

Dear Investors and Supporters of Trophy Point,

Our USMA-only real estate lending fund is growing rapidly (with no loan defaults so far).

In the past 90 days alone, we have originated another \$1,800,000 in loans. We have another \$2,000,000 already planned for the next 30 days.

Our original thesis is holding true: Competent USMA real estate investors need to secure real estate funding quickly in order to win deals in this very competitive real estate market. Many grads are raving about our fast closing times and ease of doing business with us.

Furthermore, lending to West Point grads yields us far greater cooperation when there is a problem. We experienced two situations in which if we had lent to a non-USMA person, the episode might have resulted in litigation. However, because all parties operated off mutual trust, a simple and direct conversation resolved the issues.

I have been lending for nearly 13 years in over 100+ deals and I can tell you as a matter of fact that the character of borrowers matter a great deal more than one might think: to the point where, I as a lender, am even willing to reduce rates in order to do business with people I know to be reliable and trustworthy. You cannot find a better borrower class than the USMA crowd.

As we are growing, so does our need for more capital. **We would like you to consider investing with us.**

Why should you invest:

- You need a place to safely park cash for a period of time.
- You have a need or desire for a fixed income offering between 6-8%.
- You desire a fairly safe and above average risk adjusted return.
- We take Self Directed IRA funds to help diversify your retirement.
- You like the idea of your money being invested in fellow USMA grads.

What makes our notes low risk:

- 1st position lien on the real estate at 80% or less loan to value.
- Personal Guarantee of credit worthy USMA grads.
- Your money is not tied up in any single loan; co-mingled across the pool of loans.
- We (Samir, Nick and Dave) take the first loss on any loan that goes bad against our \$1.2MM in equity.

Our updated 12-month notes yield (payable quarterly):

8% for amounts over \$50,000

7% for amounts between \$25,000-\$50,000

6% for amounts between \$15,000-\$25,000

I'm only a phone call away if you desire to chat!

Samir Patel
Trophy Point