PROMPT People

Eric de Valpine

For the last 20 years Eric has helped small companies launch, grow and stabilize. He has been CFO of multimedia and software companies including those with angel and venture capital backing. As a consultant, Eric built management tools for a YUM! Brands joint venture with Hong Kong-based Favorite Restaurants Group. For 10 years Eric has ran Foodshed Investors, an angel network focused on small producers and sustainable agriculture, and a provider of Technical Assistance for the last four years to two USDA funded grants.

Most recently Eric was the pre-opening CFO for a food & beverage project preserving a building from 1880 and adding it to the National Register of Historic Places, and simultaneously opening the first vinyl listening lounge in Austin, TX. Both developments in unique urban core neighborhoods experiencing transformative change.

Eric has a BA from the University of Texas, Austin and an MBA from the University of California, Irvine.

Chris Peifer

Chris is a veteran technology executive with 20+ years of experience focused on cloud-delivered services. He has successfully grown B2B/B2C technology services for Consumers (hOp, Barnes&Noble/nook, MiMedia), Government (S.O.E.), Physicians (WebMD, iLIANT) and Real Estate Operators (hOp, ePropertyCare, Barkably/Tenney 110). His enterprise and consumer sales exceed 1.0 billion USD in electronic reading devices, tablets, digital content, and software. His most horrifying professional experience may involve his 24 hours of on-air QVC spots.

He has served as CEO, CSO, CRO over the past 8 years. Highlights have included; Invented a proximity based social network with the intent to simplify and celebrate helping others. The platform was utilized by Multifamily Operators to cultivate community. Served **over 60,000 homes**. Drove the distribution of an e-Reading ecosystem (Android tablets, e-Ink devices, and apps) to annual sales **in excess of $200 million**. Negotiated with App Stores and devised a "Powered by" branded strategy.

Bachelors in Communications from Vanderbilt

Charles Hadsell

Founder, ePropertyCare

Charles is an accomplished technology executive with a proven 20+ year track record at leading organizations. Charles spent the first 15 years of his career in a variety of sales, marketing and senior leadership positions at semiconductor firms Analog Devices and Texas Instruments. In 2018 he founded ePropertyCare and today has clients in over 27 states and offers an end-to-end smart building solution.

Charles has a BS in Electrical Engineering and minor in Finance from Princeton University, an executive MBA from the University of Chicago Booth School of Business, and completed executive education at MIT Sloan School of Business.

PROMPT People & Partnerships

Advisor to the Board: Jeff McQueen (Residential Development) Shea Homes

Board Chair: Eric de Valpine, CEO

Directors: Charles Hadsell (Property Technology) ePropertyCare

Candidates: TBD offers outstanding to join the board

- Jeffrey Mah (Capital & financial strategy) Highland Homes
- Jim Wentworth (Commercial development) Wentworth Property
- Rick Andreen (Residential development) Inspire
- Greg Stevenson (Corporate strategy) T. Rowe Price
- David Perel (Hospitality & multifamily) NewcrestImage, CIO
- Dan Swanstrom (Hospitality & multifamily) CFO Consultant (fmrly Corepoint Lodging & Monogram Residential)

STACK

DEVELOPMENT TEAM
Sophisticated mixed-use experience
Team | STACK

boom

ePropertyCare
Innovative Asset Protection

Prompt Business Plan

PROMPT HOLDING COMPANY
(Flower Petal, LLC)

OPERATING COMPANY
(Flower Petal Operations, LLC)

REAL ESTATE COMPANY
(Flower Petal Real Estate, LLC)

PROMPT RE
Teams
Centralized Scale

PROMPT PropTech System

Smart Building Technology
Resident Experience Software
Resident Reward Tool
App Work | Boom Pay
Consolidation = Expand Market, Revenue, & Exit Valuation
Centralization = EBITDA Expansion & Positive Cash Flow

coGP Capital Investments

coGP Capital = 1-5% of DevCo Capital Stack
coGP Capital = Promoted Equity / Potential for Large MOIC
Landco Investments = Potential for Mid-Stream Profits
LandCo Investments = Larger Pipeline
PropCo Investments = Consolidate into REIT

Additional Operating Business
Immediate Cash Flow and EBITDA Expansion

Real Estate Investing Structure
Produces Multiple Billions of Developments and Rental Assets
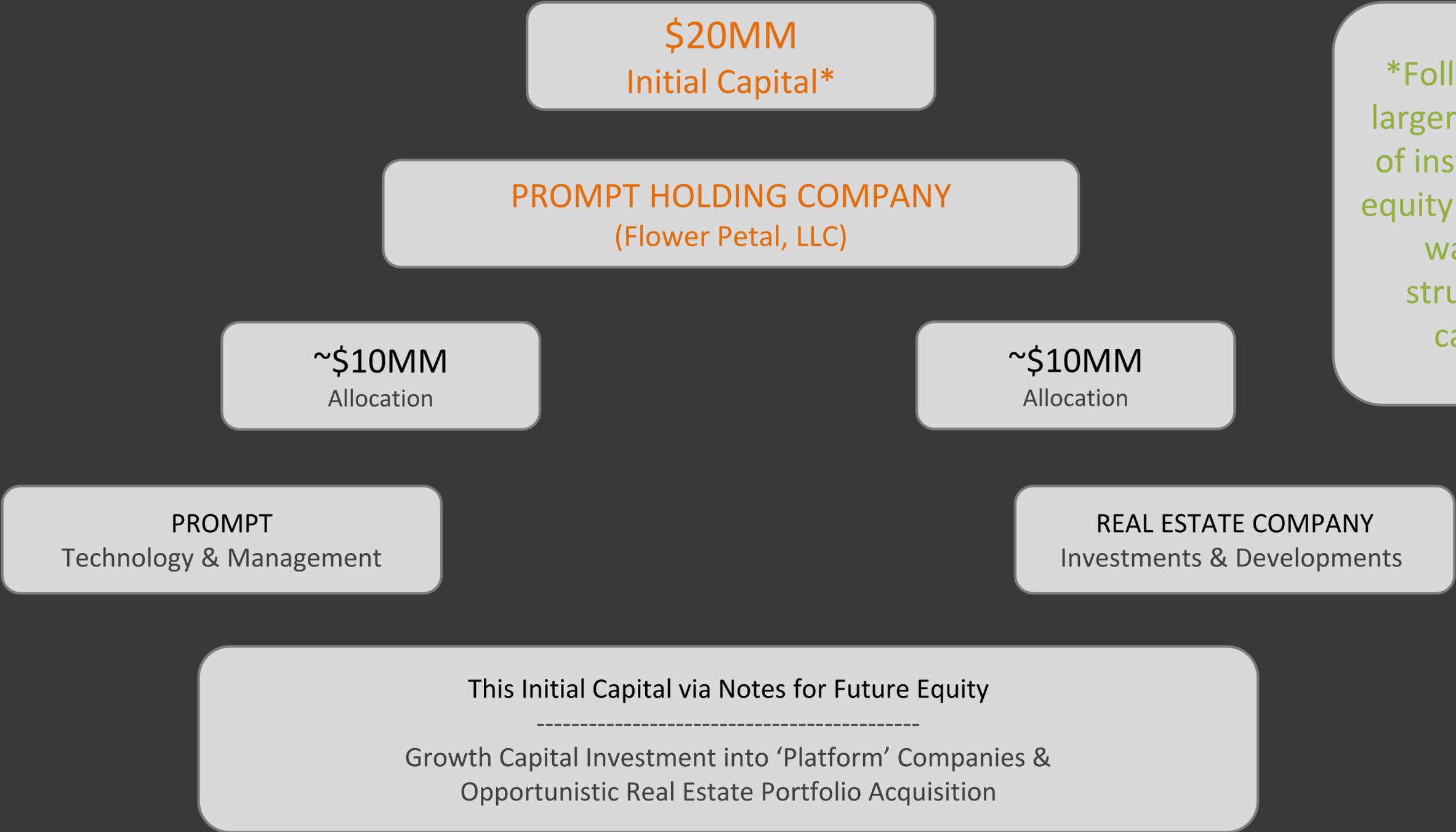
PROMPT MANAGEMENT

PROMPT SERVICES

DEVELOPMENT SERVICES

LAND CO'S

DEV CO'S

PROP CO'S

Prompt Initial Capital

$20MM
Initial Capital*

PROMPT HOLDING COMPANY
(Flower Petal, LLC)

*Followed by larger amounts of institutional equity and debt-warrant structured capital

~$10MM
Allocation

~$10MM
Allocation

PROMPT
Technology & Management

REAL ESTATE COMPANY
Investments & Developments

This Initial Capital via Notes for Future Equity

Growth Capital Investment into 'Platform' Companies &
Opportunistic Real Estate Portfolio Acquisition

Accelerated Growth with OpCo-PropCo Capital

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                    │      PROMPT HOLDING COMPANY           │
                    │        (Flower Petal, LLC)            │
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OPERATING COMPANY
(Flower Petal Operations, LLC)

← OpCo-PropCo Equity Investments →

REAL ESTATE COMPANY
(Flower Petal Real Estate, LLC)

PROMPT PropTech Platform

coGP Capital Investments

OpCo-PropCo Equity Investments

+ PROMPT MANAGEMENT

+ PROMPT SERVICES

+ DEVELOPMENT SERVICES

REAL ESTATE CO #1
Joint Ventures
PropCo | DevCo | LandCo

REAL ESTATE CO #2
Joint Ventures
PropCo | DevCo | LandCo

REAL ESTATE CO #3
Joint Ventures
PropCo | DevCo | LandCo

7-Year Business Plan*

PROMPT HOLDING COMPANY
(Flower Petal, LLC)

OPERATING COMPANY
(Flower Petal Operations, LLC)

REAL ESTATE COMPANY
(Flower Petal Real Estate, LLC)

PROMPT PropTech Platform

Revenue, 2030 Forecast	393,421,234
EBITDA Margin	30% - 50%
Valuation Estimate	3,000,000,000
Prompt Equity Stake	50% +
Prompt Valuation	1,500,000,000+

coGP Capital Investments

coGP Investments, DevCo/LandCo	150,000,000
coGP MOIC Potential, 4-5 Year Cycles	5x
REIT Investments, PropCo	150,000,000
Yield Forecast, Mature	9%
Annual Returns, 2030	176,250,000
Real Estate Equity Value	1,982,812,500

Additional Operating Business
Immediate Cash Flow and EBITDA Expansion add to Valuation

Prompt Holding Company Enterprise Value Target $3BN+
SAFE Note Investor Return Target 10x+

+ PROMPT MANAGEMENT

+ PROMPT SERVICES

+ DEVELOPMENT SERVICES

*2030 Forecast Estimates