

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.

Address	4290 Cedar Avenue, Norco, CALIFORNIA 92860	Order ID	8958699	Property ID	34660606
Inspection Date	10/05/2023	Date of Report	10/05/2023		
Loan Number	53112	APN	130-123-007		
Borrower Name	Catamount Properties 2018 LLC	County	Riverside		

Tracking IDs					
Order Tracking ID	10.04.23 Citi-CS BPO Request	Tracking ID 1	10.04.23 Citi-CS BPO Request		
Tracking ID 2	--	Tracking ID 3	--		

General Conditions		Condition Comments
Owner	CATAMOUNT PROPERTIES 2018 LLC	Subject is in good condition of average construction with average curb appeal. Subject is located in a suburban tract developed in later 20th century. Subject conforms to neighborhood which is comprised of both one and two story properties. Subject is currently listed with the following MLS description: Beautiful one story POOL home in the city Norco with an amazing floor plan!! This home features four bedrooms and two baths on a good size lot 10,454, sqft. Some upgrades have been done including NEW ceiling fans, NEW carpet in the bedrooms, nice kitchen cabinet with NEW Quartz countertops, some NEW stainless-steel appliances, sink, recessed lighting, and New fixtures. New interior and exterior paint was done. This home has a family room with a cozy fireplace and lots of natural lighting. That's not all, this home has a nice backyard with a POOL to relax, entertain guests, and host family barbecues; perfect for the summer. Beautiful front landscaping with a two car garage and a long driveway with space for RV parking. This home is close to school, shopping and freeway. This home will not last! Exterior inspection along with a review of MLS description and 19 MLS photos support a condition rating of good condition.
R. E. Taxes	\$1,707	
Assessed Value	\$160,746	
Zoning Classification	Residential R110	
Property Type	SFR	
Occupancy	Occupied	
Ownership Type	Fee Simple	
Property Condition	Good	
Estimated Exterior Repair Cost	\$0	
Estimated Interior Repair Cost	\$0	
Total Estimated Repair	\$0	
HOA	No	
Visible From Street	Visible	
Road Type	Public	

Neighborhood & Market Data		Neighborhood Comments
Location Type	Suburban	Norco is a semi-rural town with both single-level and two-story homes primarily built in the second half of the 20th century. Parks, schools and shopping are all in the area. Construction quality is of average standard and property conditions are generally of average condition with average appeal. The market demand is strong and prices are gently rising. Seller concessions are few and REO activity is less than 5% of the resale market. Industrial factors and other adverse impacts are minimal. Norco takes pride in maintaining a western architectural theme through city ordinances described ...
Local Economy	Stable	
Sales Prices in this Neighborhood	Low: \$600,000 High: \$1,390,000	
Market for this type of property	Increased 4 % in the past 6 months.	
Normal Marketing Days	<30	

Neighborhood Comments

Norco is a semi-rural town with both single-level and two-story homes primarily built in the second half of the 20th century. Parks, schools and shopping are all in the area. Construction quality is of average standard and property conditions are generally of average condition with average appeal. The market demand is strong and prices are gently rising. Seller concessions are few and REO activity is less than 5% of the resale market. Industrial factors and other adverse impacts are minimal. Norco takes pride in maintaining a western architectural theme through city ordinances described as rural, informal, traditional, rustic, low-profile and equestrian oriented. Market data presented is for all residential listings in a one-mile radius sold in the past 180 days.

Current Listings

	Subject	Listing 1 *	Listing 2	Listing 3
Street Address	4290 Cedar Avenue	1821 Pali Dr	4142 Acacia Ave	4350 Corona Ave
City, State	Norco, CALIFORNIA	Norco, CA	Norco, CA	Norco, CA
Zip Code	92860	92860	92860	92860
Datasource	Public Records	MLS	MLS	MLS
Miles to Subj.	--	0.17 ¹	0.23 ¹	0.90 ¹
Property Type	SFR	SFR	SFR	SFR
Original List Price \$	\$	\$795,000	\$649,999	\$725,000
List Price \$	--	\$749,000	\$639,900	\$685,000
Original List Date		09/06/2023	08/10/2023	07/28/2023
DOM · Cumulative DOM	-- · --	29 · 29	56 · 56	35 · 69
Age (# of years)	55	38	38	61
Condition	Good	Good	Average	Average
Sales Type	--	Fair Market Value	Fair Market Value	Fair Market Value
Location	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential
View	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential
Style/Design	1 Story Ranch	1 Story Ranch	1 Story Ranch	1 Story Ranch
# Units	1	1	1	1
Living Sq. Feet	1,658	1,800	1,280	1,590
Bdrm · Bths · ½ Bths	3 · 2	3 · 2	3 · 2	3 · 2
Total Room #	6	6	6	6
Garage (Style/Stalls)	Attached 2 Car(s)	Attached 2 Car(s)	Attached 2 Car(s)	Attached 2 Car(s)
Basement (Yes/No)	No	No	No	No
Basement (% Fin)	0%	0%	0%	0%
Basement Sq. Ft.	--	--	--	--
Pool/Spa	Pool - Yes	Pool - Yes	--	Pool - Yes Spa - Yes
Lot Size	0.24 acres	0.48 acres	0.22 acres	0.25 acres
Other	--	--	--	--

* Listing 1 is the most comparable listing to the subject.

¹ Comp's "Miles to Subject" was calculated by the system.

² Comp's "Miles to Subject" provided by Real Estate Professional.

³ 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** MLS Description: Enjoy this breathtaking view from your own private patio in this stunning 3 bedroom 2 bath pool home. This view offers City lights at night and in the Winter enjoy the snow capped mountains of Big Bear & Wrightwood. This corner lot home sits on almost a half acre and is just minutes from the local gymnasium, sports park, community center and the weekly farmers market. Situated in Old Town Norco, this home is also close to George Ingalls Equestrian Event Center where they host all sorts of fun things to do. This home boasts new flooring throughout the house including luxury vinyl planks and new carpet complimented by the new custom color paint. There is a sliding glass door off the living room and master bedroom leading out to the swimming pool and spa perfect for hosting all your get togethers. There is great potential for RV parking. MY COMMENTS: Comparable and subject are in similar communities. Comparable is most proximate current listing and reason for selection. Comparable is superior due to lot size and GLA. Comparable is in active-under-contract status since 09/29/23. Comparable is most comparable due to condition and proximity.
- Listing 2** MLS Description: A wonderful home, desirable neighborhood 3 bedrooms and 2-bathrooms, 2 car garage with upgraded garage door, vinyl flooring, wonderful back patio. Solar for energy savings. great school district and within walking distances to the local community center. Close to Silverlakes equestrian & soccer fields. Close freeway access to 15, 91, and 60 LOW TAX RATE and NO HOA! MY COMMENTS: Comparable and subject are in similar neighborhoods. Comparable is second most proximate current listing and reason for selection. Comparable is in inferior condition. Comparable is inferior due to condition and GLA. Comparable is in active-under-contract status since 09/20/23.
- Listing 3** MLS Description: Welcome to your home in Norco! This single-story pool home is a true gem, offering ample space and country living. As you approach the property, you'll be immediately drawn to the sizeable fenced front yard and the convenience of a horseshoe driveway, providing plenty of parking for all your toys. Upon entering, you'll be greeted by a warm and inviting living room, complete with a cozy fireplace, perfect for creating cherished memories with loved ones. The living room seamlessly flows into the generous kitchen. It features a center island, stainless cooktop, and vent hood, this kitchen is both stylish and functional. But that's not all! Imagine entertaining at the full-sized sit-at bar, uniquely designed with a built-in fish tank. The kitchen has older upgraded cabinets, stainless steel appliances, and granite tile countertops. With an open concept design, the kitchen area effortlessly connects to a spacious family room, creating a delightful space to relax and entertain. From here, step out into the backyard, where a sparkling pool and spa await, inviting you to indulge in a refreshing dip on warm summer days. This home features a thoughtfully designed layout, including a large master bedroom with its own ensuite bathroom, ensuring you have a private retreat to unwind after a long day. Additionally, there are two more bedrooms, perfect for accommodating a growing family or welcoming guests. The guest bathroom has been upgraded. Outdoor living is at its finest with a stamped concrete surround for the pool, providing an ideal space for hosting gatherings or lounging in style. Moreover, a separate area awaits, offering versatility for pets, gardening, or any other activity that requires flat, usable space. In the front is room for a couple stalls if you want to bring your horses home. Situated in the heart of Norco, you'll enjoy easy access to the riverbed trails, perfect for outdoor enthusiasts and nature lovers alike. Embrace the tranquility of Norco while still being close to all the modern amenities the area has to offer. Your dream home awaits you! Don't miss the opportunity to make this Norco property your own. Come and experience the charm and comfort this home has to offer. Schedule a viewing today and take the first step towards living your dream lifestyle! Solar is leased. MAKE US AN OFFER!! MY COMMENTS: Comparable and subject are in similar neighborhoods on opposite sides of a freeway. Comparable specifically selected for similar GLA and lot size. Comparable is in overall average condition with recent maintenance-related updates. Comparable is in active status with no MLS reflected accepted contracts and two price reductions. Comparable is inferior due to condition.

Recent Sales

	Subject	Sold 1	Sold 2	Sold 3 *
Street Address	4290 Cedar Avenue	2101 Norco Dr	4333 Woodward Ave	4426 Corona Ave
City, State	Norco, CALIFORNIA	Norco, CA	Norco, CA	Norco, CA
Zip Code	92860	92860	92860	92860
Datasource	Public Records	MLS	MLS	MLS
Miles to Subj.	--	0.41 ¹	0.58 ¹	0.91 ¹
Property Type	SFR	SFR	SFR	SFR
Original List Price \$	--	\$725,000	\$689,000	\$719,950
List Price \$	--	\$725,000	\$689,000	\$719,950
Sale Price \$	--	\$765,000	\$689,000	\$705,000
Type of Financing	--	Conventional	Conventional	Fha
Date of Sale	--	06/23/2023	08/15/2023	06/22/2023
DOM · Cumulative DOM	-- · --	7 · 31	7 · 34	27 · 85
Age (# of years)	55	59	69	36
Condition	Good	Average	Average	Good
Sales Type	--	Fair Market Value	Fair Market Value	Fair Market Value
Location	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential
View	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential	Neutral ; Residential
Style/Design	1 Story Ranch	1 Story Ranch	1 Story Ranch	1 Story Ranch
# Units	1	1	1	1
Living Sq. Feet	1,658	2,210	1,632	1,742
Bdrm · Bths · ½ Bths	3 · 2	3 · 3	3 · 2	3 · 2
Total Room #	6	6	6	6
Garage (Style/Stalls)	Attached 2 Car(s)	Attached 2 Car(s)	Attached 1 Car	Attached 2 Car(s)
Basement (Yes/No)	No	No	No	No
Basement (% Fin)	0%	0%	0%	0%
Basement Sq. Ft.	--	--	--	--
Pool/Spa	Pool - Yes	Pool - Yes	--	--
Lot Size	0.24 acres	0.65 acres	0.53 acres	0.25 acres
Other	--	--	--	--
Net Adjustment	--	-\$30,300	+\$21,700	+\$7,300
Adjusted Price	--	\$734,700	\$710,700	\$712,300

* Sold 3 is the most comparable sale to the subject.

¹ Comp's "Miles to Subject" was calculated by the system.

² Comp's "Miles to Subject" provided by Real Estate Professional.

³ 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** MLS Description: ngle-story ranch design pool home in Norco! HORSE PROPERTY - UP TO 5 HORSES ALLOWED (verify w/ City of Norco). This rare gem presents an exceptional opportunity that you won't want to miss. With an open floor plan, this home offers a seamless flow and convenience that will suit any lifestyle. Situated on a sprawling 28,314-square-foot lot, this property boasts a pool, perfect for those hot summer days or simply relaxing and enjoying the breathtaking views of the valley and Mt. Baldy. Imagine taking a dip in your own customized private oasis. The home has been lovingly cared for by the same owners for over 40 years, and now it's ready for your personal touch. With three bedrooms and the potential for a fourth, along with three baths, there's plenty of space for everyone. Plus the large laundry room adds to the convenience and functionality of this home. One of the standout features of this property is its potential for an Accessory Dwelling Unit (ADU) and Junior Accessory Dwelling Unit (JADU) - Buyers to check with the City of Norco if interested. Imagine having additional living space or a separate dwelling for extended family members or rental income opportunities. The possibilities are endless! Furthermore, there's a separate bonus room with an in-ground jacuzzi and its own bathroom, accessible from the exterior. This space could be transformed into a second primary suite or developed as an additional separate dwelling space, offering even more flexibility for your needs. But that's not all. This home also includes a basement with ample room for storage, making it easy to keep your belongings organized and out of sight. Don't miss out on this incredible opportunity to own a piece of the American Dream in Norco. Walking distance to the park across the street and to Highland Elementary. This very functional home in a great part of Norco is waiting for you to make it your own. MY COMMENTS: Comparable and subject are in similar neighborhoods. Comparable is in inferior condition. Comparable specifically selected for proximity. Adjustments of +\$38,300 (5% sale price) condition difference, -\$27,600 GLA difference at \$50/sq ft, -\$41000 lot size difference at \$1000/0.01 acre lot size for a total adjustment of -\$30,300
- Sold 2** MLS Description: Looking for a Ranch Style Horse Property? This is it! Sitting on a little over half an acre featuring 3 bedrooms, 1.75 bathrooms, freshly painted inside and out. Brand new water proof laminate flooring throughout the house, new shower and bath enclosures. Beautiful vaulted ceilings, knotty pine accent walls in family room, ceiling fans, main bedroom with direct access to back yard, spacious closet in bedrooms, central A/C and heating, very cozy kitchen, stainless steel range, oven and microwave. Laundry in separate room next to kitchen. Lots of parking space that includes carport with direct access to Brand new custom garage door for the single car garage. Property has fenced back yard, plenty of space and amenities already divided into different spaces and for horses and other animals. MY COMMENTS: Comparable and subject are in similar communities on opposite sides of a freeway. Comparable is in inferior condition. Subject is pool home, comparable no pool. Comparable specifically selected for recent sale date. Adjustments of +\$34,400 (5% sale price) condition difference, +\$12500 pool difference, +\$1300 GLA difference, +\$2500/garage count, -\$29000 lot size difference at \$1000/0.01 acre lot size for a total adjustment of +\$21,700
- Sold 3** MLS Description: Great Norco Home within walking distance to the old town area. The Interior features spacious open floorplan with vaulted ceilings, charming bright kitchen with newer white cabinets, lots of storage and two ovens for holiday baking, freshly painted interior, new carpet in bedrooms and charming wood flooring in living room area, updated interior doors, huge master closet with amazing built ins, overhead lights in all the bedrooms, home shows bright and airy. Circular driveway with parking on the side for RV's or toys. Home has solar. Great access to freeways, shopping, schools and more!! Great commuter location. MY COMMENTS: Comparable and subject are in similar neighborhoods on opposite sides of a freeway. Subject is pool home, comparable no pool. Comparable specifically selected for condition and lot size. Adjustments of -\$4200 GLA difference, +\$12500 pool difference, -\$1000/lot size difference for a total adjustment of +\$7300. Comparable is most comparable due to condition and lot size.

Subject Sales & Listing History

Current Listing Status	Currently Listed	Listing History Comments					
Listing Agency/Firm	RE/MAX TIME REALTY	Subject is currently listed in active status with four MLS reflected accepted contracts and no price adjustments. The first three escrows were all relatively short (under 17 days) with the final MLS reflected escrow from 8/30 to 9/28. Subject current status is active. Subject was purchased at a trustee sale on 04/04/2023 and recorded on 04/26/2023 for \$556,814 according to public records.					
Listing Agent Name	Margarita Junak						
Listing Agent Phone	951-809-8184						
# of Removed Listings in Previous 12 Months	0						
# of Sales in Previous 12 Months	1						
Original List Date	Original List Price	Final List Date	Final List Price	Result	Result Date	Result Price	Source
--	--	--	--	Sold	04/26/2023	\$556,814	Tax Records
06/27/2023	\$699,900	--	--	Pending/Contract	08/30/2023	\$699,900	MLS

Marketing Strategy

	As Is Price	Repaired Price
Suggested List Price	\$699,900	\$699,900
Sales Price	\$711,000	\$711,000
30 Day Price	\$711,000	--
Comments Regarding Pricing Strategy		
<p>The suggested list considers the current listings with a notation that both L1 and L2 are in under-contract status and L3 was just price reduced. The subject's listing (and escrow) history was also considered and the suggested list was matched to current list price. The sale price is expected as a modest overbid to suggested list, consistent with overall market dynamics. The 30 day price and sale price are the same due to DOM running under 30 days in this marketplace.</p>		

Clear Capital Quality Assurance Comments Addendum

Reviewer's Notes 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



Street



Other



Other

Listing Photos

L1 1821 Pali Dr
Norco, CA 92860



Front

L2 4142 Acacia Ave
Norco, CA 92860



Front

L3 4350 Corona Ave
Norco, CA 92860



Front

Sales Photos

S1 2101 Norco Dr
Norco, CA 92860



Front

S2 4333 Woodward Ave
Norco, CA 92860



Front

S3 4426 Corona Ave
Norco, CA 92860



Front

ClearMaps Addendum

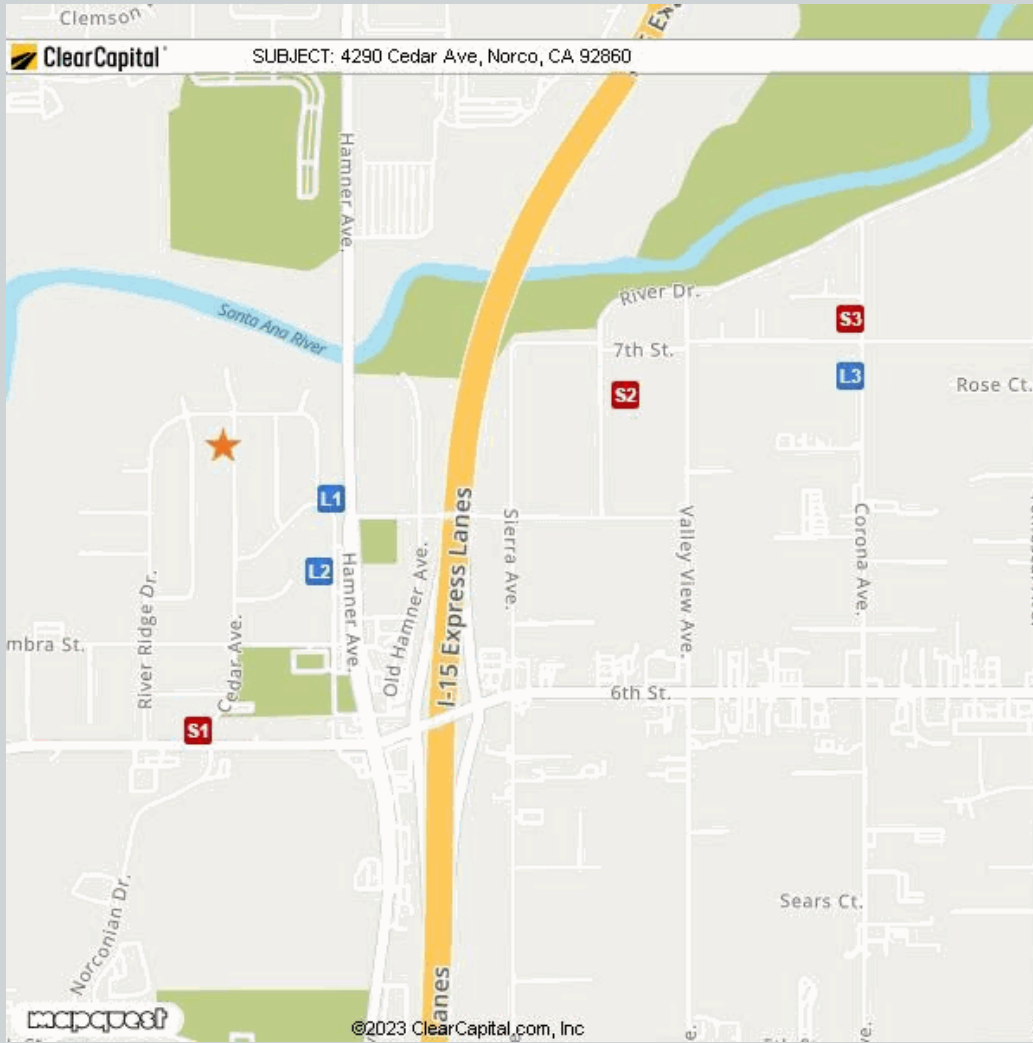
Address ★ 4290 Cedar Avenue, Norco, CALIFORNIA 92860

Loan Number 53112

Suggested List \$699,900

Suggested Repaired \$699,900

Sale \$711,000



Comparable

Address

Miles to Subject

Mapping Accuracy

★	Subject	4290 Cedar Avenue, Norco, California 92860	--	Parcel Match
L1	Listing 1	1821 Pali Dr, Norco, CA 92860	0.17 Miles ¹	Parcel Match
L2	Listing 2	4142 Acacia Ave, Norco, CA 92860	0.23 Miles ¹	Parcel Match
L3	Listing 3	4350 Corona Ave, Norco, CA 92860	0.90 Miles ¹	Parcel Match
S1	Sold 1	2101 Norco Dr, Norco, CA 92860	0.41 Miles ¹	Parcel Match
S2	Sold 2	4333 Woodward Ave, Norco, CA 92860	0.58 Miles ¹	Parcel Match
S3	Sold 3	4426 Corona Ave, Norco, CA 92860	0.91 Miles ¹	Parcel Match

¹ The Comparable "Distance from Subject" value has been calculated by the Clear Capital system.

² 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

Broker Name	Michael O'Connor	Company/Brokerage	Diamond Ridge Realty
License No	01517005	Address	12523 Limonite Avenue Eastvale CA 91752
License Expiration	10/04/2026	License State	CA
Phone	9518474883	Email	RealtorOConnor@aol.com
Broker Distance to Subject	2.21 miles	Date Signed	10/05/2023

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.

Disclaimer

This document is not an appraisal as defined by USPAP (Uniform Standards of Professional Appraisal Practice). It is not to be construed as an appraisal and may not be used as such for any purpose.

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.