

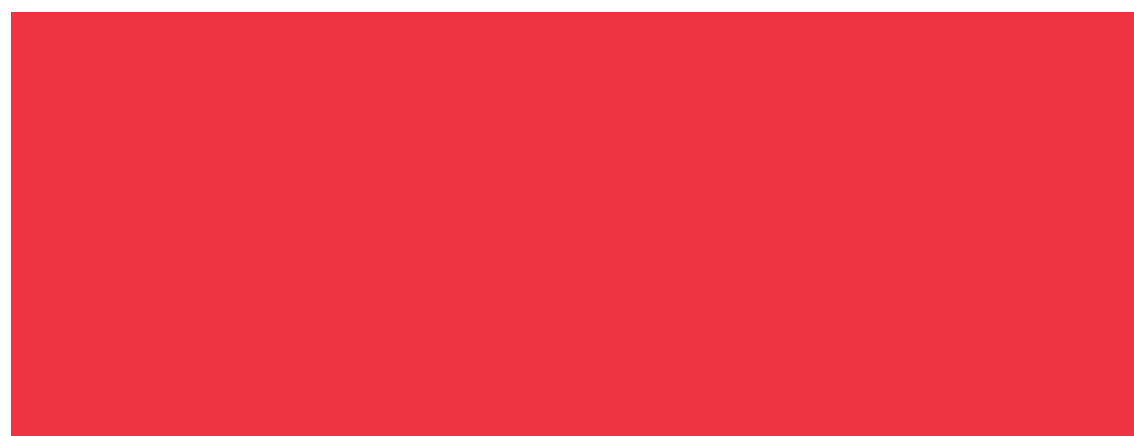
GrandeClub and RESIDENCES



CHARLESTON,
SOUTH CAROLINA

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OVERVIEW



The Grande Organization (TGO) is an integrated company specializing in residential and hotel development, educational facilities, sports management, and resort and destination real estate. Each brand operated by TGO strives to supply one or more aspects of healthy living. Founded in 2006, the firm is headquartered in New York, with satellite offices strategically located in cities around the world. The TGO team, including celebrity partners, offers a powerful combination of sports and marketing acumen built from extensive career experience and academic credentials from leading universities.



Whether it is a fee-driven assignment, a private joint venture, or a public/private partnership, The Grande Organization endeavors to exceed clients' and partners' expectations. We deliver innovative solutions that meet the highest business standards, while providing economic and social returns on investments. We leverage proven business models alongside creative approaches to enhance asset values and accelerate sales, thereby providing long-term value to our investors, shareholders, partners, and clients. Furthermore, among other services, The Grande Organization's ability to maintain continued presence in operations and asset management throughout the lifespan of a project has proven to be a valuable resource for our partners.



GRANDE BRAND

The Grande Organization's brand portfolio is built upon a foundation of exceptional service, iconic design, enhanced amenities, sustainable features, and luxury. Our brands have been conceptualized to meet market needs and the predilections of our partners and investors. The Grande Organization's core interests include integrated real estate development and finance, technology, interior design and furnishing, community art, celebrity branding and marketing, wellness programs, education, club membership programs, and tax-advantaged investments. Innovative solutions combined with strong technical expertise and marketing acumen will allow us to exceed the expectations of our owners, guests, investors, and partners by positioning The Grande Organization as a leader in celebrity lifestyle hospitality and residential brands.

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CHARLESTON, SC

Founded in 1670 as Charles Town in honor of King Charles II of England, Charleston is the oldest and second largest city in the state of South Carolina. The city lies just south of the midpoint of the state's coastline and is located on Charleston Harbor, an inlet of the Atlantic Ocean. With a metro area population of nearly 700,000, current trends put Charleston as the fastest-growing municipality in South Carolina.

Known for its rich history, well-preserved architecture, distinguished restaurants, and mannerly people, Charleston has received a large number of accolades, including "America's most friendly city" by Travel + Leisure and Condé Nast Traveler, and also "the most polite and hospitable city in America" by Southern Living magazine.

The area became wealthy through the export of cotton, and was home to a major naval base with its shipyard providing construction and logistical support to the armed forces during World War II. Today, Charleston is a major tourist destination with a variety of luxury hotels, fine dining restaurants, and upscale shopping. Boeing, the world's largest aircraft manufacturer, and BMW have both moved into the area, resulting in an economic impact across the state. Charleston is quickly becoming a prime location in the information technology field, and according to the Charleston Business Journal, is approaching other tech areas like Boston, New York, and Seattle.

GRANDE CLUB AND RESIDENCES

Planned for one of two 100-acre plots in the Charleston metropolitan area—the Grande Residences would incorporate a modern and upscale community alongside beautifully landscaped park areas with community spaces and bike trails. The master-planned community would enjoy luxury amenities such as the Paradise Health Spa & Wellness with pool and gym facilities, as well as a celebrity-branded tennis complex.

The Grande Residences will feature 240 single-family homes and 120 multi-family homes. These contemporary luxury homes are complete with the amenities and accompanying services to provide for an extraordinary lifestyle. By means of the highest aesthetic and architectural standards, the Residences will boast spacious layouts, well-equipped kitchens, designer furnishings, and more.

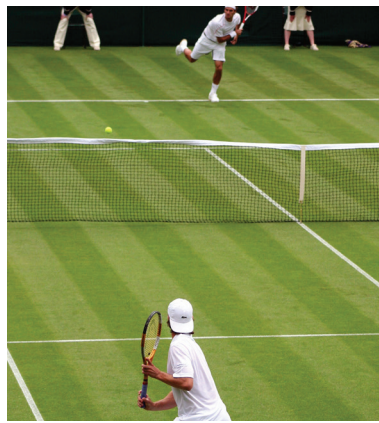


GRANDE CLUB AND RESIDENCES

Residents of the Grande community will enjoy elegantly appointed homes with all of the amenities of home ownership, yet with few of the responsibilities. The Grande Organization delivers management expertise and concierge services alongside the systems and support to ensure comfort and convenience. From luxuriant, manicured lawns to housekeeping and caretaker services, homeowners will be surrounded by lavish amenities.

Additionally, the Grande Residences offers the services and facilities of the Grande Racquet Club. The development will include 16 tennis courts, a clubhouse, and a pro shop as part of the Racquet Club. Spa and wellness centers supplement the facilities. Top tennis professionals and a tennis concierge will enable members and guests to enjoy the best of tennis in a thriving financial metropolis.



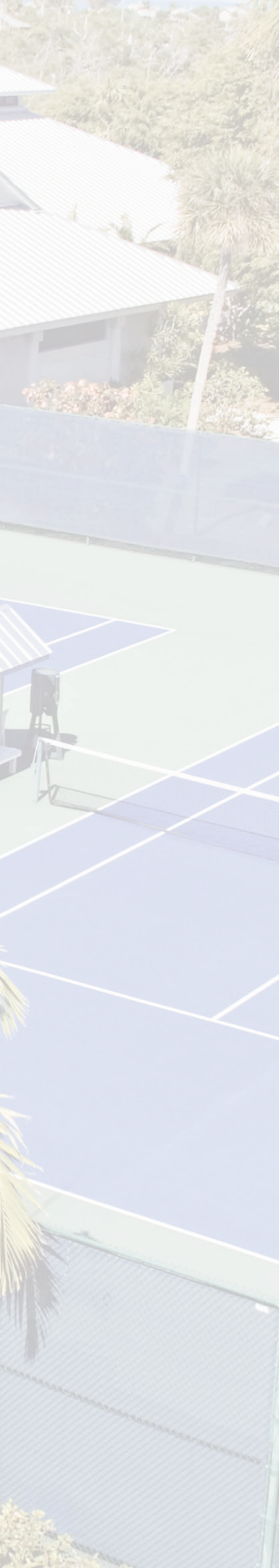


GRANDE RACQUET CLUB

Play with a Purpose.

The Grande Racquet Club supports a private community of tennis enthusiasts and casual fans. It develops a robust membership from individuals looking for workout and social partners, families, couples bonding over a common interest, and corporate associates, to name a few. Supporting it all is a staff dedicated to the comfort, happiness, and security of every member.

Time-tested strategies form the foundation of instruction at this exclusive community. Camps and clinics, as well as group, private, and semi-private instruction teach the on- and off-court tactics, techniques, and mental fortitude needed to excel at the game. Flexibility in the lessons enables the program's tennis pros to deliver personalized instruction that matches a player's desired skill level and preferred mode of play, whether casual, competitive, or something in between. An onsite concierge helps members identify what workout, regimen, and tennis program to participate in each week.



As a social and sports club, the Grande Racquet Club presents a carefully curated assortment of community-minded events. In addition to round robins and member tournaments, the Racquet Club runs cocktail mixers, pro exhibitions, group wellness and fitness activities, and family-oriented programming. Responsive to community needs, the Racquet Club helps members get the most out of their schedule, while adapting overall programming to the community.



GrandeClub and RESIDENCES

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