



155 W. 19th St

New York, NY 10011

Phone: 866-898-0995

Fax: 1 646-933-1247

[contact@firstpropertiesofnewyork.com](mailto:contact@firstpropertiesofnewyork.com)

[www.firstpropertiesofnewyork.com](http://www.firstpropertiesofnewyork.com)

October 10<sup>th</sup>, 2018

Dear xxx,

**First Properties Of New York LLC** offers you combined years of experience along with exceptional customer service. Our sales department will assist you in all aspects of this international acquisition including the production of current market evaluations to ensure that you receive the best value for your membership. The purpose of this letter is to set forth some of the basic terms and conditions of the proposed purchase. The terms set forth in this Letter will not become binding until a more detailed "Purchase Agreement" is negotiated and signed by the parties, as contemplated below by the section of this Letter entitled "Non-Binding". The Purchase Offer listed is guaranteed as long as your membership's description is accurate. Please verify that all the information specified below is correct.

1. **Property:** First Properties Of New York LLC will negotiate the resale of the following vacation membership:

**MEMBERSHIP DESCRIPTION:**

**Owner(s): xxxxx**

Property: **Pueblo Bonito Resorts Membership**

Location: **Los Cabos, México**

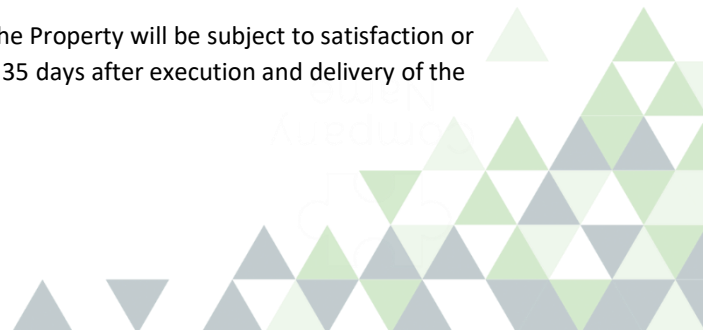
Type of Unit: **1 Bedroom Suite**

Registered Week's: **1 Weeks**

Purchase Offer: **\$49,960.10 USD**

2. **PRICE:** The proposed purchase price is **\$49,960.10 USD**, of which would be deposited in **Escrow Trust Account** upon acceptance of a binding Purchase Agreement. Buyer would pay the balance to Seller at **closing**.

3. **Conditions Precedent:** The obligation of the Purchaser to purchase the Property will be subject to satisfaction or written waiver by the Purchaser of the following conditions within 30 to 35 days after execution and delivery of the Agreement.



4. **Additional Items:** This letter of intent hereby states the major terms of the agreement that the Purchaser would be prepared to move forward with. This letter of intent is in no way a legally binding agreement between the Purchaser and the Vendor.

**NON-BINDING.** This letter of Intent does not and is not intended to contractually bind the parties, and is only an expression of the basic conditions to be incorporated into a binding Purchasing Agreement. This Letter does not require either party to negotiate in good faith or to proceed to the completion of a binding Purchase Agreement. The parties shall not be contractually bound unless and until they enter into a formal, written Purchase Agreement, which must be in form and content satisfactory to each party and to each party's legal counsel, in their sole discretion. Neither party may rely on this Letter as creating any legal obligation of any kind. Notwithstanding the provisions of this paragraph to the contrary, Seller and Buyer agree that the above paragraph entitled "Stand Still" shall be binding, regardless of whether a binding Purchase Agreement is entered into the parties.

The offer on this letter of intent is for a limited period and will expire within the next 10 days upon its delivery date. Upon the understanding of this agreement, please sign and return a copy of this Letter of Intent and Proof of Ownership. For any questions or concerns, please contact your broker.

Regards,

**James Buchanan**  
**Broker**  
**First Properties Of New York LLC**

---

**James Buchanan**

Broker

**First Properties Of New York LLC**

**Representative**

---

**xxx**

Owner

---

**xxx**

Owner



First Properties  
OF NEW YORK