



**Legacy Real Estate,  
Investments & Funding LLC**

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**Brief Business Plan:**

**Mission:**

Legacy Real Estate, Investments & Funding LLC (Legacy REIF) is a privately held investment company focused on income producing multi-family opportunities in emerging U.S. markets. We target strategic acquisitions with high yield passive cash flow and capital appreciation with value plays through superior asset management.

**Vision:**

Legacy REIF has initially identified five main emerging markets that offer both stability of multi-family investments and also the greatest potential for capital appreciation for investment.

Our extensive research of these five emerging markets gives us great confidence to achieve our investment goals of acquiring 300 or more apartment units in 2013. We envision building a large reliable team of professionals to support building a solid portfolio.

**Objectives:**

Legacy REIF continues to build partner relationships while maintaining compliance with all SEC rules for syndication deals. Our strategy to acquire 300 or more apartment units in 2013 will be achieved through determining proper liquidity, marketability, the impact of leverage, and proper management of the assets and property management.

**Strategies:**

Legacy REIF will strategically build relationships with commercial real estate brokers in the chosen emerging markets. The area's economics, job growth and stability, market demand and development incentives are continually researched to reduce investment risk and increase ROI for investment partners. Hedging our real estate risk is achieved through diversifying our multi-family portfolio in our chosen emerging markets.

**Plans:**

Legacy REIF plans to sell a few smaller properties in our portfolio for a stronger liquidity position. In 2013, we will hold both webinars and local investment opportunity meetings in which we educate private lenders, hedge fund managers, bankers, and other investors the opportunities that are available with us for passive investments. These meetings allow us to network more strategically to build long term relationships to also meet the investment goals of our investment partners.