

We had a busy May. Everyone seemed to be excited about finding a home and we were able to close on three new properties. Las Vegas is starting to pick up after being down there now for 90 plus days. As of today, we have closed on our first property in Las Vegas, have offers on three other properties and are waiting for acceptance, and have four other Lease 2 Own Buyers searching for their homes.

Reno seems to have done the same. We have offers on two properties and four other searching for homes.

We made our second trip to North Dakota and continue to work with and build contacts up there. We continued working our due diligence including a farther reach to other cities surrounding the Watford City area. As we understand more and talk to many more people, it is becoming clear we are entering this market at a very good time as homes are starting to be built to fill a legitimate need for housing.

We have come to understand that people move there for the high paying jobs but tend to have a temporary mindset to begin with. Make money and then leave. But now as the economy starts to stabilize, grocery stores, restaurants and other necessities are being built the area starts to look more normal and attractive to them. We are finding many are desperate to move their family there and become part of the community giving them the longer term mindset. This creates the need for permanent family oriented housing for the long haul. We have a little more work to do on both Buyer and home qualification criteria but it is looking very positive.

Next month our cash flow will be a little less as we will be paying our accounting invoice for our tax return. Since inception of re-focusing ROI Strategies on Lease 2 Owns our return has been 11.88% without tax benefits and approximately 15.38% with the tax benefits.

Thanks,

