



April 24, 2019

[REDACTED], LLC  
472 S Salina St,  
Syracuse, NY 13202

Re: Proposed Mortgage Financing for Empire Building

Mr. Derek Persse,

This term sheet (the "Term Sheet") provides an indication of the terms and conditions of a proposed Mortgage Loan financing from Monticello Structured Products, LLC or affiliated entity (the "Lender") for a Multifamily Property (the "Property") located in the state of New York.

*This Term Sheet does not constitute an offer, agreement, assurance, guarantee or commitment to make, provide or arrange a financing or extension of credit and is subject to change in any and all respects. This Term Sheet and the funding of the Mortgage Loan are subject to the issuance of Lender's review of all materials pertinent to the Facility, the Property, and the borrowers and guarantors parties, as applicable, in the Lender's sole and absolute discretion.*

<b>Background</b>	Empire Syracuse, LLC is seeking financing for a multifamily property with 51-rooms (the "Property"), located in New York.
<b>Property</b>	Empire Building 472 S Salina St Syracuse, NY 13202
<b>Property Company</b>	To be determined entity, approved by Lender (the "Property Company")
<b>Managing Company</b>	To be determined entity, approved by Lender (the "Managing Company")
<b>Borrower(s)</b>	The Property Company and any additional entities related to this transaction as required by Lender.