CREDIT PARTNER AGREEMENT

This Credit Partner Agreement ("Agreement") is made and entered into on
_____________,
by and between the following parties:

Credit Partner: ________________________________
Borrower: ________________________________
Loan Broker: _________________________________

1. Purpose

The purpose of this Agreement is for the Credit Partner to assist the Borrower in applying for and securing business funding. The loan amount will depend on the Credit Partner's qualifications and approval from lenders.

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2. Distribution of Loan Proceeds

The funds received from the approved business loans/credit shall be divided as follows:

- Ten percent (10%) of the funded amount shall be paid to the Credit Partner as an upfront fee.
- A fee of _________ shall be paid to the Loan Broker, Ernest Pierre.
- Six (6) months of minimum payments shall be held in a separate account that the Credit Partner has access to.
- The remaining funds shall be released to the Borrower to be used for renovation expenses on real estate properties.

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3. Responsibilities

- The Credit Partner agrees to serve as a guarantor in obtaining business funding.

- The Borrower agrees to use the loan proceeds only for real estate renovation expenses, except for the agreed fees and reserves.
- All parties agree to communicate and act in good faith throughout this Agreement.

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4. Term and Termination

This Agreement shall begin on the date signed and remain in effect until all obligations are completed, unless terminated earlier by written agreement of all parties.

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5. Default

If either party fails to uphold their responsibilities under this Agreement, the non-defaulting party may pursue reasonable remedies, including legal action.

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6. Miscellaneous

This Agreement represents the entire understanding between the parties.
It may only be amended in writing and signed by all parties.
This Agreement shall be governed by the laws of the state of ______________.

Signatures

________________________________ Date: ____________
Credit Partner

________________________________ Date: ____________
Borrower

________________________________ Date: ____________
Loan Broker