreciation and Amortization of Property and Equipment...		6,001	6,506
31	Amortization of Other Assets.....			
32	Amortization of Debt Discount or Premium.....			
33	Deferred Income Taxes - Current		(2,121)	(320) *
34	Deferred Income Taxes - Noncurrent		0	0
35	(Gain) Loss on Disposition of Property and Equipment.....			
36	(Gain) Loss on CRDA-Related Obligations.....		1,392	846
37	(Gain) Loss from Other Investment Activities.....			
38	(Increase) Decrease in Receivables and Patrons' Checks		(13,285)	(1,020)
39	(Increase) Decrease in Inventories		144	315
40	(Increase) Decrease in Other Current Assets.....		(362)	570
41	(Increase) Decrease in Other Assets.....		0	513
42	Increase (Decrease) in Accounts Payable.....		(1,536)	9 *
43	Increase (Decrease) in Other Current Liabilities		0	(3,046) *
44	Increase (Decrease) in Other Liabilities		3,380	(2,776) *
45				
46				
47	Net Cash Provided (Used) By Operating Activities.....		\$8,932	(\$2,535)

SUPPLEMENTAL DISCLOSURE OF CASH FLOW INFORMATION

	ACQUISITION OF PROPERTY AND EQUIPMENT:			
48	Additions to Property and Equipment.....		(\$2,189)	(\$718)
49	Less: Capital Lease Obligations Incurred.....			
50	Cash Outflows for Property and Equipment.....		(\$2,189)	(\$718)
	ACQUISITION OF BUSINESS ENTITIES:			
51	Property and Equipment Acquired.....		\$0	\$0
52	Goodwill Acquired.....			
53	Other Assets Acquired - net			
54	Long-Term Debt Assumed.....			
55	Issuance of Stock or Capital Invested.....			
56	Cash Outflows to Acquire Business Entities.....		\$0	\$0
	STOCK ISSUED OR CAPITAL CONTRIBUTIONS:			
57	Total Issuances of Stock or Capital Contributions.....		\$0	\$0
58	Less: Issuances to Settle Long-Term Debt.....		0	0
59	Consideration in Acquisition of Business Entities.....		0	0
60	Cash Proceeds from Issuing Stock or Capital Contributions.....		\$0	\$0

The accompanying notes are an integral part of the financial statements.
Valid comparisons cannot be made without using information contained in the notes.

GOLDEN NUGGET ATLANTIC CITY, LLC
SCHEDULE OF PROMOTIONAL
EXPENSES AND ALLOWANCES

FOR THE NINE MONTHS ENDED SEPTEMBER 30, 2021
(UNAUDITED)
(\$ IN THOUSANDS)

Line (a)	Description (b)	Promotional Allowances		Promotional Expenses	
		Number of Recipients (c)	Dollar Amount (d)	Number of Recipients (e)	Dollar Amount (f)
1	Rooms	90,349	\$5,823	0	\$0
2	Food	65,365	1,898	51,122	\$3,070
3	Beverage	312,886	2,503	0	\$0
4	Travel	0	0	811	\$41
5	Bus Program Cash	0	0	0	\$0
6	Promotional Gaming Credits	97,541	16,896	0	\$0
7	Complimentary Cash Gifts	804,897	1,176	0	\$0
8	Entertainment	0	0	0	\$0
9	Retail & Non-Cash Gifts	127,476	1,632	0	\$0
10	Parking	0	0	376,422	\$1,507
11	Other	11,373	210	0	\$0
12	Total	1,509,887	\$30,138	428,355	\$4,618

FOR THE THREE MONTHS ENDED SEPTEMBER 30, 2021

Line (a)	Description (b)	Promotional Allowances		Promotional Expenses	
		Number of Recipients (c)	Dollar Amount (d)	Number of Recipients (e)	Dollar Amount (f)
1	Rooms	47,063	\$2,495	0	\$0
2	Food	30,970	795	18,956	1,138
3	Beverage	142,098	1,137	0	0
4	Travel	0	0	356	18
5	Bus Program Cash	0	0	0	0
6	Promotional Gaming Credits	28,985	7,101	0	0
7	Complimentary Cash Gifts	437,420	437	0	0
8	Entertainment	0	0	0	0
9	Retail & Non-Cash Gifts	46,910	600	0	0
10	Parking	0	0	152,926	613
11	Other	4,945	91	0	0
12	Total	738,391	\$12,656	172,238	\$1,769

*No item in this category (Other) exceeds 5%.

**GOLDEN NUGGET ATLANTIC CITY, LLC
STATEMENT OF CONFORMITY,
ACCURACY, AND COMPLIANCE**

FOR THE QUARTER ENDED SEPTEMBER 30, 2021

1. I have examined this Quarterly Report.
2. All the information contained in this Quarterly Report has been prepared in conformity with the Division's Quarterly Report Instructions and Uniform Chart of Accounts.
3. To the best of my knowledge and belief, the information contained in this report is accurate.
4. To the best of my knowledge and belief, except for the deficiencies noted below, the licensee submitting this Quarterly Report has remained in compliance with the financial stability regulations contained in N.J.S.A. 5:12-84a(1)-(5) during the quarter.

11/15/2021

Date



Michael Rodriguez

Vice President of Finance

Title

9254-11

License Number

On Behalf of:

GOLDEN NUGGET ATLANTIC CITY, LLC

Casino Licensee

1. NATURE OF BUSINESS AND SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Golden Nugget Atlantic City, LLC (“GNAC”, the “Company”, “we”, “our” or “us”) is the subsidiary of GNAC Holdings, LLC, a Delaware LLC. GNAC is the holder of the gaming license issued by the state of New Jersey and operates the Golden Nugget Atlantic City Hotel and Casino in Atlantic City, New Jersey. GNAC Holdings, LLC is wholly owned by Golden Nugget, LLC, a Nevada LLC (“GNI” or “Parent”), which is a national, diversified, restaurant, hospitality, entertainment and gaming company principally engaged in the ownership and operation of full service restaurants and Golden Nugget gaming facilities. GNI is an indirect subsidiary of Fertitta Entertainment, Inc. (“FEI”) which is wholly owned by Tilman J. Fertitta. Unless otherwise stated, all dollars are in thousands.

In April 2020, we contributed our online casino gaming business from GNAC to Golden Nugget Online Gaming, Inc., a wholly owned unrestricted subsidiary, which was then conveyed to a subsidiary of FEI. Since our online casino gaming business and GNAC were under the same common control prior to the conveyance, all periods presented have been restated as if the conveyance occurred as of the earliest period presented and all disclosures are prepared accordingly.

Basis of Presentation

The accompanying consolidated financial statements include the consolidated accounts of GNAC. All intercompany accounts and transactions have been eliminated in consolidation. The consolidated financial statements included herein have been prepared without audit and pursuant to the rules and regulations of the New Jersey Division of Gaming Enforcement. In the opinion of management, all adjustments, consisting of normal recurring items and estimates necessary for a fair presentation of the results for interim periods have been made.

Use of Estimates

The preparation of financial statements in conformity with Accounting Principles Generally Accepted in the United States of America (“GAAP”) requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

Revenue Recognition

We recognize revenue when control over the goods and services we provide has transferred to the customer, which is generally when the services are performed and we have no substantive performance obligations remaining. Sales taxes collected from customers and remitted to governmental authorities are presented on a net basis, or excluded from revenues, in our consolidated statements of operations.

Casino revenue is the aggregate net difference between gaming wins and losses, less sales incentives and other adjustments. Liabilities are recognized for funds deposited by customers before gaming play occurs and for chips in the customer’s possession. Jackpots, other than the incremental amount of progressive jackpots, are recognized at the time they are won by customers. We accrue the incremental amount of progressive jackpots as the progressive machine is played, and the progressive jackpot amount increases, with a corresponding reduction to casino revenues.

Hotel, food and beverage, and other revenues are recognized as goods and services are transferred to the customer. Room revenue is generally recognized over time, consistent with the customer’s reservation period. Advance deposits for future hotel occupancy, convention space or food and beverage services are recorded as a liability until the goods and services are provided to the customer. Food and beverage and other revenues are recognized at the point in time the services are performed or events are held.

The relative standalone selling price of accommodations, food and beverage, and other services furnished to hotel-casino guests without charge is recognized as a reduction to revenues for the department which issued the complimentary offering and as an increase to revenues for the department redeemed. Complimentary offerings periodically offered by third parties at the discretion and under our control are recorded as an expense when incurred.

Our gaming revenues included complimentary offerings and loyalty point redemptions as follows (in thousands):

	Three Months Ended September 30,		Nine Months Ended September 30,	
	2021	2020	2021	2020
Rooms	\$ 2,494	\$ 1,644	\$ 5,823	\$ 3,318
Food and beverage	2,493	1,244	6,060	3,689
Other	671	786	1,790	1,644
	<u>\$ 5,658</u>	<u>\$ 3,675</u>	<u>\$ 13,673</u>	<u>\$ 8,651</u>

Slot Player Club Liability

We have established promotional slot and player clubs to encourage repeat business from frequent and active slot machine customers and table games patrons. Members earn points based on gaming activity and such points can be redeemed for complimentary amenities, including meals in our non casino restaurants. The incentives earned by customers under these programs are based on their past play and represent separate performance obligations. Player club points generally expire within twelve months.

For transactions where players club points are earned we allocate a portion of the transaction price to the points that are earned based upon the relative standalone selling prices of the goods and services involved. We have determined the standalone selling price of player's club points by computing the redemption value of points expected to be redeemed. We have applied the practical expedient under the portfolio approach to each of our player's club transactions because of the similarity of gaming transactions. When the activity underlying the earning of the points has a wide range of selling prices and is highly variable, we use the residual approach in the allocation by computing the value of the player's club points and allocating the residual amount to the remaining revenue generating activity. This allocation results in a portion of the transaction price being deferred and presented as contract liabilities in our accompanying Balance Sheets.

Our loyalty programs include various tiers that offer different benefits, and members are able to earn credits towards tier status, which generally enables them to receive discounts similar to those provided as the complimentary offerings described above. We have determined that any such discounts received as a result of tier status do not represent material rights, and therefore, we do not account for them as distinct performance obligations.

Accounts Receivable

Accounts receivable is comprised primarily of casino and hotel receivables, net of an allowance for doubtful accounts. The allowance is estimated based on specific review of customer accounts as well as historical collection experience and current economic and business conditions. Receivables are written off when management deems the account to be uncollectible.

Financial Instruments

GAAP establishes a hierarchy for fair value measurements, such that Level 1 measurements include unadjusted quoted market prices for identical assets or liabilities in an active market, Level 2 measurements include quoted market prices for identical assets or liabilities in an active market which have been adjusted for items such as effects of restrictions for transferability and those that are not quoted but are observable through corroboration with observable market data, including quoted market prices for similar assets, and Level 3 measurements include those that are unobservable and of a highly subjective measure.

Inventories

Inventories consist primarily of food and beverages used in our restaurant outlets and retail goods are recorded at the lower of cost or market value.

Property and Equipment

Property and equipment are recorded at cost. Depreciation expense is computed utilizing the straight-line method over the estimated useful lives of the depreciable assets, as follows: buildings and improvements 10 to 40 years; furniture, fixtures and equipment 5 to 15 years; and automobiles and limousines 4 to 5 years.

Costs of major improvements are capitalized; costs of normal repairs and maintenance are charged to expense as incurred. Gains or losses on dispositions of property and equipment are recognized in the consolidated statements of operations when incurred.

Insurance Liability

We maintain large deductible insurance policies related to property, general liability, workers' compensation coverage, and certain employee medical claims. Predetermined loss limits have been arranged with insurance companies to limit our per occurrence cash outlay. Accrued liabilities include the estimated costs to settle unpaid claims and estimated incurred but not reported claims using actuarial methodologies.

Advertising Costs

Advertising costs are expensed as incurred during such year. Advertising costs, included in casino, food and beverage, and general and administrative expense, were \$0.1 million and \$0.1 million for the three months ended September 30, 2021 and 2020, respectively, and \$0.3 million and \$0.5 million for the nine months ended September 30, 2021 and 2020, respectively.

Adopted Accounting Pronouncements

In February 2016 (as amended through December 2018), the Financial Accounting Standards Board ("FASB") issued ASU No. 2016-02 codified as Accounting Standards Codification 842, Leases, ("ASC 842") which addresses the recognition and measurement of leases. Under the new guidance, for all leases, at the commencement date, lessees were required to recognize a lease liability, which is a lessee's obligation to make lease payments arising from a lease. The liability is measured on a discounted basis. Lessees also recognized a right-of-use ("ROU") asset, which is an asset that represents the lessee's right to control the use of a specified asset for the lease term. Under the new guidance, lessor accounting is largely unchanged. The effective date was for annual and interim periods beginning after December 15, 2018. ASC 842 required a transition adoption election using either 1) a modified retrospective approach with periods prior to the adoption date being recast or 2) a prospective approach with a cumulative-effect adjustment recognized to the opening balance of retained earnings on the adoption date with prior periods continuing to be reported under prior lease accounting guidance.

We adopted ASU 2016-02, "Leases (Topic 842)" as of January 1, 2019 using the modified retrospective transition approach. In connection with the adoption of ASC 842, we elected the package of practical expedients permitted under transition under which we will not need to reassess for our leases subject to: (1) whether our contracts in transition meet the definition of a lease, (2) the classification of such leases, and (3) initial direct costs for such leases. We made an accounting policy election with respect to the short-term lease recognition exemption that would eliminate the requirements to recognize leases with a term of 12-months or less on the balance sheet for all classes of underlying assets, as well as elected to not separate lease and non-lease components for our leases where we are a lessee for all classes of underlying assets. We did not elect the use of the hindsight practical expedient.

We elected to apply the transition provisions as of the adoption date, with no cumulative-effect adjustment being recognized to retained earnings in the period of adoption.

3. ACCOUNTS RECEIVABLE

Accounts receivable as of September 30 consisted of the following (in thousands):

	2021	2020
Gaming	\$ 3,063	\$ 3,238
Allowance	(1,243)	(1,106)
Non-Gaming	401	(1,415)
Allowance hotel	(28)	(25)
Total	<u>\$ 2,193</u>	<u>\$ 692</u>

4. OTHER CURRENT ASSETS

Other current assets as of September 30 consisted of the following (in thousands):

	2021	2020
Deposits	\$ 350	\$ 212
Prepaid taxes	452	531
Other prepaid	539	761
Total	<u>\$ 1,341</u>	<u>\$ 1,504</u>

5. PROPERTY AND EQUIPMENT

Property and equipment as of September 30 consisted of the following (in thousands):

	2021	2020
Land	\$ 17,650	\$ 17,650
Buildings and improvements	114,140	113,311
Furniture, fixtures, equipment	67,122	65,165
Property and equipment, gross	198,912	196,126
Accumulated depreciation	(84,608)	(77,556)
Property and equipment, net	<u>\$ 114,304</u>	<u>\$ 118,570</u>

6. OTHER ASSETS

Other assets as of September 30 consisted of the following (in thousands):

	2021	2020
Gaming license	\$ 3,215	\$ 3,215
Software	1,169	1,618
Operating lease right-of-use asset	1,925	2,336
Total	<u>\$ 6,309</u>	<u>\$ 7,169</u>

7. OTHER ACCRUED EXPENSES & LIABILITIES

Other accrued expenses and liabilities as of September 30 consisted of the following (in thousands):

	<u>2021</u>	<u>2020</u>
Payroll and related	\$ 4,918	\$ 2,401
Deposits	775	630
Other	15,887	16,151
Total accrued expenses	<u>\$ 21,580</u>	<u>\$ 19,182</u>
Gaming	\$ 432	\$ 411
Total other current liabilities	<u>\$ 432</u>	<u>\$ 411</u>

8. LONG TERM DEBT

In April 2019 we entered into an equipment loan for the purchase of gaming hardware and software. The loan bears an interest rate of 5.0% and matures in March 2021. In July 2019 we entered into an additional equipment loan with CalFirst for the purchase of gaming hardware and software. The loan bears an interest rate of 5.76% and matures July 2021.

Total debt as of September 30 is comprised of the following (in thousands):

	<u>2021</u>	<u>2020</u>
Equipment loan	\$ -	\$ 669
Total debt	-	669
Less current portion	-	(669)
Long term debt	<u>\$ -</u>	<u>\$ -</u>

9. LEASES

The components of total lease cost were as follows (in thousands):

	<u>Three Months Ended September 30</u>		<u>Nine Months Ended September 30</u>	
	<u>2021</u>	<u>2020</u>	<u>2021</u>	<u>2020</u>
Operating Lease Cost	\$ 705	\$ 761	\$ 1,588	\$ 1,937
Variable Lease Cost	597	398	1,541	615
Total Lease Cost	<u>\$ 1,302</u>	<u>\$ 1,159</u>	<u>\$ 3,129</u>	<u>\$ 2,552</u>

Cash activities associated with leases were as follows (in thousands):

	<u>2021</u>	<u>2020</u>	<u>2021</u>	<u>2020</u>
Cash Flows from operating activities:				
Payments for operating leases	\$705	\$ 761	\$1,588	\$1,937

10. EMPLOYEE BENEFIT PLAN

Certain of our employees are covered by union-sponsored, collective bargained, multi-employer health and welfare and defined benefit pension plans. We recorded plan related expenses of \$1.7 million and \$1.1 million for the three months ended September 30, 2021 and 2020, respectively, and \$4.4 million and \$3.7 million for the nine months ended September 30, 2021 and 2020, respectively.

We sponsor a qualified defined contribution retirement plan (401(k) Plan) covering our eligible, non-union employees. The 401(K) plan allows eligible employees to contribute, subject to Internal Revenue Service limitations on total annual contributions, up to 75% of their base compensation as defined in the 401(k) Plan, to various investment funds. We may match at our discretion, within prescribed limits, a portion of eligible employees' contributions. Matching contributions for the three months ended September 30, 2021 and 2020 were immaterial. Employee contributions vest immediately while our contributions vest 20% annually beginning in the participant's second year of eligibility.

11. COMMITMENTS AND CONTINGENCIES

Casino Reinvestment Development Authority Obligation

As required by the provisions of the New Jersey Casino Control Act (the "Act"), we are assessed an amount equal to 1.25% of our land-based sports related gross gaming revenues in order to fund qualified investments. This assessment is made in lieu of an Investment Alternative Tax (the "IAT") equal to 2.5% of land-based sports related gross gaming revenues. Once the funds are deposited with the New Jersey Casino Reinvestment Development Authority ("CRDA"), qualified investments may be satisfied by: (i) the purchase of bonds issued by the CRDA at a below market rate of interest; (ii) direct investment in projects; or (iii) a donation of funds to projects as determined by the CRDA. According to the Casino Control Act, funds on deposit with the CRDA are invested by the CRDA and the resulting income is shared two-thirds to the casino licensee and one-third to the CRDA. Further, the Casino Control Act requires that CRDA bonds be issued at statutory rates established at two-thirds of market value.

In May 2016, pursuant to a provision contained within legislation enacted to address Atlantic City's fiscal matters commonly referred to as the PILOT (payment in lieu of taxes) law, any CRDA funds not utilized or pledged for direct investments, the purchases of CRDA bonds or otherwise contractually obligated, related to all funds received from the payment of the IAT going forward are allocated to the City of Atlantic City. The PILOT law directs that these funds be used for the purposes of paying debt service on bonds issued by the City of Atlantic City prior to and after the date of the PILOT law. The provisions expire as of December 31, 2026.

We are required to make quarterly deposits with the CRDA to satisfy our investment obligations and, as a result of the PILOT law, record a charge to expense for 100% of the obligation amount as of the date the obligation arises.

For the three months ended September 30, 2021 and 2020, we charged to general and administrative expense \$0.5 million and \$0.4 million, respectively, and for the nine months ended September 30, 2021 and 2020, we charged \$1.4 million and \$0.8 million, respectively.

CRDA deposits and investments in CRDA bonds, net of allowances of \$18.3 million, reflected in other assets, net on the accompanying consolidating balance sheet as of September 30, 2021 and September 30, 2020 had no value.

Atlantic City PILOT Program

In June 2016, the State of New Jersey passed legislation known as the PILOT bill which requires casino properties for the next 10 years, starting January 1, 2017, to make payments in lieu of property taxes based on a statutory formula. An additional part of that bill requires the casinos to make annual payments to the state starting retroactively in 2015 through 2022 based on a similar formula. For our contribution to the state, we incurred expenses of \$0.2 million and \$0.3 million for the three months ended September 30, 2021 and 2020, respectively.

Lease Commitments

We have a non-cancelable operating lease that covers the land, building and marina adjacent to our property, which expires in 2025. Other lease commitments also include operating equipment used in daily operations. In addition to minimum lease commitments, the lease provides for contingent rentals based on a percentage of revenues in excess of specified amounts. See Note 9 for lease costs for the three and nine months ended September 30, 2021 and 2020.

General Litigation

We are subject to legal proceedings and claims that arise in the ordinary course of business. We do not believe that the outcome of any of these matters will have a material adverse effect on our financial position, results of operations or cash flows.

12. TRANSACTIONS WITH AFFILIATES

Shared Services Agreement

We have entered into Shared Services Agreements (SSA's) with affiliates. Pursuant to the SSA's, the parties agree to cooperatively develop and implement joint programs for the procurement and implementation of certain products and services including insurance and risk management, legal, information technology, entertainment, general purchasing, financial planning and accounting, human resources and employee benefit administration, marketing, strategic and tactical business planning, retail and executive management. The SSA's provide for the reimbursement of expenses if either party incurs costs in excess of its proportional share.

Tenant Agreement

We have entered into certain lease agreements with affiliates wherein they operate restaurants in our casino property and we receive rental payments. Moreover, we routinely enter into certain transactions with affiliated companies. These transactions have been entered into between related parties and are not the result of arm's-length negotiations. Accordingly, the terms of the transactions may have been more or less favorable to us than might have been obtained from unaffiliated third parties. Rental revenue from the affiliates totaled \$0.2 million for both the three months ended September 30, 2021 and 2020, respectively.

13. SUBSEQUENT EVENTS

We have evaluated subsequent events through November 15, 2021, which is the date our consolidated financial statements were available to be issued.