

# The Utopian Islands' and The Utopian Renaissance's Financial Projections (Forecasts) and its Valuation Justifications (Assumptions), including its Equity Portfolio for Years 1-10

(PLEASE NOTE: All Financials Projection details are Available for review  
in Electronic Excel Format —found in our Due Diligence Room)

By Erica Drake (Founder/CEO) and Yara Arias (CFO)

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# STAGES OF DEVELOPMENT

(SOD's for Part I: The Utopian Islands & Part II: The Utopian Renaissance)

## THE UTOPIAN ISLANDS

- ISLANDS & HORIZONTAL DEVELOPMENT
- SALE OF OUR 500 CUSTOM-DESIGNED BUNGALOW ESTATES
- CONSTRUCTION OF RESORT & SUPPORT SERVICES
- INAUGURAL OF THE RESORT WITH 2-WEEK CELEBRATION & RESORT OPERATION BEGIN

## THE ROYAL GUARD OF UTOPIA

- THE ROYAL BANK OF UTOPIA
- THE ROYAL FUND OF UTOPIA & THE ROYAL REAL ESTATE TRUST
- THE ROYAL LEAGUE OF UTOPIA
- THE ROYAL CHARITY OF UTOPIA

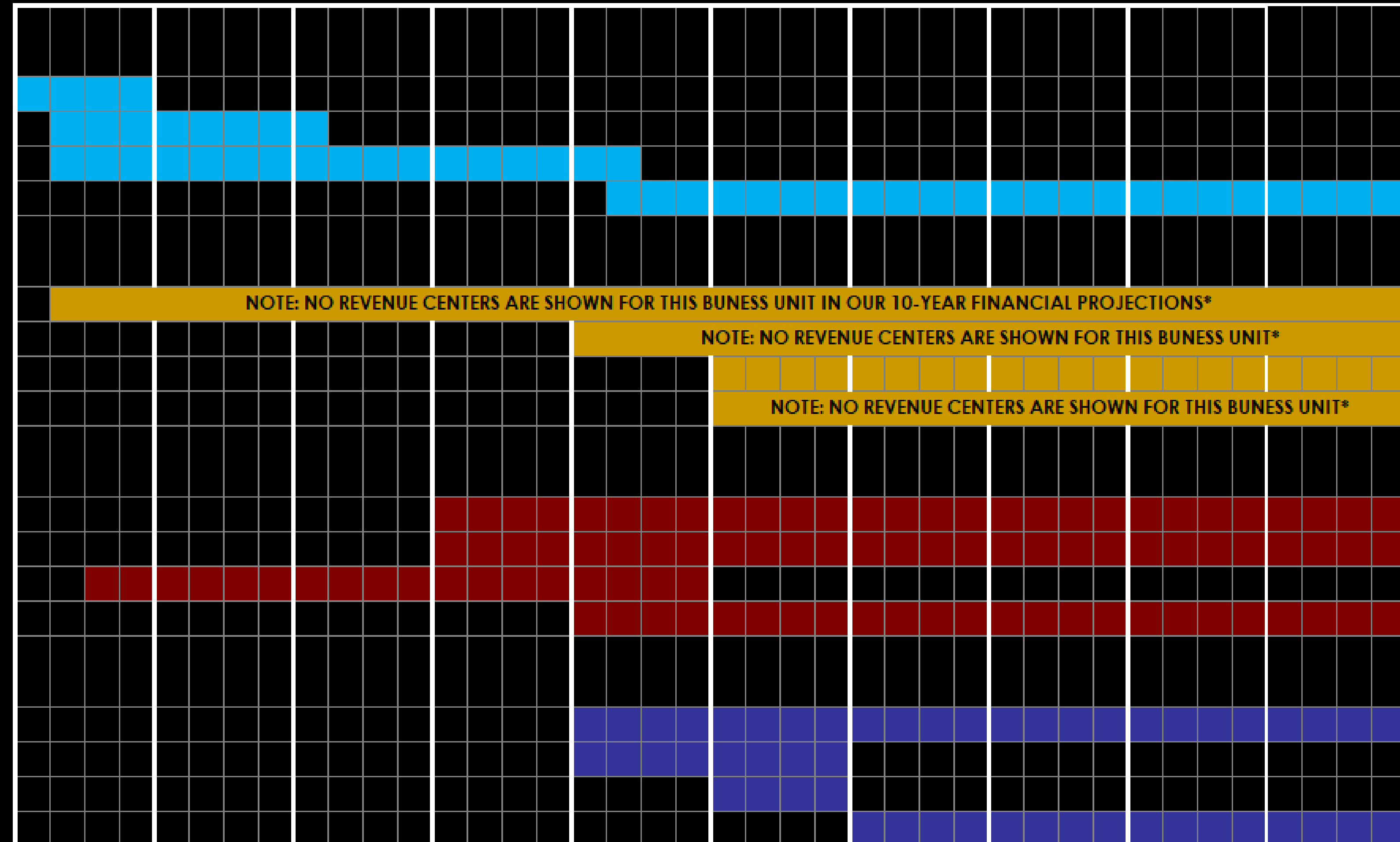
## THE UNIVERSITY OF MAVERICK

- MAVERICK ENTREPRENEURS IS REVISED AND RE-LAUNCHED GLOBALLY
- THE CAPITALBRIDGE IS REVISED AND RE-LAUNCHED GLOBALLY
- CONSTRUCTION OF THE UNIVERSITY OF MAVERICKS & COLOSSEUM
- LAUNCH OF THE UNIVERSITY OF MAVERICK TRAINING FOR TRAINERS

## THE GLOBAL SOLUTION OLYMPICS

- LAUNCH OF THE GLOBAL SOLUTION OLYMPICS
- GLOBAL ENTREPRENEURS BEGIN TO CREATE THEIR GLOBAL SOLUTIONS
- YEAR 1 OF THE GLOBAL SOLUTION OLYMPICS
- ANNUAL GLOBAL SOLUTION OLYMPICS

YEAR 1   YEAR 2   YEAR 3   YEAR 4   YEAR 5   YEAR 6   YEAR 7   YEAR 8   YEAR 9   YEAR 10

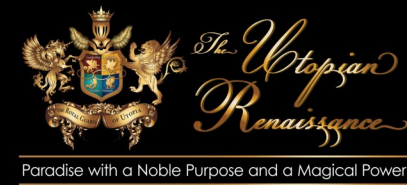




Paradise with a Noble Purpose and a Magical Power

# PART I & PART II: THE UTOPIAN RENAISSANCE

## BAHAMIAN CORPORATE STRUCTURE & BRANDS FOR PART I & II COMBINED



THE UTOPIAN RENAISSANCE

THE HOLDING (PARENT COMPANY)  
A BAHAMIAN CORPORATION

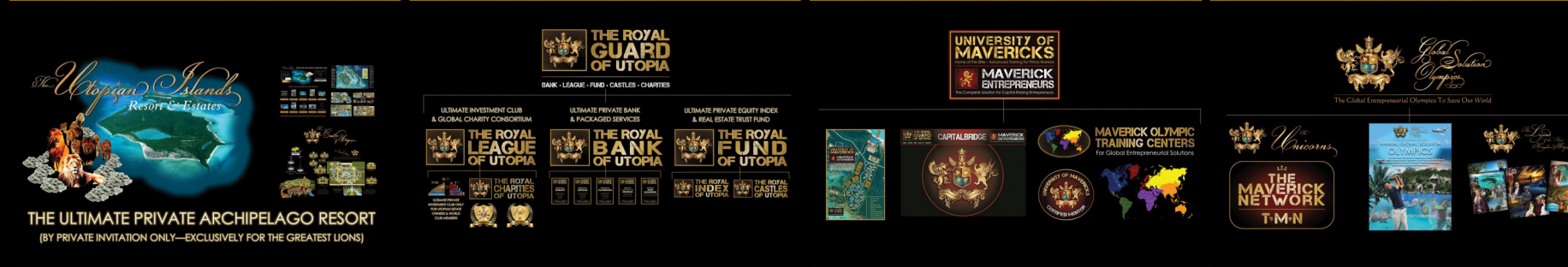
THE UTOPIAN BOARD OF DIRECTORS - HOLDING COMPANY



EXECUTIVE TEAM - REPORT TO ERICA DRAKE - FOUNDER/CEO

UTOPIAN LEGAL & ADMIN SUPPORT	UTOPIAN LOGISTICS & ENERGY TEAMS	UTOPIAN MARINE (AVIATION & SUPERYACHT CENTER)	UTOPIAN REAL ESTATE TRUST	UTOPIAN MARKETING & SALES TEAMS	UTOPIAN FINANCE & AUDITING	OPERATIONS, ENGIN. & TECHNOLOGY	UTOPIAN SECURITY & SUPERHERO TEAMS	UTOPIAN MEDICAL SERVICES & HOSPITAL	WORLD CLUB MEMBERSHIP & RESERVATIONS MANAGEMENT	THE UTOPIAN DREAMS CUSTOM DESIGN CENTER
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PART I: YEARS 1-5		PART II: YEARS 6-10	
THE UTOPIAN ISLANDS	THE ROYAL GUARD OF UTOPIA	THE UNIVERSITY OF MAVERICKS & MAVERICK ENTREPRENEURS	THE GLOBAL SOLUTION AWARDS



1A RESORT REAL ESTATE DEVELOPER	2A THE ROYAL BANK OF UTOPIA	3A THE UNIVERSITY OF MAVERICKS - EXUMA HQ	4A MAVERICK COLISIUM & GLOBAL EVENTS
1B RESORT & ARCHIPLAGO MANAGEMENT	2A1 UTOPIAN MORTGAGES	3B MAVERICK ENTREPRENEURS - EXUMA HQ	4B ANNUAL GLOBAL OLYMPICS COMPETITIONS
1C UTOPIAN WORLD & YACHT CLUB & RESERVATIONS	2A2 UTOPIAN TITLE INSURANCE	3C MAVERICK'S CAPITALBRIDGE (FINTECH PLATF)	4C THE VILLAGES OF THE ROYAL GUARD
1D UTOPIAN DREAMS - CUSTOM DESIGN CENTER	2A3 UTOPIAN INSURANCE	3D MAVERICK GLOBAL OLYMPIC CENTERS	4D UTOPIAN HEALTH
1E RESORT & ARCHIPLAGO CASINO	2A4 UTOPIAN REAL ESTATE BROKERAGE	3E MAVERICK MENTORS & UNIVERSITY PARTNERS	4E UTOPIAN TECHNOLOGY (AI & ROBOTICS)
1F RESORT PRIVATE ESTATE MANAGEMENT	2A5 UTOPIAN BUSINESS MGMT SERVICES	3F THE MAVERICK NETWORK (TMN)	4F UNIVERSITY STAFF & TRAINERS WORLDWIDE
1G SPECIALTY ESTATES	2B THE ROYAL LEAGUE OF UTOPIA (INVESTMENT)		4G THE SECRET LEGEND OF UTOPIA (TRAVEL SERVICES)
1G1 THE UTOPIAN VILLAGES RESORT	2C THE ROYAL FUND OF UTOPIA (PE FUND)		
1G2 THE UTOPIAN MEDICAL CENTER	2D THE ROYAL INDEX OF UTOPIA (INDEX)		
1G3 THE UTOPIAN MEDICAL ESTATES	2E THE ROYAL CHARITIES OF UTOPIA (NON-PROFIT)		
1G4 THE UTOPIAN POLO CLUB & EQUESTRIAN	2F THE ROYAL GUARDS CASTLES & VILLAS		
1G5 SUPERYACHT MARINA & SLIPS	2F1 UTOPIAN CASTLE & VILLAS RESTORATION		
1H THE CASTLE OF UTOPIA	2F2 UTOPIAN CASTLES & VILLAS RENTALS		
1I THE UTOPIAN DESIGNER VILLAGE	2F3 CASTLES & VILLAS REAL ESTATE TRUST		
1J THE UTOPIAN AMPHITHEATER & EVENTS			
1K THE UTOPIAN RECORDING STUDIO			
1L THE UTOPIAN BUSINESS CENTER			
1M UTOPIAN INTER-ISLAND TRANSPORTATION			
1N UTOPIAN STAFF HOUSING & SERVICES			



Paradise with a Noble Purpose and a Magical Power

THE UTOPIAN CORPORATE STRUCTURE - INTERNAL & INFRASTRUCTURE SUPPORT SERVICE TEAMS



THE UTOPIAN 4 MAIN BUSINESS UNITS AND THEIR BRANDS AND RESPECTIVE SUB-BRANDS

THE UTOPIAN ISLANDS  
Resort & Estates

UTOPIAN WORLD CLUB

OUR SPECIALTY ESTATES

UTOPIAN MEDICAL & ESTATES

UTOPIAN VILLAGE

UTOPIAN POLO CLUB & EQUESTRIAN CENTER

THE ROYAL GUARD OF UTOPIA  
BANK • LEAGUE • FUND • CASTLES • CHARITIES

THE ROYAL BANK OF UTOPIA

THE ROYAL LEAGUE OF UTOPIA

THE ROYAL FUND OF UTOPIA

THE ROYAL INDEX OF UTOPIA

THE ROYAL CHARITIES OF UTOPIA

UNIVERSITY OF MAVERICKS  
Home of the Elite - Advanced Training for Prima-Warriors

MAVERICK ENTREPRENEURS  
The Complete Solution for Capital-Raising Entrepreneurs

MAVERICK OLYMPIC TRAINING CENTERS  
For Global Entrepreneurial Solutions

THE MAVERICK NETWORK  
T.M.N

UNIVERSITY OF MAVERICKS  
CERTIFIED MENTOR

Global Solutions Olympics  
The Global Entrepreneurial Olympics To Save Our World

THE ROYAL VILLAGES OF UTOPIA  
OUR WORLD'S SUPPORT EXPERTS

UTOPIAN HEALTH

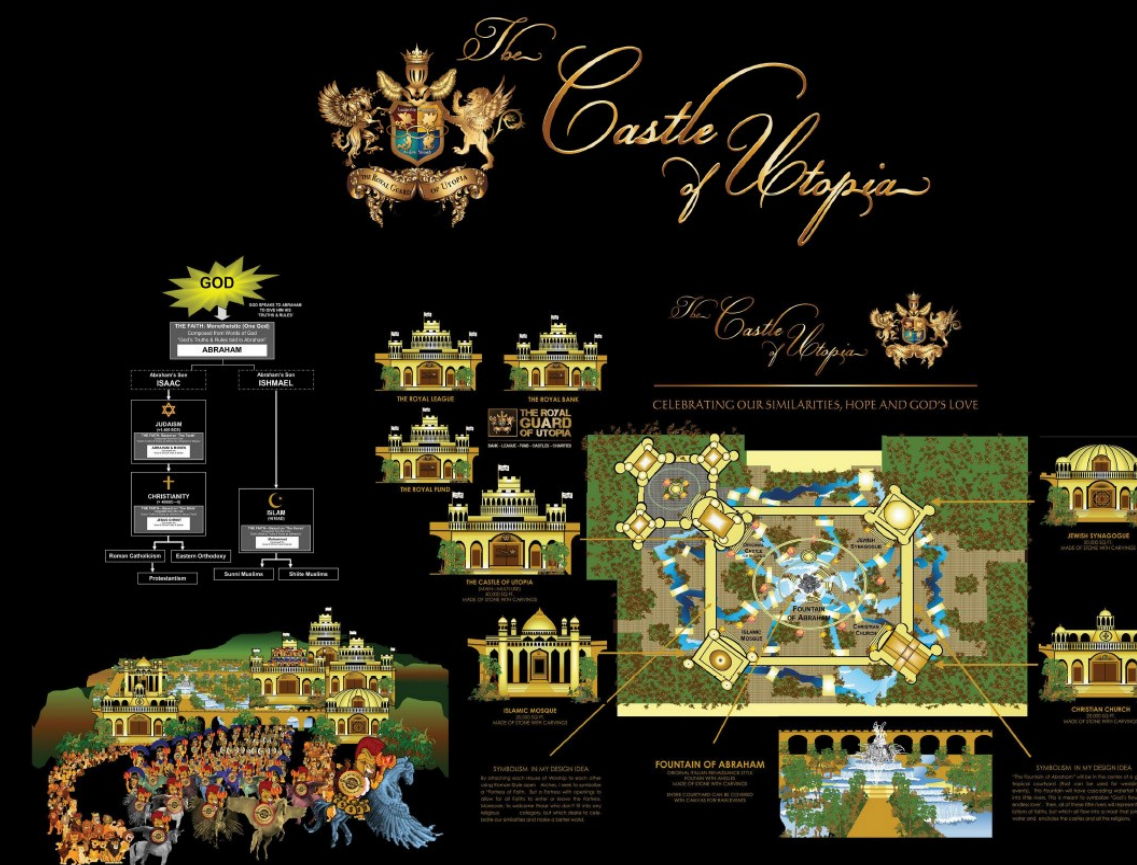
UTOPIAN TECHNOLOGY  
AI & ROBOTICS

UTOPIAN UNICORNS

*The Utopian Islands*  
Resort & Estates

# PART I: THE UTOPIAN ISLANDS

## Financial Projections & Assumptions (Years 1-10)



# THE ULTIMATE PRIVATE ARCHIPELAGO RESORT

(BY PRIVATE INVITATION ONLY—EXCLUSIVELY FOR THE GREATEST LIONS)

# *The Utopian Islands* Resort & Estates

The Detailed Analysis of The Utopian Islands' Financial Projections (Forecasts) are available in Electronic Format (MS Excel) for Review in our Due Diligence Room

## **A. ASSUMPTIONS**

1. Pricing Assumption (Market Analysis)
2. Revenue Assumptions
3. COGS Assumptions
4. SGA Assumptions
5. Capital Expenditures (CAPEX) Assumptions
6. Depreciation and Amortization Assumptions

## **B. PROJECTIONS (Summary of Assumptions)**

1. Revenue - Gross Sales
2. COGS (Variable Expenses)
3. SGA - Operating Expenses (Fixed Expenses)
4. CAPEX (Investment Expenses)
5. Depreciation & Amortization

## **C. STATEMENTS**

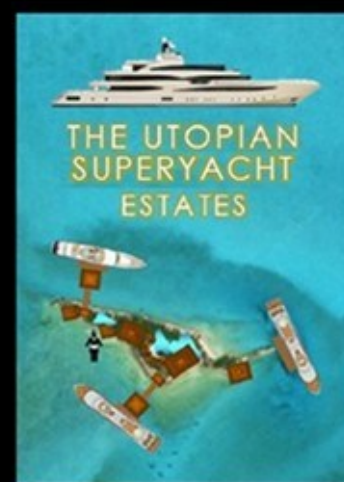
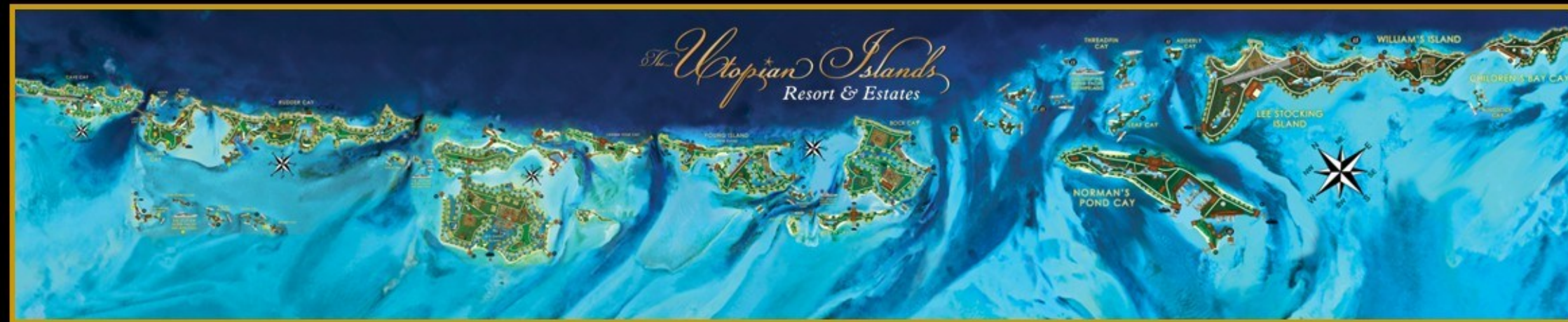
1. Debt Schedule
2. Working Capital Schedule
3. Income Statement
4. Cash Flow Statement
5. Balance Statement

# The Utopian Islands

## Resort & Estates

### SUMMARY OF OUR OFF-MARKET PRE-SALE OFFER

#### OUR 'CORPORATE ESTATE' PRE-SALE OFFER



OR

#### OPTION A

ONLY TEN (10) - 10% DISCOUNT

#### THE SUPERYACHT ESTATE OF THE ROYAL ESTATE

- 10,000-15,000 S/F ESTATE WITH A 1.5 ACRE LOT
- 6-8 BEDROOMS / 5-8 BATHS AND A 2 ACRE LOT
- AMENITIES AS DESIRED
- OR A PRIVATE ISLAND WITH A GRAND ESTATE AND A DOCK FOR MEGA-SUPERYACHT (250'+)

PRICE = \$35M  
DEPOSIT REQUIRED: \$3.5M



#### OPTION B

ONLY TWENTY (20)  
10% DISCOUNT

#### THE GRAND ESTATE

- 6,000-8,000 S/F ESTATE
- A 1.25 ACRE LOT
- 5-8 BEDROOMS / 5-8 BATHS
- AMENITIES AS DESIRED

PRICE = \$25M  
DEPOSIT REQUIRED: \$2.5M



#### OPTION C

ONLY TWENTY (20)  
33% DISCOUNT

#### THE BEACH ESTATE

- 3,500 S/F ESTATE
- A 0.5 ACRE LOT
- 3 BEDROOMS / 3 BATHS
- AMENITIES AS DESIRED

PRICE = \$5M  
DEPOSIT REQUIRED: \$500K

#### EXECUTING THE PRE-SALE PURCHASE OF OUR 'CORPORATE ESTATES' & OUR 'SPECIALTY ESTATES & VILLAS'

- ◆ PROSPECTIVE BUYER REVIEWS A STANDARD DRAFT LEGAL AGREEMENT FOR 'CONVERTIBLE DEBENTURE' IN A NEWLY FORMED BAHAMIAN LIMITED LIABILITY COMPANY (LLC)
- ◆ BUYER SENDS DEPOSIT REQUIREMENTS INTO ESCROW
- ◆ ONCE DEPOSITS ARE IN ESCROW, THE FINAL CORPORATE DOCUMENTATION IS SENT TO BUYER FOR EXECUTION BY THE BUYER AND THE UTOPIAN ISLANDS
- ◆ AS THE ISLANDS PURCHASES ARE COMPLETED AND THE LOTS ARE DESIGNATED, BUYERS WILL MAKE THEIR FINAL DECISION TO EITHER CONVERT THE DEBT TO EQUITY (THEREBY BUYING THE ESTATE). THEN, THE BUYER CAN SELECT THEIR DESIRED LOTS (FIRST BUYERS IN, RECEIVE FIRST CHOICE OF LOTS).
- ◆ BUYERS WILL THEN BEGIN WORKING WITH THEIR ASSIGNED ARCHITECTS AND INTERIOR DESIGNER TO CUSTOM DESIGN THEIR ULTRA-LUXURY TROPICAL BUNGALOW ESTATE

#### OUR 'SPECIALTY ESTATES & VILLAS' PRE-SALE OFFER



#### Utopian Medical & Estates

THE UTOPIAN MEDICAL CENTER  
WITH 150 WATERFRONT MEDICAL ESTATES

PRICE: \$10.5M  
3,500 S/F MEDICAL ESTATE (3-BEDROOMS / 3-BATHS)  
DEPOSIT: \$1M



#### Utopian Marine

SUPERYACHT SERVICE CENTER

UTOPIAN MARINE & SUPERYACHT SERVICE CENTER WITH 25 SUPERYACHT SLIPS

PRICE: 15M  
SLIP FOR 250'+ SUPERYACHTS  
DEPOSIT: \$1.5M



#### Utopian Village

OUR PRIVATE RESORT SECURITY ENTRANCE

THE UTOPIAN VILLAGE  
75 PRIVATE VILLAS

PRICE: \$5M  
2,500 S/F VILLA (2-BEDROOMS / 2-BATHS)  
DEPOSIT: \$500K



#### Utopian Polo Club

& EQUESTRIAN CENTER

THE UTOPIAN POLO CLUB & EQUESTRIAN CENTER  
40 PRIVATE POLO CLUB VILLAS

PRICE: \$5M  
2,500 S/F VILLA (2-BEDROOMS / 2 BATHS)  
DEPOSIT: \$500K

# ASSUMPTIONS: PRICING ASSUMPTIONS

(REVENUE CENTERS ASSUMPTIONS) - PAGE 1

	REVENUE CENTER BY UNIT ASSUMPTION	REVENUE PER UNIT COST	COGS PER UNIT COST	GROSS MARGIN PER UNIT COST	ASSUMPTION DESCRIPTION
1	PRIVATE CUSTOM-DESIGNED ESTATE—BEACH ESTATE	\$9M	33%	\$6M	The unit price for each Bungalow Estate will be priced based on location on the islands and its views. The smaller estates will have a starting price of \$5M, with an average price point expected to be much higher. Construction costs are based upon - Cost x a Multiple of 3.
2	PRIVATE CUSTOM-DESIGNED ESTATE—GRAND ESTATE	\$15M	33%	\$10M	The unit price for each Bungalow Estate will be priced based on location on the islands and its views. The larger estates—Grand Estates will have a starting price of \$9.0M. Construction costs are based upon Cost x a multiple of 3.
3	PRIVATE ESTATE ADD-ON'S (50% OF ESTATES)	\$8M	25%	\$6M	Using our unique modular designs, our Add-on's include such things as: (1) additional bedrooms, (2) grotto bar, (3) elevators, etc. We have estimated that 1/2 of the estates (or 250 of the 500 estates) will elect to purchase add-on's at an average price of \$7M. Construction costs are based upon Cost x multiple of 4.
4	SUPERYACHT MARINA	\$50,625	10%	\$45,563	Assumption is based on the Marina having 150 slips at a minimum of \$45/ft. with an average boat length estimated to be 50 feet in length, times 30 days/month at an average occupancy rate of 75%.
5	MONTHLY RESORT FEES TO ESTATE OWNERS	\$10,000	10%	\$9,000	This revenue center is based on all estates being assessed a \$10K/month UI Resort Fee over our 500 estates. This fee will pay for Landscaping of the Resort, Security, Emergency Services, Inter-Island transport ferries, Support Services and other ancillary services provided to the estate owners at an additional cost to the Estate Owner.
6	CONDO-HOTEL RENTAL INCOME	\$54,000	10%	\$48,600	Rental royalties are calculated based on an average per night rate of \$7.5K/night with 500 Rentals bungalows times 300 rental days a year, at 60% occupancy with a 40% royalty paid to Utopian Islands for its sales and services efforts, and then divided the amount by 12 months in a year.
7	FOOD & BEVERAGE OUTLETS	\$750	10%	\$625	Based on 500 couples spending \$250/day x 30 days in a month, while expecting a 25% profit margin to the restaurant or bar, whereby UI receives 20% of the royalty or profits from the restaurant or bars.

Assumptions Overview Continued on Following Page

# ASSUMPTIONS: PRICING ASSUMPTIONS

(REVENUE CENTERS ASSUMPTIONS) - PAGE 2

	REVENUE CENTER BY UNIT ASSUMPTION	REVENUE PER UNIT COST	COGS PER UNIT COST	GROSS MARGIN PER UNIT COST	ASSUMPTION DESCRIPTION
8	Major Retail Outlets	\$2,500	10%	\$2,250	Based upon anticipated spending of roughly \$2,500/month per couple.
9	Casino	\$3.6M	10%	\$3.24M	An average casino makes between 15-20% profit. Based upon \$4M being gambled per day = \$4M x 30 days = \$120M/month at a profit of 15% = \$18M x 20% royalty to UI = \$3.6M - taking a conservative approach, UI used the amount of \$3.6M as its estimated monthly royalty. Remember, our islands are islands full of "whales." The average daily gambling amount for the Hard Rock Casino in Tampa is between \$20M-90M/day, with 90% of the money gambled by just 100 whales - therefore, The Utopian Islands should have revenue that resemble these numbers, but with a smaller amount of gamblers who are primarily all whales.!
10	Entertainment and Leisure Outlets	\$1,125	10%	\$1,013	Based on 500 couples spending \$250/day times 30 days/month at 60% occupancy with a 25% profit margin. These outlets include: Fishing, Diving and Suba, Sailing, Submarine Dives, Jet-Ski's, Shopping, as well as many other outlets
11	World Club Membership	\$10K	10%	\$9K	In order to be able to rent a Bungalow Estate from UI, the person must be a member of UI's World Club (Similar to an exclusive country club). UI' World Club Membership will be sold for \$10K/year and will require a total background check for security purposes. Membership is a requirement to visit UI and ensures the safety and security of the islands, guests and owners. The ability to screen guests and identify potential threats or liabilities will greatly benefit operations and ensure fewer incidents. Please note this fee will be increased annually as long as our Resort's occupancy remains high.
12	Super-Yacht Club Membership	\$10K	10%	\$9K	Similar to UI' World Club, its Yacht Club Membership will also be sold for \$10K/year. Membership is a requirement to visit UI Marinas and ensures the safety and security of the islands, guests and owners. The ability to screen guests and identify potential threats or liabilities will greatly benefit operations and ensure fewer incidents. Please note this fee will be increased annually as long as our Marina remains full
13	Monthly Utilities from Sustainable Energy or Bungalow Estates	\$2.5K	10%	\$2.25k	All SUSTAINABLE ENERGY utilities and services will be provided to the Estates will be covered by this monthly fee and will be deducted from rental revenues. These services are estimated to valued at \$2,500/month.

# MARKET ANALYSIS: ULTRA-LUXURY RENTALS & VACATIONS 2ND HOME INDUSTRIES

## Market Analysis of Ultra-Luxury Rental Options

c. Market Analysis of Ultra-Luxury Vacation Rental Options				
	Market Analysis of Ultra-Luxury Vacation Rental Options			
	Resort Four Seasons - Nassau	Resort Atlantis (Bahamas)	Villa Rental Musha Cay - Bahamas	Private Islands - Bahamas
*Based on a simple grading system of 4 levels ranging from 0-1 (i.e., 0.25, 0.50, 0.75, and 1.00)				
<b>Product Description Overview</b>	Private Beach Villa	Presidential Suite	Private Island Rental	Private 3500 sq. Ft. Estate
Square Footage of Product	1,400	1,800	11,000	3,500
Price / Night	\$29,000	\$25,000	\$45,000	\$7,000
Price / Square Foot	\$20.71	\$13.89	\$4.09	\$2.00
Number of Guest / Inventory	1,500	7,000	NONE	1,200
Restaurants	3.00	30.00	1.00	15.00
Minimum Stay Requirements			YES	YES
Privacy Levels of Product	0.25	0.25	1.75	3.00
Privacy Level			1.00	1.00
Security Levels	0.25	0.25	0.75	1.00
Exclusive Membership Club				1.00
Major Amenities at Resort		2.50		3.00
Super-Yacht Marina		1.00		1.00
Lazy-River		0.50		1.00
Casino		1.00		1.00
Retail Outlets	1.50	2.00	0.50	3.00
Designer Shopping Village		1.00		1.00
Water Sports	0.50	1.00	0.50	1.00
Golf Course (Solaradise intends to add/build a Golf Course in Phase II)	1.00			
Boating Service Center				1.00
Medical Services	1.00	1.00	1.00	4.00
Private Hospital with Luxury In-Patient Rooms (10 rooms)				1.00
Elective Surgery Medical Center (Plastic, Orthopedic, etc.)				1.00
Emergency Medical Services and Care	1.00	1.00	1.00	1.00
Other Services: Stem Cell, Medically Handicapped people, Senior Care				1.00
Entertainment Options	2.00	3.00	2.00	4.00
Tropical Amphitheater (Outdoor Dinner Theater)				1.00
Watersports (Fish/Dive/Boating)	1.00	1.00	1.00	1.00
Live Entertainment	0.50	1.00	0.50	1.00
Sports Complex including a Martial Arts Dojo	0.50	1.00	0.50	1.00
Airport/Helpads with Helicopter Service & Inter-Islands Transport Services	1.00	2.00	3.00	4.00
Private Airport on Island w/Plane			1.00	1.00
Private Helpads with Helicopters	1.00	1.00	1.00	1.00
Inter-Island Water Taxi		1.00		1.00
Shuttles to Mainland/Islands			1.00	1.00
Resort Services & Fees	4.00	4.00		4.00
Resort Fee Requirements	1.00	1.00		1.00
Executive Training Facilities	1.00	1.00		1.00
Conference Events Space	1.00	1.00		1.00
Special Events (Weddings, Parties and Custom Events)	1.00	1.00		1.00
Royal Spa Services	4.00	4.00	2.00	4.00
Hair & Nail Spa	1.00	1.00	1.00	1.00
Massage Services	1.00	1.00	1.00	1.00
Botox/Fillers	1.00	1.00		1.00
Facials/Other	1.00	1.00	1.00	1.00
Energy/Green Solutions	1.00	1.00	1.00	4.00
Green Technology Power & Water				1.00
Green Tech Sewer & Garage				1.00
Organic Food (Hydroponics)				1.00
Eco-Friendly Shipping & Boating	1.00	1.00	1.00	1.00
Sports Complex	1.00	2.00	0.25	4.00
Gym/Tennis/Basketball	0.50	1.00	0.25	1.00
Martial Arts Dojo				1.00
Horse Back Riding				1.00
Kids Center	0.50	1.00		1.00
Rating Total (Based on a Total Score of 38)	15.75	21.75	11.50	37.00
Value Proposition	Very Poor	Poor	Very Poor	Excellent

## Market Analysis of Ultra-Luxury Vacations & 2<sup>nd</sup> Home Options

b. Market Analysis of Ultra-Luxury Vacation & Home Options					
	Market Analysis of Ultra-Luxury Vacation & Home Options				
	Resort Atlantis (Bahamas)	Resort Four Seasons - Nassau	Airbnb / Island Home Rental The Albany - Nassau	Villa Rental Musha Cay - Bahamas	Condo-Hotel Model with Beach Front Estate at Resort Private Island Archipelago
*Based on a simple grading system of 4 levels ranging from 0-1 (i.e., 0.25, 0.50, 0.75, and 1.00)					
<b>Product Description</b>	Presidential Suite	Private Beach Villa	Private Home at Golf Resort	Private Island Rental	Private Beach-Front Estates at Resort
Square Footage of Product	1,800	1,400	4,000	11,000	3,500
Price / Night	\$25,000	\$29,000	\$18,000	\$45,000	\$7,000
Price / Square Foot	\$13.89	\$20.71	\$4.50	\$4.09	\$2.00
Number of Guest / Inventory	7,000	1,500	2,500	NONE	1,200
Restaurants	30	3	3	1	15
Minimum Stay Requirements	NO	NO	YES	YES	YES
Privacy Levels of Product	0.25	0.25	1.00	1.75	3.00
Privacy Level			0.50	1.00	1.00
Security Levels	0.25	0.25	0.50	0.75	1.00
Exclusive Membership Club					1.00
Major Amenities at Resort	3.00		1.00		3.00
Super-Yacht Marina	1.00		1.00		1.00
Lazy-River	1.00				1.00
Casino	1.00				1.00
Retail Outlets	2.00	1.50	2.00	0.50	3.00
Designer Shopping Village	1.00				1.00
Water Sports	1.00	0.50	1.00	0.50	1.00
Golf Course		1.00	1.00		
Boating Service Center					1.00
Medical Services	1.00	1.00	1.00	1.00	4.00
Private Hospital					1.00
Elective Surgery					1.00
Emergency Services	1.00	1.00	1.00	1.00	1.00
Stem Cell Options					1.00
Entertainment Options	3.00	2.00	3.00	2.00	4.00
Amphitheater (Outdoor Dinner)					1.00
Watersports (Fish/Dive/Boating)	1.00	1.00	1.00	1.00	1.00
Live Entertainment	1.00	0.50	1.00	0.50	1.00
Sports Complex	1.00	0.50	1.00	0.50	1.00
Airport/Helpads/Trans	2.00	1.00	1.00	3.00	4.00
Private Airport on Island w/Plane				1.00	1.00
Private Helpads with Helicopters	1.00	1.00	1.00	1.00	1.00
Inter-Island Water Taxi	1.00				1.00
Shuttles to Mainland/Islands				1.00	1.00
Resort Services & Fees	4.00	4.00	4.00		4.00
Resort Fee Requirements	1.00	1.00	1.00		1.00
Training Facilities	1.00	1.00	1.00		1.00
Conference Events Space	1.00	1.00	1.00		1.00
Special Events (Weddings)	1.00	1.00	1.00		1.00
Royal Spa Services	4.00	4.00	4.00	2.00	4.00
Hair & Nail Spa	1.00	1.00	1.00		1.00
Massage Services	1.00	1.00	1.00	1.00	1.00
Botox/Fillers	1.00	1.00	1.00		1.00
Facials/Other	1.00	1.00	1.00	1.00	1.00
Energy/Green Solutions	1.00	1.00	1.00	1.00	4.00
Green Technology Power & Water					1.00
Green Tech Sewer & Garage					1.00
Organic Food (Hydroponics)					1.00
Eco-Friendly Shipping & Boating	1.00	1.00	1.00	1.00	1.00
Sports Complex	2.00	1.00	1.00	0.25	4.00
Gym/Tennis/Basketball	1.00	0.50	0.50	0.25	1.00
Martial Arts Dojo					1.00
Horse Back Riding					1.00
Kids Center	1.00	0.50	0.50		1.00
Rating Total (Based on a Total Score of 38)	22.25	15.75	19.00	11.50	34.00
Value Proposition	Poor	Very Poor	Very Poor	Very Poor	Excellent

# MARKET ANALYSIS: ULTRA-LUXURY VACATIONS RENTALS VERSUS CONDO-HOTEL MODEL

### Market Analysis of Ultra-Luxury Vacation Rental Options

### Market Analysis of Ultra-Luxury Condo-Hotel Model

d. Market Analysis of Ultra-Luxury Private Island Home Ownership			
	Market Analysis of Ultra-Luxury Private Island Home Ownership		
	Airbnb / Island Home Rental		Private Islands - Bahamas
	Baker's Bay - Bahamas	The Albany - Nassau	Private Islands - Bahamas
*Based on a simple grading system of 4 levels ranging from 0-1 (i.e., 0.25, 0.50, 0.75, and 1.00)			
<b>Product Description Overview</b>	Private Home at Golf Resort	Private Home at Golf Resort	Private 3500 sq. ft. Estate
Square Footage of Product	3,430	4,000	3,500
Price to Purchase	\$11,500,000.00	18,000,000.00	5,000,000.00
Price / Square Foot	\$3,352.77	4,500.00	1,428.57
Number of Guest / Inventory	1,200	2,500	1,200
Restaurants	3.00	3.00	15.00
Minimum Stay Requirements	YES	YES	YES
Privacy Levels of Product	0.75	1.00	3.00
Privacy Level	0.50	0.50	1.00
Security Levels	0.25	0.50	1.00
Exclusive Membership Club			1.00
Major Amenities at Resort	1.00	1.00	3.00
Super-Yacht Marina	1.00	1.00	1.00
Lazy-River			1.00
Casino			1.00
Retail Outlets	3.00	3.00	3.00
Designer Shopping Village	0.50	0.50	1.00
Water Sports	1.00	1.00	1.00
Golf Course	1.00	1.00	
Boating Service Center	0.50	0.50	1.00
Medical Services	1.00	1.00	4.00
Private Hospital			1.00
Elective Surgery			1.00
Emergency Services	1.00	1.00	1.00
Stem Cell Options			1.00
Entertainment Options	2.00	2.50	4.00
Amphitheater (Outdoor Dinner)			1.00
Watersports (Fish/Dive/Boating)	1.00	1.00	1.00
Live Entertainment	0.50	0.50	1.00
Sports Complex	0.50	1.00	1.00
Airport/Helpads/Trans	2.00	2.00	4.00
Private Airport on Island w/Plane	1.00	1.00	1.00
Private Helipads with Helicopters	1.00	1.00	1.00
Inter-Island Water Taxi			1.00
Shuttles to Mainland/Islands			1.00
Resort Services & Fees	4.00	4.00	4.00
Resort Fee Requirements	1.00	1.00	1.00
Training Facilities	1.00	1.00	1.00
Conference Events Space	1.00	1.00	1.00
Special Events (Weddings)	1.00	1.00	1.00
Royal Spa Services	1.00	1.00	4.00
Hair & Nail Spa	0.50	0.50	1.00
Massage Services	0.50	0.50	1.00
Botox/Fillers			1.00
Facials/Other			1.00
Energy/Green Solutions	1.00	1.00	4.00
Green Technology Power & Water			1.00
Green Tech Sewer & Garage			1.00
Organic Food (Hydroponics)			1.00
Eco-Friendly Shipping & Boating	1.00	1.00	1.00
Sports Complex	2.00	1.50	4.00
Gym/Tennis/Basketball	1.00	1.00	1.00
Martial Arts Dojo			1.00
Horse Back Riding			1.00
Kids Center	1.00	0.50	1.00
<b>Rating Total (Based on a Total Score of 38)</b>	<b>19.50</b>	<b>19.50</b>	<b>34.00</b>
<b>Value Proposition</b>	<b>Very Poor</b>	<b>Very Poor</b>	<b>Excellent</b>

e. Market Analysis of Ultra-Luxury Condo-Hotel Model Benefits			
	Market Analysis of Ultra-Luxury Condo-Hotel Model Benefits		
	Resort with Condo-Hotel Atlantis (Bahamas)	Resort with Condo-Hotel Four Seasons - Nevis	Private Islands - Bahamas
*Based on a simple grading system of 4 levels ranging from 0-1 (i.e., 0.25, 0.50, 0.75, and 1.00)			
<b>Product Description Overview</b>	The Reef	Four Season Program	Private 3500 sq. ft. Estate
Square Footage of Product	1,800	5,780	3,500
Price / Night	\$1,200,000	\$8,670,000	\$5,000,000
Price / Square Foot	\$666.67	\$1,500.00	\$1,428.57
Number of Guest / Inventory	7,000	1,200	1,200
Restaurants	30.00	6.00	15.00
Minimum Stay Requirements	YES	YES	YES
Privacy Levels of Product	0.25	0.50	3.00
Privacy Level		0.25	1.00
Security Levels	0.25	0.25	1.00
Exclusive Membership Club			1.00
Major Amenities at Resort	3.00	2.00	3.00
Super-Yacht Marina	1.00	1.00	1.00
Lazy-River	1.00		1.00
Casino	1.00	1.00	1.00
Retail Outlets	2.00	3.00	3.00
Designer Shopping Village	1.00	1.00	1.00
Water Sports	1.00	1.00	1.00
Golf Course		1.00	
Boating Service Center			1.00
Medical Services	1.00	1.00	4.00
Private Hospital			1.00
Elective Surgery			1.00
Emergency Services	1.00	1.00	1.00
Stem Cell Options			1.00
Entertainment Options	3.00	3.00	4.00
Amphitheater (Outdoor Dinner)			1.00
Watersports (Fish/Dive/Boating)	1.00	1.00	1.00
Live Entertainment	1.00	1.00	1.00
Sports Complex	1.00	1.00	1.00
Airport/Helpads/Trans	2.00	1.00	4.00
Private Airport on Island w/Plane			1.00
Private Helipads with Helicopters	1.00	1.00	1.00
Inter-Island Water Taxi	1.00		1.00
Shuttles to Mainland/Islands			1.00
Resort Services & Fees	4.00	4.00	4.00
Resort Fee Requirements	1.00	1.00	1.00
Training Facilities	1.00	1.00	1.00
Conference Events Space	1.00	1.00	1.00
Special Events (Weddings)	1.00	1.00	1.00
Royal Spa Services	4.00	4.00	4.00
Hair & Nail Spa	1.00	1.00	1.00
Massage Services	1.00	1.00	1.00
Botox/Fillers	1.00	1.00	1.00
Facials/Other	1.00	1.00	1.00
Energy/Green Solutions	1.00	1.00	4.00
Green Technology Power & Water			1.00
Green Tech Sewer & Garage			1.00
Organic Food (Hydroponics)			1.00
Eco-Friendly Shipping & Boating	1.00	1.00	1.00
Sports Complex	2.00	1.50	4.00
Gym/Tennis/Basketball	1.00	1.00	1.00
Martial Arts Dojo			1.00
Horse Back Riding			1.00
Kids Center	1.00	0.50	1.00
<b>Rating Total (Based on a Total Score of 38)</b>	<b>22.25</b>	<b>21.00</b>	<b>37.00</b>
<b>Value Proposition</b>	<b>Poor</b>	<b>Very Poor</b>	<b>Excellent</b>



	OVERVIEW OF ARCHIPELAGO & ISLAND GROUPS					GROSS REVENUE FOR ESTATE SALES	COST OF GOODS SOLD (COGS)	GROSS PROFIT MARGIN	CAPITAL EXPENDITURES (CAPEX)				GROSS PROFIT MARGIN LESS CAP EX
	TOTAL # OF ISLANDS	TOTAL # OF ACRES	TOTAL SQUARE FEET OF ISLANDS	TOTAL # OF ESTATES TO BE SOLD	% OF ISLANDS ACREAGE SOLD FOR ESTATES	TOTAL GROSS SALES OF ESTATES (RETAIL PRICE - COGS X 3 FOR BASE + COGS X 4 FOR ADD-ONS)	COST TO BUILD ESTATES - COST OF GOODS SOLD (COGS) AT \$75/SQ FT	GROSS PROFIT (REVENUE-COGS)	COST OF ISLAND GROUPS	COST OF COMMON AREA BUILDINGS	COST OF SOFT COSTS	TOTAL CAPITAL EXPENDITURES	
ESTATES ISLAND GROUP #1—THE DARBYS ISLANDS' GROUP	14	940	40,946,400	208	22%	\$3,827,137,500	\$1,168,462,500	\$2,658,675,000	\$122,848,189	\$1,365,227,200	\$638,163,563	\$2,126,238,951	\$532,436,049
ESTATE ISLAND GROUP #2—COPPERFIELD ISLANDS' GROUP	11	464	20,211,840	112	20%	\$1,647,637,500	\$506,212,500	\$1,141,425,000	\$261,492,000	\$639,347,200	\$384,582,103	\$1,285,421,303	(\$143,996,303)
ESTATE ISLAND GROUP #3—SAUDI PRINCE'S ISLAND GROUP	1	220	9,583,200	90	39%	\$1,215,225,000	\$382,575,000	\$832,650,000	\$73,500,000	\$92,308,000	\$230,716,955	\$396,524,955	\$436,125,045
ESTATE ISLAND GROUP #4—THE FRY ISLANDS' GROUP	7	702	30,579,120	145	14%	\$2,243,925,000	\$681,975,000	\$1,561,950,000	\$184,852,500	\$987,550,000	\$359,049,875	\$1,531,452,375	\$30,497,625
<b>SUB-TOTALS</b>	<b>33</b>	<b>2,326</b>	<b>101,320,560</b>	<b>555</b>	<b>24%</b>	<b>\$8,933,925,000</b>	<b>\$2,739,225,000</b>	<b>\$6,194,700,000</b>	<b>\$642,692,689</b>	<b>\$3,084,432,400</b>	<b>\$1,612,512,495</b>	<b>\$5,339,637,584</b>	<b>\$855,062,416</b>



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ADDITIONAL CAPITAL EXPENDITURES FOR OUR SUPPORT SERVICES & ADDITIONAL REVENUE CENTERS: (1) THE UTOPIAN AIRPORT, (2) THE UTOPIAN MARINA & SUPERYACHT SERVICE CENTER, (3) THE UTOPIAN SERVICE CENTER, (4) THE UNIVERSITY OF MAVERICKS & (5) OUR PRIVATE SECURITY VILLAGE

GROUP #6—MEDICAL ISLAND & SUPPORT SERVICES & UNIVERSITY	3	681	29,664,360	150	0	SERVICE ISLANDS ONLY - NO ESTATE INCOME SHOWN			\$34,800,000	\$1,016,050,000	\$116,010,000	\$1,166,860,000	PART II OF PLAN
<b>TOTAL OF ESTATE ISLAND GROUPS PLUS GROUP #6</b>	<b>36</b>	<b>3,007</b>	<b>130,984,920</b>	<b>705</b>	<b>24%</b>	<b>\$8,933,925,000</b>	<b>\$2,739,225,000</b>	<b>\$6,194,700,000</b>	<b>\$677,492,689</b>	<b>\$4,100,482,400</b>	<b>\$1,728,522,495</b>	<b>\$6,506,497,584</b>	<b>\$855,062,416</b>
RIGHT OF FIRST REFUSAL (ROFR) ON ISLAND GROUP #5													
ESTATE ISLAND GROUP #5—BERTERELLI ISLANDS' GROUP	14	1,544	67,256,640	219	15%	\$3,096,000,000	\$943,500,000	\$2,152,500,000	\$243,831,000	\$1,110,580,000	\$439,016,000	\$1,793,427,000	\$359,073,000
<b>TOTALS FOR ALL 5 RESORT ISLAND GROUPS</b>	<b>50</b>	<b>7,558</b>	<b>329,226,480</b>	<b>1,629</b>	<b>19%</b>	<b>\$12,029,925,000</b>	<b>\$3,682,725,000</b>	<b>\$8,347,200,000</b>	<b>\$886,523,689</b>	<b>\$4,195,012,400</b>	<b>\$2,051,528,495</b>	<b>\$7,133,064,584</b>	<b>\$1,214,135,416</b>

NOTE: THE SALE OF OR EXPENSES FOR OUR SPECIALTY ESTATES (I.E.- MEDICAL ESTATES, UTOPIAN VILLAGES OR POLO ESTATES) ARE NOT SHOWN IN THESE FINANCIALS



# THE UTOPIAN ISLANDS' INCOME STATEMENT



TYPE: FINANCIAL PROJECTIONS FOR MULTI-BILLION DOLLAR FINANCING  
 TARGET: THE UTOPIAN ISLANDS  
 SECTOR: REAL ESTATE DEVELOPMENT (FINANCING)

All Financial Projections (Except costs) are shown in \$USD  
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3. Income Statement	ASSUMPTIONS	VARIABLES	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS
	ASSUMPTIONS DETAILS		Year 1 Total	Year 2 Total	Year 3 Total	Year 4 Total	Year 5 Total	Year 6 Total	Year 7 Total	Year 8 Total	Year 9 Total	Year 10 Total
<b>Revenue</b>			<b>1,073,130,253</b>	<b>4,811,491,308</b>	<b>5,347,588,135</b>	<b>1,901,732,218</b>	<b>1,255,351,600</b>	<b>1,199,351,600</b>	<b>834,436,600</b>	<b>3,615,263,800</b>	<b>3,586,463,800</b>	<b>3,586,463,800</b>
Revenue Center #1: Real Estate Sales - 3,500 s/f Bungalow Estate			164,578,652	1,110,905,899	2,057,233,146	534,880,618	-	-	-	-	-	-
Revenue Center #2: Real Estate Sales - 6,000 s/f Bungalow Estate			278,551,601	1,810,585,409	1,824,512,989	-	-	-	-	-	-	-
Revenue Center #3: Real Estate Sales - 10,000 s/f Royal/Private SuperYacht			450,000,000	990,000,000	-	-	-	-	-	-	-	-
Revenue Center #4: Up-Sell of Bungalow Estate - 'The Add-on's'			180,000,000	900,000,000	1,200,000,000	192,000,000	-	-	-	-	-	-
Revenue Center #5: Super-Yacht Marina Slip Rental & Services (All Islands)			-	-	182,250,000	243,000,000	243,000,000	243,000,000	91,125,000	91,125,000	91,125,000	91,125,000
Revenue Center #6: Monthly Resort Fees/ Estate (Common Area & Security)			-	-	83,592,000	111,456,000	111,456,000	111,456,000	72,000,000	72,000,000	43,200,000	43,200,000
Revenue Center #7: Condo-Hotel Rental Income			-	-	-	557,280,000	557,280,000	557,280,000	360,000,000	360,000,000	360,000,000	360,000,000
Revenue Center #8: Food and Beverage Outlets			-	-	-	5,572,800	5,572,800	5,572,800	5,572,800	2,786,400,000	2,786,400,000	2,786,400,000
Revenue Center #9: Major Retail Outlets			-	-	-	46,440,000	46,440,000	46,440,000	30,000,000	30,000,000	30,000,000	30,000,000
Revenue Center #10: Casinos			-	-	-	151,200,000	151,200,000	151,200,000	151,200,000	151,200,000	151,200,000	151,200,000
Revenue Center #11: Entertainment and Leisure Outlets			-	-	-	12,538,800	12,538,800	12,538,800	12,538,800	12,538,800	12,538,800	12,538,800
Revenue Center #12: World Club Membership			-	-	-	13,500,000	80,000,000	40,000,000	48,000,000	48,000,000	48,000,000	48,000,000
Revenue Center #13: Super-Yacht Club Membership			-	-	-	6,000,000	20,000,000	4,000,000	46,000,000	46,000,000	46,000,000	46,000,000
Revenue Center #14: Monthly Utilities for Bungalow Estates			-	-	-	27,864,000	27,864,000	27,864,000	18,000,000	18,000,000	18,000,000	18,000,000
<b>Cost of Goods Sold</b>			<b>328,793,750</b>	<b>1,629,212,500</b>	<b>2,014,371,700</b>	<b>437,947,660</b>	<b>185,828,910</b>	<b>119,935,160</b>	<b>83,443,660</b>	<b>361,526,380</b>	<b>358,646,380</b>	<b>358,646,380</b>
COGS for Real Estate Sales - 3,500 s/f Bungalow Estate			70,500,000	415,125,000	768,750,000	199,875,000	-	-	-	-	-	-
COGS for Real Estate Sales - 6,000 s/f Bungalow Estate			108,000,000	643,500,000	648,450,000	-	-	-	-	-	-	-
COGS for Real Estate Sales - 10,000 s/f Royal/SuperYacht Estate			45,000,000	225,000,000	225,000,000	-	-	-	-	-	-	-
COGS for Bungalow Estate Add-on's			45,000,000	225,000,000	225,000,000	-	-	-	-	-	-	-
COGS for Marina and Water Sports			-	-	-	24,300,000	24,300,000	24,300,000	9,112,500	9,112,500	9,112,500	9,112,500
COGS for Monthly Resort Fees			-	-	8,359,200	11,145,600	11,145,600	11,145,600	7,200,000	7,200,000	4,320,000	4,320,000
COGS for Hotel Management Royalties			-	-	-	55,728,000	55,728,000	55,728,000	55,728,000	55,728,000	55,728,000	55,728,000
COGS for Food and Beverage			-	-	-	557,280	557,280	557,280	557,280	278,640,000	278,640,000	278,640,000
COGS for Major Retail			-	-	-	4,644,000	4,644,000	4,644,000	3,000,000	3,000,000	3,000,000	3,000,000
COGS for Casino			-	-	-	15,120,000	15,120,000	15,120,000	15,120,000	15,120,000	15,120,000	15,120,000
COGS for Entertainment and Leisure			-	-	-	1,253,880	1,253,880	1,253,880	1,253,880	1,253,880	1,253,880	1,253,880
COGS for World Club			-	-	-	1,350,000	8,000,000	4,000,000	4,800,000	4,800,000	4,800,000	4,800,000
COGS for Yacht Club			-	-	-	600,000	2,000,000	400,000	4,600,000	4,600,000	4,600,000	4,600,000
COGS for Utilities for Bungalow Estates			-	-	-	2,786,400	2,786,400	2,786,400	1,800,000	1,800,000	1,800,000	1,800,000
COGS for Shipping Costs for Fuel and Crew for Construction of Estates			60,293,750	120,587,500	120,587,500	120,587,500	60,293,750	-	-	-	-	-
<b>Gross Profit</b>			<b>744,336,503</b>	<b>3,182,278,808</b>	<b>3,333,216,435</b>	<b>1,463,784,558</b>	<b>1,069,522,690</b>	<b>1,079,416,440</b>	<b>750,992,940</b>	<b>3,253,737,420</b>	<b>3,227,817,420</b>	<b>3,227,817,420</b>
Selling General & Administrative			44,005,767	178,955,266	279,054,449	164,620,273	120,143,999	125,637,532	127,502,347	129,639,801	131,558,608	133,732,878
a. SGA - Executive Team and Administrative Staffing Expenses			10,120,208	18,275,644	25,011,446	26,220,019	27,489,019	28,821,470	29,960,183	31,395,229	32,453,507	33,787,222
b. SGA - Department Operating Expenses			33,885,559	145,640,247	212,016,659	62,819,648	12,642,768	12,883,441	13,136,148	13,401,490	13,680,099	13,972,639
c. SGA - Resort Operating Labor/Staffing Expenses			-	15,039,375	42,026,344	75,580,606	80,012,212	83,932,621	84,406,017	84,903,083	85,425,002	85,973,018
<b>EBITDA</b>			<b>700,330,736</b>	<b>3,003,323,543</b>	<b>3,054,161,987</b>	<b>1,299,164,285</b>	<b>949,378,691</b>	<b>953,778,908</b>	<b>623,490,593</b>	<b>3,124,037,619</b>	<b>3,096,258,812</b>	<b>3,094,084,542</b>
Depreciation & Amortization			202,249,096	202,249,096	202,249,096	202,057,429	202,057,429	201,357,429	201,357,429	201,357,429	201,357,429	201,357,429
a. Depreciation - Tangible Assets			199,777,429	199,777,429	199,777,429	199,610,762	199,610,762	199,610,762	199,610,762	199,610,762	199,610,762	199,610,762
b. Amortization - Intangible Assets			2,471,667	2,471,667	2,471,667	2,446,667	2,446,667	1,746,667	1,746,667	1,746,667	1,746,667	1,746,667
Commission Expense			-	-	-	-	-	-	-	-	-	-
Debt Service			-	-	-	-	-	-	-	-	-	-
<b>EBIT</b>			<b>498,081,640</b>	<b>2,801,074,447</b>	<b>2,851,912,891</b>	<b>1,097,106,856</b>	<b>747,321,262</b>	<b>752,421,479</b>	<b>422,133,164</b>	<b>2,922,680,190</b>	<b>2,894,901,383</b>	<b>2,892,727,113</b>
Interest Income			-	-	-	-	-	-	-	-	-	-
Interest Expense			-	-	-	-	-	-	-	-	-	-
Other Income (Expense), Net			-	-	-	-	-	-	-	-	-	-
<b>EBT</b>			<b>498,081,640</b>	<b>2,801,074,447</b>	<b>2,851,912,891</b>	<b>1,097,106,856</b>	<b>747,321,262</b>	<b>752,421,479</b>	<b>422,133,164</b>	<b>2,922,680,190</b>	<b>2,894,901,383</b>	<b>2,892,727,113</b>
Provision for Income Taxes			99,616,328	560,214,889	570,382,578	219,421,371	149,464,252	150,484,279	84,426,633	584,536,038	578,980,277	578,545,423
<b>Net Income</b>			<b>398,465,312</b>	<b>2,240,859,558</b>	<b>2,281,530,313</b>	<b>877,685,485</b>	<b>597,857,010</b>	<b>601,937,183</b>	<b>337,706,531</b>	<b>2,338,144,152</b>	<b>2,315,921,106</b>	<b>2,314,181,690</b>
<b>Revenue Growth</b>				<b>348%</b>	<b>11%</b>	<b>-64%</b>	<b>-34%</b>	<b>-4%</b>	<b>-30%</b>	<b>333%</b>	<b>-1%</b>	
<b>COGS as % of Revenues</b>			<b>326%</b>	<b>34%</b>	<b>38%</b>	<b>23%</b>	<b>15%</b>	<b>10%</b>	<b>10%</b>	<b>10%</b>	<b>10%</b>	<b>10%</b>
<b>Gross Margin</b>			<b>69%</b>	<b>62%</b>	<b>62%</b>	<b>77%</b>	<b>85%</b>	<b>90%</b>	<b>90%</b>	<b>90%</b>	<b>90%</b>	<b>90%</b>
<b>EBITDA Margin</b>			<b>65%</b>	<b>62%</b>	<b>57%</b>	<b>68%</b>	<b>76%</b>	<b>80%</b>	<b>75%</b>	<b>86%</b>	<b>86%</b>	<b>86%</b>
<b>EBIT Margin</b>			<b>46%</b>	<b>58%</b>	<b>53%</b>	<b>58%</b>	<b>60%</b>	<b>63%</b>	<b>51%</b>	<b>81%</b>	<b>81%</b>	<b>81%</b>
<b>Net Income Margin</b>			<b>37%</b>	<b>47%</b>	<b>43%</b>	<b>46%</b>	<b>48%</b>	<b>50%</b>	<b>40%</b>	<b>65%</b>	<b>65%</b>	<b>65%</b>



# THE UTOPIAN ISLANDS' STATEMENT OF CASH FLOW



TYPE: FINANCIAL PROJECTIONS FOR MULTI-BILLION DOLLAR FINANCING  
TARGET: THE UTOPIAN ISLANDS  
SECTOR: REAL ESTATE DEVELOPMENT (FINANCING)

All Financial Projections (forecasts) are shown in \$USD  
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	ASSUMPTIONS ASSUMPTIONS DETAILS	VARIABLES	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	FORECASTS	
			Year 1 Total	Year 2 Total	Year 3 Total	Year 4 Total	Year 5 Total	Year 6 Total	Year 7 Total	Year 8 Total	Year 9 Total	Year 10 Total
<b>4. Cash Flow Statement</b>												
<b>Cash and Cash Equivalents, Beginning of Period:</b>			-	208,269,308	2,645,252,961	5,090,907,369	6,170,525,283	6,970,439,722	7,773,734,335	8,312,798,295	10,841,585,590	13,348,149,840
<b>Operating Activities:</b>												
<b>Net Income</b>			398,465,312	2,240,859,558	2,281,530,313	877,685,485	597,857,010	601,937,183	337,706,531	2,338,144,152	2,315,921,106	2,314,181,690
Adjustments to reconcile net income to net cash from operating activities:			-	-	-	-	-	-	-	-	-	-
Total Depreciation - Tangible Assets			199,777,429	199,777,429	199,777,429	199,610,762	199,610,762	199,610,762	199,610,762	188,896,477	188,896,477	188,896,477
Total Amortization - Intangible Assets			2,471,667	2,471,667	2,471,667	2,446,667	2,446,667	1,746,667	1,746,667	1,746,667	1,746,667	1,746,667
Changes in operating assets and liabilities:												
Accounts receivables, net and other			-	-	-	-	-	-	-	-	-	-
Inventory (Estates)			120,375,000	136,425,000	108,337,500	108,337,500	-	-	-	-	-	-
Accounts payable			(120,375,000)	(136,425,000)	(108,337,500)	(108,337,500)	-	-	-	-	-	-
Accrued expenses and other			-	-	-	-	-	-	-	-	-	-
Unearned revenue			-	-	-	-	-	-	-	-	-	-
<b>Net cash provided by (used in) Operating Activities</b>			<b>600,714,408</b>	<b>2,443,108,653</b>	<b>2,483,779,408</b>	<b>1,079,742,914</b>	<b>799,914,439</b>	<b>803,294,612</b>	<b>539,063,960</b>	<b>2,528,787,295</b>	<b>2,506,564,250</b>	<b>2,504,824,834</b>
<b>Investing Activities:</b>												
Purchases of property and equipment, software & website			(3,592,445,100)	(6,125,000)	(38,125,000)	(125,000)	-	-	-	-	-	-
Proceeds from property and equipment incentives			-	-	-	-	-	-	-	-	-	-
Acquisitions, net of cash acquired, and other			-	-	-	-	-	-	-	-	-	-
<b>Net cash provided by (used in) Investing Activities</b>			<b>(3,592,445,100)</b>	<b>(6,125,000)</b>	<b>(38,125,000)</b>	<b>(125,000)</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Financing Activities:</b>												
Proceeds from long-term debt and other			-	-	-	-	-	-	-	-	-	-
Repayments of long-term debt and other			-	-	-	-	-	-	-	-	-	-
Principal repayments of capital lease obligations			-	-	-	-	-	-	-	-	-	-
Principal repayments of finance lease obligations			-	-	-	-	-	-	-	-	-	-
Dividend			-	-	-	-	-	-	-	-	-	-
Stock Issuance			3,200,000,000	-	-	-	-	-	-	-	-	-
Stock Buyback			-	-	-	-	-	-	-	-	-	-
<b>Net cash provided by (used in) Financing Activities</b>			<b>3,200,000,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Net increase (decrease) in cash and cash equivalents</b>			<b>208,269,308</b>	<b>2,436,983,653</b>	<b>2,445,654,408</b>	<b>1,079,617,914</b>	<b>799,914,439</b>	<b>803,294,612</b>	<b>539,063,960</b>	<b>2,528,787,295</b>	<b>2,506,564,250</b>	<b>2,504,824,834</b>
<b>Cash and Cash Equivalents, End of Period:</b>			<b>208,269,308</b>	<b>2,645,252,961</b>	<b>5,090,907,369</b>	<b>6,170,525,283</b>	<b>6,970,439,722</b>	<b>7,773,734,335</b>	<b>8,312,798,295</b>	<b>10,841,585,590</b>	<b>13,348,149,840</b>	<b>15,852,974,673</b>



# THE UTOPIAN ISLANDS' BALANCE SHEET

All Financial Projections (Forecasts) are shown in \$USD												
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TYPE: FINANCIAL PROJECTIONS FOR MULTI-BILLION DOLLAR FINANCING												
TARGET: THE UTOPIAN ISLANDS												
SECTOR: REAL ESTATE DEVELOPMENT (FINANCING)												
	ASSUMPTIONS	VARIABLES	FORECASTS									
			Year 1 Total	Year 2 Total	Year 3 Total	Year 4 Total	Year 5 Total	Year 6 Total	Year 7 Total	Year 8 Total	Year 9 Total	Year 10 Total
5. Balance Statement												
Assets												
Cash and Cash Equivalents			208,269,308	2,645,252,961	5,090,907,369	6,170,525,283	6,970,439,722	7,773,734,335	8,312,798,295	10,841,585,590	13,348,149,840	15,852,974,673
Marketable securities			-	-	-	-	-	-	-	-	-	-
Inventories (Estates)			120,375,000	136,425,000	108,337,500	108,337,500	-	-	-	-	-	-
Accounts Receivable, Net and other			-	-	-	-	-	-	-	-	-	-
<b>Total Current Assets</b>			<b>328,644,308</b>	<b>2,781,677,961</b>	<b>5,199,244,869</b>	<b>6,278,862,783</b>	<b>6,970,439,722</b>	<b>7,773,734,335</b>	<b>8,312,798,295</b>	<b>10,841,585,590</b>	<b>13,348,149,840</b>	<b>15,852,974,673</b>
Property, Plant and Equipment, net			2,308,335,101	2,114,682,672	1,953,030,243	1,753,544,480	1,553,933,718	1,354,322,956	1,154,712,193	965,815,717	776,919,240	588,022,763
CAPEX			2,508,112,530	6,125,000	38,125,000	125,000	-	-	-	-	-	-
Depreciation			(199,777,429)	(199,777,429)	(199,777,429)	(199,610,762)	(199,610,762)	(199,610,762)	(199,610,762)	(188,896,477)	(188,896,477)	(188,896,477)
Land			1,054,557,571	1,054,557,571	1,054,557,571	1,054,557,571	1,054,557,571	1,054,557,571	1,054,557,571	1,054,557,571	1,054,557,571	1,054,557,571
Intangible, Net			27,303,333	24,831,667	22,360,000	19,913,333	17,466,667	15,720,000	13,973,333	12,226,667	10,480,000	8,733,333
CAPEX			2,183,333	-	-	-	-	-	-	-	-	-
Amortization			(205,972)	(205,972)	(611,917)	(611,667)	(611,667)	(436,667)	(436,667)	(436,667)	(436,667)	(436,667)
Goodwill			-	-	-	-	-	-	-	-	-	-
<b>Total Non-Current Assets</b>			<b>3,390,196,005</b>	<b>3,194,071,909</b>	<b>3,029,947,813</b>	<b>2,828,015,384</b>	<b>2,625,957,955</b>	<b>2,424,600,526</b>	<b>2,223,243,097</b>	<b>2,032,599,954</b>	<b>1,841,956,810</b>	<b>1,651,313,667</b>
<b>Total Assets</b>			<b>3,718,840,312</b>	<b>5,975,749,870</b>	<b>8,229,192,682</b>	<b>9,106,878,167</b>	<b>9,596,397,677</b>	<b>10,198,334,861</b>	<b>10,536,041,392</b>	<b>12,874,185,544</b>	<b>15,190,106,650</b>	<b>17,504,288,340</b>
Liabilities + Equity												
Accounts Payable			120,375,000	136,425,000	108,337,500	108,337,500	-	-	-	-	-	-
Accrued Expenses and Other			-	-	-	-	-	-	-	-	-	-
Unearned Revenue			-	-	-	-	-	-	-	-	-	-
Short-Term Debt			-	-	-	-	-	-	-	-	-	-
<b>Total Current Liabilities</b>			<b>120,375,000</b>	<b>136,425,000</b>	<b>108,337,500</b>	<b>108,337,500</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
Long-Term Debt			-	-	-	-	-	-	-	-	-	-
Other Long-Term Liabilities			-	-	-	-	-	-	-	-	-	-
<b>Total Non-Current Liabilities</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Liabilities</b>			<b>120,375,000</b>	<b>136,425,000</b>	<b>108,337,500</b>	<b>108,337,500</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
Shareholder Equity		3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000
Net Income			602,936,782	668,847,673	599,443,033	120,638,412	150,904,252	149,764,296	87,666,633	587,776,038	582,220,277	581,785,423
Retained Earnings			(204,471,470)	1,970,477,197	4,321,412,149	5,677,902,256	6,245,493,425	6,848,570,565	7,248,374,759	9,086,409,506	11,407,886,373	13,722,502,918
<b>Total Equity</b>			<b>3,598,465,312</b>	<b>5,839,324,870</b>	<b>8,120,855,182</b>	<b>8,998,540,667</b>	<b>9,596,397,677</b>	<b>10,198,334,861</b>	<b>10,536,041,392</b>	<b>12,874,185,544</b>	<b>15,190,106,650</b>	<b>17,504,288,340</b>
<b>Total Liabilities &amp; Equity</b>			<b>3,718,840,312</b>	<b>5,975,749,870</b>	<b>8,229,192,682</b>	<b>9,106,878,167</b>	<b>9,596,397,677</b>	<b>10,198,334,861</b>	<b>10,536,041,392</b>	<b>12,874,185,544</b>	<b>15,190,106,650</b>	<b>17,504,288,340</b>
<b>Balance</b>			<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>



Paradise with a Noble Purpose and a Magical Power

# PART II: THE UTOPIAN RENAISSANCE

## Financial Projections & Assumptions (Years 1-10)





# THE UTOPIAN RENAISSANCE REVENUE ASSUMPTIONS—YEARS 1-10

	REVENUE CENTER BY UNIT ASSUMPTION	REVENUE PER UNIT COST	COGS PER UNIT COST	GROSS MARGIN PER UNIT COST	ASSUMPTION DESCRIPTION
1	THE UTOPIAN ISLANDS' REVENUE CENTERS	SEE SEPARATE BREAK-OUT OF REVENUE CENTERS IN FINANCIALS ABOVE TABLES			
2	THE ROYAL GUARD OF UTOPIA MEMBERSHIP	\$500K	10%	\$450K	Annual Membership fee for Royal Guard Members (\$500K per person/year)
3	MAVERICK ENTREPRENEURS' 3-DAY BOOT CAMP PROGRAM	\$2.5K	50%	\$1.25K	Sale of 3-Day Boot Camps (\$2,500 per person) - NOTE: If entrepreneurs cannot afford this fee, they may apply for an instant "scholarship" - that comes from The Royal Charity of Utopia—thus, making our training free to everyone, everywhere.
4	MAVERICK ENTREPRENEURS' WEBINAR BOOT CAMP	\$1K	10%	\$900	Sale of Webinar Boot Camps (\$1000/person) NOTE: If entrepreneurs cannot afford this fee, they may apply for an instant "scholarship" - that comes from The Royal Charity of Utopia—thus, making our training free to everyone, everywhere.
5	TEAM FEE FOR UNIVERSITY PAID BY \$500K SEED	\$275K	30%	\$192,500	Sponsorship of a Team by Royal Guard to University (University costs \$275K for 5 months)
6	TICKETS TO ANNUAL AWARDS PROGRAM (3K OF 5K SOLD TO ESTATE OWNERS & WC MEMBERS)	\$25K/TICKET	20%	\$20K	Sale of 4,000 tickets to Global Solutions Olympics (25K PER TICKET)
7	SPONSORSHIP BY ROYAL VILLAGES (CORPORATIONS WHO SUPPORT THE ENTREPRENEURS)	\$1M	20%	\$800K	\$1M/Sponsor - total of 20 Sponsors at 20% COGS



# THE UTOPIAN RENAISSANCE INCOME STATEMENT

## 10-YEAR INCOME STATEMENT SUMMARY



TYPE: FINANCIAL PROJECTIONS FOR USD \$3.2 BILLION CAPITAL RAISE  
TARGET: THE UTOPIAN RENAISSANCE  
BY ERICA DRAKE

CAPITAL RAISE AMOUNT 3,200,000,000

### INCOME STATEMENT

	FORECASTS Year 1 Total	FORECASTS Year 2 Total	FORECASTS Year 3 Total	FORECASTS Year 4 Total	FORECASTS Year 5 Total	FORECASTS Year 6 Total	FORECASTS Year 7 Total	FORECASTS Year 8 Total	FORECASTS Year 9 Total	FORECASTS Year 10 Total
<b>4. Capital Expenditures (CAPEX) Assumptions</b>	4,395,081,009	181,125,000	38,125,000	754,125,000	-	-	-	-	-	-
<b>5. Depreciation and Amortization Assumptions</b>	203,368,027	203,368,027	203,368,027	252,723,027	253,256,360	252,556,360	252,556,360	241,842,074	241,842,074	241,842,074
<b>B. STATEMENTS</b>										
<b>1. Income Statement</b>										
<b>Revenue</b>	<b>1,073,130,253</b>	<b>3,821,491,308</b>	<b>5,347,588,135</b>	<b>1,901,732,218</b>	<b>1,274,851,600</b>	<b>1,318,851,600</b>	<b>1,186,116,600</b>	<b>1,301,676,600</b>	<b>1,474,476,600</b>	<b>1,486,976,600</b>
THE UTOPIAN ISLANDS (refer to separate projections for details)	1,073,130,253	3,821,491,308	5,347,588,135	1,901,732,218	1,274,851,600	1,318,851,600	1,183,476,600	1,183,476,600	1,183,476,600	1,183,476,600
Revenue Center #1: Annual Membership Fee of \$500K	-	-	-	-	-	-	-	50,000,000	75,000,000	87,500,000
Revenue Center #2A: Sale of Boot Camps (\$2,500/person)	-	-	-	-	-	-	2,400,000	60,000,000	60,000,000	60,000,000
Revenue Center #2B: Sale of Webinars (\$1,000/person)	-	-	-	-	-	-	240,000	1,200,000	6,000,000	6,000,000
Revenue Center #2C: Sponsorship to the University (\$275K) per team	-	-	-	-	-	-	-	55,000,000	55,000,000	55,000,000
Revenue Center #3A: Sale of Tickets to The Global Solution Olympics	-	-	-	-	-	-	-	75,000,000	75,000,000	75,000,000
Revenue Center #3B: Sale of Corporate Sponsorship to Global Solution Olympics	-	-	-	-	-	-	-	20,000,000	20,000,000	20,000,000
<b>COGS</b>	<b>328,793,750</b>	<b>1,629,212,500</b>	<b>2,014,371,700</b>	<b>437,947,660</b>	<b>185,828,910</b>	<b>119,935,160</b>	<b>84,667,660</b>	<b>389,146,380</b>	<b>432,246,380</b>	<b>433,496,380</b>
THE UTOPIAN ISLANDS (refer to separate projections for details)	328,793,750	1,629,212,500	2,014,371,700	437,947,660	185,828,910	119,935,160	83,443,660	361,526,380	358,846,380	358,846,380
COGS #1: Annual Membership fee of \$500K	-	-	-	-	-	-	-	5,000,000	7,500,000	8,750,000
COGS #2A: Maverick Boot Camps (50%)	-	-	-	-	-	-	1,200,000	6,000,000	30,000,000	30,000,000
COGS #2B: Maverick Webinars (10%)	-	-	-	-	-	-	24,000	600,000	600,000	600,000
COGS #2C: University Sponsorship (90%)	-	-	-	-	-	-	-	16,500,000	16,500,000	16,500,000
COGS #3A: Sale of Tickets to Global Solution Olympics	-	-	-	-	-	-	-	15,000,000	15,000,000	15,000,000
COGS #3B: Sale of Corporate Sponsorship to Global Solutions Olympics	-	-	-	-	-	-	-	4,000,000	4,000,000	4,000,000
<b>Gross Profit</b>	<b>744,336,503</b>	<b>2,192,278,808</b>	<b>3,333,216,435</b>	<b>1,463,784,558</b>	<b>1,089,022,690</b>	<b>1,198,916,440</b>	<b>1,101,448,940</b>	<b>912,530,220</b>	<b>1,042,230,220</b>	<b>1,053,480,220</b>
<b>SG&amp;A</b>	<b>44,080,767</b>	<b>176,448,703</b>	<b>272,050,058</b>	<b>157,739,838</b>	<b>115,470,780</b>	<b>123,404,019</b>	<b>129,655,242</b>	<b>144,360,532</b>	<b>191,844,419</b>	<b>197,419,429</b>
<b>EBITDA</b>	<b>700,255,736</b>	<b>2,015,830,105</b>	<b>3,061,166,377</b>	<b>1,306,044,720</b>	<b>973,551,910</b>	<b>1,075,512,421</b>	<b>971,793,698</b>	<b>768,169,688</b>	<b>850,385,801</b>	<b>856,060,791</b>
<b>Net Income/(Loss)</b>	<b>496,887,709</b>	<b>1,812,462,078</b>	<b>2,857,798,351</b>	<b>1,053,321,693</b>	<b>720,295,550</b>	<b>822,956,061</b>	<b>719,237,338</b>	<b>526,327,614</b>	<b>608,543,727</b>	<b>614,218,717</b>

EXPANDED FOR EASE OF READING

	FORECASTS Year 1 Total	FORECASTS Year 2 Total	FORECASTS Year 3 Total	FORECASTS Year 4 Total	FORECASTS Year 5 Total	FORECASTS Year 6 Total	FORECASTS Year 7 Total	FORECASTS Year 8 Total	FORECASTS Year 9 Total	FORECASTS Year 10 Total
<b>Gross Profit</b>	<b>744,336,503</b>	<b>2,192,278,808</b>	<b>3,333,216,435</b>	<b>1,463,784,558</b>	<b>1,089,022,690</b>	<b>1,198,916,440</b>	<b>1,101,448,940</b>	<b>912,530,220</b>	<b>1,042,230,220</b>	<b>1,053,480,220</b>
<b>SG&amp;A</b>	<b>44,080,767</b>	<b>176,448,703</b>	<b>272,050,058</b>	<b>157,739,838</b>	<b>115,470,780</b>	<b>123,404,019</b>	<b>129,655,242</b>	<b>144,360,532</b>	<b>191,844,419</b>	<b>197,419,429</b>
<b>EBITDA</b>	<b>700,255,736</b>	<b>2,015,830,105</b>	<b>3,061,166,377</b>	<b>1,306,044,720</b>	<b>973,551,910</b>	<b>1,075,512,421</b>	<b>971,793,698</b>	<b>768,169,688</b>	<b>850,385,801</b>	<b>856,060,791</b>
<b>Net Income/(Loss)</b>	<b>496,887,709</b>	<b>1,812,462,078</b>	<b>2,857,798,351</b>	<b>1,053,321,693</b>	<b>720,295,550</b>	<b>822,956,061</b>	<b>719,237,338</b>	<b>526,327,614</b>	<b>608,543,727</b>	<b>614,218,717</b>

NOTE: TOTAL COMBINED OPERATING CAPITAL (SGA) FOR YEARS 1-3 = USD \$493M (\$100M CONTINGENCY)

NOTE: TOTAL "NET OPERATING INCOME" FOR 10-YEARS



Paradise with a Noble Purpose and a Magical Power

# THE UTOPIAN RENAISSANCE STATEMENT OF CASH FLOW

## 10-YEAR CASH FLOW STATEMENT SUMMARY

### STATEMENT OF CASH FLOW



TYPE: FINANCIAL PROJECTIONS FOR USD \$3.2 BILLION CAPITAL RAISE  
TARGET: THE UTOPIAN RENAISSANCE  
BY ERICA DRAKE

CAPITAL RAISE AMOUNT **3,200,000,000**

All Financial Projections (Forecasts) are shown in \$USD  
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#### 2. Cash Flow Statement

		FORECASTS Year 1 Total	FORECASTS Year 2 Total	FORECASTS Year 3 Total	FORECASTS Year 4 Total	FORECASTS Year 5 Total	FORECASTS Year 6 Total	FORECASTS Year 7 Total	FORECASTS Year 8 Total	FORECASTS Year 9 Total	FORECASTS Year 10 Total
<b>Cash and Cash Equivalents, Beginning of Period:</b>		-	(524,600,273)	1,310,104,832	4,333,146,210	4,885,065,929	5,850,617,839	6,926,130,260	7,897,923,958	8,666,093,646	9,676,479,448
<b>Operating Activities:</b>											
<b>Net Income</b>		496,887,709	1,812,462,078	2,857,798,351	1,053,321,693	720,295,550	822,956,061	719,237,338	526,327,614	608,543,727	614,218,717
Adjustments to reconcile net income to net cash from operating activities:											
Total Depreciation - Tangible Assets		-	-	-	49,546,667	49,546,667	49,546,667	49,546,667	49,546,667	49,546,667	49,546,667
Total Amortization - Intangible Assets		-	-	-	-	533,333	533,333	533,333	533,333	533,333	533,333
Total Depreciation and Amortization (The Utopian Islands)		203,368,027	203,368,027	203,368,027	203,176,360	203,176,360	202,476,360	202,476,360	191,762,074	191,762,074	191,762,074
Changes in operating assets and liabilities:											
Accounts receivables, net and other		-	-	-	-	-	-	-	-	-	-
Inventory (Estates)		-	-	-	-	-	-	-	-	-	-
Accounts payable		-	-	-	-	-	-	-	-	-	-
Accrued expenses and other		-	-	-	-	-	-	-	-	-	-
Unearned revenue		-	-	-	-	-	-	-	-	-	-
<b>Net cash provided by (used in) Operating Activities</b>		700,255,736	2,015,830,105	3,061,166,377	1,306,044,720	973,551,910	1,075,512,421	971,793,698	768,169,688	850,385,801	856,060,791
<b>Investing Activities:</b>											
Purchases of property and equipment, including internal-use software and website development		(921,323,689)	(175,000,000)	-	(754,000,000)	(8,000,000)	-	-	-	-	-
Purchases of property and equipment, including internal-use software and website development		(3,503,532,320)	(6,125,000)	(38,125,000)	(125,000)	-	-	-	-	-	-
Proceeds from property and equipment incentives		-	-	-	-	-	-	-	-	-	-
Acquisitions, net of cash acquired, and other		-	-	-	-	-	-	-	-	160,000,000	160,000,000
<b>Net cash provided by (used in) Investing Activities</b>		(4,424,956,009)	(181,125,000)	(38,125,000)	(754,125,000)	(8,000,000)	-	-	-	160,000,000	160,000,000
<b>Financing Activities:</b>											
Proceeds from long-term debt and other		-	-	-	-	-	-	-	-	-	-
Repayments of long-term debt and other		-	-	-	-	-	-	-	-	-	-
Principal repayments of capital lease obligations		-	-	-	-	-	-	-	-	-	-
Principal repayments of finance lease obligations		-	-	-	-	-	-	-	-	-	-
Dividend		-	-	-	-	-	-	-	-	-	-
Stock Issuance		3,200,000,000	-	-	-	-	-	-	-	-	-
Stock Buyback		-	-	-	-	-	-	-	-	-	-
<b>Net cash provided by (used in) Financing Activities</b>		3,200,000,000	-	-	-	-	-	-	-	-	-
<b>Cash Flow for the Period</b>		(524,600,273)	1,834,705,105	3,023,041,377	551,919,720	965,551,910	1,075,512,421	971,793,698	768,169,688	1,010,385,801	1,016,060,791
<b>Cash and Cash Equivalents, End of Period:</b>		(524,600,273)	1,310,104,832	4,333,146,210	4,885,065,929	5,850,617,839	6,926,130,260	7,897,923,958	8,666,093,646	9,676,479,448	10,692,540,238

EXPANDED FOR EASE OF READING

	FORECASTS Year 1 Total	FORECASTS Year 2 Total	FORECASTS Year 3 Total	FORECASTS Year 4 Total	FORECASTS Year 5 Total	FORECASTS Year 6 Total	FORECASTS Year 7 Total	FORECASTS Year 8 Total	FORECASTS Year 9 Total	FORECASTS Year 10 Total
<b>Net cash provided by (used in) Financing Activities</b>	3,200,000,000	-	-	-	-	-	-	-	-	-
<b>Cash Flow for the Period</b>	(524,600,273)	1,834,705,105	3,023,041,377	551,919,720	965,551,910	1,075,512,421	971,793,698	768,169,688	1,010,385,801	1,016,060,791
<b>Cash and Cash Equivalents, End of Period:</b>	(524,600,273)	1,310,104,832	4,333,146,210	4,885,065,929	5,850,617,839	6,926,130,260	7,897,923,958	8,666,093,646	9,676,479,448	10,692,540,238

NOTE: TOTAL REPAYMENT OF LOAN CAN BE PAID OUT OF OUR CASH FLOW BASED UPON PROJECTIONS, INCLUDING INTEREST DUE



Paradise with a Noble Purpose and a Magical Power

# THE UTOPIAN RENAISSANCE BALANCE SHEET

## 10-YEAR BALANCE SHEET SUMMARY BALANCE SHEET



TYPE: FINANCIAL PROJECTIONS FOR USD \$3.2 BILLION CAPITAL RAISE  
TARGET: THE UTOPIAN RENAISSANCE  
BY ERICA DRAKE

CAPITAL RAISE AMOUNT **3,200,000,000**

All Financial Projections (Forecasts) are shown in \$USD  
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	FORECASTS Year 1 Total	FORECASTS Year 2 Total	FORECASTS Year 3 Total	FORECASTS Year 4 Total	FORECASTS Year 5 Total	FORECASTS Year 6 Total	FORECASTS Year 7 Total	FORECASTS Year 8 Total	FORECASTS Year 9 Total	FORECASTS Year 10 Total
<b>3. Balance Statement</b>										
<b>Assets</b>										
Cash and cash equivalents	(524,600,273)	1,310,104,832	4,333,146,210	4,885,065,929	5,850,617,839	6,926,130,260	7,897,923,958	8,666,093,646	9,676,479,448	10,692,540,238
Marketable securities	-	-	-	-	-	-	-	-	-	-
Inventories (Estates)	120,375,000	136,425,000	108,337,500	108,337,500	-	-	-	-	-	-
Accounts receivable, net and other	-	-	-	-	-	-	-	-	-	-
<b>Total Current Assets</b>	<b>(404,225,273)</b>	<b>1,446,529,832</b>	<b>4,441,483,710</b>	<b>4,993,403,429</b>	<b>5,850,617,839</b>	<b>6,926,130,260</b>	<b>7,897,923,958</b>	<b>8,666,093,646</b>	<b>9,676,479,448</b>	<b>10,692,540,238</b>
<b>Property, Plant and Equipment, net</b>	<b>-</b>	<b>175,000,000</b>	<b>175,000,000</b>	<b>879,453,333</b>	<b>829,906,667</b>	<b>780,360,000</b>	<b>730,813,333</b>	<b>681,266,667</b>	<b>631,720,000</b>	<b>582,173,333</b>
CAPEX	-	175,000,000	175,000,000	929,000,000	929,000,000	929,000,000	929,000,000	929,000,000	929,000,000	929,000,000
Accumulated Depreciation	-	-	-	(49,546,667)	(49,546,667)	(49,546,667)	(49,546,667)	(49,546,667)	(49,546,667)	(49,546,667)
Land	921,323,689	921,323,689	921,323,689	921,323,689	921,323,689	921,323,689	921,323,689	921,323,689	921,323,689	921,323,689
<b>Intangible, net</b>	<b>29,775,000</b>	<b>29,775,000</b>	<b>29,775,000</b>	<b>29,775,000</b>	<b>37,241,667</b>	<b>36,708,333</b>	<b>36,175,000</b>	<b>35,641,667</b>	<b>35,108,333</b>	<b>34,575,000</b>
CAPEX	29,775,000	29,775,000	29,775,000	29,775,000	37,775,000	37,775,000	37,775,000	37,775,000	37,775,000	37,775,000
Accumulated Amortization	-	-	-	-	(533,333)	(533,333)	(533,333)	(533,333)	(533,333)	(533,333)
Goodwill	-	-	-	-	-	-	-	-	-	-
Non-current assets	-	-	-	-	-	-	-	-	-	-
THE UTOPIAN ISLANDS (Total PPE)	3,473,757,320	3,479,892,320	3,518,007,320	3,518,132,320	3,518,132,320	3,518,132,320	3,518,132,320	3,518,132,320	3,518,132,320	3,518,132,320
THE UTOPIAN ISLANDS (Total Depreciation and Amortization)	(203,368,027)	(406,736,053)	(610,104,080)	(813,280,440)	(1,016,456,800)	(1,219,633,160)	(1,421,409,520)	(1,613,171,884)	(1,804,933,688)	(1,996,695,742)
<b>Total Non-Current Assets</b>	<b>4,221,487,982</b>	<b>4,199,244,956</b>	<b>4,034,001,929</b>	<b>4,535,403,902</b>	<b>4,290,147,542</b>	<b>4,037,591,182</b>	<b>3,785,034,822</b>	<b>3,543,192,748</b>	<b>3,301,350,674</b>	<b>3,059,508,600</b>
<b>Total Assets</b>	<b>3,817,262,709</b>	<b>5,645,774,788</b>	<b>8,475,485,638</b>	<b>9,528,807,332</b>	<b>10,140,765,382</b>	<b>10,963,721,443</b>	<b>11,682,958,781</b>	<b>12,209,286,394</b>	<b>12,977,830,122</b>	<b>13,752,048,838</b>
<b>Liabilities - Equity</b>										
Accounts Payable	120,375,000	136,425,000	108,337,500	108,337,500	-	-	-	-	-	-
Accrued Expenses and Other	-	-	-	-	-	-	-	-	-	-
Unearned Revenue	-	-	-	-	-	-	-	-	-	-
Short-Term Debt	-	-	-	-	-	-	-	-	-	-
<b>Total Current Liabilities</b>	<b>120,375,000</b>	<b>136,425,000</b>	<b>108,337,500</b>	<b>108,337,500</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
Long-Term Debt	-	-	-	-	-	-	-	-	-	-
Other Long-Term Liabilities	-	-	-	-	-	-	-	-	-	-
<b>Total Non-Current Liabilities</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total Liabilities</b>	<b>120,375,000</b>	<b>136,425,000</b>	<b>108,337,500</b>	<b>108,337,500</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
Shareholder Equity	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000	3,200,000,000
GSD equity - 25%	-	-	-	-	-	-	-	-	-	-
Net Income	496,887,709	1,812,462,078	2,857,798,351	1,053,321,693	720,295,550	822,956,061	719,237,338	526,327,614	608,543,727	614,218,717
Dividends	-	-	-	-	-	-	-	-	-	-
Retained Earnings	-	496,887,709	2,309,349,788	5,167,148,138	6,220,469,832	6,940,765,382	7,763,721,443	8,482,958,781	9,009,286,394	9,617,830,122
<b>Total Equity</b>	<b>3,696,887,709</b>	<b>5,509,349,788</b>	<b>8,367,148,138</b>	<b>9,420,469,832</b>	<b>10,140,765,382</b>	<b>10,963,721,443</b>	<b>11,682,958,781</b>	<b>12,209,286,394</b>	<b>12,977,830,122</b>	<b>13,752,048,838</b>
<b>Total Liabilities &amp; Equity</b>	<b>3,817,262,709</b>	<b>5,645,774,788</b>	<b>8,475,485,638</b>	<b>9,528,807,332</b>	<b>10,140,765,382</b>	<b>10,963,721,443</b>	<b>11,682,958,781</b>	<b>12,209,286,394</b>	<b>12,977,830,122</b>	<b>13,752,048,838</b>
<b>Balance</b>										

EXPANDED FOR EASE OF READING

	FORECASTS Year 1 Total	FORECASTS Year 2 Total	FORECASTS Year 3 Total	FORECASTS Year 4 Total	FORECASTS Year 5 Total	FORECASTS Year 6 Total	FORECASTS Year 7 Total	FORECASTS Year 8 Total	FORECASTS Year 9 Total	FORECASTS Year 10 Total
<b>Total Non-Current Assets</b>	<b>4,221,487,982</b>	<b>4,199,244,956</b>	<b>4,034,001,929</b>	<b>4,535,403,902</b>	<b>4,290,147,542</b>	<b>4,037,591,182</b>	<b>3,785,034,822</b>	<b>3,543,192,748</b>	<b>3,301,350,674</b>	<b>3,059,508,600</b>
<b>Total Assets</b>	<b>3,817,262,709</b>	<b>5,645,774,788</b>	<b>8,475,485,638</b>	<b>9,528,807,332</b>	<b>10,140,765,382</b>	<b>10,963,721,443</b>	<b>11,682,958,781</b>	<b>12,209,286,394</b>	<b>12,977,830,122</b>	<b>13,752,048,838</b>

PLEASE NOTE: THE VALUE OF OUR ASSETS AT ANY TIME DURING THE GROWTH PERIOD OF THE COMPANY FAR EXCEEDS THE DEBT OF \$3.2B (INCLUDING AN ANNUAL INTEREST PAYMENT OF \$128M);

# THE MANY ADDITIONAL REVENUE CENTERS THAT ARE NOT SHOWN IN OUR FINANCIAL PROJECTIONS



BANK • LEAGUE • FUND • CASTLES • CHARITIES



The Global Entrepreneurial Olympics To Save Our World

- SPECIALTY ESTATES AND ALL MEDICAL SERVICES & OPERATION OF HOSPITAL
- NUMEROUS SHIPPING SERVICES
- SUPERYACHT BROKERAGE SERVICES
- SUPERYACHT SERVICES CENTER & FUEL
- ROYAL SPA SERVICES
- ENTERTAINMENT AT OUR AMPHITHEATER
- ADDITIONAL HOUSING FOR GUESTS OF ESTATE OWNERS (VILLAGES OF
- RE-SALE OF ESTATES (ROFR ON ALL ESTATES RESALE)
- THE ROYAL BANK OF UTOPIA
- THE ROYAL INSURANCE OF UTOPIA
- THE ROYAL MORTGAGES OF UTOPIA
- THE ROYAL TITLE INSURANCE COMPANY
- THE ROYAL BROKERAGE OF UTOPIA (REAL ESTATE SALES)
- THE ROYAL ESTATE SERVICES OF UTOPIA
- THE ROYAL FUND OF UTOPIA
- THE ROYAL CASTLES OF UTOPIA
- THE ROYAL VILLAGES OF UTOPIA
- STRATEGIC PARTNERSHIP/WHITE LABEL SUPPORT SERVICES
- STRATEGIC PARTNERSHIP/WHITE LABEL BROKER/DEALER
- STRATEGIC PARTNERSHIP/ WHITE LABEL INSURANCE
- STRATEGIC PARTNERSHIP/LEGAL FIRM SERVICES FOR ENTREPRENEUR TEAMS
- FOOD/SHOPPING OUTLETS AT UNIVERSITY
- REVENUE FROM ROYAL VILLAGES RENTAL OF OFFICE & LIVING SPACE AT UNIVERSITY
- MERCHANDISING OF UNIVERSITY
- ANNUAL EVENTS & RENTAL OF THE MAVERICK COLOSSEUM
- THE MAVERICK NETWORK
- GLOBAL MEDIA SPONSORSHIP FOR THE NETWORK
- MERCHANDISING OF THE GLOBAL COMPETITION
- INCOME FROM BOARD SEATS
- SALE OF CORPORATE ESTATES AT THE UNIVERSITY FOR THE ROYAL VILLAGES
- AND MANY OTHER EXCITING OPPORTUNITIES...

## USE OF PROCEEDS FOR \$3.2 BILLION - YEARS 1-3

EXPENSE	COST	DESCRIPTION OF EXPENSE	TYPE OF EXPENSE	TOTAL CAPITAL EXPENSES (ASSETS) AND SUMMARY OF USE OF PROCEEDS	
<b>BALLOON INTEREST PAYMENT – RESERVE FOR INTEREST PAYMENT IN YEAR 3 @ 4%</b>	<b>\$384,000,000</b>	4% SIMPLE INTEREST ON \$3.2B X 3 YEARS	<b>FINANCE CHARGE</b>		
<b>STEP #1 - BUY RESORT ISLANDS (ISLAND GROUPS 1-5)</b>					
ISLAND GROUP #1 - DARBY ISLANDS	\$122,848,189		<b>CAPITAL EXPENSE</b>	\$122,848,189	
ISLAND GROUP #2 - COPPERFIELD ISLANDS	\$261,492,000		<b>CAPITAL EXPENSE</b>	\$261,492,000	
ISLAND GROUP #3 - CAVE CAY	\$73,500,000		<b>CAPITAL EXPENSE</b>	\$73,500,000	
ISLAND GROUP #4 - FRY ISLANDS	\$184,852,500		<b>CAPITAL EXPENSE</b>	\$184,852,500	
BUY SMALL RESORT ON GREAT EXUMA & ROFR'S ON REMAIN ISLANDS	\$42,000,000	SUPPORT SERVICES LAND + ROFR DEPOSITS FOR ISLAND GROUP #5	<b>CAPITAL EXPENSE</b>	\$42,000,000	
	<b>\$684,692,689</b>			<b>\$684,692,689</b>	<b>PURCHASE PRICE OF ISLANDS, LAND AND OTHER ASSETS</b>
<b>STEP #2 - HORIZONTAL CONSTRUCTION COSTS</b>					
SURVEYS, ARCHITECTS & DESIGNERS & SOFT/HORIZONTAL CONSTRUCTION COSTS	<b>\$950,000,000</b>	SOFT & HORIZONTAL COSTS FOR CONSTRUCTION FOR ISLAND GROUPS	<b>CAPITAL EXPENSE</b>	<b>\$950,000,000</b>	<b>IMPROVEMENTS TO ASSET</b>
<b>ALL OTHER CONSTRUCTION COSTS</b>					
FINANCE THROUGH CASH FLOW OF ESTATE SALES & OUR PRIVATE BANK - SEE BANK PURCHASE BELOW					
<b>STEP #3 - SUPPORT SERVICES - LOGISTICS-SHIPPING-ENERGY</b>					
LEASE TO BUY LOGISTICS CENTER - SOUTH FLORIDA & TRUCKS	\$25,000,000	RENT 200K WAREHOUSE SPACE & TRUCKS IN SOUTH FLORIDA	<b>CAPITAL EXPENSE</b>	\$25,000,000	
BUILD SHIPPING COMPANY - SOUTH FLORIDA	\$100,000,000	BUY SHIPS AND RENT SHIPS FOR SHIPPING COMPANY	<b>CAPITAL EXPENSE</b>	\$100,000,000	
SMALL BOATS, SECURITY BOATS - SUV'S AND GOLF CARTS	\$5,000,000	INTER-ISLAND BOATS, SUV/TRUCKS & GOLF CARTS	<b>CAPITAL EXPENSE</b>	\$5,000,000	
DESIGN SUSTAINABLE ENERGY SOLUTIONS	\$5,000,000	SUSTAINABLE ENERGY STUDY AND SOLUTION PLAN	<b>CAPITAL EXPENSE</b>	\$5,000,000	
	<b>\$135,000,000</b>			<b>\$135,000,000</b>	<b>PURCHASE PRICE + IMPROVEMENTS</b>
<b>STEP #4 - BUY A BAHAMIAN PRIVATE BANK</b>					
BUY A PRIVATE BANK IN THE BAHAMAS	<b>\$200,000,000</b>	BUY EXISTING PRIVATE BANK IN BAHAMAS	<b>CAPITAL EXPENSE</b>	<b>\$200,000,000</b>	<b>PURCHASE PRICE + IMPROVEMENTS</b>
TAKE ASSETS OF BANK AND PAY-OFF ALL LIABILITIES TO FORM CLEAN BANK					
SET PRIVATE BANK ON 'THE GOLD STANDARD'					
<b>STEP #5 - LEASE/BUY PRIVATE JET &amp; HELICOPTER &amp; SUPERYACHT FOR 2 YEARS</b>					
LEASE TO BUY HELICOPTER	\$10,000,000	\$10M - LEASE TO BUY CORPORATE HELICOPTER	<b>CAPITAL EXPENSE</b>	\$10,000,000	
LEASE TO BUY PRIVATE JET FOR COMPANY	\$20,000,000	\$20M - LEASE TO BUY JET OR FRACTIONAL OWNERSHIP	<b>CAPITAL EXPENSE</b>	\$20,000,000	
LEASE TO BUY SUPERYACHT WITH AT LEAST 4 MAIN STATEROOMS	\$50,000,000	LEASE TO BUY SUPERYACHT WITH 4 MAJOR STATEROOMS & CAPTAIN, CREW AND COSTS \$50K / DAY X 50 WEEKS X 2 YEARS	<b>CAPITAL EXPENSE</b>	\$50,000,000	
	<b>\$80,000,000</b>			<b>\$80,000,000</b>	<b>PURCHASE PRICE + IMPROVEMENTS</b>
<b>STEP #6 - ESTATE SALES AND MARKETING COSTS</b>					
HIRE ULTRA-LUXURY MARKETING COMPANY - SET-UP 6 SALES OFFICE	\$10,000,000	SET UP SALES OFFICES IN: USA (LA, NYC & MIAMI), LONDON, MONACO, DOHA & DUBAI	<b>SGA</b>	<b>200.00%</b>	<b>"AS IS VALUE" = PURCHASE PRICE PLUS IMPROVEMENTS</b>
HOST INVITATION ONLY ELITE PARTIES IN EACH OF THE SIX MAJOR CITY FOR UHNWI	\$20,000,000	- HIRE CELEBRITY HOSTS	<b>SGA</b>	<b>\$4,099,385,377</b>	<b>"AS IS VALUE" X 200% FOR COMPLETION OF IMPROVEMENTS</b>
INVITE QUALIFIED BUYERS TO RESORT & STAY ON SUPERYACHT OR AT MUSHA CAY	\$35,000,000	MARKETING MATERIALS & INTRODUCTION FEES TO BROKERS AND SALES TRIPS TO OUR ISLANDS (SEE ISLAND SALES TRIPS DETAILS)	<b>SGA</b>		<b>"FIRE SALE VALUE" = AS IS VALUE + COMPLETION OF IMPROVEMENTS</b>
	<b>\$65,000,000</b>				<b>(NOTE: WE WILL OWN THE LARGEST PRIVATELY HELD ARCHIPELAGO IN THE WORLD)</b>
<b>OPERATING COSTS</b>					
				\$65,000,000	
				\$600,000,000	
				<b>\$665,000,000</b>	<b>TOTAL OPERATING COSTS</b>
<b>COMPANY OPERATING EXPENSE – EXECUTIVES &amp; STAFFING</b>					
SALARIES FOR EXECUTIVES & STAFF	\$600,000,000	\$200M PER YEAR FOR STAFFING EXPENSES	<b>SGA</b>		
MISCELLANEOUS EXPENSES	\$100,000,000	\$47M PER YEAR FOR MISCELLANEOUS EXPENSES	<b>SGA</b>		
	<b>\$700,000,000</b>				
<b>CONTINGENCY COSTS</b>					
				\$384,000,000	<b>ESCROWED RESERVE FOR YEAR 3 INTEREST PAYMENT</b>
				\$100,000,000	<b>MISCELLANEOUS EXPENSES</b>
				<b>\$484,000,000</b>	<b>TOTAL CONTINGENCIES</b>
<b>TOTAL LOAN USE OF PROCEEDS FOR 3 YEARS</b>		<b>\$3,198,692,689</b>			



*Global Solutions  
Olympics*

The Global Entrepreneurial Olympics To Save Our World

**UNIVERSITY OF MAVERICKS**  
Home of the Elite – Advanced Training for Prima-Warriors

 **MAVERICK ENTREPRENEURS**  
The Complete Solution for Capital-Raising Entrepreneurs



**THE ROYAL GUARD OF UTOPIA**







**BANK • LEAGUE • FUND • CASTLES • CHARITIES**

**THE ULTIMATE EQUITY PORTFOLIO**

# THE MAVERICK FORMULA & OUR VALUATION JUSTIFICATIONS FOR OUR EQUITY PORTFOLIO

# THE MAVERICK

**THE MAVERICK FORMULA™**  
A PRE-DETERMINED MAGICAL 4-ROUND CAPITAL STACK WHERE EVERYONE WINS!  
PLEASE NOTE: ALL 200 FINALIST DEALS WILL HAVE IDENTICAL 4-ROUND CAPITAL STACKS  
(ALL FUNDING ROUNDS WILL BE COMPLETED WITHIN APPROXIMATELY 1 YEAR)

INVESTOR	FUNDING ROUND	EQUITY % (EQUITY RAISED ON FUNDING ROUND)	BOARD SEATS (7)	PRINCIPAL INVESTMENT	RETURN ON INVESTMENT	SECURED BY:
ENTREPRENEURIAL TEAM	START-UP	51%	4	UNKNOWN	\$33M X 51 = \$1.48	N/A
	SEED	1%	1	\$125K	\$33M X 1 = \$33M	N/A
 & 	SEED	3%	1	\$500K	\$33M X 3 = \$99M	N/A
	SERIES "A"	5%		\$8 MILLION	\$33M X 5 = \$165M	WIN COMPETITION & USE OF PROCEEDS SECURES SERIES "B" WITH A \$100 MILLION SURETY BOND
 & 	SERIES "B"	10%	1	\$100 MILLION	\$33M X 10 = \$330M	USE OF PROCEEDS SECURES SERIES "C" WITH A \$1 BILLION SURETY BOND
INITIAL PUBLIC OFFERING (IPO)	SERIES "C"	30%		\$1 BILLION	TBD—POST IPO	IPO IS SECURED BY A \$1 BILLION SURETY BOND
TOTAL RAISE OF \$1 BILLION		100%	7	\$1 BILLION		

## A 4-STAGE CAPITAL-STACK FORMULA

(ALL DEALS WILL HAVE THE SAME RAISE AMOUNT, TERMS & CORPORATE STRUCTURE)

- SEED ROUND = \$625K = 4% EQUITY (FINALISTS ONLY)
- SERIES "A" = \$ 8M = 5% EQUITY (OLYMPICS WINNERS)
- SERIES "B" = \$100M = 10% EQUITY (ROYAL GUARD)
- GLOBAL IPO = \$1B = 30% EQUITY (GLOBAL PUBLIC)

POST-IPO VALUATION: IF 30%=\$1B, THEN, \$1B/.30=POST-MONEY  
THEN POST-MONEY VALUATION = \$8.3B AND 1% EQUITY = \$33.33M  
& EACH FUNDING ROUND IS INSURED WITH A SURETY BOND.

# FORMULA

THE 'MAVERICK' ELEMENT OF THIS FORMULA WAS ACHIEVED BY SIMPLY THINKING BACKWARDS...







EACH PREVIOUS ROUND OF FUNDING BUYS A SURETY BOND WITH ITS USE OF PROCEEDS FOR THE FOLLOWING ROUND OF FUNDING.  
(I.E., SERIES 'A' BUYS A SURETY BOND FOR SERIES 'B's' TOTAL CAPITAL RAISE AMOUNT—THUS, ENSURING EACH ROUND OF FUNDING.

# THE MAVERICK FORMULA™

A PRE-DETERMINED MAGICAL 4-ROUND CAPITAL STACK WHERE EVERYONE WINS!

PLEASE NOTE: ALL 200 FINALIST DEALS WILL HAVE IDENTICAL 4-ROUND CAPITAL STACKS

(ALL FUNDING ROUNDS WILL BE COMPLETED WITHIN APPROXIMATELY 1 YEAR)

	INVESTOR	FUNDING ROUND	EQUITY % (% BASED ON 4TH ROUND—IPO)	BOARD SEATS (7) (7—MAJORITY VOTE)	PRINCIPAL INVESTMENT	RETURN ON INVESTMENT	SECURED BY:
	ENTREPRENEURIAL TEAM	START-UP	51%	4	UNKNOWN	\$33M X 51 = \$1.6B	N/A
1		SEED	1%	1	\$125K	\$33M X 1 = \$33M	N/A
	 & 	SEED	3%	1	\$500K	\$33M X 3 = \$99M	N/A
2		SERIES "A"	5%		\$8 MILLION	\$33M X 5 = \$165M	WIN COMPETITION & USE OF PROCEEDS SECURES SERIES "B" WITH A \$100 MILLION SURETY BOND
3	 	SERIES "B"	10%	1	\$100 MILLION	\$33M X 10 = \$330M	USE OF PROCEEDS SECURES SERIES "C" WITH A \$1 BILLION SURETY BOND
4	INITIAL PUBLIC OFFERING (IPO)	SERIES "C"	30%		\$1 BILLION	TBD—POST IPO	IPO IS SECURED BY A \$1 BILLION SURETY BOND
TOTAL RAISE OF \$1 BILLION			100%	7	\$1 BILLION		

# THE MAVERICK FORMULA™ FOR THE GLOBAL SOLUTION OLYMPICSTM



Global IPO  
Now, the whole world (that has been watching these Entrepreneurial Heroes), can invest too into helping Saving the World.

CAPITAL ROUND	"THE MAVERICK FORMULA FOR THE GLOBAL SOLUTION OLYMPICS™" A FORMULA WHERE EVERYONE WINS!	% OF EQUITY OWNERSHIP POST IPO	AMOUNT OF CAPITAL INVESTED	ESTIMATED VALUE OF EQUITY POST-IPO (1-2 YEARS LATER)	ESTIMATED RETURN ON INVESTMENT (ROI) TO THE "LIONS" AND THE UTOPIAN RENAISSANCE ON VALUATION APPRECIATION ON THESE EQUITY INVESTMENTS IN JUST 1 TO 2 YEARS TIME (EXPONENTIAL ROI'S)!
			INVESTMENT AMOUNT	ROI IN 1 YEAR	PROFIT TO INVESTOR
<b>SEED CAPITAL ROUND (\$625K)</b> (RE-INCORPORATION OF KNIGHTED DEALS)	<b>FOUNDING TEAM</b> (4 OUT OF 7 BOARD SEATS) - MAJORITY VOTE	<b>51%</b>	UNKNOWN	\$1,800,000,000	ENTREPRENEURS (FOUNDER'S TEAM)
	<b>MAVERICK ENTREPRENEURS</b> (1 OUT OF 7 BOARD SEATS) - MAJORITY VOTE	<b>1%</b>	\$125,000	\$33,333,333	\$33,208,333
	<b>SENIOR AMBASSADOR OF THE ROYAL LEAGUE (GUARD)</b> (1 OUT OF 7 BOARD SEATS) - MAJORITY VOTE	<b>3%</b>	\$500,000	\$100,000,000	\$99,500,000
<b>SERIES "A" ROUND GLOBAL SOLUTION OLYMPICS PRIZE (\$8M)</b>	<b>GLOBAL SOLUTION OLYMPICS</b>	<b>5%</b>	\$8,000,000	\$166,666,667	\$158,666,667
<b>SERIES "B" (CLOSED ROUND - ONLY FOR THE ROYAL GUARD*) (\$100M)</b>	<b>THE ROYAL COURT HIEARCHIE RULES APPLY: A "RIGHT OF FIRST REFUSAL" (ROFR) WAS GIVEN TO THE SR. AMBASSADOR (SPONSOR) TO FUND ALL OR PART OF THE SERIES "B" ROUND - THE HYARCHIE IS AS FOLLOWS: (1) SR. AMBASSADOR , THEN (2) THE FUND, AND THEN EACH FUND MEMBER, AND THEN FINALLY, (3) TO ALL OTHER ROYAL LEAGUE MEMBERS (SEE FULL RULES)</b> (1 OUT OF 7 BOARD SEATS) - MAJORITY VOTE	<b>10%</b>	\$100,000,000	\$333,333,333	\$233,333,333
<b>SERIES "C" ROUND (\$1 BILLION)</b> <b>A FULL S-1 INITIAL PUBLIC OFFERING (IPO)</b> ON AMERICAN STOCK EXCHANGE	<b>PUBLIC MARKETPLACE - WORLDWIDE (OPPORTUNITY TO PRE-BUY (SHARES IN IPO FOR WINNING TEAMS) SEE CONTENTS</b>	<b>30%</b>	\$1,000,000,000	\$1,000,000,000	TO BE DETERMINED BY SUCCESS OF COMPANY
<b>TOTAL EQUITY</b>		<b>100%</b>		<b>\$3,433,333,333</b>	<b>VALUATION POST INITIAL PUBLIC OFFERING (IPO)</b>
<b>WHAT WILL 1% OF EQUITY BE WORTH IN A WINNING GSO COMPANY - POST-MONEY VALUATION AFTER THEIR SERIES ""C" FUNDING ROUND FOR \$1 BILLION USING THIS FUNDING STRUCTURE?</b>			<b>\$33,333,333</b>		

# THE MAVERICK FORMULA & OUR VALUATION JUSTIFICATIONS FOR OUR EQUITY PORTFOLIO

## THE VALUATION JUSTIFICATION ASSUMPTION

BASED UPON THE ASSET-VALUATION MATRIX  
IF PRE-MONEY VALUATION + MONEY INVESTED = POST-MONEY VALUATION

THEN,  
IF 30% = \$1 BILLION (THE IPO), THEN  $\$1B / .30 =$   
A POST-MONEY VALUATION OF \$3.33B

WHICH MEANS, THE PRE-MONEY VALUATION (AT THE TIME OF THE IPO)  
IS DETERMINED BY THE POST-MONEY VALUATION (\$3.33B) LESS (-) THE MONEY INVESTED (\$1B) = \$2.33B

THEREFORE, THAT MEANS WE ALREADY KNOW

**1% IN EQUITY = \$33M**  
(AT THE TIME OF IPO)

THEREFORE, THE ACCUMULATED VALUE  
OF THE NEW EQUITY PORTFOLIO  
FROM THE OLYMPIC COMPETITION EACH YEAR

MEANS, THAT IF 1% EQUITY = \$33M

THEN, THE TOTAL ANNUAL EQUITY PORTFOLIO GROWTH WILL BE EQUAL TO:  
 $20 \text{ (SEED)} + 100 \text{ (SERIES "A")} + 20 \text{ (SERIES "B")} = 140 \times \$33M =$

AN EQUITY PORTFOLIO GROWTH OF

$\approx \$4.62B$  IN VALUE

PER YEAR OF IN NEW

PUBLIC SECURITIES

## THE EQUITY PORTFOLIO VALUATION JUSTIFICATION ASSUMPTION:

THEN, IF 1% EQUITY = \$33M

THE UTOPIAN RENAISSANCE  
(THE HOLDING COMPANY FOR ALL BUSINESS UNITS/BRANDS)  
WILL EXPAND ITS EQUITY PORTFOLIO BY THE COMBINED MARKET CAPITALIZATION VALUE OF:

(1) SEED ROUND: UNIVERSITY OF MAVERICK = 1% EQUITY IN 200 NEW DEALS  
= 20 WINNING PERCENTAGE POINTS

SEED ROUND (THE ROYAL FUND) = 3% EQUITY IN 20 DEALS - UNKNOWN HOW MANY WILL WIN THE  
OLYMPICS, THAT ARE SPONSORED ANNUALLY BY THE ROYAL FUND, BUT AS THE FUND HAS PRIORITY,  
IT IS STRONG THAT THEIR WILL BE A HIGH-PERCENTAGE OF WINNING DEALS

(2) THE GLOBAL SOLUTIONS OLYMPICS = 5% EQUITY IN ALL 20 WINNING DEALS = 100 PERCENTAGE



# THE ROYAL FUND OF UTOPIA

AN EXCLUSIVE PRIVATE EQUITY INDEX FUND COMPOSED OF AN EQUITY SPLIT OF:

- (1) 51% EQUITY (WITH A NON-DILUTION CLAUSE) OWNED BY THE FOUNDERS TEAM MEMBERS (THE UTOPIAN RENAISSANCE), AND
- (2) 49% BY "THE ROYAL COURT" (MEMBERS OF THE ROYAL GUARD WHO INVEST INTO THE FUND).

TO ESTABLISH THE FUND, IN YEAR 1, THE ROYAL FUND WILL START THE OLYMPICS BY SPONSORS ALL 200 DEALS TO THE UNIVERSITY AND ALL SERIES "B".

- (1) 50% OF ASSETS ARE INVESTED INTO IN REVENUE-PRODUCING REAL ESTATE ASSETS (CASTLES & ESTATES)
- (2) 50% IN AN EQUITY FUND COMPOSED OF UNICORNS FROM THE GLOBAL SOLUTION OLYMPICS (EQUITY) - (SEE HIEARCHIE OF THE ROYAL GUARD)

EACH YEAR, THE ROYAL FUND SPONSORS 20 DEALS TO ATTEND THE UNIVERSITY OF MAVERICKS (3% EQUITY IN 20).

EACH YEAR, THE ROYAL FUND WILL DO A MINIMUM OF 2 SERIES "B" FUNDING (FOR THE DEALS THEY SPONSORED) FOR THE FULL \$100M (10% EQUITY).

POST THE OLYMPICS, EACH YEAR THE ROYAL FUND WILL DO A NEW VALUATION ON THE FUND, AN ANY INVESTOR WISHING TO EXIT, CAN SELL TO NEW INVESTORS AT THE NEW VALUATION.

THUS, CREATING A FUND THAT PERPETUALLY GROWS IN VALUE—EXPONENTIALLY.

## THE UTOPIAN PRIVATE EQUITY INDEX FUND

(PRIVATE FUND ONLY FOR THE ROYAL GUARD MEMBERS)

**THE ROYAL CASTLES OF UTOPIA**  
THE HIGH-ROOFING DOLLAR REAL ESTATE TRUST & RESORT MANAGEMENT COMPANY

**PRIVATE EMBASSIES**  
AROUND THE WORLD FOR USE ONLY BY OUR AMBASSADORS

THEY ARE MANAGED AS A TRUSTED PRIVATE CLUBS

AN ULTRA-LUXURY GLOBAL RESORT OF COURTESY OF UTOPIA FOR USE BY

**THE ROYAL GUARD**

**THE ROYAL GUARD OF UTOPIA**

RESORT MANAGEMENT COMPANY

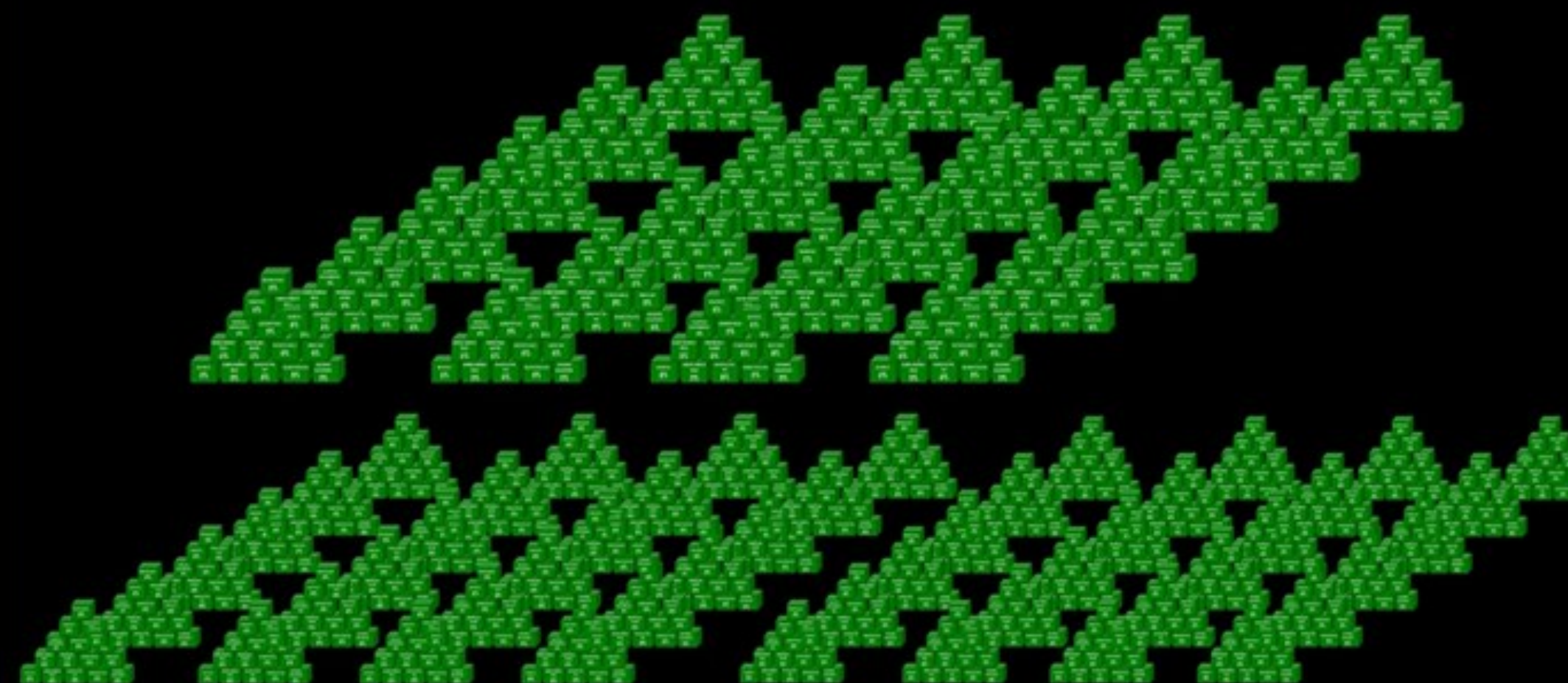
**AN ULTRA-LUXURY EXCLUSIVE PRIVATE CLUB**

FOR THE WEALTHIEST & MOST POWERFUL

**THE ROYAL GUARD OF UTOPIA**

BANK · LEAGUE · FUND · CASTLES · CHARITIES

THE CASTLES AND ESTATES OF THE ROYAL GUARD'S REAL ESTATE TRUST



THE ULTIMATE EQUITY PORTFOLIO OF THE HOTTEST SOLUTION DEALS IN THE WORLD  
DESIGNED TO GROW EXPONENTIALLY EVERY YEAR



# OUR 10-YEAR VALUATION JUSTIFICATIONS

## INCLUDING OUR ENORMOUS EQUITY PORTFOLIO



### ASSUMPTIONS FOR VALUATION JUSTIFICATION (BASED UPON THE ASSET-BASED VALUATION MATRIX)

	ASSET CATEGORY	DESCRIPTION	ESTIMATED VALUE OF ASSET IN YEAR 10
1	<b>PART I: THE UTOPIAN ISLANDS</b> (SEE DETAILED FINANCIAL PROJECTIONS)	SEE BALANCE SHEET FOR 6 YEAR IN PROJECTIONS PLUS 4 YEARS OF EBITDA ADDED	≈ USD \$8.67 BILLION*
2	<b>PART II: THE UTOPIAN RENAISSANCE</b> (SEE DETAILED FINANCIAL PROJECTIONS)	SEE BALANCE SHEET FOR 10 YEAR IN PROJECTIONS	≈ USD \$ 3.00 BILLION
3	<b>GROWING EQUITY PORTFOLIO OF THE UTOPIAN RENAISSANCE</b>	ANNUALLY GROWING BY \$4.6B++ (SEE CALCULATIONS ABOVE)	≈ USD \$24.00 BILLION
4	<b>CONSOLIDATED EBITDA</b>	BASED UPON A CONSERVATIVE EBITDA OF \$300M X MULTIPLE OF 20 (REAL ESTATE MULTIPLE — VARIABLE ASSUMPTIONS)	≈ USD \$ 6.00 BILLION
5	<b>GOOD WILL</b>	WHAT'S THE VALUE OF AN ICONIC BRAND THAT IS HELPING TO SAVE THE WORLD AND CREATING HOPE...? (VARIABLE ASSUMPTIONS)	≈ USD \$10.00 BILLION
6	<b>INTELLECTUAL PROPERTY</b>	MAVERICK ENTREPRENEURS' METHODOLOGY, FIN-TECH PLATFORM, AND 2 EVER-GROWING DATABASES OF THE WORLD'S INVESTORS & ENTREPRENEURS (VARIABLE ASSUMPTIONS)	≈ USD \$10.00 BILLION
<b>TOTAL ESTIMATED VALUE OF ASSETS—YEAR 10</b>			<b>≈ USD \$57.70 BILLION</b>

Assets for Only Island Groups #1 and no specialty islands (Conservative Estimate)