

FUNDINGNET LINE OF CREDIT PROGRAM

BULLET POINTS

1. 20% DEPOSIT (\$1 MILLION MINIMUM) FOR EACH PROJECT
2. LENDER WILL PROVIDE 80% OF PROJECT FINANCING
3. GENERAL LOAN TERM IS 4 YEARS; CAN BE EXTENDED FOR UP TO 4 MORE YEARS
4. DEPOSITS OF LESS THAN \$10 MILLION ARE PLACED IN A FULLY INSURED ACCOUNT WITH THE U.S. FEDERAL RESERVE BANK. DEPOSITS OF \$10 MILLION OR MORE CAN REMAIN IN THE BORROWER'S ACCOUNT AT A TOP-TIER BANK AND EARN INTEREST IF APPLICABLE.
5. BORROWER SUBMITS BUSINESS PLAN AND PROOF OF FUNDS ALONG WITH A FEW OTHER FORMS TO START THE APPLICATION PROCESS.
6. UNDERWRITING IS PROVIDED BY PRICEWATERHOUSECOOPERS AT THE LENDER'S EXPENSE. IF THE PROJECT IS ACCEPTABLE, A CONDITIONAL TERM SHEET IS ISSUED WITHIN 7-10 BUSINESS DAYS.
7. THE CURRENT INTEREST RATE IS 3.5% WITH INTEREST ONLY CHARGED AS THE FUNDS ARE ACTUALLY RECEIVED BY THE BORROWER. INTEREST PAYMENTS ARE MADE ON A CALENDAR QUARTER, NOT MONTHLY.
8. ALL FUNDS ARE CLEARED THROUGH THE U.S. FEDERAL RESERVE, BANK OF ENGLAND, EUROPEAN CENTRAL BANK AND THE CENTRAL BANK OF THE EASTERN CARIBBEAN TO PROTECT AGAINST FRAUD, MONEY LAUNDERING AND U.S. PATRIOT ACT. A HISTORY OF FUNDS REPORT IS CREATED AND SENT TO THE BORROWER'S BANK.
9. THE LOAN PROCEEDS ARE DISTRIBUTED USING A MONTHLY DRAW STRUCTURE; THERE ARE NO LUMP SUM DRAWS PERMITTED PER INSURANCE COMPANY GUIDELINES.
10. THERE IS A ONE-TIME FUNDING FEE OF 3% AND A ONE-TIME CONSULTING FEE OF 1.75%. THESE ARE CHARGED ON THE AMOUNT OF THE LINE OF CREDIT, NEVER THE AMOUNT OF THE DEPOSIT. PRICEWATERHOUSECOOPERS CHARGES A MONITORING / REPORTING FEE OF \$5,000 PER MONTH FOR EACH MONTH THAT THE LOAN IS IN PLACE.
11. THERE IS NO PREPAYMENT PENALTY, NO PERSONAL GUARANTEES REQUIRED, AND THE ONLY COLLATERAL IS THE PROJECT ITSELF. THE LENDER NEVER HAS ACCESS TO THE BORROWER'S DEPOSIT FOR ANY REASON, INCLUDING DEFAULT. GENERALLY, THE TIME BETWEEN CONDITIONAL LOAN APPROVAL AND THE FIRST DRAW IS APPROXIMATELY 90 DAYS. DUE TO COVID-19, THERE COULD BE A SLIGHT INCREASE IN THIS TIMELINE.
12. SUITABLE PROJECTS INCLUDE REAL ESTATE, ENERGY, WORKING CAPITAL, HOSPITALITY, RENOVATION PROJECTS, AGRICULTURE, CANNABIS AND HEMP AND MANUFACTURING. THE LENDER IS OPEN TO OTHER SCENARIOS AS WELL, INCLUDING MOVIE AND TELEVISION PRODUCTION. INTERNATIONAL PROJECTS ARE GENERALLY ACCEPTABLE BASED ON THE LOCATION AND THE POLITICAL AND ECONOMIC ENVIRONMENT OF EACH COUNTRY.
13. THERE ARE NEVER ANY UPFRONT FEES AND THE BORROWER'S DEPOSIT IS ALWAYS INSURED AND NEVER SUBJECTED TO ANY RISK. THE LENDER PAYS ALL UPFRONT FEES ASSOCIATED WITH THE APPLICATION, COMPLIANCE AND FUNDING PROCESSES.
14. THE LENDER IS A PRIVATE, WHOLESALE ORGANIZATION AND COMPLIES WITH ALL APPLICABLE INTERNATIONAL BANKING REGULATIONS. THEREFORE, THEY ARE NOT ALLOWED TO DISCLOSE DETAILS OF ANY FORMER OR EXITING CLIENTS NOR THE DETAILS OF ANY PREVIOUSLY FUNDED PROJECTS.