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Cabin Inns at Mogollon Airpark Project Overview

Cabin Inns at Mogollon Airpark is a unique fractional interest development in the beautiful White Mountains of Arizona, combining the advantages of a personal cabin in the mountains, with built-in housekeeping, maintenance and security, shared ownership to reduce expenses, and even with income to offset some of the already low costs. The development will consist of approximately 37 custom cabins located on ten acres of prime wooded land in Overgaard, Arizona. Each cabin will be sold in one-tenth (1/10) fractional shares. A flexible use and reservation policy has been developed to give owners the use of their cabin to accommodate individual personal schedules. The property has approximately 1,000 feet of frontage along Arizona State Highway 260, directly opposite the Bison Ranch and Bison Town "Old West" vacation activity destination, with shops, horseback and buckboard rides, cowboy cookouts, and other similar activities. A unique aspect of Cabin Inns at Mogollon Airpark is that it will be operated as a public hotel/motel type facility with a reservation system.

Cabin Inns at Mogollon Airpark Investment Summary

Cabin Inns at Mogollon Airpark is an investment opportunity for up to ten investors or investment units of \$50,000 to \$100,000 each, for a total investment of up to \$1,000,000.

This investment will fund a portion of the acquisition, construction and development of the Cabin Inns at Mogollon Airpark project. The balance of the funding for the project is being provided by a combination of seller land carry-back and construction financing.

Investors will receive a 4% interest in the development Arizona limited Liability Company for each \$100,000 invested. Total project profits are expected to be approximately \$12,000,000.



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