

Please Note: This report was completed with the following assumptions: Market Approach: **Fair Market Price** , Marketing Time: **Typical** . Important additional information relating to this report, including use and restrictions, is contained in an attached addendum which is an integral part of this report.

<b>Address</b>	9304 Empire Rock Street, Las Vegas, NV 89143	<b>Order ID</b>	8013564	<b>Property ID</b>	32269504
<b>Inspection Date</b>	03/02/2022	<b>Date of Report</b>	03/04/2022		
<b>Loan Number</b>	47443	<b>APN</b>	12505411014		
<b>Borrower Name</b>	Catamount Properties 2018, LLC	<b>County</b>	Clark		

Tracking IDs					
<b>Order Tracking ID</b>	03.02.22_BPOa	<b>Tracking ID 1</b>	47443		
<b>Tracking ID 2</b>	--	<b>Tracking ID 3</b>	--		

General Conditions		
<b>Owner</b>	CATAMOUNT PROPERTIES 2018 LLC	<b>Condition Comments</b> Spacious 4 bedroom, 3 bathroom in a gated subdivision of Iron Mountain Ranch. .34 of an acre with a in ground pool. Agent:This property has been placed in an upcoming Auction event. 12/11/2021- 12/14/2021. All bids should be submitted at www.xome.com/auctions All properties are subject to a 5% buyer's premium pursuant to the Auction Participation Agreement and Terms & conditions
<b>R. E. Taxes</b>	\$4,184	
<b>Assessed Value</b>	\$189,719	
<b>Zoning Classification</b>	Residential	
<b>Property Type</b>	SFR	
<b>Occupancy</b>	Occupied	
<b>Ownership Type</b>	Fee Simple	
<b>Property Condition</b>	Average	
<b>Estimated Exterior Repair Cost</b>	\$0	
<b>Estimated Interior Repair Cost</b>	\$0	
<b>Total Estimated Repair</b>	\$0	
<b>HOA</b>	Astoria Iron Mountain 702-487-2588	
<b>Association Fees</b>	\$100 / Month (Other: Gated, CCRS)	
<b>Visible From Street</b>	Visible	
<b>Road Type</b>	Public	

Neighborhood & Market Data		
<b>Location Type</b>	Suburban	<b>Neighborhood Comments</b> The subject is located in a suburban location that has close proximity to schools, parks, shops, and major highways. The market is currently a stable neighborhood. The subject property is located in a neighborhood of similar homes of similar condition, style, and materials.
<b>Local Economy</b>	Stable	
<b>Sales Prices in this Neighborhood</b>	Low: \$387560 High: \$732000	
<b>Market for this type of property</b>	Decreased 2 % in the past 6 months.	
<b>Normal Marketing Days</b>	<30	

## Current Listings

	Subject	Listing 1	Listing 2	Listing 3 *
<b>Street Address</b>	9304 Empire Rock Street	8501 Stardance Avenue	8420 Wild Diamond Avenue	8905 Sheep Ranch Ct
<b>City, State</b>	Las Vegas, NV	Las Vegas, NV	Las Vegas, NV	Las Vegas, NV
<b>Zip Code</b>	89143	89143	89143	89143
<b>Datasource</b>	Public Records	MLS	MLS	MLS
<b>Miles to Subj.</b>	--	0.59 <sup>1</sup>	0.93 <sup>1</sup>	0.16 <sup>1</sup>
<b>Property Type</b>	SFR	SFR	SFR	SFR
<b>Original List Price \$</b>	\$	\$650,000	\$675,000	\$775,000
<b>List Price \$</b>	--	\$650,000	\$675,000	\$775,000
<b>Original List Date</b>		02/07/2022	02/11/2022	01/26/2022
<b>DOM · Cumulative DOM</b>	-- · --	12 · 25	3 · 21	36 · 37
<b>Age (# of years)</b>	21	22	22	21
<b>Condition</b>	Average	Good	Good	Average
<b>Sales Type</b>	--	Fair Market Value	Fair Market Value	Fair Market Value
<b>Location</b>	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential
<b>View</b>	Neutral ; Mountain	Neutral ; Mountain	Neutral ; Residential	Neutral ; Mountain
<b>Style/Design</b>	1 Story Other	1 Story Other	2 Stories Other	2 Stories Other
<b># Units</b>	1	1	1	1
<b>Living Sq. Feet</b>	3,681	2,366	3,297	3,947
<b>Bdrm · Bths · ½ Bths</b>	5 · 3	3 · 2 · 1	5 · 3	6 · 4
<b>Total Room #</b>	9	7	9	9
<b>Garage (Style/Stalls)</b>	Attached 2 Car(s)	Attached 2 Car(s)	Attached 3 Car(s)	Attached 3 Car(s)
<b>Basement (Yes/No)</b>	No	No	No	No
<b>Basement (% Fin)</b>	0%	0%	0%	0%
<b>Basement Sq. Ft.</b>	--	--	--	--
<b>Pool/Spa</b>	Pool - Yes Spa - Yes	Pool - Yes Spa - Yes	Pool - Yes	Pool - Yes Spa - Yes
<b>Lot Size</b>	0.34 acres	0.24 acres	0.19 acres	0.30 acres
<b>Other</b>	fireplace	fireplace	fireplace	fireplace

\* Listing 3 is the most comparable listing to the subject.

<sup>1</sup> Comp's "Miles to Subject" was calculated by the system.

<sup>2</sup> Comp's "Miles to Subject" provided by Real Estate Professional.

<sup>3</sup> Subject \$/ft based upon as-is sale price.

## Current Listings - Cont.

**Listing Comments** Why the comparable listing is superior or inferior to the subject.

- Listing 1** This home has it all! Located in the quiet gated community of Mystic Valley in the northwest: This 1 story home features 3 bedrooms and an office/den, 3 car garage, Huge RV space, and a nearly new pool! Recent remodel includes new island, man made wood flooring, 6 inch baseboards, fixtures and custom paint on the interior. Interior features ceiling fans throughout, great open floorplan, huge laundry room, 2 fireplaces, tons of counterspace and solar screens on most windows for energy efficiency. The beautiful back yard features a nearly full length patio cover, modern design pool and huge jacuzzi with custom tile accents, tons of seating and a wading area. The Rv area features fresh concrete and room for both an RV and all your toys. Over 120K went into the pool- jacuzzi, landscaping, concrete work plus all interior upgrades.
- Listing 2** THIS GORGEOUS LUXURY HOME CONTAINS NEARLY 5,000 SQUARE FEET OF BEAUTIFUL LIVING SPACE, WITH THE PROPERTY OVER 9500 SQUARE FEET OF BEAUTY. As you open the DOUBLE-WIDE front doors, you are greeted by A BEAUTIFUL GRAND DUAL SPIRALED STAIRCASE! The FORMAL LIVING ROOM IS NICELY LOCATED SEPARATELY, ADJACENT TO The FORMAL DINING ROOM, waiting for you to dining occasions. You will then approach steps to an AWESOME SUNKEN LARGE OPEN FAMILY ROOM WITH (3) ROWS OF BEAUTIFUL REAL WOOD SHUTTERED WINDOWS! The INFORMAL DINING IS SPACIOUS THAT connects to the LARGE GORGEOUS CHEF'S KITCHEN with all appliances, to include a BUTLER'S PANTRY~ This Luxury homes boasts a 2ND LARGE MASTER BEDROOM DOWNSTAIRS WITH ITS OWN ON-SUITE BATHROOM! The PRIMARY LARGE MASTER HAS A RETREAT THAT CAN BE UTILIZED AS YOU LIKE. The ADDITIONAL BEDROOMS ARE SPACIOUS AND WILL ACCOMMODATE ALL YOUR NEEDS. The GARAGE HAS A TANDEM SPACE TO ACCOMMODATE -3- VEHICLES.
- Listing 3** Dive into this Divine Super Sized Home on OVERSIZED LOT with Gorgeous CASITA \*Deep Sparkling POOL/JACUZZI. This home features up to 6 Bedrooms \* 5 Bathrooms \* Oversized Primary Suite with Office/Den\* Gated Breezeway, Bring your toys\*\*Detached Casita with Elegant Designer Features \*2 DOWNSTAIRS BEDROOMS, one includes Bathroom access with shower \*Covered Patio to the Entertainers Dream in the Backyard\*Shed\*Basketball Court \* Built In BBQ\* Sparkling Lights\* 2 NEW AC Units\* New Kitchen Appliances\* Oversize 3 Car Garage\* Security Doors\* Cul-De-Sac

## Recent Sales

	Subject	Sold 1	Sold 2 *	Sold 3
Street Address	9304 Empire Rock Street	8808 Glenistar Gate Ave	8904 Glenistar Gate Ave	9000 Silk Bonnet Ct
City, State	Las Vegas, NV	Las Vegas, NV	Las Vegas, NV	Las Vegas, NV
Zip Code	89143	89143	89143	89143
Datasource	Public Records	MLS	MLS	MLS
Miles to Subj.	--	0.14 <sup>1</sup>	0.17 <sup>1</sup>	0.26 <sup>1</sup>
Property Type	SFR	SFR	SFR	SFR
Original List Price \$	--	\$680,000	\$775,000	\$799,900
List Price \$	--	\$660,000	\$775,000	\$799,900
Sale Price \$	--	\$671,000	\$724,900	\$730,000
Type of Financing	--	Comv	Conv	Conv
Date of Sale	--	12/01/2021	02/28/2022	02/11/2022
DOM · Cumulative DOM	-- · --	58 · 58	157 · 157	53 · 53
Age (# of years)	21	21	21	21
Condition	Average	Good	Good	Good
Sales Type	--	Fair Market Value	Fair Market Value	Fair Market Value
Location	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential
View	Neutral ; Mountain	Neutral ; Mountain	Neutral ; Mountain	Neutral ; Mountain
Style/Design	1 Story Other	2 Stories Other	1 Story Other	2 Stories Other
# Units	1	1	1	1
Living Sq. Feet	3,681	4,159	3,681	3,574
Bdrm · Bths · ½ Bths	5 · 3	5 · 3 · 1	5 · 3	4 · 2 · 1
Total Room #	9	6	8	11
Garage (Style/Stalls)	Attached 2 Car(s)	Attached 3 Car(s)	Attached 3 Car(s)	Attached 3 Car(s)
Basement (Yes/No)	No	No	No	No
Basement (% Fin)	0%	0%	0%	0%
Basement Sq. Ft.	--	--	--	--
Pool/Spa	Pool - Yes Spa - Yes	Pool - Yes	--	Pool - Yes
Lot Size	0.34 acres	0.23 acres	0.23 acres	0.30 acres
Other	fireplace	fireplace	fireplace	fireplace
Net Adjustment	--	-\$9,120	+\$4,500	+\$6,280
Adjusted Price	--	\$661,880	\$729,400	\$736,280

\* Sold 2 is the most comparable sale to the subject.

<sup>1</sup> Comp's "Miles to Subject" was calculated by the system.

<sup>2</sup> Comp's "Miles to Subject" provided by Real Estate Professional.

<sup>3</sup> Subject \$/ft based upon as-is sale price.

## Recent Sales - Cont.

**Reasons for Adjustments** Why the comparable sale is superior or inferior to the subject.

- Sold 1** Gently Lived in 5 Bedroom 3.5 bath family home that features Primary Bedroom Downstairs & Primary Bath, Separate Shower and Large Soak Tub, Makeup Counter, A Large Family Room with Vaulted Ceilings, Premium Laminate Flooring, Fireplace with Plenty of Natural Lighting, Second Floor has Office Space and Huge Loft, Great for a Kids Play Area!!! Custom: Plantation Shutters, Cabinetry, Stone Counter Tops, Sunken Formal Room with Fireplace, Water Softener, 3 Car Garage, Large Yard w/Sparkling Pool, RV parking Option. This Home is A MUST SEE!!!
- Sold 2** SUPER RARE FIND SEMI CUSTOM NEXT GEN ONE STORY! RIGHT OUT OF A MAGAZINE! THOUSANDS IN RECENT UPGRADES JUST LIKE A MODEL HOME! MOVE INTO INSTANT EQUITY! PERFECT MULTI GEN FLOOR PLAN WITH SEVERAL PRIVATE ROOMS AND LIVING AREAS. SIMILAR HOMES IN VEGAS ARE OVER A MILLION! Beautiful lush landscaping with 8 gorgeous palm trees & upgraded stone elevation. Eye catching one of a kind custom court yard with originally made iron cast door for entry. This leads you to dramatic entry way with unique split floor plan, new flooring and paint. Gourmet kitchen with rare porcelain tops, new cabinets & appliance package. Take a stroll out back and create your own mini park with covered patio and premium lot with 10 foot extension. Master bedroom can be your own mini penthouse with French Door entry and new spa like master bathroom. Large secondary bedrooms plus possible casita conversion. Sparkling chandeliers.
- Sold 3** ABSOLUTELY STUNNING semi-custom home. Fabulous 4 bedroom, 4 bath with all the upgrades and comforts of a former model home. Extra LARGE back yard has a Sparkling Pool and Spa with AMAZING waterfall features, built-in BBQ area, and a separate CASITA. Main House has a very Spacious Kitchen with lovely rich-tone granite countertops, breakfast bar, backsplash, cherry cabinets and stainless steel appliances. Home also features a large media room/family room downstairs, a spiraling staircase to the upstairs, and a Loft with surround sound. Master Suite is upstairs and has it's own fireplace and elevated sitting room along with a balcony boasting unobstructed mountain views overlooking the gorgeous back yard. One bedroom is downstairs. Very low HOA fees in a beautiful quiet neighborhood! Stop and see this GEM as soon as you can!!

## Subject Sales & Listing History

<b>Current Listing Status</b>	Not Currently Listed			<b>Listing History Comments</b>			
<b>Listing Agency/Firm</b>				The subject current sale was a bank owned listing.			
<b>Listing Agent Name</b>							
<b>Listing Agent Phone</b>							
<b># of Removed Listings in Previous 12 Months</b>	1						
<b># of Sales in Previous 12 Months</b>	1						
<b>Original List Date</b>	<b>Original List Price</b>	<b>Final List Date</b>	<b>Final List Price</b>	<b>Result</b>	<b>Result Date</b>	<b>Result Price</b>	<b>Source</b>
11/18/2021	\$650,000	--	--	Pending/Contract	11/30/2021	\$650,000	MLS
11/30/2021	\$650,000	12/19/2021	\$650,000	Sold	12/21/2021	\$607,950	MLS

## Marketing Strategy

	<b>As Is Price</b>	<b>Repaired Price</b>
<b>Suggested List Price</b>	\$735,000	\$735,000
<b>Sales Price</b>	\$725,000	\$725,000
<b>30 Day Price</b>	\$715,000	--
<b>Comments Regarding Pricing Strategy</b>		
<p>The market was slow for comps similar to the subject's style and condition within the immediate neighborhood. Due to the lack of available comps, I went back 6 months, out in distance 1 mile, and even with relaxing gla search criteria I was unable to find any comps which fit the condition requirements. Within 1 miles and back 6 months I found 8 comps of which I could only use 6 due to condition factors. The comps used are the best possible currently available comps within 1 mile and the adjustments are sufficient for this area to account for the differences in the subject and comparables.</p>		

## Clear Capital Quality Assurance Comments Addendum

**Reviewer's Notes** The current report is showing a large variance in as-is conclusions with the most current duplicate completed. The large variance appears due to current report using above average condition comps. The broker's as-is conclusion reflects the market for the subject. Comps are within a reasonable distance, relatively current, and accurately reflect the subject's defining characteristics. Thus, the as-is conclusion appears to be adequately supported.



## Subject Photos



Front



Address Verification



Side



Side



Street



Street



## Subject Photos



Other



Other

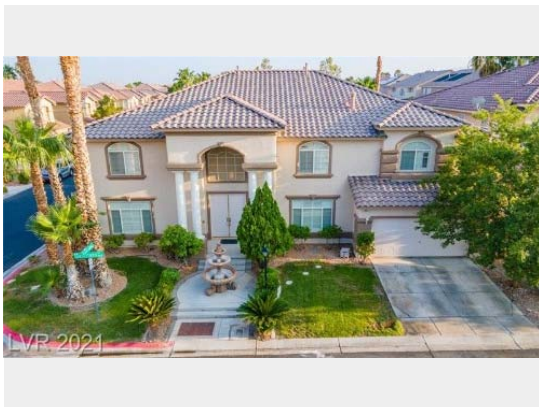
## Listing Photos

**L1** 8501 Stardance Avenue  
Las Vegas, NV 89143



Front

**L2** 8420 Wild Diamond Avenue  
Las Vegas, NV 89143



Front

**L3** 8905 Sheep Ranch Ct  
Las Vegas, NV 89143



Front



Front

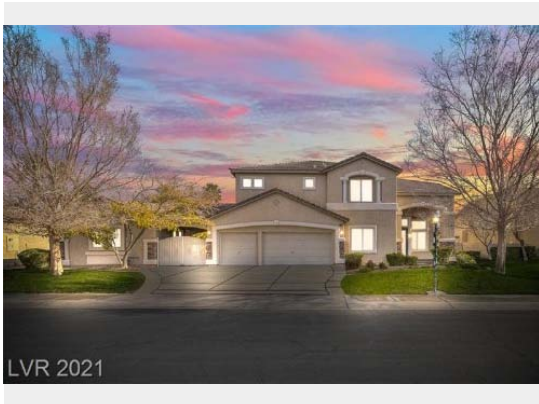
## Sales Photos

**S2** 8904 Glenistar Gate Ave  
Las Vegas, NV 89143



Front

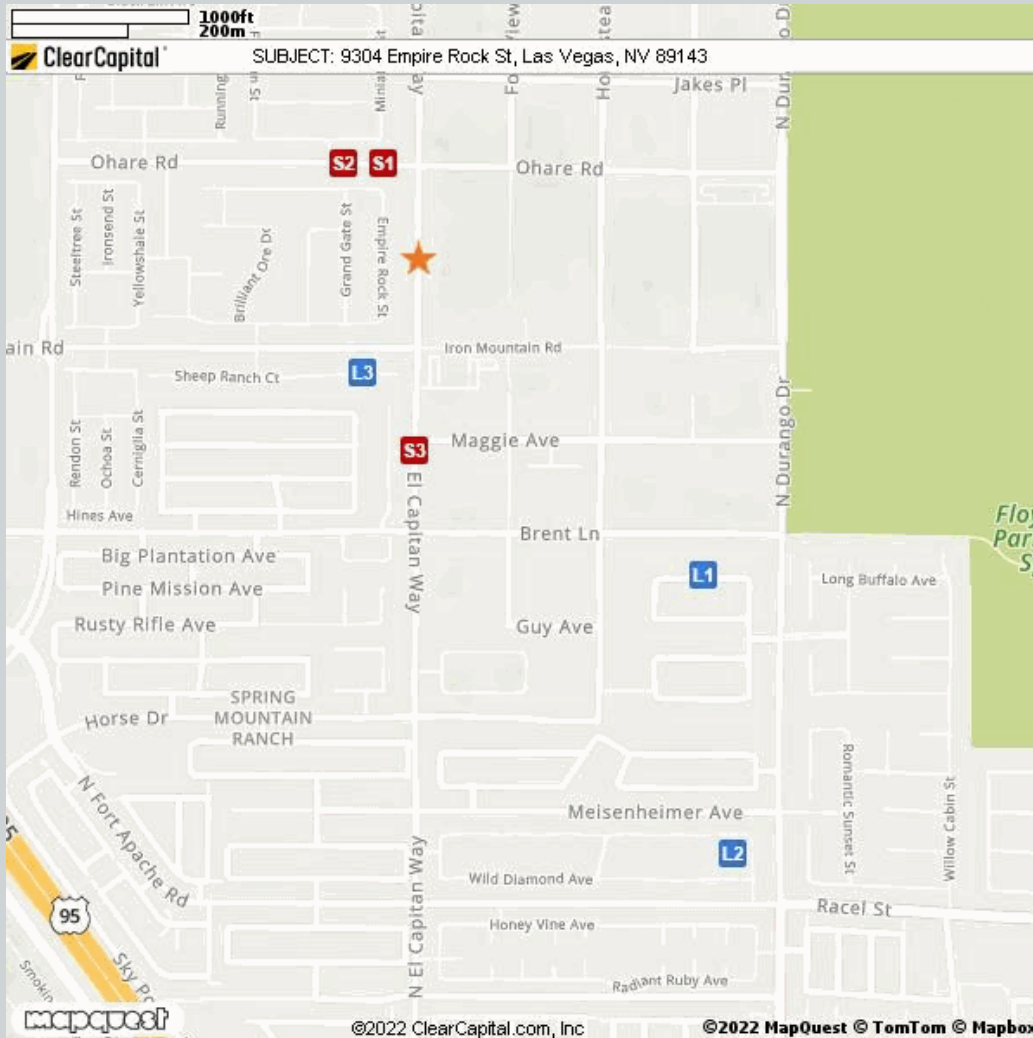
**S3** 9000 Silk Bonnet Ct  
Las Vegas, NV 89143



Front

## ClearMaps Addendum

**Address** ★ 9304 Empire Rock Street, Las Vegas, NV 89143  
**Loan Number** 47443      **Suggested List** \$735,000      **Suggested Repaired** \$735,000      **Sale** \$725,000



Comparable	Address	Miles to Subject	Mapping Accuracy
★ Subject	9304 Empire Rock Street, Las Vegas, NV 89143	--	Parcel Match
L1 Listing 1	8501 Stardance Avenue, Las Vegas, NV 89143	0.59 Miles <sup>1</sup>	Parcel Match
L2 Listing 2	8420 Wild Diamond Avenue, Las Vegas, NV 89143	0.93 Miles <sup>1</sup>	Parcel Match
L3 Listing 3	8905 Sheep Ranch Ct, Las Vegas, NV 89143	0.16 Miles <sup>1</sup>	Parcel Match
S1 Sold 1	8808 Glenistar Gate Ave, Las Vegas, NV 89143	0.14 Miles <sup>1</sup>	Parcel Match
S2 Sold 2	8904 Glenistar Gate Ave, Las Vegas, NV 89143	0.17 Miles <sup>1</sup>	Parcel Match
S3 Sold 3	9000 Silk Bonnet Ct, Las Vegas, NV 89143	0.26 Miles <sup>1</sup>	Parcel Match

<sup>1</sup> The Comparable "Distance from Subject" value has been calculated by the Clear Capital system.  
<sup>2</sup> The Comparable "Distance from Subject" value has been provided by the Real Estate Professional.

## Addendum: Report Purpose

### Market Approach and Market Time

The Market Approach of this report, as established by the customer, is: **Fair Market Price**. (See definition below.)

The Marketing Time as specified by the customer is **Typical**. (See definition below.)

Definitions:

Fair Market Price	A price at which the property would sell between a willing buyer and a willing seller neither being compelled by undue pressure and both having reasonable knowledge of relevant facts.
Distressed Price	A price at which the property would sell between a willing buyer and a seller acting under duress.
Marketing Time	The amount of time the property is exposed to a pool of prospective buyers before going into contract. The customer either specifies the number of days, requests a marketing time that is typical to the subject's market area and/or requests an abbreviated marketing time.
Typical for Local Market	The estimated time required to adequately expose the subject property to the market resulting in a contract of sale.



## Addendum: Report Purpose - cont.

**Report Instructions**

This section shows the instructions that were approved by the customer and provided to the broker prior to completing the report.

Instructions last updated: 7/17/2017

Purpose:

Please determine a fair market price for this property at which it would sell in a typical marketing time for the area.

Customer Specific Requests:

\*\*If the property is commercial or mixed use, please stop and contact Clear Capital as soon as possible\*\*

Form Help:

There are blue question marks (?) throughout this form. These are designed to offer guidance for that particular section of the form. Please click on them for help.

Comparable Requirements:

1. Please use fair market comps from the same neighborhood, block or subdivision whenever possible.
2. Please only use REO comparables if the market is driven by REOs and they are comparable in characteristics and condition.
3. Please use comps that have closed in the past 3 months to show the current market conditions or comment in the report if this is not possible. In rapidly changing markets, active listing comps should be given equal or greater weight than sold comps in your analysis.

Standard Instructions:

1. Clear Capital Code Of Conduct - Please make sure that you are always abiding by the Clear Capital Code of Conduct when completing valuation reports.
2. If the subject is currently listed, please consider all available information pertaining to the subject's condition. This information should be utilized when developing the assumption of the subject's condition.
3. Use the subject characteristics provided in the report Grid (if preloaded) to evaluate the property. This information is from a full interior appraisal and is assumed to be most accurate. If your inspection reveals obvious inaccuracies, please explain in the narrative of the report.
4. Include sufficient detail to help our mutual customer gain a complete understanding of the subject's neighborhood such as neighborhood desirability, amenities, parks, schools, commercial or industrial influences, REO activity, traffic, board-up-homes, etc.
5. Do not approach occupants or owners.
6. If the subject is a Commercial property, contact Clear Capital immediately at 530-582-5011 for direction on how to proceed with the report.
7. Please do not accept if you or your office has completed a report on this property in the last month, are currently listing this property, or have any vested interest in the subject property.
8. Clear Capital does not allow any log ins from IP addresses from foreign countries. This includes, but is not limited to; data entry services, form completion services, etc. Also, it is against Clear Capital code of conduct to share your password with anyone who is not a W2 employee in your office.
9. Clear Capital and our mutual customers greatly appreciate your expertise. If you cannot personally inspect the property, select comparables, and determine a price for the subject, please do not accept this report. Per the standards and guidelines adopted by Clear Capital and other industry leaders, the use of assistants to complete any of the aforementioned tasks is not permitted.

## Report Instructions - cont.

Due to the importance of an independent opinion of price, please do not discuss your price with anyone or be influenced by list price, pending offers, accept comp packets, repair estimates or the listing agent's opinion.

1. One current, original photo of the front of the subject 2. One address verification photo 3. One street scene photo looking down the street 4. MLS listing and sold comp photos required, please comment if no MLS.



## Broker Information

<b>Broker Name</b>	Reginald Broaden	<b>Company/Brokerage</b>	WEST COAST REALTY LLC
<b>License No</b>	B.0043579.LLC	<b>Address</b>	6135 THEATRICAL RD LAS VEGAS NV 89031
<b>License Expiration</b>	01/31/2024	<b>License State</b>	NV
<b>Phone</b>	7022184665	<b>Email</b>	westcoastrealty1@gmail.com
<b>Broker Distance to Subject</b>	7.20 miles	<b>Date Signed</b>	03/03/2022

/Reginald Broaden/

By confirming the above contact and real estate license information and submitting the report, the above signed hereby certifies and agrees that: 1) I personally took the pictures, selected comparables, and determined the price conclusion. 2) To the best of my knowledge, the statements of fact contained in this report are true and correct. 3) The reported analyses, opinions, and conclusions are my personal, impartial, and unbiased professional analyses, opinions, and conclusions. 4) I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved. 5) I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment. 6) My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined price point. 7) I did not base, either partially or completely, my analysis and/or opinion and conclusions in this report on race, color, religion, sex, age, marital status, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property or of the present owners or occupants of the properties in the vicinity of the subject property or on any other basis prohibited by law. 8) I maintain errors and omissions insurance, to the extent required by state law, for all liability associated with the preparation of this Report.

## Addendum: NV Broker's Price Opinion Qualification

The attached Broker's Price Opinion ("BPO") has been prepared by: **Reginald Broaden** ("Licensee"), **B.0043579.LLC** (License #) who is an active licensee in good standing.

Licensee is affiliated with **WEST COAST REALTY LLC** (Company).

This Addendum is an integral part of the BPO prepared by Licensee and the BPO is considered incomplete without it.

1. This BPO has been prepared for **Wedgewood Inc** (Beneficiary or agent of Beneficiary hereinafter "Beneficiary") regarding the real property commonly known and described as: **9304 Empire Rock Street, Las Vegas, NV 89143**
2. Licensee is informed that the Beneficiary's interest in the real property is that of a third party making decisions or performing due diligence for an existing or potential lien holder.
3. The intended purpose of this BPO is to assist the Beneficiary in making decisions within the scope of applicable statutory and regulatory requirements and performing required due diligence.
4. Licensee certifies that Licensee has no existing or contemplated interest in the property, including without limitation the possibility of Licensee representing the seller or any purchaser.

Issue date: **March 4, 2022**

Licensee signature: **/Reginald Broaden/**

**NOTWITHSTANDING ANY PREPRINTED LANGUAGE TO THE CONTRARY, THIS OPINION IS NOT AN APPRAISAL OF THE MARKET VALUE OF THE PROPERTY. IF AN APPRAISAL IS DESIRED, THE SERVICES OF A LICENSED OR CERTIFIED APPRAISER MUST BE OBTAINED.**

## Disclaimer

**Notwithstanding any preprinted language to the contrary, this opinion is not an appraisal of the market value of the property. If an appraisal is desired, the services of a licensed or certified appraiser must be obtained.**

Unless otherwise specifically agreed to in writing:

The intended purpose of this report is to assist the Clear Capital account holder in making decisions within the scope of applicable statutory and regulatory requirements and performing required due diligence. This document is provided solely for the use of the Clear Capital account holder and not any other party, is not intended as any guarantee of value and/or condition of the subject property and should not be relied on as such. In the event that this document is found to be defective, incorrect, negligently prepared or unfit for its authorized use, Clear Capital's sole liability shall be to promptly refund the total fee expended by the account holder for this report or to replace it at no charge to the account holder, but in no event shall Clear Capital be responsible to the account holder for any indirect or consequential damages whatsoever. This warranty is in lieu of all other warranties, express or implied, except where otherwise required by law. The account holder shall notify Clear Capital within thirty (30) days of this report's delivery to the account holder if it believes that this document is defective, incorrect, negligently prepared or unfit for its authorized use. Under no circumstances may Clear Capital forms or their contents be published, copied, replicated, or mimicked.