

Contract of Sale

Stage 1





Park First Completion Process

Flow chart for the contract

parkfirst.com

Please note that in this document any reference to
PFL, Park First, Park First Ltd, includes;
Park First Limited (Company Number 07158270)
Park First Glasgow Limited (Company Number 05760390)
Park First Skyport Limited (Company Number 09560196)
Help me Park Gatwick Limited (Company Number 9654985) and
Cophall Parking Gatwick Limited (Company Number 05648696)

Cash Purchases

STAGE 1

- Complete and sign the Contract of Sale Stage 1 as attached.
- Please supply the information needed for your ID pack ⁽¹⁾.
- Please pay the purchase price to the bank details supplied.
- Become immediately eligible to receive your 8% returns ⁽²⁾.

STAGE 2

- The Contract Pack Stage 2 will be produced and despatched⁽³⁾.
- Please sign and return the Contracts Pack Stage 2.
- Please include any outstanding information from your ID pack ⁽¹⁾.

STAGE 3

- Your commercial property transaction is completed.
- Application is made for your title to be registered at the Land Registry.
- Once registered we, or your Solicitor, will send you proof of registration and your title deed.

- (1). For each buyer, and any joint account holder if funds are being paid from a joint account, please supply:
 - (i) Colour copy of current passport
 - (ii) Original utility bill registered to your home address, this must be dated within the last 3 months.
 - (iii) TT receipt / Proof of payment / other clear evidence that funds have been sent by you.
- (2). Please complete the HMRC Non-resident landlord scheme application in order to receive your full 8% returns (only for non-UK-residents).
- (3). Your Contract Pack Stage 2 contains – Purchase Contract, Title Deed/Headlease, Sublease, Buy Back Agreement/Purchase Option Agreement. Please sign and return all applicable documents to Group First Head Office.



Park First Sales Contract Stage 1

Please complete in full using capital letters

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Cash Investment Contract P1	Please provide details of the company(s) in whose name(s) you wish the car parking space(s) to be registered.
Company name	Glasgow Parking Alpha LLC
Company number	2016/0000719622
Address line 1	2968 Pheasantdr. Casper,
Address line 2	
Address line 3	
Address line 4	
Country	
Postcode/ZIP code	WY82604
Country of incorporation	USA
Authorised signatory	Mr Patrick Buchanan Dugan
Contact E-mail address	Patrick@farmshares.com



Park First Sales Contract Stage 1

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Your Investment Property		
Development	Glasgow Airport Car Park 6 Burnbrae Drive	
Total car parking space (No.)	7	
Total cost (£)	140000.00	
Total cost in words	One hundred forty thousand	
Allocation of spaces	<input checked="" type="checkbox"/> Please tick the box if you would like our reservations team to allocate your car parking space(s).	Alternatively enter allocated spaces here

Solicitor Details	Please indicate your choice by ticking a box below.
I understand this is an investment into commercial property and I am free to appoint any lawyer to conduct the purchase on my behalf.	
I can opt to appoint:	
<input checked="" type="checkbox"/> The Hetherington Partnership Solicitors, an independent law firm with experience in processing Investments into car parking spaces for clients. PF agree to pay THPS's fees and disbursements.	
<input type="checkbox"/> I would like to appoint my own lawyer to complete this purchase	
Lawyer contact details	



Park First Sales Contract Stage 1
Please complete in full using capital letters

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Park First Client Deposit Account Details	Please select the set of bank account details that match your location.
Bank Account Name	The Hetherington Partnership Solicitors
Bank Name	HSBC
Bank/Building Society Address	38 Grange Road, West Kirby, CH48 4EA
Sort Code	40-25-08
Account Number	03074064
Country of Account	England
IBAN	GB71MIDL40250803074064
Swift/BIC Code	MIDLGB2164E
What currency will you be paying?	GBP — British Pound
Reference (client name)	GF-

Client's Bank Account Details	Please provide details of bank account that you wish your rental income to be paid into.
Development name/unit no.	Glasgow Airport Car Park 6 Burnbrae Drive
Bank/building society (1)	
Address line 1	
Address line 2	
Address line 3	
Postcode/ZIP code	
Account holder's full name	
Account number	3567455765 <input type="checkbox"/> Joint Account?
Second joint account holder's full name	
Second joint account holder's email address	
Sort code/ABA	
IBAN (if outside UK)	
Swift code (if outside UK)	WFBIUS6S
Please indicate currency required for payments (2)	USD
Other - please provide	

Important Notice to all Investors:-

- (1) Please ensure correct bank details are input on the bank form for the nominated bank account to receive rental income, the details must match the bank account exactly.
- (2) If sterling is selected as the nominated currency for payment of rental return, please ensure the receiving bank account is able to accept in sterling to avoid rejection.
- Please ensure hand writing is clear and easy to read - By far the best way is to type the bank details on the COS to avoid any disputes.

IF PAYMENT IS REJECTED FOR ANY OF THE ABOVE REASONS, AN ADMINISTRATION CHARGE WILL BE MADE.

**Park First Sales Contract Stage 1**

Please complete in full using capital letters

parkfirst.com**Cash Purchases**

It is hereby agreed that in consideration of the Total Cost being paid, Park First Limited ("PFL") shall procure that the car parking space(s) is reserved in the purchaser(s) name.

Please note that the Total Cost you pay is non refundable.

PFL reserve the right to re-sell the car parking space if you fail to take appropriate action, or fail to respond to any communication from us, within 21 days of any request we may make.

Although every effort is made to prevent changes, PFL reserves the right to make changes to the specification and location of the car parking spaces reserved and ancillary terms where in PFL's opinion such changes are necessary.

Any such changes will not require notification to or from the purchaser. Any such changes will not materially prejudice the value of the car parking space(s) being purchased.

We ask that the purchaser updates PFL on any change of contact details in the future, in order to maintain consistent communication.

Please note that a fee of £75.00 plus VAT will be incurred if:

- (i) there are any amendments to be made to the contract
- (ii) the contract is produced and the sale does not complete.

PURCHASER 1 Please Print Name:

Mr Patrick Buchanan Dugan

PURCHASER 1 Signature:

DocuSigned by:

D75619B043DA4EC

Date of Signature (DD/MM/YYYY):

July 22, 2016 | 15:01 BST



Park First Sales Contract Stage 1

Please complete in full using capital letters

parkfirst.com

Questionnaire & Consent Form

Source of Funds

Purchase monies are to be paid out of your account as detailed on page 4 of this contract of sale stage 1

Please complete this section:-

To comply with anti-money laundering legislation, enquiries must be made into the source of any funds being paid for this investment. Information in all cases must be provided. Brief information such as "savings", "inheritance", "sale of house" will be acceptable for most lower value investments, but for investments exceeding £50,000 fuller information must be provided e.g. "savings accumulated over the last x years while I have been earning £xxxxx per annum while working for xxxx company". Please note that we may be required to request further information or copy documents from you for our records.

I/We, the above named, confirm that no third party is providing any funding and that the source of the funds referred to above is from:

Funds raised from investment into the trust.

Consent

Please read this section and sign below:-

I/We confirm that I/we accept this form as written notification of the matters set out herein and I/we hereby consent to JWK Solicitors disclosing my/our personal details as revealed in this Contract of Sale Stage 1 and/or any details which appear on the documents I/we have provided, to enable JWK Solicitors to carry out electronic verification of my/our identity, to a credit reference agency for the purposes of JWK Solicitors conducting their identity checks in relation to anti-money laundering procedures. I/we acknowledge that the credit reference agency may keep records of the information and copy documents provided.

Where I/we instruct a firm of Solicitors to act for me/us, I/we hereby authorise my/our Solicitors to release my/our funds to JWK Solicitors for onward transmission to the Seller of this property upon our ID and proof of residency being verified.

Mr Patrick Buchanan Dugan

PURCHASER 1 Please Print Name:

PURCHASER 1 Signature:

Date of Signature (DD/MM/YYYY):

DocuSigned by:

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 July 22, 2016 | 15:01 BST