07/25/2026

Bluff City Rentals is currently seeking new members for the purpose of raising capital for growth.

Current company valuation = $1M, calculated as 10 times annual revenue. Current monthly revenue is about $8,000/Month. See attached transactions.

Projected monthly revenue after present round of fund raising is $16,000.00

Options for admitting new member and Securing member's Capital contribution.

1. Member contributes x amount of dollars and receive (x/company valuation)*100% ownership of Bluff City Rentals LLC. The Member then begins to receives monthly distributions according to their percentage of ownership of the company, in perpetuity. Member monthly distributions are (x/company valuation)*100% of company's monthly profits.

2. Member contributes x amount of dollars as a loan to Bluff City Rentals LLC and receives an x dollar lien on a Bluff City Rentals LLC real estate asset to secure monthly distributions. Monthly distributions are then made that act as loan payments at a 10% interest rate. The member will thus have the option to foreclose on said company asset if distributions are not made as agreed. The loan will be amortized over a fixed period, minimum 2 years and maximum of 5 years.
This option requires a Minimum contribution - $50,000.00