TRUESTATE

The **TRUESTATE** project was created to make the process of investing in the real estate industry simple and fast.

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Introduction

Investing in the real estate industry with the correct approach is profitable and reliable. At first glance, everything seems simple: you buy a property, improve it, and sell it for a profit. However, in most cases, the process is complex and time-consuming. Imagine that you set out to invest in real estate in Germany, for example. What stages of investing are ahead of you?

1 Of course, you need to have a certain amount of money to invest. In liquid and promising areas of Western Europe, the price of real estate starts at 100,000 euros.

2 First, you must find a suitable property. To do this, you must review dozens of options by conducting a thorough analysis of the condition, price, and location of each property and assessing the necessary investment for its improvement, additional costs, possibilities of a future sale, and many other aspects. For this, you need the necessary knowledge, skills, and time and to physically visit and inspect all potential properties. **This stage may take up to twelve months.**

3 Let's say you have finally chosen a suitable property. Now, you need to conduct an examination of the legal part of the real estate and make sure there are no encumbrances or prohibitions on it. **This stage may take up to three months.**

4 Next, you must find a notary, make a deal, and agree with all the conditions. The transaction requires the physical presence of the buyer or a trustee. **This stage may take up to three months.**

5 Then, you must pay real estate taxes and other governmental fees and wait for your registration as the new owner. **This stage may take up to four months.**

6 Finally, you are the registered owner of the property. Now, you must find a competent contractor company and evaluate and start the renovation/ improvement of the property. **This stage may take up to twelve months.**
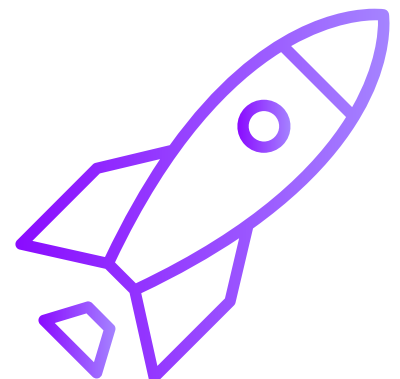
7 You have finished all the repairs and improvements? Now you can look for a realtor who will competently evaluate the improved property, write a description for it, and begin the sale process. Sales involve continuous showings of the property to potential buyers, calls, and negotiations. **This stage may take up to twelve months.**

Thus, a project that at first glance seems simple can take up to several years and force you to master several additional «professions».

Do you want to do this easier and faster?

It's possible with TRUESTATE!

The project core

The TRUESTATE project was designed to make real estate investments as easy as one, two, three. See for yourself:

1 Determine the amount you want to invest and choose an object from those presented on the tru.estate website.

2 Invest in the object of your choice by buying electronic shares (tokens) TRUESTATE.

3 After completing the project, a few clicks get return on investment and profit.

Easy, isn't it?
What does the technical element look like?
Read on to find out.

The technical element

A token is an electronic certificate that guarantees fulfillment of the company's obligations to the owner such a certificate. In fact, this is an analogue of a share (valuable paper) in the world of cryptocurrency.

A smart contact is a computer digital one an algorithm that allows you to register and fix the terms of any agreement in the publicly available digital code.

TRUESTATE smart contract (https://etherscan.io/address) is a tool for selling TRUEST tokens for the Ethereum (Ether, ETH) cryptocurrency. The tokens that are being sold correspond to «shares» that allow you to claim a part of the profits from the real estate resale project. Each project has a serial number (TRUESTATE1, TRUESTATE2, TRUESTATE3, etc.) along with tokens issued for this project. Each project also has a smart contract address (shown under the description of each property on the website).

Example - You promised your daughter to buy a car after graduating from university, and the latest model red color All this can be displayed in a smart contract, and after receiving a diploma of graduation University, the smart contract will automatically transfer the required amount from your account directly to the car dealer. For implementation of this will not require a pile of documents and the participation of a notary, a bank and a lawyer. Everything will be done automatically.

To receive a return on investment and profit, you need:

1 →	2 →	3 →	4
Wait for the end of the development of the property (enter your data in your personal account on the website, and we will send a notification about the completion of the project).	Log in to your personal account on the website, enter your data, and go through the KYC procedure.	Click the «Connect to MetaMask wallet» button.	Press the «CLAIM» button. After that, the smart contract will transfer the amount of investment and the percentage of profit in ETH to your MetaMask wallet in exchange for TRUEST tokens which will be taken from your wallet.

To purchase TRUEST tokens, you must:

1 →	2 →	3 →	4 →	5
Select a suitable property on the website depending on its condition on the website	Click the «invest» button under this property	Copy the address of the smart contract into the pop-up window	From your MetaMask wallet, send the desired amount of investment in ETH (Ethereum) to the given (copied) address of the smart contract. The minimum amount is the equivalent of €100 at the rate of ETH — € at the time of purchase	Before or after sending the investment amount (see the previous section), you must add TRUEST tokens to your MetaMask wallet by inserting the same (copied) smart contract address of the selected object into the appropriate field

How profit is distributed

After the project's completion, i.e., the sale of the property and receiving the money, TRUESTATE calculates the profit received. After that, the smart contract automatically distributes the investments and profits from the project to all involved wallets, i.e., holders of tokens of this object in the ETH (Ethereum) currency at the EUR-ETH rate at the time of distribution. The second you click the «CLAIM» button on the website, the smart contract analyzes the number of TRUEST tokens on your MetaMask wallet and distributes the return on investment and profit in ratio to the number of tokens you hold.
Example: You have 100 TRUEST tokens in your wallet, and a total of 1,000 tokens were issued for the project. Accordingly, you will receive 10% of the total amount distributed.

Instructions

How to create a MetaMask wallet

- You can download and install the MetaMask wallet from the official website or from the Chrome store by searching for «MetaMask». ATTENTION! As of 09/01/2022, installation of the MetaMask extension is possible in browsers Chrome, Firefox, Brave, and Edge.

- Once you have found it, click «Install». When the application asks for permissions, agree and allow them. This is necessary to connect to and interact with websites.

- The application is installed. Click «Get started» and proceed to create a wallet.

- Select the «Create a new wallet» option on the pop-up screen.
- Choose a secure password. Please note that if you lose your password, you will ONLY be able to access your wallet if you have a secret phrase.

- The next step is to review and save your secret backup phrase (which consists of twelve words). It is recommended that you save the phrase in the password manager and additionally write it down on a piece of paper, make two or three copies, and store them in different places. Take the creation and storage of a secret backup phrase very seriously and responsibly; if it is lost or discredited, you can lose the tokens stored in the wallet.
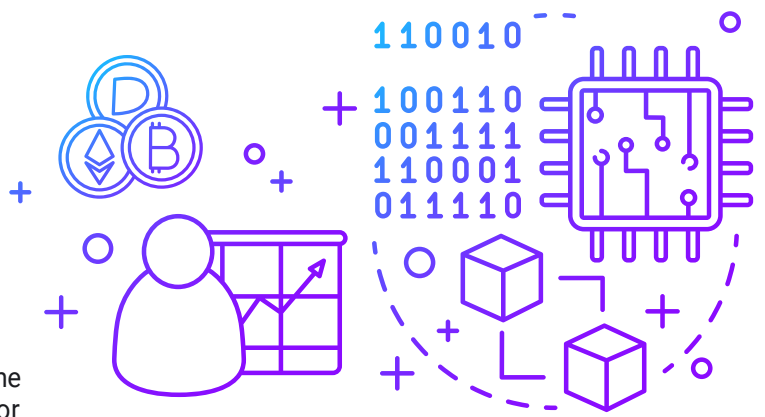
- Next, MetaMask will ask you to confirm your backup phrase to make sure you spelled it correctly.

- After this step, your new MetaMask wallet is ready to use. Now you can close the tab and view the wallet when you need it from the extensions panel of your browser.

How to choose a project and invest

To purchase TRUEST tokens, you need:

- Select a property suitable for you by its condition on the website.

- Click the «invest» button under this property.

- Copy the address of the smart contract into the pop-up window;

- Send the desired amount of investment in ETH (Ethereum) from your MetaMask wallet to the given (copied) address of the smart contract. The minimum amount is the equivalent of €100 at the rate of ETH − € at the time of purchase.

- Before or after sending the investment amount (see the previous section), you must add TRUEST tokens to your MetaMask wallet by inserting the same (copied) smart contract address of the selected object into the appropriate field.

How to deposit ETH (Ethereum) to the MetaMask wallet

Various methods of adding crypto to your MetaMask wallet are:

- Buy ETH (Ethereum) directly in your MetaMask wallet (available for certain countries).

- Top up from an online exchanger.
Attention! There are many fraudulent cryptocurrency exchange platforms on the web. Choose the service for your exchange very carefully!

- Buy on any exchange (for example, Binance) and transfer to your wallet.

- Transfer from another address.
Attention! Only send and receive tokens on the network where they are issued! If funds are sent by mistake, it will be impossible to cancel the transaction, and the tokens will be lost forever! With any method of purchase, pay close attention to prices and commissions.

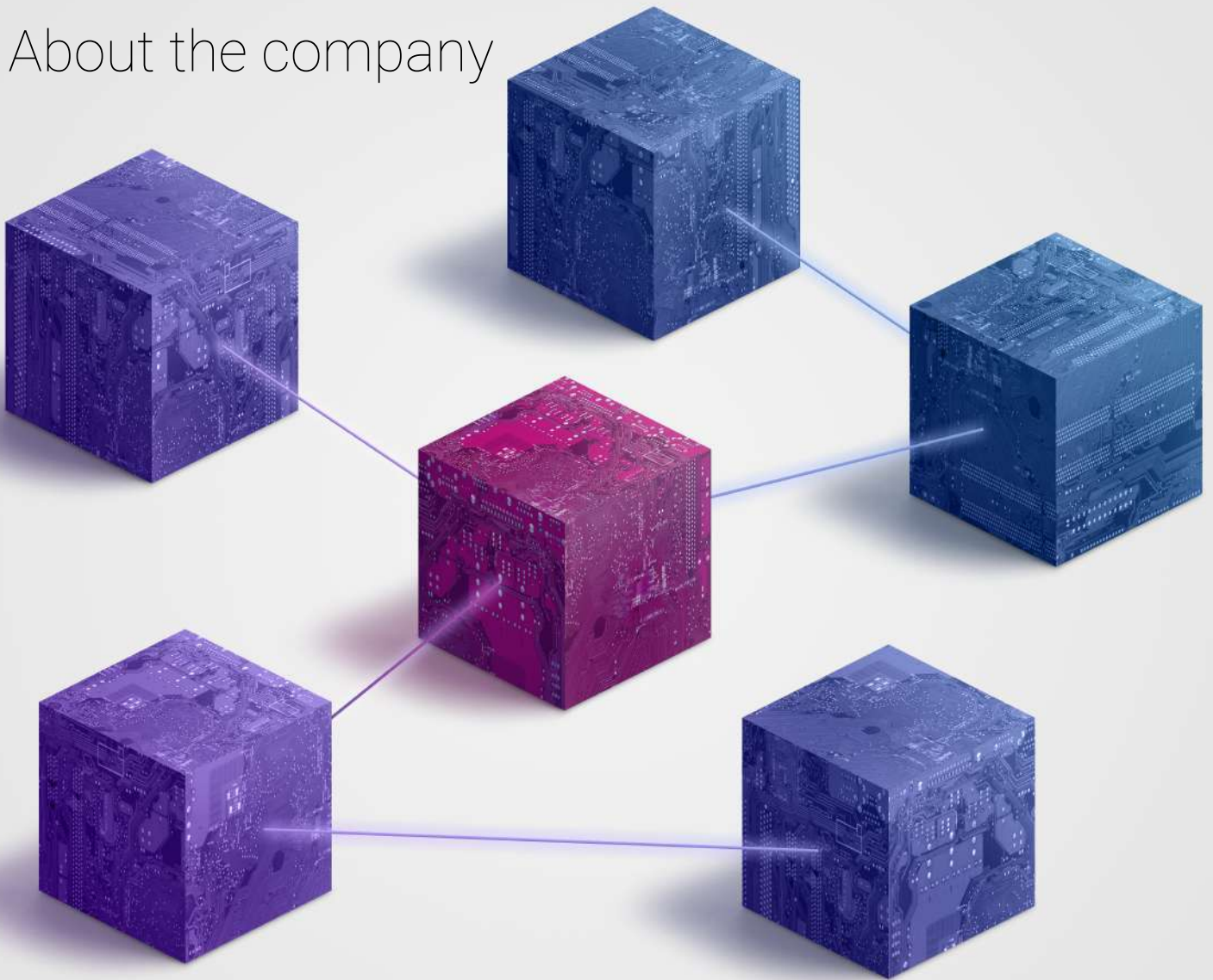## How to get a return on investment and profit

After the project is completed TRUESTATE notifies users by email or SMS (this requires the correct data to be entered in the relevant   sections in your personal account).

To receive a return on investment and profit after project completion, you need:

- Go to your personal account on the website.

- Make sure that all your personal user data is entered in the relevant sections and that the KYC procedure is complete.

- Click the «Connect to MetaMask wallet» button (after checking that the MetaMask extension is installed on your device and that you have entered the wallet that contains the TRUESTATE project tokens).

- After connecting to the MetaMask wallet, press the «CLAIM» button in your personal account.

The smart contract will automatically send the amount in Ethereum (ETH) to the connected MetaMask wallet at the ETH − € rate at the time of the transaction.

About the company

TRUESTATE is a multinational team of enthusiasts and professionals with experience in real estate, development, cryptocurrency, and finance.

The evolution of TRUESTATE was made possible by the belief that real estate investing can and should be simple and fast and that it is achievable to process this with the help of a smart contract.

TRUESTATE invests in highly liquid properties only in economically active areas of Western Europe and the UK, aiming to minimize risks and receive high returns. Partnerships with leading companies in the building industry allow us to make the process of renovation and construction optimal in terms of time and cost.

TRUESTATE England office: 411-413 Oxford Street, London, United Kingdom. W1C 2PE.

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Legal part

By sending Ethereum (ETH) cryptocurrency to any smart contract address, you automatically agree to the terms of the TRUESTATE project.

Responsibility for the submission of tax returns for profits in cryptocurrency lies entirely with the profit recipient (investor) and is their responsibility. TRUSTATE and any affiliates are not responsible for submitting reports or maintaining any relationship with the tax office of the country of residence of the profit recipient.

The percentage and/ or amount of possible profit indicated on the website, and any partner/ alternative websites of TRUESTATE and affiliated companies and individuals are not guaranteed, nor is it an offer. The indicated probable implementation dates are an approximate forecast of the possible profit from the project after its completion. By investing in any TRUESTATE project (i.e., by sending ETH to the address of any TRUESTATE smart contract), you automatically agree to the terms of the project and any possible risks that real estate investments carry.

TRUESTATE and any affiliated companies and individuals do not carry out banking and/ or deposit activities in any of their forms and do not guarantee profitability. By purchasing TRUEST tokens, any individual or legal entity, as well as any state or non-profit organization, automatically becomes a «silent partner» (without the possibility of participating in activities and/ or making decisions). The return on investment and the possibility (and volume) of making a profit depend directly on the success of the implementation of each specific project/ property.

By purchasing tokens and/ or sending Ethereum cryptocurrency to any of the smart contract addresses, you automatically agree to the TRUESTATE terms and that this project, like any business, is subject to the possibility of risks associated with doing business of this specificity, as well as a force-major circumstance.