



FRANCHISE DISCLOSURE DOCUMENT

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Buddy's Franchising and Licensing LLC
A Florida Limited Liability Company
8529 Southpark Circle, Suite 150
Orlando, Florida 32819
(813) 623-5461
www.buddyrents.com
Franchising@buddyrents.com

The franchise offered is for the operation of a rent-to-own home furnishings, electronics, and appliances business under the name "BUDDY'S HOME FURNISHINGS."

The total investment necessary to begin operation of a BUDDY'S HOME FURNISHINGS retail business is \$375,650 to \$797,540. This includes \$235,550 to \$444,913 that must be paid to the franchisor or its affiliate(s). If you enter into a Development Agreement, you will pay us a development fee in connection with signing the Development Agreement. The development fee will be \$39,900 for your first BUDDY'S HOME FURNISHINGS retail business to be developed under the Development Agreement and \$25,000 for each additional BUDDY'S HOME FURNISHINGS retail business to be developed under the Development Agreement. If you acquire development rights under a Development Agreement, you must agree to develop a minimum of two BUDDY'S HOME FURNISHINGS retail businesses, and the total investment to begin operation (for a minimum of 2 Retail Businesses) is \$400,650 to \$822,540. This includes \$260,550 to \$469,913 that must be paid to the franchisor or its affiliate(s).

This Disclosure Document summarizes certain provisions of your franchise agreement, development agreement and other information in plain English. Read this Disclosure Document and all accompanying agreements carefully. You must receive this Disclosure Document at least 14 calendar days before you sign a binding agreement with, or make any payment to, us or an affiliate in connection with the proposed franchise sale. **Note, however, that no governmental agency has verified the information contained in this document.**

You may wish to receive your Disclosure Document in another format that is more convenient for you. To discuss the availability of disclosures in different formats, contact Michael Bennett at 8529 Southpark Circle, Suite 150, Orlando, Florida 32819 and (813) 623-5461.

The terms of your contract will govern your franchise relationship. Don't rely on the Disclosure Document alone to understand your contract. Read all of your contract carefully. Show your contract and this Disclosure Document to an advisor, like a lawyer or accountant.

Buying a franchise is a complex investment. The information in this Disclosure Document can help you make up your mind. More information on franchising, such as "A Consumer's Guide to Buying a Franchise," which can help you understand how to use this Disclosure Document is available from the Federal Trade Commission. You can contact the FTC at 1-877-FTC-HELP or by writing to the FTC at 600 Pennsylvania Avenue NW, Washington, DC 20580. You can also visit the FTC's home page at www.ftc.gov for additional information on franchising.

There may also be laws on franchising in your state. Ask your state agencies about them.

Issuance Date: April 30, 2024, as amended on November 18, 2024

How to Use This Franchise Disclosure Document

Here are some questions you may be asking about buying a franchise and tips on how to find more information:

| QUESTION | WHERE TO FIND INFORMATION |
|--|---|
| How much can I earn? | Item 19 may give you information about outlet sales, costs, profits or losses. You should also try to obtain this information from others, like current and former franchisees. You can find their names and contact information in Item 20 or Exhibit K. |
| How much will I need to invest? | Items 5 and 6 list fees you will be paying to the franchisor or at the franchisor's direction. Item 7 lists the initial investment to open. Item 8 describes the suppliers you must use. |
| Does the franchisor have the financial ability to provide support to my business? | Item 21 or Exhibit B includes financial statements. Review these statements carefully. |
| Is the franchise system stable, growing, or shrinking? | Item 20 summarizes the recent history of the number of company-owned and franchised outlets. |
| Will my business be the only Buddy's Home Furnishings business in my area? | Item 12 and the "territory" provisions in the franchise agreement describe whether the franchisor and other franchisees can compete with you. |
| Does the franchisor have a troubled legal history? | Items 3 and 4 tell you whether the franchisor or its management have been involved in material litigation or bankruptcy proceedings. |
| What's it like to be a Buddy's Home Furnishings franchisee? | Item 20 or Exhibit K lists current and former franchisees. You can contact them to ask about their experiences. |
| What else should I know? | These questions are only a few things you should look for. Review all 23 Items and all Exhibits in this disclosure document to better understand this franchise opportunity. See the table of contents. |

What You Need To Know About Franchising *Generally*

Continuing responsibility to pay fees. You may have to pay royalties and other fees even if you are losing money.

Business model can change. The franchise agreement may allow the franchisor to change its manuals and business model without your consent. These changes may require you to make additional investments in your franchise business or may harm your franchise business.

Supplier restrictions. You may have to buy or lease items from the franchisor or a limited group of suppliers the franchisor designates. These items may be more expensive than similar items you could buy on your own.

Operating restrictions. The franchise agreement may prohibit you from operating a similar business during the term of the franchise. There are usually other restrictions. Some examples may include controlling your location, your access to customers, what you sell, how you market, and your hours of operation.

Competition from franchisor. Even if the franchise agreement grants you a territory, the franchisor may have the right to compete with you in your territory.

Renewal. Your franchise agreement may not permit you to renew. Even if it does, you may have to sign a new agreement with different terms and conditions in order to continue to operate your franchise business.

When your franchise ends. The franchise agreement may prohibit you from operating a similar business after your franchise ends even if you still have obligations to your landlord or other creditors.

Some States Require Registration

Your state may have a franchise law, or other law, that requires franchisors to register before offering or selling franchises in the state. Registration does not mean that the state recommends the franchise or has verified the information in this document. To find out if your state has a registration requirement, or to contact your state, use the agency information in Exhibit A.

Your state also may have laws that require special disclosures or amendments be made to your franchise agreement. If so, you should check the State Specific Addenda. See the Table of Contents for the location of the State Specific Addenda.

Special Risks to Consider About *This Franchise*

Certain states require that the following risk(s) be highlighted:

1. **Out-of-State Dispute Resolution.** The franchise agreement and development agreement require you to resolve disputes with the franchisor by arbitration and/or litigation only in the city of its corporate headquarters (currently Orlando, Florida). Out-of-state arbitration or litigation may force you to accept a less favorable settlement for disputes. It may also cost more to arbitrate or litigate with the franchisor in the city of its corporate headquarters than in your own state.
2. **Spousal Liability.** Your spouse must sign a document that makes your spouse liable for all financial obligations under the Franchise Agreement, even if your spouse has no ownership interest in the franchise. This Guarantee will place both your and your spouse's marital and personal assets (perhaps including your house) at risk if your franchise fails.
3. **Supplier Control.** You must purchase all or nearly all of the inventory or supplies that are necessary to operate your business from the franchisor, its affiliates, or suppliers that the franchisor designates, at prices the franchisor or they set. These prices may be higher than prices you could obtain elsewhere for the same or similar goods. This may reduce the anticipated profit of your franchise business.

Certain states may require other risks to be highlighted. Check the "State Specific Addenda" (if any) to see whether your state requires other risks to be highlighted.

**THE FOLLOWING PROVISIONS APPLY ONLY TO TRANSACTIONS GOVERNED
BY THE MICHIGAN FRANCHISE INVESTMENT LAW**

Pursuant to the provisions of the Michigan Franchise Investment Law, MCL 445.1501, et. seq., Buddy's Franchising and Licensing LLC provides the following notices and disclosures to potential franchisees in the State of Michigan:

THE STATE OF MICHIGAN PROHIBITS CERTAIN UNFAIR PROVISIONS THAT ARE SOMETIMES IN FRANCHISE DOCUMENTS. IF ANY OF THE FOLLOWING PROVISIONS ARE IN THESE FRANCHISE DOCUMENTS, THE PROVISIONS ARE VOID AND CANNOT BE ENFORCED AGAINST YOU.

- (a) A prohibition of the right of a franchisee to join an association of franchisees.
- (b) A requirement that a franchisee assent to a release, assignment, novation, waiver, or estoppel which deprives a franchisee of rights and protections provided in this act. This shall not preclude a franchisee, after entering into a franchise agreement, from settling any and all claims.
- (c) A provision that permits a franchisor to terminate a franchise prior to the expiration of its term except for good cause. Good cause shall include the failure of the franchisee to comply with any lawful provision of the franchise agreement and to cure such failure after being given written notice thereof and a reasonable opportunity, which in no event need be more than 30 days, to cure such failure.
- (d) A provision that permits a franchisor to refuse to renew a franchise without fairly compensating the franchisee by repurchase or other means for the fair market value at the time of expiration of the franchisee's inventory, supplies, equipment, fixtures, and furnishings. Personalized materials which have no value to the franchisor and inventory, supplies, equipment, fixtures, and furnishings not reasonably required in the conduct of the franchise business are not subject to compensation. This subsection applies only if: (i) the term of the franchise is less than 5 years; and (ii) the franchisee is prohibited by the franchise or other agreement from continuing to conduct substantially the same business under another trademark, service mark, trade name, logotype, advertising, or other commercial symbol in the same area subsequent to the expiration of the franchise or the franchisee does not receive at least 6 months advance notice of franchisor's intent not to renew the franchise.
- (e) A provision that permits the franchisor to refuse to renew a franchise on terms generally available to other franchisees of the same class or type under similar circumstances. This section does not require a renewal provision.
- (f) A provision requiring that arbitration or litigation be conducted outside this state. This shall not preclude the franchisee from entering into an agreement, at the time of arbitration, to conduct arbitration at a location outside this state.
- (g) A provision which permits a franchisor to refuse to permit a transfer of ownership of a franchise, except for good cause. This subdivision does not prevent a franchisor from exercising a right of first refusal to purchase the franchise. Good cause shall include, but is not limited to:
 - (i) The failure of the proposed transferee to meet the franchisor's then current reasonable qualifications or standards.
 - (ii) The fact that the proposed transferee is a competitor of the franchisor or subfranchisor.

(iii) The unwillingness of the proposed transferee to agree in writing to comply with all lawful obligations.

(iv) The failure of the franchisee or proposed transferee to pay any sums owing to the franchisor or to cure any default in the franchise agreement existing at the time of the proposed transfer.

(h) A provision that requires the franchisee to resell to the franchisor items that are not uniquely identified with the franchisor. This subdivision does not prohibit a provision that grants to a franchisor a right of first refusal to purchase the assets of a franchisee on the same terms and conditions as a bona fide third party willing and able to purchase those assets, nor does this subdivision prohibit a provision that grants the franchisor the right to acquire the assets of a franchisee for the market or appraised value of such assets if the franchisee has breached the lawful provisions of the franchise agreement and has failed to cure the breach in the manner provided in subdivision (c).

(i) A provision which permits the franchisor to directly or indirectly convey, assign, or otherwise transfer its obligations to fulfill contractual obligations to the franchisee unless provision has been made for providing the required contractual services.

THE FACT THERE IS A NOTICE OF THIS OFFERING ON FILE WITH THE ATTORNEY GENERAL DOES NOT CONSTITUTE APPROVAL, RECOMMENDATION, OR ENDORSEMENT BY THE ATTORNEY GENERAL.

Any questions regarding this Notice shall be directed to the Department of Attorney General, Consumer Protection Division, 670 Law Building, 525 West Ottawa Street, Lansing, Michigan 48913, (517) 335-7567.

Note: Despite paragraph (f) above, we intend, and we and you agree, to enforce fully the arbitration provisions of our Franchise Agreement. We believe that paragraph (f) is unconstitutional and cannot preclude us from enforcing these arbitration provisions.

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Exhibits

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ITEM 1
THE FRANCHISOR AND ANY PARENTS, PREDECESSORS AND AFFILIATES

To simplify the language in this Disclosure Document, “we” or “us” means Buddy’s Franchising and Licensing LLC, the franchisor. “You” or “your” means the person or entity that buys the franchise. If the franchisee is a corporation, limited liability company or other entity, we may require certain of your owners to sign the Personal Guarantee attached as Exhibit D to the Franchise Agreement and, if applicable, the Payment and Performance Guarantee attached as Appendix B to the Development Agreement, which means that all of the provisions of the Franchise Agreement and, as applicable, the Development Agreement also will apply to them.

The Franchisor

We are a Florida limited liability company formed on June 1, 2009. We do business under our corporate name and the name “BUDDY’S HOME FURNISHINGS.” Our principal business address is 8529 Southpark Circle, Suite 150, Orlando, Florida 32819. Our agents for service of process are listed in Exhibit A to this Disclosure Document.

In January 2010, we commenced offering franchises for specialty retail businesses engaged in rent-to-own leasing and selling consumer electronics, residential furniture, appliances and household accessories (“**Buddy’s Retail Businesses**”) that (i) operate under the trade name “BUDDY’S HOME FURNISHINGS” and other trademarks, service marks, trade names and commercial symbols we designate (collectively, the “**Trademarks**”), and (ii) operate under a distinct system (the “**System**”). We have not operated a Buddy’s Retail Business or similar business. Except as described in this Item 1, we currently do not conduct any other business activities. We have not previously offered franchises or operated businesses in any other line of business.

Our Parents and Predecessor

Our Parents. Our parent company, Buddy’s Newco, LLC (“**Buddy’s Newco**”), a Delaware limited liability company, was formed on September 26, 2012, in connection with the Bi-Rite Transaction (as defined and as described below). Buddy’s Newco owns the Trademarks and may provide products or services to our franchisees. Buddy’s Newco’s principal business address is the same as our address. Buddy’s Newco has not offered for sale or sold Buddy’s Home Furnishings franchises or franchises in any other line of business. Prior to acquiring the Operator Businesses (as defined below) in 2019, Buddy’s Newco had not operated Buddy’s Retail Businesses.

Commencing in 2013, Buddy’s Newco teamed with qualified and experienced individual operators to own and operate Buddy’s Retail Businesses, with the operators maintaining a majority equity interest in Buddy’s Retail Businesses and being primarily responsible for the day-to-day operation of these Businesses (“**Operator Businesses**”). In 2019, however, Buddy’s Newco acquired 100% of the equity ownership interests of the Operator Businesses and, in doing so, became the operator of those Operator Businesses with responsibility for their day-to-day operation. From and after the acquisition, Operator Businesses have been considered company-owned outlets.

In September 2019, our indirect parent, Liberty Tax, Inc. changed its name to Franchise Group, Inc. The principal business address of Franchise Group, Inc. (“**FRG**”) is 109 Innovation Court, Suite J, Delaware, Ohio 43015. On August 21, 2023, FRG, Freedom VCM, Inc., a Delaware corporation (“**Freedom VCM**”), and Freedom VCM Subco, Inc., a Delaware corporation and wholly-owned subsidiary of FRG (“**Freedom VCM Sub**”), completed the transactions contemplated by an Agreement and Plan of Merger, dated May 10, 2023 (the “**Merger Agreement**”), among FRG, Freedom VCM, and Freedom VCM

Sub. Under the Merger Agreement, Freedom VCM Sub merged with and into FRG (the “**Merger**”), with FRG surviving the Merger as a subsidiary of Freedom VCM. Upon completion of the Merger, FRG became a privately held company. FRG has a number of direct and indirect subsidiaries that currently offer and sell franchises in the United States, as detailed below. None of these FRG affiliated franchise programs operate a Buddy’s Retail Business franchise.

Our Predecessor. From 1961 until the closing of the Bi-Rite Transaction in 2012, Bi-Rite Company, Inc. (“**Bi-Rite**”) operated rent-to-own home furnishings, electronics and appliances businesses. Bi-Rite created the business model and refined the System during the 45+ years that it operated Buddy’s Retail Businesses. The Buddy’s Retail Businesses that we franchise are based on this model. From 2007 until the closing of the Bi-Rite Transaction, Bi-Rite also licensed to certain relatives and friends of Bi-Rite’s founder and certain Bi-Rite executives the right to own and operate Buddy’s Retail Businesses in Arkansas, Arizona, Louisiana, Oklahoma, Kansas, Florida, North Carolina, Tennessee, Georgia and Texas, which were similar to the Buddy’s Retail Businesses that we are offering through this Franchise Disclosure Document. In October 2012, through one or more transactions, Bi-Rite sold all of Bi-Rite’s assets and certain of its liabilities to Buddy’s Newco, including the Buddy’s Home Furnishings brand and franchise system and all license and franchise agreements that were then part of such brand and franchise system (the “**Bi-Rite Transaction**”).

Other FRG Affiliated Franchise Programs

(i) **American Freight Franchisor, LLC**, a Delaware limited liability company (“**American Freight**”), offers franchises for specialty retail businesses engaged in selling furniture, appliances and mattresses under the trade name “AMERICAN FREIGHT” and other trademarks, service marks, trade names and commercial symbols. American Freight does not operate any American Freight retail businesses. However, an affiliate, American Freight, LLC, a Delaware limited liability company (“**AF LLC**”), owns and operates company-owned American Freight retail businesses. The primary business address for American Freight is 109 Innovation Court, Suite J, Delaware, Ohio 43015. As of December 30, 2023, there were 10 franchised American Freight retail businesses and 261 company-owned American Freight retail businesses open and operating. American Freight has not offered franchises in any other line of business.

(ii) **Vitamin Shoppe Franchising, LLC**, a Delaware limited liability company (“**VS**”), offers franchises to develop and operate specialty retail stores under “THE VITAMIN SHOPPE®” name and other trademarks, which offer and sell nutritional products and services including vitamins, minerals, herbs, specialty supplements, sports nutrition and other health and wellness products (“**TVS Stores**”). VS does not operate any TVS Stores. VS’s principal place of business is 300 Harmon Meadow Blvd., Secaucus, New Jersey 07094. VS’s direct parent company, Vitamin Shoppe Industries, LLC (“**VS Industries**”), owns and operates all of the company-owned TVS Stores. As of December 30, 2023, there were 658 company-owned TVS Stores and 13 franchised TVS Stores open and operational throughout the United States. In addition, as of December 30, 2023, VS Industries owned and operated 30 retail businesses primarily located in the State of Washington, with a few locations in Idaho and Oregon, under the name “Super Supplements.” VS has not offered franchises in any other line of business.

(iii) **PSP Franchising, LLC**, a Delaware limited liability company (“**PSP**”), offers franchises for the establishment and operation of retail stores under the Pet Supplies Plus name and other trademarks offering pet food, pet supplies, pets, pet grooming and bathing services, and related products and services (“**Pet Supplies Plus Stores**”). PSP does not operate any Pet Supplies Plus Stores. However, its parent company, PSP Stores, LLC, has operated company-owned stores that are similar to the franchises offered by PSP. The primary business address for both PSP and PSP Stores, LLC is 17197 N. Laurel Park Drive, Suite 402, Livonia, Michigan 48152. As of December 30, 2023, there were 485 franchised Pet Supplies

Plus Stores and 234 company-owned Pet Supplies Plus Stores open and operating. PSP has not offered franchises in any other line of business.

(iv) **WNW Franchising, LLC**, a Delaware limited liability company, formed in January 2022 (“**WNW**”), offers franchises for small format specialty retail businesses that provide self-service pet bathing and professional pet grooming services and engage in the retail sale of select pet supplies, pet accessories, pet bakery items, and pet food under the trade name “Wag N’ Wash.” As of December 30, 2023, there were 18 franchised Wag N’ Wash stores and 6 company-owned Wag N’ Wash stores open and operating. WNW’s principal business address is 17197 N. Laurel Park Drive, Suite 402, Livonia, Michigan 48152. WNW has not offered franchises in any line of business other than as listed above.

The Franchise

We offer franchises to operate Buddy’s Retail Businesses to certain qualified individuals and entities. In this Disclosure Document, the term “**Retail Business**” will refer to the individual Buddy’s Retail Business you will operate under the terms of a franchise agreement, the current form of which is attached to this Disclosure Document as Exhibit C (the “**Franchise Agreement**”). The Franchise Agreement will grant you a territory (the “**Territory**”) for the Retail Business. The Retail Business will operate under the Trademarks and offer for lease high quality household goods (including consumer electronics, appliances, furniture, jewelry and computers) with an option for ownership, along with ancillary customer services. Buddy’s Retail Businesses offer and sell (i) products and services that we designate as mandatory offerings in Buddy’s Retail Businesses (“**Core Products and Services**”) and (ii) products and services that we designate as optional offerings in Buddy’s Retail Businesses (“**Optional Products and Services**”). Buddy’s Retail Businesses may only offer the range, types and brands of household goods, consumer electronics, and consumer financial services associated with the System, as set forth in the Operations Manual as Core Products and Services or Optional Products and Services, or otherwise approved by us for sale in a Buddy’s Retail Business (collectively, the “**Approved Products and Services**”).

We also offer to grant certain qualified individuals and entities the right to become a multi-unit developer (“**Developer**”) to develop and open a certain number of Buddy’s Retail Businesses within a designated geographic territory (a “**Development Area**”) under the terms of a development schedule (a “**Development Schedule**”). You must commit to developing a minimum of two Buddy’s Retail Businesses under the Development Agreement. Developers will develop Buddy’s Retail Businesses under the terms of a development agreement, the current form of which is attached to this Disclosure Document as Exhibit D (the “**Development Agreement**”). For each Retail Business developed under the Development Agreement, the applicable Developer must sign our then-current form of Franchise Agreement, which will govern the operation of the Retail Business and which may include terms that are different from the form of Franchise Agreement included as Exhibit C to this Disclosure Document.

As of December 30, 2023, there were 34 company-owned Buddy’s Retail Businesses and 303 franchised Buddy’s Retail Businesses.

The Market and Competition

You will compete with other rent-to-own businesses, including national chains, small independent businesses, and online retailers. The market for businesses offering similar products and services is primarily sub-prime, cash and credit constrained consumers, although short-term rentals and corporate leases may comprise a small portion of your business. The market competition may vary from one geographic area to another. The Retail Business will offer the products to the general public. The sales are not seasonal.

Licenses and Permits

Some states have laws that may require you to obtain a bedding and furniture retailer license and/or a service contract seller license before you can operate your Retail Business. You should investigate the existence or application of these laws in your particular state. Other than these laws, there are no laws and regulations specific to the industry in which you will operate.

ITEM 2 BUSINESS EXPERIENCE

Michael Bennett: Chief Executive Officer of Buddy's Newco

Mr. Bennett has served as the Chief Executive Officer of Buddy's Newco since July 2019. He also has served on the Board of Directors for the Association of Progressive Rental Organizations in Cedar Park, Texas since August 2019. From November 2015 to June 2019, he served as the Chief Operating Officer and Director of Operations of Buddy's Newco. He is a Certified Franchise Executive. Mr. Bennett serves in his present capacities in Orlando, Florida.

Teresa Hill: Vice President of Operational Support of Buddy's Newco

Ms. Hill has served as the Vice President of Operational Support of Buddy's Newco since September 2013. She is a Certified Franchise Executive. Ms. Hill serves in her present capacity in Orlando, Florida.

Michael Zagar: Vice President of Franchise Operations of Buddy's Newco

Mr. Zagar has served as the Vice President of Franchise Operations of Buddy's Newco since March 2023. From January 2019 to February 2023, he served as the Director of Franchise Operations of Buddy's Newco. From April 2016 to December 2018, he served as a Franchise Consultant for Buddy's Newco. He is a Certified Franchise Executive. Mr. Zagar serves in his present capacity in Orlando, Florida.

Mitchell Lee: Senior Director of Franchise Development of Buddy's Newco

Mr. Lee has served as the Senior Director of Franchise Development of Buddy's Newco since January 2024. From April 2021 to December 2023, he was Director of Franchise Development of Buddy's Newco. From March 2020 to March 2021, he was Director of Franchise Development for CARSTAR Franchisor SPV LLC in Charlotte, North Carolina. From June 2017 to February 2020, he was Director of Franchise Development for Dickey's Barbecue Pit in Dallas, Texas. He is a Certified Franchise Executive. Mr. Lee serves in his present capacity in Abilene, Texas.

Jemma Lawrance: Vice President of Finance and Secretary of Buddy's Newco

Ms. Lawrance has served as the Vice President of Finance of Buddy's Newco since January 2022. She also has served in an officer capacity as Secretary of Buddy's Newco since July 2019. From October 2014 to December 2021, she served as Controller of Buddy's Newco. Ms. Lawrance serves in her present capacity in Orlando, Florida.

ITEM 3 LITIGATION

Franchisor-Initiated Action

Buddy's Franchising and Licensing LLC v. Joseph Gazzo III a/k/a Joseph Gazzo, Bi-Rite Holdings, LLC and Buddy's Rollco LLC, Case No. 01-23-0002-1135, American Arbitration Association. On May 10, 2023, we filed a demand for arbitration against a former franchisee, Buddy's Rollco LLC, its owner, Joseph Gazzo, and Mr. Gazzo's holding company, Bi-Rite Holdings, LLC, alleging causes of action for breach of three franchise agreements, violations of the Lanham Act, violations of the Defend Trade Secrets Act, unjust enrichment, and conversion. During the pendency of this arbitration, the parties agreed to stay the proceedings while the parties attempted to negotiate a resolution of the matter. Settlement negotiations commenced in February 2024 to obtain a resolution that would dispose of this matter and the separate arbitration involving the parties detailed below (*MMS Group, LLC v. Buddy's Franchising and Licensing LLC*, Case No. 01-22-0004-9922, American Arbitration Association). Prior to the completion of settlement negotiations, the former franchisee moved to enforce the settlement of both arbitrations before the parties had agreed to all material terms. We opposed that motion but continue to negotiate a settlement while the motion is pending, with the intention of settling both matters without the need for the arbitrator to rule on the motion to enforce settlement.

Pending Action

MMS Group, LLC v. Buddy's Franchising and Licensing LLC, Case No. 01-22-0004-9922, American Arbitration Association. On or about November 29, 2022, a former franchisee, MMS Group, LLC, and its owners filed a demand for arbitration, alleging that we breached the franchisee's franchise agreement, breached the covenant of good faith and fair dealing, and violated Florida's Deceptive and Unfair Trade Practices Act by failing to renew the franchise agreement and by failing to provide the former franchisee with a first right of refusal, and alleging unfair methods of competition. On or about December 29, 2022, we filed our answer to the arbitration demand and filed counterclaims against the former franchisee, alleging that it breached the franchise agreement by violating the in-term and post-term covenants not to compete and selling unapproved inventory, violated the Lanham Act by falsely coding inventory to influence customer purchasing decisions, and violated the Defend Trade Secrets Act. As the parties continued to litigate the case, discussions between the parties commenced in February 2024 to settle this matter and the separate related arbitration described above (*Buddy's Franchising and Licensing LLC v. Joseph Gazzo III a/k/a Joseph Gazzo, Bi-Rite Holdings, LLC and Buddy's Rollco LLC*, Case No. 01-23-0002-1135, American Arbitration Association). Prior to the completion of settlement negotiations, the former franchisee moved to enforce the settlement of both arbitrations before the parties had agreed to all material terms. We opposed that motion but continue to negotiate the settlement while the motion is pending, with the intention of settling both matters without the need for the arbitrator to rule on the motion to enforce settlement.

Effective Injunctive Order

In the Matter of Buddy's Newco, LLC, FTC Matter No: 191 0074. On May 11, 2020, the Federal Trade Commission (the "FTC") issued its Final Decision and Order in connection with its civil investigation of Buddy's Newco and two other rent-to-own operators. Buddy's Newco agreed to settle, without an admission that the antitrust laws were violated, FTC allegations that the three rent-to-own operators negotiated and executed reciprocal purchase agreements. Under the terms of the Order (to which we are also subject), the three rent-to-own operators are prohibited from entering into any reciprocal purchase agreement or inviting others to do so and from enforcing any non-compete clauses still in effect from the past reciprocal purchase agreements. The operators were also required to implement antitrust

compliance programs and must notify the FTC in the event of certain changes in corporate governance. In addition, the companies are prohibited from having any of their representatives serve as a board member or officer of a competitor and from allowing any competitor's representative to serve on their boards.

No other litigation is required to be disclosed in this Item.

ITEM 4 BANKRUPTCY

On November 3, 2024, our parent Franchise Group, Inc. ("FRG") and certain of its affiliates, including affiliates which operate franchise systems Buddy's Franchising and Licensing LLC (Buddy's Home Furnishings), Vitamin Shoppe Franchising, LLC (The Vitamin Shoppe), PSP Franchising, LLC (Pet Supplies Plus), WNW Franchising, LLC (Wag N' Wash) and American Freight Franchisor, LLC (American Freight) (collectively, the "Company") voluntarily filed multiple petitions for an agreed-upon restructuring to reorganize under Chapter 11 of the U.S. Bankruptcy Code in the U.S. Bankruptcy Court for the District of Delaware, Case No. 24-12480. The Company, other than American Freight, will continue to operate their businesses and manage their assets as a debtor-in-possession under bankruptcy court supervision. FRG's first lien lender has committed \$250 million in debtor-in-possession financing which, together with cash on hand, is intended to provide the Company with adequate liquidity to maintain operations across its businesses. The proceedings are otherwise currently pending before the bankruptcy court.

No other bankruptcy information is required to be disclosed in this Item.

ITEM 5 INITIAL FEES

Franchise Agreement

To apply for a franchise, you will submit a Franchise Application to us including preliminary financial and biographical information. We will evaluate this information, and, if there is mutual interest in continuing discussions, you will submit the Prospective Franchisee Confidentiality Agreement attached to this Disclosure Document as Exhibit G.

For each Retail Business, you must pay us an initial franchise fee (the "**Initial Franchise Fee**") upon signing the Franchise Agreement (except as provided in the following paragraph). The Initial Franchise Fee is \$39,900. If, however, you sign a Development Agreement, the Initial Franchise Fee for the second and each subsequent Retail Business to be developed under the Development Agreement will be reduced to \$25,000. The Initial Franchise Fee is a lump sum payment, fully earned upon receipt, and is not refundable.

We offer a 20% discount on the Initial Franchise Fee to honorably discharged veterans of U.S. Armed Forces who otherwise meet our program requirements. This discount is only applicable for the first Buddy's Retail Business granted to you and may not be combined with any other Initial Franchise Fee discount.

We also offer a 10% discount on the Initial Franchise Fee to current and former first responders who otherwise meet our program requirements. This discount is applicable to individuals who are (or were) employed in good standing for at least five consecutive years as a firefighter, paramedic, or law enforcement officer. This discount is only applicable for the first Buddy's Retail Business granted to you and may not be combined with any other Initial Franchise Fee discount.

In addition, we may, in our sole discretion, implement other incentive programs to encourage franchise system growth. Under these incentive programs, if applicable, we may, among other things, reduce the Initial Franchise Fee. We reserve the right to modify or discontinue any incentive program we implement at any time in our sole discretion.

Development Agreement

You must pay to us a non-refundable lump sum development fee (the “**Development Fee**”) upon signing the Development Agreement in an amount equal to 100% of the Initial Franchise Fee for each Retail Business to be developed under the Development Agreement (\$39,900 for the first Retail Business and \$25,000 for the second and each subsequent Retail Business). You must agree to develop a minimum of two Retail Businesses under the Development Agreement. This fee is fully earned by us when paid and is not refundable. At the time that you sign each Franchise Agreement, no Initial Franchise Fee will be owed for the applicable Retail Business as the Initial Franchise Fee was paid in full upon execution of the Development Agreement.

Pre-Opening Purchases

Before opening for business, you must purchase your initial inventory of Approved Products and Services from us or any approved suppliers. You must lease from us or Buddy’s Newco certain (i) equipment, hardware, and software components of the Computer System (defined below) and a telephone system, (ii) interior signage, and (iii) in-store point-of-sale peripherals. In connection with the lease of the Computer System and telephone system, you must sign the Technology Agreement attached to this Disclosure Document as Exhibit E. You also will sign the Software License Agreement attached as Rider 1 to the Technology Agreement to obtain from us a license to use our proprietary point-of sale software. The payments due under the Software License Agreement are covered by the Technology Fee due under the Technology Agreement (as detailed in Items 6 and 11). You must sign a Signage Lease Agreement attached to this Disclosure Document as Exhibit F and lease your signage from us. We estimate that your pre-opening costs for the items obtained from us or Buddy’s Newco will range from \$195,650 to \$405,013 per Retail Business, as detailed below:

| | |
|-------------------|-------------------------------|
| Computer System | \$3,150 to \$3,750 |
| Signage | \$500 to \$2,580 |
| Initial Inventory | \$192,000 to \$398,683 |
| Total | \$195,650 to \$405,013 |

Factors that affect the amount of your pre-opening costs for these items include the size of your Retail Business, the number of items ordered and offered at your Retail Business, and the amount and type of equipment leased, software licensed, and services provided under the Technology Agreement. Opening inventory purchases are not refundable under any circumstances.

Except as discussed above, you do not pay us or our affiliates any other fees or payments before your Retail Business opens. Neither we nor our affiliates offer financing of the Initial Franchise Fee, Development Fee or other initial amounts payable to us. Except as specifically disclosed, the above-described fees are uniformly imposed.

**ITEM 6
OTHER FEES**

| Type of Fee | Amount | Due Date | Remarks |
|------------------------------------|--|-------------------------------|---|
| Royalty Fee | 6% of Gross Sales You will not, however, be required to pay the Royalty Fee with respect to Gross Sales generated during the reporting week in which your Retail Business opens for business or the 25-reporting week period thereafter, provided that: (a) your Retail Business was opened in accordance with Section 6(b) of the Franchise Agreement; and (b) you are executing the Franchise Agreement in connection with your development of a new Buddy's Retail Business from the ground up (not a transfer, renewal, or conversion). | Weekly for the preceding week | See Notes 1 and 3 |
| Marketing Fee | Currently, \$175 per week | Weekly | We have the right to increase the Marketing Fee periodically upon written notice to you, not to exceed 2% of your annual Gross Sales. See Notes 1, 2, and 3. |
| Marketing Cooperative Contribution | Not currently established or collected, but if established, the total of your contribution to the Marketing Fund, your required minimum local marketing expenditures, and your Marketing Cooperative contribution in any calendar year will not exceed 4.5% of Gross Sales in that year. | Determined when established | See Note 2 |
| Audits | Cost of audit plus interest at the maximum rate allowable by law (not to exceed 18% per year) | Upon demand | See Note 4 |

| Type of Fee | Amount | Due Date | Remarks |
|--|--|--|--|
| Extension Fee | \$1,500 per month for each of the first 6 months of any extension and \$2,500 per month for months 7-12 of any extension | Monthly | Payable under the Franchise Agreement or Development Agreement for one Retail Business if you request, and we grant in our sole discretion, an extension prior to the applicable opening deadline. See also Item 11 under "Site Selection and Build-Out" |
| Renewal Fee | \$2,000 | At renewal | |
| Transfer Fee | \$10,000 | At time of transfer | |
| Late Fee/Interest Expense | \$100 for each delinquent report or payment under the Franchise Agreement. All late payments will bear interest at 18% per year or the maximum legal rate in the state where the Retail Business is located. | Automatically upon next electronic transfer of funds | Applied to late payments of amounts owed under the Franchise Agreement, including Royalties and Marketing Fees |
| Technology Fee | \$1,050 per month for a typical Retail Business, but the actual amount will depend on the amount and type of equipment leased, software licensed, and services provided under the Technology Agreement and used in the Retail Business | Monthly | See Item 11 under "Computer System" for those circumstances under which the Technology Fee may be modified |
| Signage Lease Fee | Approximately \$25 to \$115 per week during the first 5 years after the sign is installed and \$1 per week after the initial 5 years through the remainder of the term of the Signage Lease Agreement | Weekly | |
| Purchase of Approved Products and Services | Varies (See Item 8) | Upon demand | You must purchase the Approved Products (as defined in Item 8) through the BPP (as defined and described in Item 8), with limited exception. |
| Training | The initial training is included in the Initial Franchise Fee. On transfer, \$7,500 for training the assignee. Any additional training will vary under the circumstances. | As incurred | You must pay all travel and living expenses while attending any training programs. You will pay those charges directly to third parties. |
| Supplier Review Fee | Our costs and expenses | As incurred | |
| Relocation Charge | Our costs and expenses | As incurred | Payable if we permit you to relocate |

| Type of Fee | Amount | Due Date | Remarks |
|--|--|-------------|--|
| Temporary Operating Expense | Will vary under the circumstances | As incurred | If we temporarily operate the Retail Business as provided under the Franchise Agreement, we have the right to charge you our reasonable costs incurred in operating the Retail Business. |
| Tax Reimbursement | Amount of sales, excise, or other tax incurred | Upon demand | Payable if we or any affiliate must pay a tax on amounts we or an affiliate of ours must pay based on a sale, lease, service or amount collected related to the Franchise Agreement |
| Costs and Attorneys' Fees | Our costs and expenses | As incurred | See Note 5 |
| Indemnification | Will vary under the circumstances | As incurred | You must indemnify and reimburse us for our costs if we are sued or held liable in any case having to do with the operation of the Retail Business or your breach of the Franchise Agreement. |
| Purchase Order Processing Fee | 2% of total invoice price for purchase orders created by us outside of the BPP | As incurred | Payable if you default under the Franchise Agreement or any other agreement with us, and we, in our sole discretion, terminate or suspend your participation in the BPP, as detailed in Item 8 |
| Insurance Costs | Premiums plus our costs and expenses | As incurred | Due only if you fail to obtain or maintain (or prove you have obtained or maintained) the required insurance, and we, at our option, obtain insurance for you |
| Partial Liquidated Damages for Breach of Any Covenant Not to Compete | Royalty Fees and Marketing Fees against the greater of: (a) the total Gross Sales during the 12-month period preceding the breach; or (b) the total revenue you received in breach of the applicable covenant(s) not to compete. The greater of these two dollar figures will be multiplied by two to give consideration to lost repeat and referral business to us. | Upon demand | Payable if you fail to comply with any of the covenants not to compete in Sections 8(h), 8(i), and 8(j) |

Notes:

Unless otherwise noted, you will pay all fees to us, and all fees are uniformly imposed. All fees are non-refundable. You must sign a draft authorization for your business bank account. A current copy of the draft authorization is included as Exhibit C to the Franchise Agreement. The draft authorization permits us to draw from your account all amounts due and payable to us or our affiliates. You must maintain a sufficient balance to satisfy those account drafts and will be liable for any costs resulting from your failure to do so.

(1) “**Gross Sales**” means all revenue that you receive or otherwise derive from operating your Retail Business, whether from cash, check, credit or debit card, gift card or gift certificate, or other credit transactions, and regardless of collection or when you actually provide the products or services in exchange for the revenue. If you receive any proceeds from any business interruption insurance applicable to loss of revenue at your Retail Business, there will be added to Gross Sales an amount equal to the imputed gross revenue that the insurer used to calculate those proceeds. Gross Sales does not include (a) any bona fide returns and credits that are actually provided to customers or (b) any sales or other taxes that you collect from customers and pay directly to the appropriate taxing authority. You may not deduct payment provider fees (i.e., bank or credit card company fees and gift card vendor fees) from your Gross Sales calculation.

(2) The Marketing Fee is paid to us for deposit in a Marketing Fund. The Marketing Fee is payable for each Retail Business you own. If a Marketing Cooperative is established, each Retail Business within a designated local advertising area (including any company-owned Retail Business) will be a member of the applicable Marketing Cooperative, and each Retail Business will have one vote on all matters requiring a vote.

(3) You must pay us the Royalty Fee, Marketing Fee and any other recurring payment under the Franchise Agreement weekly. Each Sunday, we will compute your Gross Sales for the period beginning at midnight on the preceding Sunday and ending at midnight on the Saturday after such preceding Sunday. Before 12:00 p.m. local time in Orlando, Florida on the next business day after we make the computation of your weekly Gross Sales, we will notify you of the amount of Gross Sales computed by us. After 2:00 p.m. local time in Orlando, Florida on the next business day after you are notified of the amount of our computation of your weekly Gross Sales, we will withdraw from your account all amounts due and payable to us or our affiliates. If we are unable to calculate any fees or other amounts due to us and our affiliates based on Gross Sales, whether as a result of your failure to make the necessary information available to us, communications failures, force majeure or otherwise, we may estimate the amount of fees due and may make a corresponding withdrawal from your account. If we overestimate the amount of fees due from you, then you will receive a credit for the overestimated amount against future fees when the amount has been determined. If we have underestimated the amount of fees due from you, then we will be authorized to withdraw the amount of the underpayment from your account immediately upon such determination.

(4) If an evaluation or audit of your books and records relating to your Retail Business reveals any understatement of your Gross Sales, in addition to paying all amounts owed on the amount of the understatement, you must pay for the audit, and, in addition to any other rights we may have, we have the right to conduct further periodic audits and evaluations of your books and records as we reasonably consider necessary for up to two years thereafter. Any such additional audits and examinations will be at your sole expense, including any professional fees, travel and room and board expenses we incur related thereto. If you intentionally understate or underreport Gross Sales at any time, or a subsequent audit or evaluation conducted within the two-year period reveals any understatement of your Gross Sales by 2% or more, in addition to any other remedies provided in the Franchise Agreement, we have the right to terminate the Franchise Agreement immediately.

(5) The prevailing party in any action or proceeding arising under the Franchise Agreement will be entitled to recover its reasonable costs and expenses, including attorneys' fees. You (or your assignee) must also pay the attorneys' fees and costs we incur in any bankruptcy or insolvency proceeding relating to you. Further, in the event of a breach or threatened breach of the Franchise Agreement by either party, the aggrieved party will be entitled to an injunction or specific performance, as appropriate, plus reasonable attorneys' fees and costs.

**ITEM 7
ESTIMATED INITIAL INVESTMENT**

YOUR ESTIMATED INITIAL INVESTMENT

| (RETAIL BUSINESS DEVELOPED UNDER FRANCHISE AGREEMENT) | | | | | |
|--|-----------------------------|------------------------------|----------------------------------|-------------------------------------|--|
| TYPE OF EXPENDITURE | AMOUNT Low Range | AMOUNT High Range | METHOD OF PAYMENT | WHEN DUE | TO WHOM PAYMENT IS TO BE MADE |
| Initial Franchise Fee (Note 1) | \$39,900 | \$39,900 | Lump Sum | Upon Signing of Franchise Agreement | Us |
| Leasehold Improvements (Note 2) | \$2,000 | \$109,000 | As Arranged | As Arranged | Contractors |
| Furniture, Fixtures and Equipment (Note 3) | \$12,000 | \$25,000 | As Arranged | As Arranged | Third Party Suppliers and Contractors |
| Computer System (Note 4) | \$3,150 | \$3,750 | As Incurred | As Incurred | Us |
| Signs (Note 5) | \$500 | \$2,580 | As Incurred | As Incurred | Us |
| Three Months' Rent (Note 6) | \$6,600 | \$39,627 | As Incurred | As Incurred | Landlord |
| Security Deposits for Lease and Utilities (Note 6) | \$7,500 | \$21,000 | As Arranged | Before Opening | Landlord and Utility Company |
| Initial Inventory (Note 7) | \$192,000 | \$398,683 | Lump Sum | As Arranged | Us, Approved Third Party Suppliers |

| (RETAIL BUSINESS DEVELOPED UNDER FRANCHISE AGREEMENT) | | | | | |
|---|-----------------------------|------------------------------|----------------------------------|-------------------|--|
| TYPE OF EXPENDITURE | AMOUNT Low Range | AMOUNT High Range | METHOD OF PAYMENT | WHEN DUE | TO WHOM PAYMENT IS TO BE MADE |
| Insurance (Note 8) | \$4,000 | \$9,000 | As Arranged | Before Opening | Third Party Supplier |
| Training Expenses (Note 9) | \$2,000 | \$4,000 | As Incurred | As Incurred | Transportation Lines, Hotels, Restaurants |
| Grand Opening Advertising/ Marketing (Note 10) | \$10,000 | \$25,000 | As Incurred | As Incurred | Media, Printers, Other Suppliers |
| Professional Fees, Business Licenses and Permits (Note 11) | \$1,000 | \$10,000 | As incurred | As incurred | Your Attorneys and Other Professionals, Local and State Agencies |
| Additional Funds (3-month period) (Note 12) | \$95,000 | \$110,000 | As Incurred | As Incurred | Employees, Landlord, Suppliers |
| TOTAL (Note 13) | \$375,650 | \$797,540 | | | |

Notes:

* Except where otherwise noted, we do not offer direct or indirect financing to franchisees for any items. Except for the security deposit under the lease for the Retail Business, which is typically refundable if you comply with the lease terms, all fees and payments are generally nonrefundable. Third party suppliers, however, will decide if payments to them are refundable. We base the high and low ranges on an average size premises for a Buddy’s Retail Business, which range from 3,500 to 12,000 square feet. Buddy’s Retail Businesses are usually located in strip centers or free-standing buildings.

(1) Initial Franchise Fee. The Initial Franchise Fee is \$39,900. If, however, you sign a Development Agreement, the Initial Franchise Fee for the second and each subsequent Retail Business to be developed under the Development Agreement will be reduced to \$25,000. As stated in Item 5, the Initial Franchise Fee also may be reduced if you qualify for one of our incentive programs.

(2) Improvements. The costs of construction and leasehold improvements depend upon the size and condition of the premises, whether the landlord will pay for some or all of the build-out, the nature and

extent of leasehold improvements required (for example, there may be fewer required leasehold improvements in the case of a conversion), the local cost of contract work and the location of the Retail Business. If the landlord will pay for the build-out, you would only need to purchase signage. The estimate includes your architectural and engineering fees. This includes installation and wiring in connection with the Computer System, which could include obtaining a dedicated T1 Circuit and cabling/wiring.

(3) Furniture, Fixtures and Equipment. We will provide you with a list of the office furniture, trade fixtures and other equipment necessary for the operation of the Retail Business. The initial investment required will depend on financing terms available and other factors.

(4) Computer System. Under the terms of the Technology Agreement, you will lease or license (as applicable) from us certain designated equipment, hardware, software, a telephone system, and, at your election, optional computer equipment for the setup of your Computer System. We also will provide certain related services under the Technology Agreement. The low end of the estimate represents the estimated Technology Fees for 3 months (the initial period) for required equipment, hardware, software, and services, and the high end of the estimate reflects the estimated Technology Fees for 3 months for required items, as well as optional computer equipment.

(5) Signs. You will need to purchase interior signage and in-store point-of-sale peripherals. This signage will cost between \$200 to \$1,200 depending upon the square footage of the Retail Business. We will purchase exterior signs for your Retail Business, which we estimate will vary in cost from \$100 to \$460 a month, and lease the signs to you for the first 5 years of your Franchise Agreement under the Signage Lease Agreement (see Exhibit F to this Disclosure Document). You may pre-pay the 5-year lease. After the initial 5-year term, you can renew the Signage Lease Agreement for \$1 per month. The low end of the estimate represents the low end of the sign lease for 3 months (the initial period) plus the low end of interior signage purchase, and the high end of the estimate reflects the high end of the sign lease for 3 months (the initial period) plus the high end of the interior signage purchase.

(6) Three Months' Rent and Security Deposits for Lease and Utilities. You typically will rent the premises for the Retail Business. Rental amounts can vary depending upon the area in which the Retail Business premises are located, its size, the condition of the premises, the landlord's contribution to your leasehold improvements, and other factors. You may choose to purchase, rather than rent, real estate on which a building suitable for the Retail Business already is constructed or could be constructed. Real estate costs depend on location, size, visibility, economic conditions, accessibility, competitive market conditions, and the type of ownership interest you are buying. Because of the numerous variables that affect the value of a particular parcel of real estate, this initial investment table does not reflect the potential purchase cost of real estate or the costs of constructing a building.

In addition, landlords may require a security deposit, and utility companies may require that you place a deposit prior to installing telephone, gas, electricity and related utility services. A typical utility security deposit is one month's expense. A typical lease deposit will be an amount equal to one month's rent. These deposits may be refundable in accordance with the agreements made with the utility companies and landlord.

(7) Initial Inventory. Your initial inventory must be purchased from us or any approved suppliers. Initial inventory consists of various Approved Products (as defined in Item 8) used in the operation of the Retail Business as well as other merchandise or products offered for sale by the Retail Business. The initial inventory expenditure will vary according to anticipated sales volume and current market prices for supplies. As used in this Item 7, "initial inventory" is all inventory purchased to support the Retail Business in the first 90 days of operation.

(8) Insurance. You must procure and maintain throughout the term of the Franchise Agreement insurance in such amounts that, at a minimum, meet our requirements. The estimate is for approximately 25% of an annual premium. The balance of the annual premium is generally payable over a nine-month period. The cost of insurance will vary based on policy limits, type of policies procured, any lease requirements, nature and value of physical assets, including company vehicles, number of employees, square footage, contents of the business, geographical location and other factors bearing on risk exposure.

(9) Training. You must make arrangements and pay the expenses for at least two people, including your General Manager, and any additional people we may require, to attend our initial training program, including transportation, lodging, meals and wages. The amount expended will depend, in part, on the distance you must travel and the type of accommodations you choose. The estimate provided contemplates initial training of two people for five to ten days.

(10) Grand Opening. You must conduct your “grand opening” advertising and promotion according to our written specifications. You must spend a minimum of \$10,000 on these grand opening activities. This amount includes two months of advertising and general expenses. These amounts generally will be spent before and through the first 30 days of operation of the Retail Business, although in certain instances we will recommend a delay in grand opening promotional activities based on the weather or other related reasons.

(11) Professional Fees, Business Licenses and Permits. The estimate for professional fees, license and permits, including the cost for lawyers and accountants related to opening the Retail Business.

(12) Additional Funds. This amount of working capital is projected as sufficient to cover initial operating expenses, including management salaries, for a period of three months. These figures are estimates, and we cannot guarantee you will not have additional expenses starting the business.

(13) Total. This total is an estimate of your initial investment and is based on our estimate of average costs and market conditions prevailing as of the date of this Disclosure Document and our predecessor’s and our affiliate’s over 60 years of experience.

| DEVELOPMENT OF MULTIPLE RETAIL BUSINESSES UNDER DEVELOPMENT AGREEMENT – for a Minimum of Two Retail Businesses | | | | |
|---|--|--------------------------|---------------------------------------|--------------------------------------|
| TYPE OF EXPENDITURE | AMOUNT | METHOD OF PAYMENT | WHEN DUE | TO WHOM PAYMENT IS TO BE MADE |
| Development Fee | \$64,900 (Note 1) | Lump Sum | Upon Signing of Development Agreement | Us |
| TOTAL (for development of first Retail Business) (Note 2) | \$400,650 to \$822,540 See Table above for range of development costs for each Retail Business | | | |

Notes:

* Except where otherwise noted, we do not offer direct or indirect financing to developers for any items. Except where otherwise noted, all amounts that you pay to us or our affiliates are nonrefundable.

(1) Development Fee. Upon signing the Development Agreement, you must pay us the Development Fee. The Development Fee varies, and it will be an amount based on the number of Retail Businesses you commit to developing. You must commit to developing a minimum of two Retail Businesses under the Development Agreement, and the total investment to begin operation if you acquire development rights (for a minimum of 2 Retail Businesses) is \$400,650 to \$822,540. You will pay 100% of the Initial Franchise Fee for each Retail Business to be developed under the Development Agreement (\$39,900 for the first Retail Business and \$25,000 for the second and each subsequent Retail Business) when you sign the Development Agreement.

(2) Total Initial Investment. For each Retail Business that you develop under a Development Agreement, you will execute a Franchise Agreement and incur the initial investment expenses for the development of a single Retail Business, as described in the first table in this Item 7. At the time that you sign each Franchise Agreement executed under the terms of the Development Agreement, you will not be required to pay an Initial Franchise Fee for the applicable Retail Business as the Initial Franchise Fee for that Retail Business was paid in full upon executing the Development Agreement.

ITEM 8 RESTRICTIONS ON SOURCES OF PRODUCTS AND SERVICES

To help ensure a uniform image and uniform quality of products and services throughout the System, you must maintain and comply with our quality standards. Any required standards exist to protect our interest in the System and the Trademarks and not for the purpose of establishing any control, or the duty to take control, over those matters that clearly are reserved to you.

We must consent to the location of the Retail Business, and you will enter into a lease with the landlord for the location. You and the landlord must execute the standard form of lease addendum (attached to the Franchise Agreement as Exhibit E).

You must construct and equip the Retail Business in accordance with our approved design, specifications and standards. In addition to meeting our design specifications and standards, it is your responsibility to ensure that your building plans comply with the Americans With Disabilities Act and all other federal, state and local laws.

Designated Sources

We will furnish you with lists of approved supplies and approved suppliers (including lists of Approved Products and Services). You must only use Approved Products and Services, equipment, fixtures, furnishings, signs, advertising materials, trademarked items, novelties and other items in construction and operation of your Retail Business as set forth in the approved supplies/services and approved suppliers lists we establish. We may approve and change the manufacturer or supplier for approved supplies/services. Certain approved supplies/services may only be available (due to their availability or our restrictions on whom you must purchase from) from one source or select suppliers designated by us, and we and/or our affiliates may be the only source. You will pay the then-current price in effect for approved supplies/services you purchase from us or our affiliates, and we and our affiliates will make a profit on those sales to you. All products, equipment, supplies, services and other items used in the operation of your Retail Business that are not included in approved supplies/services or approved suppliers lists must conform to the specifications and standards we establish periodically.

We may establish a distribution center, or designate a distributor(s) for the System, for Approved Products and Services and require System franchisees to purchase Approved Products and Services from our distribution center, or a distributor(s) designated by us (no matter if there are alternate suppliers/distributors for the Approved Products and Services that are available to you).

We establish and modify specifications and standards for approved products based on our ongoing review of using quality products through our affiliates' operation of its businesses and our communications with manufacturers and suppliers. Based on those ongoing events, we may revise the list of approved suppliers. We give you the updated approved lists as we believe is advisable.

If we permit any items to be submitted for approval as Approved Products and Services or permit any Approved Product and Service to be a source from a supplier other than our designated single-source supplier or other select suppliers designated by us, you may propose the item and/or a supplier not on our approved list for our prior written approval. We may require you to submit sufficient information, specifications and samples concerning the item or supplier for us to determine whether the item or supplier meets our criteria. You must reimburse us for all costs and expenses that we incur in reviewing the alternative item or supplier. Our determination of approved suppliers, brands, manufacturers, distributors or supplies/services will be based on a variety of criteria, which may include quality, conformity with our specifications, reputation, delivery capability, design, price, insurance, distribution methods, supplier considerations, and compatibility with the System. We generally will notify you of supplier approval or disapproval within 30 days of our receipt of all the information and samples we request, but, if you do not receive a response from us within 30 days, the supplier is considered disapproved. The supplier also may be required to sign a supplier agreement. We may re-inspect the facilities and products of any supplier of an approved supplier or item and revoke our approval of any supplier or item that fails to continue to meet any of our criteria.

We will send written notice of any revocation of an approved supplier or item. We may require you to immediately withdraw from supply in your Retail Business any Approved Products and Services or any other product or service which in our reasonable opinion (i) does not conform or no longer conforms with the standards, quality controls and specifications for products or services to be supplied in a Buddy's Retail Business; (ii) does not conform or no longer conforms with the range of products or services to be supplied in a Buddy's Retail Business; or (iii) is, or may be, a health or safety risk.

There may be certain products or goods that require minimum orders from suppliers which would be greater than any individual Buddy's Retail Business, in our experience, could reasonably make. In order to provide the opportunity for our franchisees to offer these certain products or goods, we or our affiliates may, periodically, purchase these products or goods in sufficient quantities to meet the supplier's minimum order requirements and then make these products or services available to our individual franchisees for sale at their Buddy's Retail Businesses.

If your Retail Business is located in the contiguous United States, you will purchase Approved Products and Services, excluding applicable services ("**Approved Products**"), through the Buddy's Purchasing Program ("**BPP**"), the requirements and terms of which are stated in the Operations Manual. In connection with the BPP, we will provide you purchasing support in the form of purchase order creation, monthly invoicing (currently, with payments made to us, which we will forward to the applicable approved and designated suppliers), reconciliation of invoices, and assistance in filing and tracking freight and warranty concerns. We will provide the foregoing services to you at no additional cost; however, we will retain any and all rebates received in connection with your purchases of Approved Products through the BPP. We reserve the right to change the requirements and/or terms of, and/or discontinue, the BPP at any time upon written notice to you. If you default under the Franchise Agreement or any other agreement with us, we may, in our sole discretion, upon written notice to you, suspend and/or terminate your participation

in the BPP, and you will be required to establish direct credit lines with approved and designated suppliers for your purchase of Approved Products. In such event, the applicable approved and designated suppliers will submit your orders for Approved Products to our purchasing department, which will, in turn, create the purchase orders therefor. We will charge you 2% of the total invoice price for all purchase orders created by us pursuant to this paragraph. We will, in our sole discretion, determine the circumstances (if any) under which we will reinstate you into the BPP.

We and our affiliates reserve the right to receive rebates or other consideration from suppliers in connection with your purchase of these products or goods from us, including, as stated above, in connection with the BPP. The range and level of rebates are, in some cases, dictated by the suppliers or manufacturers, and often there are volume requirements that must be met or undertaken before these rebates are distributed to us and/or our affiliates. We and/or our affiliates will retain and use such payments as we deem appropriate or as required by the vendor. As of the date of this Disclosure Document, we and/or Buddy's Newco are currently the only approved suppliers of the signage you will obtain under the Signage Lease Agreement and the designated equipment, hardware and software components of the Computer System and the telephone system that you will obtain under the Technology Agreement. We and/or Buddy's Newco are also currently the only suppliers for our proprietary point-of sale software provided under the terms of the Software License Agreement. Our marketing vendor, C3 Media, provides advertising and marketing services and assistance to the Marketing Fund and us, including media placement, branding, design, social media management, website and administrative services. Although not currently required, our franchisees may use C3 Media for media placement services and other marketing services. When we require Marketing Cooperatives to be formed, we may require Marketing Cooperatives to obtain the services of C3 Media. Except for Buddy's Newco, no other affiliate is currently an approved supplier of any goods or services. During our fiscal year ending on December 30, 2023, our revenues from required purchases or leases by franchisees were \$3,419,355, or 19.8% of our total revenues of \$17,257,398, for the same period. Buddy's Newco also received approximately \$1,501,529 in payments from approved suppliers based on select franchisees' purchases of inventory, including purchase volume rebates as well as advertising and marketing support contributions. The payment figures described in this paragraph are unaudited and internally generated. There are no approved, recommended or required suppliers in which any of our officers own an interest.

We may negotiate prices for products or services for the benefit of the System but not on behalf of individual franchisees. This does not guarantee that the price for these products or services will be lower than other similar products on the market. We do not have purchasing or distribution cooperatives as of the date of this Disclosure Document. You may use only marketing and promotional materials that meet our standards.

You must carry insurance policies protecting you, us, our affiliates and any other persons we designate by name. The insurance policies must be issued by a reputable insurance company licensed to do business in the state in which your Retail Business is located and have a Policyholders Rating of "A" or better, as assigned by A.M. Best Company, Inc., or comparable rating service, and must include, at a minimum, the coverages we specify in the Operations Manual or otherwise in writing. As of the date of this Disclosure Document, we require the following types and minimum amounts of insurance:

- Comprehensive general liability insurance, including products coverage at \$1,000,000 combined single limit bodily injury and property damage per occurrence;
- Automobile liability insurance, including hired and non-owned auto liability at \$1,000,000 combined single limits bodily injury and property damage per occurrence;
- Umbrella liability coverage at \$1,000,000 annual policy aggregate limit;
- EPLI (Employment Practices Liability Insurance) coverage at \$1,000,000. Coverage should include wage and hour defense as well as third party coverage;

- Workers' compensation coverage as required by law; and.
- Property coverage to protect the inventory, tenants' improvements and betterments, including business income coverage and fire legal liability at \$1,000,000.

In addition, we recommend that you secure cyber coverage, including first- and third-party coverage, notification, fines and penalty coverage of \$1,000,000 limit per occurrence and aggregate.

The required insurance coverage must commence as of the date the building lease begins, you commence construction of your Retail Business, or on the date you publicly disclose or identify the site as the site of your Retail Business, whichever occurs earlier. All insurance policies must name us and any of our affiliates that we designate as additional insureds and provide for 30 days' prior written notice to us of a policy's material modification or cancellation. You must deliver to us at commencement of coverage and annually, or at our request, a valid certificate of insurance or duplicate insurance policy, as we require, evidencing that you have maintained the required coverage and paid the applicable premiums. We may increase the amounts of coverage required and/or require different or additional insurance coverage at any time by providing written notice to you, as conditions require, to reflect changes in relevant circumstances, industry standards, experiences in the System, standards of liability and higher damage awards. As stated in Item 6, if you fail to obtain or maintain (or to prove that you have obtained or maintained) the required insurance, in addition to our other remedies, we have the right, but not the obligation, to obtain the required insurance coverage for you and your Retail Business on your behalf, in which event you will cooperate with us and reimburse us for all premiums and the costs and expenses that we incur in obtaining and maintaining the insurance.

We estimate that your payments to us and/or our affiliates and your purchase of products and services that meet our specifications and standards will represent approximately 67% to 90% of the cost to establish the Retail Business and approximately 30% to 60% of the cost to operate the Retail Business on an ongoing basis.

During the term of the Franchise Agreement, you must be a member in good standing of the Association of Progressive Rental Organizations and pay all applicable membership fees and any other fees required in connection with that membership.

We consider a variety of factors when determining whether to renew or grant additional franchises. The factors we consider include compliance with the requirements described in this Item 8.

ITEM 9 FRANCHISEE'S OBLIGATIONS

This table lists your principal obligations under the Franchise, Development and other agreements. It will help you find more detailed information about your obligations in these agreements and in other items of this Disclosure Document.

| Obligation | Section in Agreement | Disclosure Document Item |
|---|--------------------------------------|-----------------------------|
| a. Site selection and acquisition/lease | Section 6 (a) of Franchise Agreement | Item 11 |
| b. Pre-opening purchases/leases | Section 9 of Franchise Agreement | Items 5, 6 and 11 |

| Obligation | Section in Agreement | Disclosure Document Item |
|--|---|---------------------------------|
| c. Site development and other pre-opening requirements | Section 9 of Franchise Agreement; Section 3 of Development Agreement | Items 5 and 11 |
| d. Initial and ongoing training | Sections 7 (b) and (c) of Franchise Agreement | Items 6 and 11 |
| e. Opening | Section 6 (b) of Franchise Agreement; Sections 1 and 3.1 of Development Agreement | Item 8 |
| f. Fees | Sections 5, 9(f), and 12 of Franchise Agreement; Sections 2 and 4.3 of Development Agreement | Items 5, 6, and 11 |
| g. Compliance with standards and policies/Operating Manual | Sections 9 (h) and (i) of Franchise Agreement | Items 1, 7, 8 and 11 |
| h. Trademarks and proprietary information | Section 10 of Franchise Agreement; Section 9 of Development Agreement | Item 13 |
| i. Restrictions on products/services offered | Section 9 of Franchise Agreement | Items 8 and 16 |
| j. Warranty and customer service requirements | Not applicable | Not applicable |
| k. Territorial development and sales quotas | Section 4 of Development Agreement | Item 12 |
| l. Ongoing product/service purchases | Section 9 of Franchise Agreement | Items 6, 8 and 11 |
| m. Maintenance, appearance and remodeling requirements | Sections 6 and 13(f)(vi) of Franchise Agreement | Item 8 |
| n. Insurance | Sections 8 (d), (e), and (f) of Franchise Agreement | Items 7 and 8 |
| o. Advertising | Section 12 of Franchise Agreement | Items 6 and 11 |
| p. Indemnification | Section 8(c) of Franchise Agreement | Item 17 |

| Obligation | Section in Agreement | Disclosure Document Item |
|---|---|--------------------------|
| q. Owner's participation/management/staffing | Section 7 of Franchise Agreement | Item 15 |
| r. Records and reports | Sections 5(h), (j) and 9(q) of Franchise Agreement | Item 8 |
| s. Inspections and audits | Section 5(k) and 9(k) of Franchise Agreement | Item 6 |
| t. Transfer | Section 13 of Franchise Agreement; Section 7 of Development Agreement | Item 17 |
| u. Renewal | Section 3 of Franchise Agreement | Item 17 |
| v. Post-termination obligations | Section 15 of Franchise Agreement; Sections 6.2 and 8.2 of Development Agreement | Item 17 |
| w. Non-competition covenants | Sections 8 (g),(h),(i),(j) of Franchise Agreement; Section 8 of Development Agreement | Item 17 |
| x. Dispute resolution | Section 16 of Franchise Agreement; Section 9 of Development Agreement | Item 17 |
| y. Personal Guaranty of spouse/owner/shareholders | Section 17(f) and Exhibit D of Franchise Agreement; Appendix C of Development Agreement | Item 15 |

**ITEM 10
FINANCING**

As described in Item 8, we require you to enter into the Technology Agreement to lease certain equipment and hardware, license certain software, and receive related services and the Signage Lease Agreement to lease certain signage. The Technology Agreement terminates upon expiration or termination of the Franchise Agreement or, if earlier, upon our delivery of written notice of termination to you. The Signage Lease Agreement is for the term of the Franchise Agreement. You cannot assign the Technology Agreement or Signage Lease Agreement without our prior written consent. The Technology Agreement is terminable at any time, with or without cause. The Signage Lease Agreement is terminable if you: fail to make a lease payment within 30 days after the due date; fail to cure any default within 30 days after receiving notice; make an assignment for the benefit of creditors, file for bankruptcy protection, become insolvent or take other similar actions; or the Franchise Agreement is terminated or expires. On default, under the Technology Agreement or Signage Lease Agreement, you must pay us all amounts due immediately.

Except as noted above, we do not offer direct or indirect financing or guarantee your financial obligations to third parties.

ITEM 11
FRANCHISOR'S ASSISTANCE, ADVERTISING, COMPUTER SYSTEMS AND TRAINING

Except as listed below, we are not required to provide you with any assistance.

Pre-Opening Assistance:

Franchise Agreement. Before you open the Retail Business developed under the Franchise Agreement, we will:

1. Provide you with site selection guidelines and general building and design requirements for the Retail Business. You typically will lease or sublease the premises for the Retail Business from a third party. (Franchise Agreement, Sections 6(a), (c), (d) and (e))
2. Provide you with the Approved Products, Approved Suppliers and Approved Supplies Lists. (Franchise Agreement, Sections 9(a) and (b)) We reserve the right, to the fullest extent allowed by applicable law, to establish maximum, minimum, or other pricing requirements with respect to the prices you may charge for Approved Products and Services. (Franchise Agreement, Section 9(g))
3. Provide you with access to a copy of the Operations Manual containing mandatory and suggested specifications, standards and operating procedures for the Retail Business. (Franchise Agreement, Section 4(a))
4. Approve all grand opening promotional materials and advertising to be used by you. (Franchise Agreement, Section 12(c))
5. Provide the initial training program described below. We provide this initial training program without charge; however, you must pay all expenses for you and your employees, including training materials, travel and living expenses. (Franchise Agreement, Section 7(b))

Development Agreement. Before you open a Retail Business developed under the Development Agreement, we will designate your Development Area and the Development Schedule with which you must comply in order to be in compliance with the Development Agreement. (Development Agreement, Section 1)

Ongoing Assistance.

Franchise Agreement. During the operation of the Retail Business, we will:

1. Maintain the Marketing Fund. (Franchise Agreement, Section 12(a))
2. Provide updates to the Approved Products, Approved Suppliers and Approved Supplies Lists. (Franchise Agreement, Section 9)
3. Make periodic visits to the Retail Business as we reasonably determine to be necessary to provide consultation and guidance. (Franchise Agreement, Section 4(c))
4. Provide refresher training courses, as we consider necessary, and require you to attend. We provide these training programs without charge; however, you must pay all expenses for you and your employees, including training materials, travel and living expenses. (Franchise Agreement, Section 7(c))

5. Furnish you periodically with updated and revised material for the Operations Manual. (Franchise Agreement, Section 4(a))

6. Provide you, through the BPP, purchasing support in the form of purchase order creation, monthly invoicing (currently, with payments made to us), reconciliation of invoices, and assistance in filing and tracking freight and warranty concerns. (Franchise Agreement, Section 9(f))

Development Agreement. The Development Agreement does not require us to provide any other assistance or services during the operation of the Retail Businesses. All ongoing obligations to you in approving your future locations will be provided according to the terms of any Franchise Agreements between you and us, including our then-current site selection guidelines.

Advertising and Websites

Recognizing the value of advertising and the importance of the standardization of advertising programs to the furtherance of the goodwill and public image of the System, we may require you to spend and/or contribute up to 4.5% of your Gross Sales in any calendar year, to be allocated among, as determined by us: (1) the Marketing Fee; (2) a required minimum local marketing expenditure; and (3) a Marketing Cooperative contribution (if one is established for your region). (Franchise Agreement, Section 12). As of the date of this Disclosure Document, there are no franchisee advertising councils.

You (directly or through a Marketing Cooperative) may not use any marketing or promotional plans or materials until the materials have been submitted for our prior approval. If you do not receive written notice of approval from us within 14 days of the date of receipt by us of the samples or materials, we will be deemed to have disapproved them for your use. (Franchise Agreement, Section 12.(c))

Marketing Fund

We have established and administer the Marketing Fund. You must pay us the Marketing Fee, which, currently, is \$175 per week. We may, however, increase the Marketing Fee periodically, upon written notice to you, but such increase may not exceed 2% of your annual Gross Sales. The Marketing Fee will be placed in the Marketing Fund that we own and manage. We may use the Marketing Fund to formulate, develop, and conduct marketing and promotion programs to promote the System and products in a form and media we determine in our sole judgment to be appropriate. Media used for any marketing program may include television, radio, newspapers, magazines, the internet and other written publications, which all may be local, regional or national in coverage. We may use national and regional marketing and advertising agencies periodically to create and place advertising and other marketing communications. We reserve the right to use the Marketing Fund to reimburse us for all costs that we incur related to the marketing and promotion programs, including the proportionate compensation of employees who devote time and render service in the conduct, formulation, development and production of the marketing and promotion programs or the administration of the Marketing Fund. Our company-owned and affiliate-owned businesses contribute to the Fund on the same basis as franchisees.

During 2023, the Marketing Fund spent approximately 73% on web-related marketing, 13% for general and administrative expenses, and 14% of its total expenditures on production of advertising and other marketing materials.

We have no obligation to spend any amount on marketing in the Territory/Development Area where your Retail Business (es) are located. Marketing Fund contributions not spent in any fiscal year will be carried over for future use. The Marketing Fund is not a trust or escrow account, creates no fiduciary duties or obligations, and is our property. You have no property rights of any kind with respect to the monies in

the Marketing Fund. Upon written request, we will provide you with an unaudited financial report showing receipts and disbursements of the Marketing Fund. The Marketing Fund will not be used for advertising principally directed at the sale of franchises.

You must also participate in any promotional programs and customer loyalty programs we establish, including (i) purchasing from us any cards, application forms and other materials for use in connection with the customer loyalty program, and (ii) honoring any customer loyalty points or rewards a customer has accrued whether from the Retail Business or elsewhere.

Local Marketing Expenditure

You must spend at least 2% of your Gross Sales on approved local marketing, advertising and promotion. We have the right, however, to increase your required minimum local marketing expenditure periodically, provided that, as stated above, the total amount you must pay or spend for your contributions to the Marketing Fund, your required minimum local marketing expenditures, and your Marketing Cooperative contributions in any calendar year will not exceed 4.5% of the Gross Sales of the Retail Business in that year. As discussed above, you must submit your marketing materials to us for approval (including print, electronic or other forms of media).

We may provide to you, in the Operations Manual or otherwise in writing, information specifying the types of local marketing, advertising and promotional activities that qualify as local marketing, advertising and promotion under the Franchise Agreement.

Marketing Cooperatives

We have the right to designate local advertising markets (“**Marketing Cooperatives**”), and, if designated, you must direct some or all (as designated by us) of your local marketing expenditures to the Marketing Cooperative in your designated local advertising market. There currently are no Marketing Cooperatives. Each Buddy’s Retail Business (which includes any company-owned or affiliate-owned Retail Business) within a designated local advertising area will be a member of the applicable Marketing Cooperative, and each Buddy’s Retail Business will have one vote on all matters requiring a vote. We reserve the right to designate the bylaws that govern the operation of Marketing Cooperatives, although the bylaws cannot modify the voting structure stated in the previous sentence. We may also designate the amount that you must contribute to the Marketing Cooperative. Any dispute which arises in any Marketing Cooperative regarding the amount or usage of such local marketing expenditures will be resolved by us in our sole discretion.

Websites

Any Website (as defined below) is deemed “advertising” under the Franchise Agreement, and is subject to (among other things) our review and prior written approval before it may be used. The term “**Website**” means an interactive electronic document, contained in a network of computers linked by communications software. The term Website includes Internet and World Wide Web home pages. In connection with any Website, you agree to the following:

1. We may establish a Website to promote the Trademarks, any or all of the Approved Products and Services, Buddy’s Retail Businesses and/or the System. We have the right to control all aspects of the Website, including its design, content, functionality, links to the Websites of third parties, and policies and terms of usage.

2. You may not establish a Website that uses or involves the Trademarks, or any of the Approved Products and Services, Buddy's Retail Businesses or the System.

3. We may designate one or more webpage(s) of any Website that we maintain to describe any of our franchisees and/or Buddy's Retail Businesses. We may limit and/or discontinue any or all webpages.

4. In addition to any other applicable requirements, you must comply with our policies for Websites (which we may issue periodically in the Operations Manual or otherwise in writing). (Franchise Agreement, Section 9(o))

Computer System

You must provide financial and business records and information to us according to reporting formats, methodologies and time schedules that we establish periodically, including through any intranet or extranet system we develop or implement or other online communications. You must use a computer system designated by us for the Retail Business (the "**Computer System**"), and you must have high speed internet access. We may access your Computer System, including through any intranet/extranet system we develop or implement, and retrieve, analyze, download and use all data and files stored or used on the Computer System. We may have independent access to all of this information for the Retail Business with no contractual limitation on our right to the information. You understand that the data storage, phone line, modem, communication software, internet access, internet email account and all additional hardware and software needed to implement and maintain these services is at your cost.

You must lease or license (as applicable) from us designated equipment, hardware and software as part of the Computer System and a telephone system and receive related services under the terms of the Technology Agreement. The Technology Fee is approximately \$1,050 per month, but the specific amount will depend on the quantity and type of equipment leased, software licensed, and services provided (as discussed in the following paragraph) under the Technology Agreement. We may modify the amount of the Technology Fee to reflect additions, substitutions, deletions, or other modifications to the equipment, software, and services provided under the Technology Agreement, to reflect our then-current pricing for those items, and to recover any additional fees, charges, or costs that we incur in order to secure or maintain those items. The Software License Agreement, attached as Rider 1 to the Technology Agreement, grants you a license to use our proprietary point-of sale software. The payments due under the Software License Agreement are covered by the Technology Fee due under the Technology Agreement.

Under the terms of the Technology Agreement, we also will provide certain maintenance and support for the Computer System. We may require you to make periodic upgrades and updates to the Computer System, and there are no contractual limitations on the frequency and cost of this requirement. These costs may include user fees, software licensing fees or technical support fees. At times you may have the option to purchase upgrades or warranties on third-party software and equipment. We are unable to estimate the cost of any upgrades or warranties on third-party software and equipment because the cost will depend on your supplier and the options you select.

Site Selection and Build-Out

You must select the site for the Retail Business according to site selection guidelines we provide. For each proposed site for a Retail Business, you must complete and deliver to us for our review a complete site report and other materials and information we request. The Retail Business must be located at a site that we have accepted in writing. We will use our reasonable efforts to review and either accept or reject a site you propose within 30 days after receiving the complete site report and other materials and information

we request. If we have not delivered to you written notice of our acceptance of a proposed site within 30 days after receiving the complete site report, that site will be considered rejected. We have the absolute right to reject any site that does not meet our criteria. You may not develop a Retail Business on the proposed site unless we have consented to the site in writing. Once you obtain our written consent, the site will become the Authorized Location designated on Exhibit A to the Franchise Agreement. The site selection factors considered by us in deciding whether or not to object to the location may include the following: (a) demographics; (b) traffic patterns; (c) visibility; (d) ability to reflect image to be portrayed by Buddy's Retail Businesses; (e) adequacy of signs and image; and (f) locations of competitors' stores.

You are required to open the Retail Business within 270 days from the signing of the Franchise Agreement and 150 days after the date the Authorized Location is designated, unless we grant you an extension of time. If you fail to open the Retail Business within the required timeframes stated in the Franchise Agreement, we will have the right to terminate the Franchise Agreement, without granting you an opportunity to cure the default.

If we determine, in our sole discretion, however, that you in good faith have used, and are continuing to use, your best efforts to open and commence operations of the Retail Business within the time periods stated in the preceding paragraph, upon your written request and execution of the withdrawal authorization form required by us, we may permit you to extend, for up to 12 months, the date by which you must open and commence operating the Retail Business. We are not obligated to extend the opening date. You must (1) make your written request for an extension before the expiration of the missed required opening date; and (2) have paid the entire Initial Franchise Fee. Only then will you be eligible for an extension program, which consists of monthly withdrawals by us from your account for the applicable extension period per the following schedule: \$1,500 per month for each of the first 6 months of any extension and \$2,500 per month for months 7-12 of any extension. These fees apply with respect to an extension granted with respect to a single Retail Business. The monthly extension fees will be drafted from the account specified in the withdrawal authorization form until the Retail Business opens. If, however, we grant you any extension, and we subsequently determine, in our sole reasonable discretion, that you are not using your best efforts to open and commence operations of the Retail Business within a reasonable period of time following the date of our grant of an extension, we may terminate the extension granted to you. The termination of any extension grant by us will be considered a default under Section 14(b)(ii)(C) of the Franchise Agreement. The monthly extension fees will not be refunded under any circumstances (including if we terminate the extension) and will not be credited against any fee payable to us (Franchise Agreement, Section 6(b)).

You are generally responsible for purchasing and installing the necessary equipment, signs, fixtures, opening inventory and supplies per our written specifications. You are also responsible for complying with all local ordinances and building codes and obtaining any required permits. We may require you to purchase some or all of these items from us, an affiliate of ours, or a designated third party.

Time Before You Open Your Business

We expect that you will open your Retail Business within 4 to 8 months after you sign the Franchise Agreement. However, as stated above, you are required to open the Retail Business within 270 days from the signing of the Franchise Agreement and 150 days after the date the Authorized Location is designated unless we grant you an extension of time, as detailed in the preceding section of this Item 11. If you fail to begin operations within the required timeframes stated in the Franchise Agreement, we may terminate the Franchise Agreement (Franchise Agreement, Section 6(d)).

Factors that may impact this length of time may include whether you have a site selected upon execution of the Franchise Agreement, your ability to obtain a site, prepare a site survey, arrange leasing

and financing, make leasehold improvements, install fixtures, equipment, and signs, decorate the Retail Business, meet local requirements, and obtain inventory and similar factors.

Operations Manual

We will provide you with access to a copy of our Operations Manual. Our Operations Manual contains proprietary information and you must keep such information confidential. A copy of the Table of Contents for the current Operations Manual is attached as Exhibit I. The Manual has a total of 447 pages.

Training

Before you open the Retail Business, at least two individuals, including your General Manager and such other individuals as we designate, must attend and successfully complete to our satisfaction our initial training program. Your failure to successfully complete training may result in termination of the Franchise Agreement. In this case, we will refund any fees paid by you to us, less our reasonable expenses. Training generally occurs at our training facilities in Tampa or Orlando, Florida, but we may schedule your training at a corporate location or other site located closer to you. We reserve the right, however, in our sole discretion, to conduct any and all training, classes, courses, meetings, and conferences virtually, telephonically, or otherwise. We offer the training program on either a quarterly or semi-annual basis as we determine necessary. You must pay for the salaries, fringe benefits, travel costs and expenses, and related costs for the individuals associated with you who attend the training program, but there is no separate fee for you and the other person to attend the initial training program, which is included in the Initial Franchise Fee.

INITIAL TRAINING PROGRAM

| Subject | Hours of Classroom Training | Hours of On-the-Job Training | Location* |
|---|------------------------------------|-------------------------------------|---|
| Introduction and Expectations Online Courses | 6 hours | | Our Corporate office in Tampa or Orlando, Florida |
| POS Software | 8 hours | 8 hours | Our Corporate office in Tampa or Orlando, Florida |
| <u>Daily Operations</u> Opening Agreements Account Management Management Reports Closing | 12 hours | 1 Week | Our Corporate office in Tampa or Orlando, Florida |
| <u>Inventory</u> Auditing (weekly) Serial/Model Maintain Transfers Service & Loaners | 4 hours | 3 hours | Company-owned store in Tampa or Orlando, Florida |

| Subject | Hours of Classroom Training | Hours of On-the-Job Training | Location* |
|------------------------------|------------------------------------|-------------------------------------|--|
| <u>Purchasing - Optional</u> | | | |
| Ordering | 1 hour | .5 hour | Company-owned store in Tampa or Orlando, Florida |
| PO System | 1 hour | .5 hour | |
| Receiving | 2 hours | 2 hours | |
| Marketing | 2 hours | | Company-owned store in Tampa or Orlando, Florida |
| Franchise Audit Process | 2 hours | 4 hours | Company-owned store in Tampa or Orlando, Florida |
| Financials | 2 hours | | Company-owned store in Tampa or Orlando, Florida |
| PTS Financial Services | 2 hours | 2 hours | Company-owned store in Tampa or Orlando, Florida |
| TOTAL | | | |
| | Up to 42 hours | Up to 60 hours | |

* As stated above, however, we reserve the right, in our sole discretion, to conduct any and all training, classes, courses, meetings, and conferences virtually, telephonically, or otherwise.

Teresa Hill and Chris Warso develop our online and field training. Teresa Hill is our Vice President of Operational Support and has 11 years of experience with us and 29 years of experience in the industry. Chris Warso is our Director of Training and Communication and has over 7 years of experience with us and 14 years of experience in the industry. Additional employees who have experience in some facet of the operation of a Buddy’s Retail Business (for example, opening, operations or systems management) will assist in training. The instruction materials for the training consists of our Operations Manual and various presentations and demonstrations.

We may provide and require that your Principal Owner, General Manager and other employees we designate attend ongoing training not to exceed three days per year. If you designate a new General Manager after the initial training program, the General Manager must complete the training to our satisfaction, and we will provide training to the extent we can reasonably accommodate them in our regularly scheduled training course. In the event you are given a notice of default and the default relates, in whole or in part, to your failure to meet any operational standards, we may require as a condition of curing the default that your General Manager and any other employees that we deem appropriate again attend and successfully complete our training program. This training will be at your expense.

In addition, we may hold and require that your Principal Owner, General Manager or other designated employees attend, at your expense, any conference, meeting, convention or seminar to set forth new methods and programs for operation, training, management, sales or marketing.

ITEM 12 TERRITORY

Franchise Agreement and Development Agreement

The following describes how the Territory and Development Area are determined, and the rights that you and we have under the Franchise Agreement and Development Agreement.

Franchise Agreement

If the location for the Retail Business is known at the time that you sign the Franchise Agreement, (i) your Franchise Agreement will specify the location for Retail Business and (ii) the Territory will be determined by you and us before you sign the Franchise Agreement and described in the Franchise Agreement. The size and scope of the Territory will be contained in the Franchise Agreement. There is no minimum Territory, and we will determine the Territory on a case-by-case basis. We anticipate that a typical territory will contain about 4,000 to 7,000 households and will be a 1- to 3-mile radius from the Retail Business. The factors that we consider in determining the size of a Territory include current and projected market demand, demographics and population, growth trends of population, apparent degree of affluence of population, the density of residential and business entities, presence of other businesses, location of competitors, traffic patterns, access and visibility, location of other Buddy's Retail Businesses, our future development plans and other market conditions, and major topographical features which clearly define contiguous areas (like rivers, mountains, major freeways, and underdeveloped land areas). In considering the boundaries of the Territory, we may use the most current data from any demographic information provider and/or public information (including public information available on counties, municipalities, zip code, voting districts) we deem appropriate. If the location for the Retail Business is not known when you sign the Franchise Agreement, we will designate the Territory once we authorize a location for the Retail Business, and the location for the Retail Business and Territory will be documented in an addendum to the Franchise Agreement. The territories for Buddy's Retail Businesses may have overlapping customer bases.

You will not receive an exclusive territory. You may face competition from other franchisees, from outlets that we own, or from other channels of distribution or competitive brands that we control.

During the term of the Franchise Agreement, we will not establish, nor franchise any other person to establish or operate a Buddy's Retail Business in the Territory, except as may be permitted under the Franchise Agreement, as further detailed below. There are no circumstances under which the Territory may be altered unilaterally prior to expiration or termination of the Franchise Agreement. Your territorial protection is not dependent upon achievement of a certain sales volume, market penetration or other factors, other than compliance with the Franchise Agreement. Except as described below, you will have no right of first refusal and, unless you sign the Development Agreement, you will not have any similar rights to acquire additional franchises or establish additional Buddy's Retail Businesses. You do not have the right to relocate the Retail Business without our prior written authorization.

You may not solicit and sell products or services identified by the Trademarks to customers and prospective customers residing outside the Territory and Development Area through any other channels of distribution, including by catalog, telemarketing, the Internet or other direct marketing. You may only sell products and services from your Authorized Location.

Development Agreement

If you sign a Development Agreement, the Development Agreement will specify a Development Area, within which you may locate potential sites for Retail Businesses, subject to our approval and according to our then-current site selection guidelines. The size and scope of the Development Area will be contained in the Development Agreement and will be determined on a case-by-case basis. The factors that we consider in determining the size of a Development Area include current and projected market demand, demographics and population, traffic patterns, location of other Buddy's Retail Businesses, the financial and other capabilities of the developer, and our development plans.

You will not receive an exclusive territory. You may face competition from other franchisees, from outlets that we own, or from other channels of distribution or competitive brands that we control.

During the term of the Development Agreement, if you are in full compliance with the obligations under the Development Agreement and Development Schedule and any other agreements between you and your affiliates and us and our affiliates, we will not operate, nor license any other person to establish or operate, a Buddy's Retail Business in the Development Area, except as may be permitted under the Development Agreement, as further detailed below. If you fail to execute any Franchise Agreement by any execution deadline; comply with the Development Schedule; an event occurs which gives us the right to terminate any Franchise Agreement; or you breach or otherwise fail to comply fully with any provision contained in the Development Agreement, we may terminate the Development Agreement, extend any deadlines for a single Retail Business or multiple Retail Businesses for any period that we determine and charge you an extension fee that we specify for such extension, or reduce the size of the Development Area to a lesser area that we determine. There are no other circumstances under which the Development Area may be altered unilaterally prior to expiration or termination of the Development Agreement. Your territorial protection is not dependent upon achievement of a certain sales volume, market penetration, or other factors, other than compliance with the Development Agreement and Development Schedule.

Your rights in the Development Area will not apply to Buddy's Retail Businesses (or their related territories) operating when you sign the Development Agreement, approved for development or under development in the Development Area when you sign the Development Agreement.

Our Reserved Rights (Franchise Agreement and Development Agreement)

Under the Franchise Agreement and Development Agreement, we and our affiliates retain all the rights that we do not specifically grant to you. Among the rights that we and our affiliates retain are the following (the following list is only for purposes of illustration and is not meant to limit our and our affiliates' rights):

(1) establish and operate, and grant others the right to establish and operate, Buddy's Retail Businesses at any location outside the Territory/Development Area regardless of the proximity of such Buddy's Retail Businesses to the Territory/Development Area;

(2) establish and operate, and grant others the right to establish and operate, on any terms and conditions that we deem appropriate, retail businesses, including Competitive Businesses (as defined in Item 17), or any similar or dissimilar businesses that are not primarily identified by the Trademarks at any locations, whether within or outside the Territory/Development Area;

(3) solicit and sell products or services to customers and prospective customers residing within the Territory/Development Area, including by any method of distribution (other than the operation of a Retail Business in the Territory/Development Area (except as provided below under "Conversion of Non-

System Store”)), including by catalog, direct advertising over the Internet, or other electronic means. We are not required, nor will we, pay any compensation to you for soliciting or accepting orders from customers located in your Territory/Development Area;

(4) merge with, acquire, establish or become associated with any businesses or locations of any kind under other systems and/or other marks, which businesses and locations may offer or sell items, products and services that are the same as or similar to the Approved Products and Services offered at or from the Retail Business(es) and which may be located anywhere within or outside the Territory and Development Area. Except as provided below under “Conversion of Non-System Store,” we may not grant a Competitive Business the right to use the Trademarks at a location in the Territory/Development Area; and

(5) engage in any other business activities not expressly prohibited by the Franchise Agreement and Development Agreement, both within and outside the Territory and Development Area.

Conversion of Non-System Store. If we acquire or any of our affiliates acquires any store operating under different trademarks that sells or leases the same, similar or different products and services as those sold or leased by Buddy’s Retail Businesses (each a “**Non-System Store**”) within the Territory and/or Development Area, and we and/or our affiliates desire to convert the Non-System Store to a Buddy’s Retail Business operating under the Trademarks, we will deliver to you a written notice of the intent to convert (each, a “**Conversion Notice**”). Provided that you are in compliance with all of the provisions of the Franchise Agreement and Development Agreement and no default, or event which with the giving of notice or passage of time or both would become a default, exists under those agreements or any other agreement between you and us, you will have the option, exercisable within 30 days after receipt of the Conversion Notice, to purchase the Non-System Store and convert it to a Buddy’s Retail Business operating under the Trademarks by notifying us in writing. If you elect to purchase and convert the Non-System Store, you must consummate the purchase and execute our then-current franchise agreement and pay our then-current initial franchise fee (or, at our option, execute an amendment to any applicable Franchise Agreement and pay our then-current initial franchise fee) within 30 days from the date of your notice to us of your election to purchase and convert. If we or our affiliate purchased the Non-System Store during the 180 days prior to our delivery of the Conversion Notice to you, the purchase price to be paid by you will be the cash equivalent of the consideration paid by us or our affiliate for the Non-System Store (or, if we or our affiliate purchased the Non-System Store in a transaction which was for more than one Non-System Store, the cash equivalent of our or our affiliate’s proportionate per store cost, as determined by us or our affiliate in our or its sole discretion). In addition to the purchase price payable for the Non-System Store, you will reimburse us or our affiliate for the costs and expenses incurred by us or our affiliate in connection with the acquisition of the Non-System Store (prorated if the Non-System Store was acquired as part of a multiple store purchase). You acknowledge that the value of the Non-System Store may diminish during the 180-day period after our or our affiliate’s acquisition of the Non-System Store. If we or our affiliate did not purchase the Non-System Store during the 180 days prior to delivery of the Conversion Notice, the purchase price, which will be paid in cash, will be the fair market value of the Non-System Store. If the parties cannot agree on fair market value within a reasonable time, the fair market value will be determined by two independent appraisers, one of whom will be chosen by us or our affiliate and the other of whom will be chosen by you. If the appraisers cannot agree on the fair market value, they will jointly choose a third independent appraiser whose decision will be final and binding. Each party will bear the cost for its chosen appraiser, and the cost for a third appraiser, if any, will be shared equally between you and us or our affiliate. If you do not elect to purchase and convert the Non-System Store, we may convert and operate, or license a third party to convert and operate, the Non-System Store as a Buddy’s Retail Business operating under the Trademarks, without incurring any liability to you. Neither we nor our affiliates are obligated to convert any Non-System Store to a Buddy’s Retail Business, and we and our affiliates may operate any Non-System

Store or any other competitive business under different trademarks and may operate or franchise a different line of business.

Operation or Franchising of Similar Businesses Under Different Trademarks by Us or Our Affiliates

Except as described in Item 1, we do not operate or franchise, or currently plan to operate or franchise, any business under a different trademark that sells or will sell goods or services similar to those that our Buddy’s Retail Business franchisees sell. However, our affiliates, including American Freight (described in Item 1) and other companies that currently are or in the future may become a part of FRG, may operate and/or franchise businesses under a different trademark that sell similar goods or services to those that our Buddy’s Retail Business franchisees sell. Currently, American Freight’s business maintains offices and training facilities that are physically separate from the offices and training facilities of our franchise network. All of the businesses that our affiliates and their franchisees operate may solicit and accept orders from customers near your business. Because they are separate companies, we do not expect any conflicts between our franchisees and our affiliates’ franchisees regarding territory, customers or support, and we have no obligation to resolve any perceived conflicts that might arise.

**ITEM 13
TRADEMARKS**

As mentioned in Item 1, Buddy’s Newco licenses to us the right to use the Trademarks. The Franchise Agreement sublicenses you to use the Trademarks. The Development Agreement does not authorize you to use the Trademarks. Buddy’s Newco has filed or intends to file all required affidavits and renewals for the Trademarks listed below. Buddy’s Newco also claims common law trademark rights for all of the Trademarks.

| Trademark | Principal or Supplemental Register | Registration Date | Registration Number |
|---|---|--------------------------|----------------------------|
| BUDDY’S HOME FURNISHINGS | Principal | January 28, 2020 | 5,971,883 |
|  | Principal | June 20, 2023 | 7,084,804 |

Your use of the Trademarks and any goodwill is to our exclusive benefit, and you retain no rights in the Trademarks upon expiration or termination of your Franchise Agreement. You are not permitted to make any changes or substitutions of any kind in or to the use of the Trademarks unless we direct in writing. We may also designate the Trademarks you are licensed to use in the Operations Manual. You must comply within a reasonable time if we notify you to discontinue or modify your use of any Trademark. We will have no liability or obligation as to your modification or discontinuance of any Trademark.

We have an exclusive license to use and sublicense others to use the Trademarks under a license agreement with Buddy’s Newco dated March 28, 2013 (the “**License Agreement**”). The License Agreement has a term of 20 years, and the License Agreement automatically renews for an additional 20-year term unless either party gives notice of their desire not to renew. Buddy’s Newco may terminate the License Agreement if we are dissolved, become insolvent, file for bankruptcy, make an assignment or enter into any similar arrangement for the benefit of creditors, we cease to operate our business of operating and granting franchises for Buddy’s Retail Businesses, we have a change in control without Buddy’s Newco’s written consent or we otherwise breach the terms of the License Agreement. If we were ever to lose our rights under the License Agreement to use the Trademarks, under the License Agreement, Buddy’s Newco must allow our franchisees to maintain their rights to use the Trademarks in accordance with their franchise

agreements. In this event, Buddy's Newco may also require us to assign all or some of our franchise agreements with our franchisees.

There are currently no effective material determinations by the United States Patent and Trademark Office, the Trademark Trial and Appeal Board, the trademark administrator of any state, or any court, or any pending infringement, opposition or cancellation proceeding, or any pending material litigation, involving the Trademarks. Other than the License Agreement, there are no currently effective agreements that significantly limit our rights to use or license the use of any Trademarks in any manner material to the franchise. There are no infringing uses actually known to us that could materially affect your use of the Trademarks.

We are not obligated to protect you against infringement or unfair competition claims arising out of your use of the Trademarks, or to participate in your defense or indemnify you. We reserve the right to control any litigation related to the Trademarks and we have the sole right to decide to pursue or settle any infringement actions related to the Trademarks. You must notify us promptly of any infringement or unauthorized use of the Trademarks of which you become aware. If we determine that a trademark infringement action requires changes or substitutions to the Trademarks, with limited exceptions described in the Franchise Agreement, you must make the changes or substitutions at your own expense, except that we will reimburse you for the cost of any new signage.

ITEM 14 PATENTS, COPYRIGHTS AND PROPRIETARY INFORMATION

There are no patents, patents pending or copyrights that are material to the franchise. We or Buddy's Newco claim copyright ownership in and protection for the operation and training manuals, our web site, and various sales, promotional and other materials published periodically. We have a non-exclusive license to use and sublicense others to use the System and other intellectual property relating to the operation of Buddy's Retail Businesses under the License Agreement, as further detailed in Item 13.

There are no currently effective determinations of the Copyright Office (Library of Congress), United States Patent and Trademark Office, Board of Patent Appeals and Interferences, or any court, or any pending infringement, opposition or cancellation proceeding or any pending material litigation involving any patents or copyrights. There are currently no agreements in effect that significantly limit our rights to use or license the use of any patents or copyrights in any manner material to the franchise. There are no infringing uses actually known to us that could materially affect your use of the patents or copyrights.

We are not obligated to protect you against infringement or unfair competition claims arising out of your use of any patents or copyrights, or to participate in your defense or indemnify you. We reserve the right to control any litigation related to any patents and copyrights, and we have the sole right to decide to pursue or settle any infringement actions related to the patents or copyrights. You must notify us promptly of any infringement or unauthorized use of the patents or copyrights of which you become aware.

You must keep confidential during and after the term of the Franchise Agreement all Confidential Information. "**Confidential Information**" means all proprietary information, knowledge, know-how, drawings, technology, marketing plans, strategic plans, business techniques, Consumer Data (as defined below), methods of operation, procedures, supplies, computer systems and programs, the website, domain names and other online communications access and identification codes, data and statistics with respect to the System provided by us or our affiliates in the ordinary course of business, in any form, including the Operations Manual and the System Standards, regardless of whether such are labeled confidential, proprietary or trade secret. Confidential Information does not include information which is already in the public domain. "**Consumer Data**" means, collectively, the names, addresses, telephone numbers, e-mail

addresses, dates of birth, demographic or related information, buying habits, preferences, credit-card information, and other personally-identifiable information of customers

Upon termination or expiration of your Franchise Agreement, you must return to us all proprietary information, including all copies of the Operations Manual and all other copyrighted material. You must notify us immediately if you learn about an unauthorized use of proprietary information. We are not obligated to take any action, and we have the sole right to decide the appropriate response to any unauthorized use of proprietary information. You must comply with all changes to the System (as then described in the Operations Manual) at your cost.

You must comply with our reasonable instructions regarding the organizational, physical, administrative, and technical measures and security procedures to safeguard the confidentiality and security of Consumer Data and, in any event, employ reasonable means to safeguard the confidentiality and security of Consumer Data. You must comply with all laws governing the use, protection, and disclosure of Consumer Data. If there is a suspected or actual breach of security or unauthorized access involving the Consumer Data (a “**Data Security Incident**”) at or in connection with your Retail Business, you must notify us immediately after becoming aware of the actual or suspected occurrence, specify the extent to which Consumer Data was compromised or disclosed, and comply and cooperate with our instructions for addressing the Data Security Incident in order to protect Consumer Data and the BUDDY’S HOME FURNISHINGS brand (including giving us or our designee access to your Computer System, whether remotely or at your Retail Business). We (and our designated affiliates) have the right, but not the obligation, to take any action or pursue any proceeding or litigation with respect to the Data Security Incident, control the direction and handling of such action, proceeding, or litigation, and control any remediation efforts.

We are the sole owners of the Retail Business’s customer lists (the “**Customer Lists**”), and you may not distribute the Customer Lists to any third party, in any form or manner, without our prior written consent. You may, however, use the Customer Lists for the operation of your Retail Business and as permissible under the Franchise Agreement. During the term of the Franchise Agreement, we and our affiliates reserve the right to communicate with and provide notifications to customers appearing on the Customer Lists and to use the Customer Lists for any business purpose we and they deem necessary or appropriate (to the extent allowed by applicable law). Upon expiration (without a successor franchise) or termination of this Agreement, you and your affiliates may not use the Customer Lists in any form or manner.

ITEM 15 OBLIGATION TO PARTICIPATE IN THE ACTUAL OPERATION OF THE FRANCHISE BUSINESS

During the term of the Franchise Agreement, you or your General Manager must devote full time and best efforts to the management of the Retail Business. You may operate the Retail Business with a General Manager who is not your Principal Owner only with our express written permission. Your Retail Business must at all times be under the direct supervision of the General Manager. Any individual who will serve as your General Manager must satisfy any requirements or qualifications that we establish for general managers under the System and attend and complete any training program we require for general managers. Your General Manager is not required to hold any amount of equity interest in the Retail Business. You, your General Manager, and any other individuals we designate must complete our training course. The use of a General Manager in no way relieves you of your obligations to comply with the Agreement and to ensure that the Retail Business is properly operated.

All shareholders, officers, directors, partners, members and all managers and other employees having access to our proprietary information must execute non-disclosure agreements in a form we accept.

All Principal Owners and any other person or business entity that owns, directly or indirectly, a 10% or greater interest in you must sign a Personal Guarantee (attached as Exhibit D to the Franchise Agreement), under the terms of which they will be bound, jointly and severally, by all provisions of the Franchise Agreement. We may also require these guarantors' spouses to sign the Personal Guarantee if the guarantors do not satisfy our financial qualifications to become a franchisee. Under the Development Agreement, any person or business entity that owns, directly or indirectly, a 10% or greater interest in you must sign a Payment and Performance Guarantee (attached as Appendix B to the Development Agreement). As with the Franchise Agreement, we may also require these guarantors' spouses to sign the Payment and Performance Guarantee.

**ITEM 16
RESTRICTIONS ON WHAT THE FRANCHISEE MAY SELL**

You must offer for sale at the Retail Business only Approved Products and Services, and you may not offer at the Retail Business any products and services that have not been approved by us or use the premises for any purpose other than the operation of the Retail Business. We have the unlimited right to change the types of Approved Products and Services you may offer.

You also may not offer for sale any products or services through the internet or other online programming or advertising, mail order or other direct marketing channels. You are not otherwise limited in the customers to whom you may sell products or services.

**ITEM 17
RENEWAL, TERMINATION, TRANSFER AND DISPUTE RESOLUTION**

THE FRANCHISE RELATIONSHIP

This table lists certain important provisions of the franchise and related agreements. You should read these provisions in the agreements attached to this Disclosure Document.

FRANCHISE AGREEMENT

| | Provision | Section in Agreement | Summary |
|----|-------------------------------------|-----------------------------|--|
| a. | Length of the term of the franchise | 3(a) | Term of franchise is 10 years. |
| b. | Renewal or extension of the term | 3(b) | Renewed for one additional 10-year term. |

| | Provision | Section in Agreement | Summary |
|----|--|-----------------------------|--|
| c. | Requirements for you to renew or extend | 3(b) | You give us written notice of your decision to renew at least 12 months but not more than 18 months before the end of the expiring term; at our sole option, you sign our then-current form of franchise agreement, which may contain terms materially different than the original Franchise Agreement; you are not in default of the Franchise Agreement or any other agreement with us or our affiliates and have substantially complied with the Franchise Agreement and any other agreement with us or our affiliates; you pay us a renewal fee; if leasing, you have written proof of your ability to remain in possession of the premises of the Retail Business throughout the renewal term; you comply with our training requirements; and you sign a release. |
| d. | Termination by you | 14(c) | You may terminate the Franchise Agreement only for a material breach by us, provided you give us written notice of the breach and allow 30 days to cure the breach and, if not cured, wait 60 days from the original notice of breach before terminating the Franchise Agreement (subject to state law). |
| e. | Termination by us without cause | Not applicable | Not applicable. |
| f. | Termination by us with cause | 14(b) | We can terminate the Franchise Agreement if you default or fail to comply with your obligations. |
| g. | “Cause” defined – defaults which can be cured | 14(b)(i) | You have 10 days to cure the non-submission of reports and non-payment of amounts due and owing; and 30 days to cure defaults for the failure to abide by our standards and requirements in connection with the operation of your business, or failure to meet any requirements or specifications established by us, and any other default not listed in h below. |
| h. | “Cause” defined – defaults which cannot be cured | 14(b)(ii) | Non-curable defaults include: material misrepresentation or omission in written data furnished to us, abandonment, loss of lease, the failure to timely cure a default under the lease, the loss of your right of possession or failure to relocate, insolvency, unapproved assignments or transfers, convictions, unauthorized use of Confidential Information, intentionally understating or underreporting Gross Sales or other fees, multiple defaults, or failure to cure within 24 hours of notice a default which materially impairs the goodwill associated with any of our Trademarks. |

| | Provision | Section in Agreement | Summary |
|----|---|-----------------------------|---|
| i. | Your obligations on termination/non-renewal | 15 | Obligations include complete de-identification and payment of amounts due, assignment of lease upon our demand and telephone numbers, return of Operations Manual and related writings, and proprietary materials and right to purchase assets of the Retail Business (also see o and r below). |
| j. | Assignment of contract by us | 13(a) | No restrictions on our right to assign. |
| k. | “Transfer” by you - defined | 13(b) | Includes any transfer of any interest in the Franchise Agreement, your Retail Business, the Authorized Location, the lease for the Authorized Location or substantially all of the assets of your Retail Business or, if you are a business entity, the transfer of any ownership interests in you. |
| l. | Our approval of transfer by you | 13(c) | We have the right to approve all transfers. |
| m. | Conditions for our approval of transfer | 13(f) | Transferee meets all of our then-current requirements for new franchisees and signs then-current form of franchise agreement, all amounts owed by prior franchisee paid, required modernization is completed, training completed and transfer fee paid, required guarantees signed, necessary financial reports and other data on franchise business is prepared, and release signed by you and personal guarantors (also see r below). |
| n. | Our right of first refusal to acquire your business | 13(h) | We can match any offer for the interest that you propose to transfer, except that we will waive our right of first refusal in the case of a Principal Owner who dies or becomes incapacitated or disabled, and the assignee of the decedent or disabled or incapacitated person is the spouse or child of such person. |
| o. | Our option to purchase your business | 15(b) | Upon expiration or termination of the Franchise Agreement, we have the right, but not the obligation, to purchase some or all of the Lease Contracts, inventory, supplies, equipment and fixtures utilized by you in the operation of your Retail Business, excluding inventory, supplies, equipment and fixtures not customarily utilized in Buddy’s Retail Businesses operated by us and our affiliates and any factor or increment for any goodwill or “going concern. If we exercise our option to purchase these assets, you will assign to us or our designee your interest in any lease or sublease for the premises of your Retail Business, and we agree to assume your obligations thereunder, subject to any consents that may be required from your landlord under such lease or sublease |

| | Provision | Section in Agreement | Summary |
|----|--|-----------------------------|--|
| p. | Your death or disability | 13(g) | You can transfer your franchise rights to your heir or successor in interest like any other transfer, provided the person satisfies our training requirements and other transfer conditions, but if assignee is your spouse or child, no transfer fee is required. During any transition period, we have the right to assume management and control of the Retail Business. |
| q. | Non-competition covenants during the term of the franchise | 8(h), 8(j), and 8(k) | No interest in Competitive Business; no diverting business. " Competitive Business " means any rent-to-own, rental purchase, lease purchase, or other business that sells, leases, or rents home furnishings, electronics, or appliances through any channel, including businesses conducted by means of retail outlets, the Internet, or direct marketing (subject to state law). In addition, during the term of the Franchise Agreement, you may not, without our prior written consent, directly or indirectly, divert, or attempt to divert, any business or customer of your Retail Business or any other Buddy's Retail Business away from the System. If you fail to comply with any of the covenants not to compete, you will pay us partial liquidated damages (as detailed in Item 6). |
| r. | Non-competition covenants after the franchise is terminated or expires | 8(i), 8(j), and 8(k) | No direct or indirect involvement in a Competitive Business for 1 year (i) at the premises of the Retail Business, (ii) in the Territory, (iii) within 15 miles of the Territory or (iv) within 15-mile radius of any other Buddy's Retail Business (subject to state law). In addition, during the one-year period following the term of the Franchise Agreement, you may not, without our prior written consent, directly or indirectly, divert, or attempt to divert, any business or customer of your Retail Business or any other Buddy's Retail Business away from the System. If you fail to comply with any of the covenants not to compete, you will pay us partial liquidated damages (as detailed in Item 6). |
| s. | Modification of the Agreement | 17(b) | Subject to our rights to modify the System, System Standards, Operations Manual, Trademarks, Approved Products and Services, and supplier lists, the Franchise Agreement may not be modified, except by a writing signed by you and us. |
| t. | Integration/merger clause | 17(b) | Only the terms of the Franchise Agreement are binding (subject to state law). Any representations or promises made outside of the Franchise Agreement and this Disclosure Document may not be enforceable. |

| | Provision | Section in Agreement | Summary |
|----|--|-----------------------------|--|
| u. | Dispute resolution by arbitration or mediation | 16 | <p>Solely at our option, we have the right to mandate that all claims or disputes between you and us or our affiliates arising from the Franchise Agreement that are not first resolved through our internal dispute resolution procedures be submitted to mediation (under the auspices of the American Arbitration Association (the “AAA”) under the terms of the AAA’s Commercial Mediation Rules then in effect) before the arbitration provisions in the Franchise Agreement are triggered.</p> <p>Except for certain claims, all disputes must be submitted for binding arbitration to the AAA in the city where our headquarters is located (currently Orlando, Florida), subject to state law.</p> |
| v. | Choice of forum | 17(i) | Subject to arbitration requirement, litigation generally must be in the applicable state or federal district court where our headquarters are located (currently, Orlando, Florida), subject to state law. |
| w. | Choice of law | 17(h)(i) | Except to the extent governed by the Federal Arbitration Act, the United States Trademark Act of 1964, or other applicable federal law, Florida law will govern any dispute relating to the Franchise Agreement or any other agreement between you (or your Principal Owners) and us (or our affiliates) relating to your Retail Business (subject to state law). |

This table lists certain important provisions of the development agreement and related agreements. You should read these provisions in the agreements attached to this Disclosure Document.

DEVELOPMENT AGREEMENT

| | Provision | Section in Agreement | Summary |
|----|---|-----------------------------|--|
| a. | Length of the term of the franchise | Section 5 | Begins on the Effective Date of the Development Agreement and ends, unless sooner terminated, on the last opening deadline date specified in the Development Schedule. |
| b. | Renewal or extension of the term | Section 5 | No renewal rights. |
| c. | Requirements for you to renew or extend | Not Applicable | Not Applicable |
| d. | Termination by you | Not Applicable | Not Applicable (subject to state law) |
| e. | Termination by us without cause | Not Applicable | Not Applicable |

| | Provision | Section in Agreement | Summary |
|----|--|-----------------------------|---|
| f. | Termination by us with cause | Section 6.1 | Development Agreement can only be terminated for cause. |
| g. | “Cause” defined – defaults which can be cured | Not Applicable | Not Applicable |
| h. | “Cause” defined – defaults which cannot be cured | Section 6.1 | You fail to timely execute a Franchise Agreement; you fail to have open and operating the minimum number of Retail Businesses specified in the Development Schedule at any deadline; any Franchise Agreement is subject to termination as a result of default; or you breach or otherwise fail to comply fully with any provision of the Development Agreement. |
| i. | Your obligations on termination/non-renewal | Section 6.2 | You will lose your right to develop additional Retail Businesses. |
| j. | Assignment of contract by us | Section 7 | No restriction on our right to assign. |
| k. | “Transfer” by you - defined | Section 7 | Includes transfer of the Development Agreement, any interest in the Development Agreement, or, if you are a business entity, any equity interest in you |
| l. | Our approval of transfer by you | Section 7 | We have the right to approve or not approve all transfers in our sole discretion. |
| m. | Conditions for our approval of transfer | Section 7 | We have no obligation to approve any transfer. |
| n. | Our right of first refusal to acquire your business | Section 7 | We have the option to match a bona fide offer. |
| o. | Our option to purchase your business | Not Applicable | Not Applicable |
| p. | Your death or disability | Not Applicable | We have the right to approve or disapprove any transfer in our sole discretion. |
| q. | Non-competition covenants during the term of the franchise | Section 8.1 | No interest in Competitive Business; no act injurious or prejudicial to the goodwill associated with the Trademarks and the System, no use or duplication of the System (subject to state law). |
| r. | Non-competition covenants after the franchise is terminated or expires | Sections 8.2 | No direct or indirect involvement in a Competitive Business for 12 months (i) in the Development Area, (ii) a 10-mile radius of the Development Area or (iii) within 15-mile radius of any other Buddy’s Retail Business (subject to state law). |
| s. | Modification of the Agreement | Section 9 | The Development Agreement may not be modified, except by a writing signed by you and us. |

| | Provision | Section in Agreement | Summary |
|----|--|-----------------------------|--|
| t. | Integration/merger clause | Section 10 | Only the terms of the Development Agreement are binding (subject to state law). Any representations or promises made outside of the Development Agreement and this Disclosure Document may not be enforceable. |
| u. | Dispute resolution by arbitration or mediation | Section 9 | Except for certain claims, all disputes must be arbitrated in the city where our headquarters is located (currently Orlando, Florida), subject to state law. |
| v. | Choice of forum | Section 9 | Subject to arbitration requirement, litigation generally must be in the applicable state or federal district court where our headquarters are located (currently, Orlando, Florida), subject to state law. |
| w. | Choice of law | Section 9 | Except for claims under federal trademark law, and the parties' rights under the Federal Arbitration Act, Florida law will govern any dispute (subject to state law). |

**ITEM 18
PUBLIC FIGURES**

We do not use any public figure to promote the franchise. No public figure is involved in our actual management or control.

**ITEM 19
FINANCIAL PERFORMANCE REPRESENTATIONS**

The FTC's Franchise Rule permits a franchisor to provide information about the actual or potential financial performance of its franchised and/or franchisor-owned outlets, if there is a reasonable basis for the information, and if the information is included in the disclosure document. Financial performance information that differs from that included in Item 19 may be given only if: (1) a franchisor provides the actual records of an existing outlet you are considering buying; or (2) a franchisor supplements the information provided in this Item 19, for example, by providing information about possible performance at a particular location or under particular circumstances.

This Item 19 includes information regarding franchised Buddy's Retail Businesses ("Franchised Businesses") and Buddy's Retail Businesses owned by our parent company, Buddy's Newco ("Company-owned Businesses"). Company-owned Businesses for which information is included in this Item 19 are similar to your Retail Business in the products and services offered, although all Buddy's Retail Businesses ("Retail Businesses") are not identical in size or appearance. We strongly suggest that you consult your own financial advisor or personal accountant and conduct an independent investigation of the costs and expenses you will incur in operating a Retail Business.

**Average Annual Gross Sales
for 2023 Franchised Businesses**

At the end of 2023, there were 303 Franchised Businesses, 11 of which opened after January 1, 2023. Tables 1-A and 1-B include certain information regarding the actual historical average annual Gross Sales for 2023 for the 292 Franchised Businesses that operated for all of 2023 (the “2023 Franchised Businesses”). The 10 Franchised Businesses that closed during 2023, none of which closed after being open less than 12 months, have not been included in the data set for these Tables.

Description of Table 1-A

Table 1-A reflects, for 2023, the actual historical average annual Gross Sales for each quartile and all 2023 Franchised Businesses. The 2023 Franchised Businesses are of varying sizes and located in both urban/metro markets and suburban markets and in strip centers and free-standing locations.

| Table 1-A Statement of Average Gross Sales Buddy's Home Furnishings Franchise Retail Businesses Open at Least 12 Months Calendar Year 2023 | | | | | | | | | | |
|---|---------------------|---------------|-------------------|---------------|-------------------|---------------|-------------------|---------------|-------------------|---------------|
| Sales | Top Quartile | | 2nd Quartile | | 3rd Quartile | | 4th Quartile | | All | |
| | Average | % | Average | % | Average | % | Average | % | Average | % |
| Rental Revenue (Note 1) | \$ 1,193,340 | 95.2% | \$ 778,495 | 94.8% | \$ 577,285 | 94.6% | \$ 401,100 | 93.7% | \$ 737,555 | 94.8% |
| Other Revenue (Note 2) | \$ 59,681 | 4.8% | \$ 42,472 | 5.2% | \$ 32,888 | 5.4% | \$ 26,846 | 6.3% | \$ 40,471 | 5.2% |
| Gross Sales (Note 3) | \$ 1,253,021 | 100.0% | \$ 820,967 | 100.0% | \$ 610,173 | 100.0% | \$ 427,945 | 100.0% | \$ 778,026 | 100.0% |
| Number of Retail Businesses in Sample | 73 | | 73 | | 73 | | 73 | | 292 | |

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Description of Table 1-B

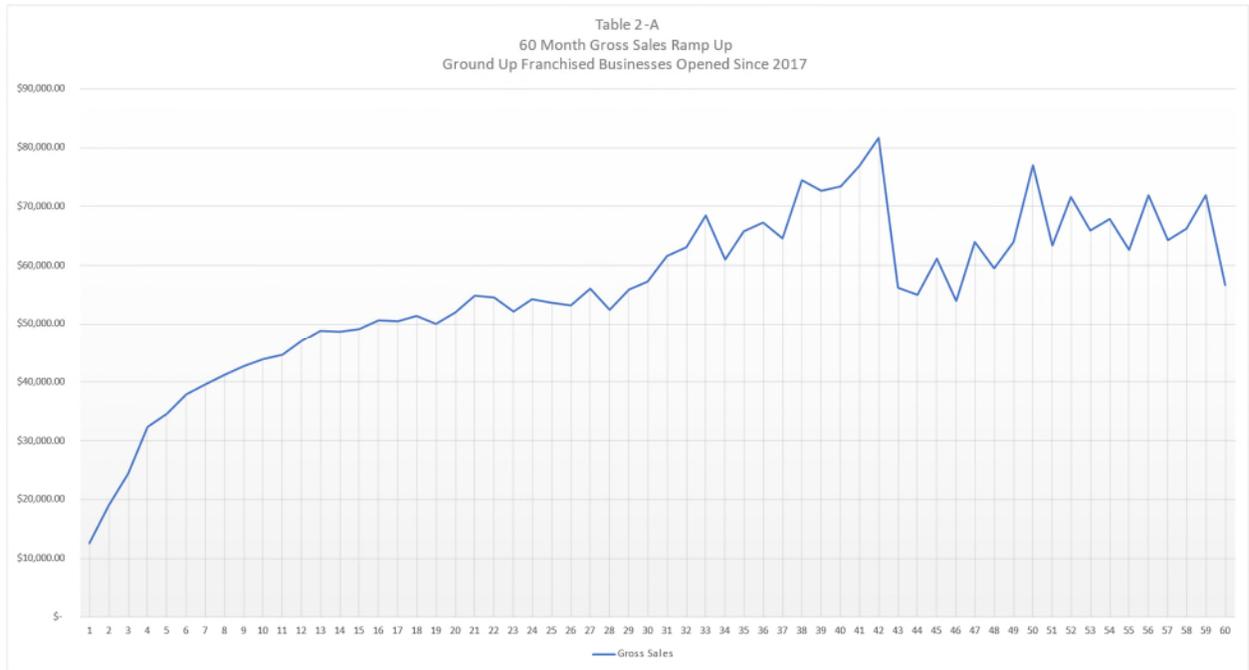
Table 1-B is the derivation statement for the average annual Gross Sales information included in Table 1-A and reflects, for 2023, for each quartile and all 2023 Franchised Businesses, the actual historical lowest Gross Sales, highest Gross Sales, average Gross Sales, median Gross Sales, and the number and percent of 2023 Franchised Businesses meeting or exceeding average Gross Sales. This information is calculated for each category in the Table and does not represent one 2023 Franchised Business across all categories. Thus, the lowest and highest numbers for a particular category may represent results for different 2023 Franchised Businesses.

| TABLE 1-B | | | | | |
|---|---------------------|---------------------|---------------------|---------------------|-------------------|
| Derivation Statement of Average Gross Sales | | | | | |
| Buddy's Home Furnishings Franchise Retail Businesses Open at Least 12 Months | | | | | |
| Calendar Year 2023 | | | | | |
| Total Gross Sales | Top Quartile | 2nd Quartile | 3rd Quartile | 4th Quartile | All |
| Min | \$ 947,314 | \$ 705,323 | \$ 514,839 | \$ 230,137 | \$ 230,137 |
| Max | \$ 2,185,990 | \$ 941,897 | \$ 703,446 | \$ 514,524 | \$ 2,185,990 |
| Average | \$ 1,253,021 | \$ 820,967 | \$ 610,173 | \$ 427,945 | \$ 778,026 |
| Median | \$ 1,184,363 | \$ 818,506 | \$ 607,254 | \$ 439,971 | \$ 704,384 |
| Stores >= average | 32 | 35 | 33 | 43 | 123 |
| Percent >= average | 44% | 48% | 45% | 59% | 42% |
| Number of Retail Businesses in Sample | 73 | 73 | 73 | 73 | 292 |

**Analysis of 60-Month Gross Sales Ramp-Up
for Ground-up Franchised Businesses**

Table 2-A sets forth certain actual historical information regarding Gross Sales ramp-up for the first 60 months of operation for Franchised Businesses that: (a) commenced operations after January 1, 2017; (b) had operated for at least one full month as of December 30, 2023; and (c) were developed from the ground-up, and have at all times been owned and operated, by Buddy’s franchisees (“Ground-up Franchised Businesses”). Only 38 of the 303 Franchised Businesses operating as of the end of 2023 met the preceding criteria for inclusion in the Ground-up Franchised Businesses data set for Tables 2-A and 2-B. There were no Franchised Businesses that met the preceding criteria but were closed prior to December 31, 2023. For purposes of this graph, Month 1 is the first full calendar month of operation of the applicable Franchised Business.

Table 2-B, which is below the graph, provides the numbers for the 38 Ground-up Franchised Businesses whose results are represented in Table 2-A: the average Gross Sales for each of the 60 months (see column titled “Average”) and the number of Ground-up Franchised Businesses that operated during the entire month and whose Gross Sales were factored in when determining the average Gross Sales for that month (see column titled “StoreCount”). The Table also provides, for each month, the lowest, highest, and median Gross Sales and the number and percent of applicable Ground-up Franchised Businesses that met or exceeded the average Gross Sales.



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| Table 2-B | | | | | | | |
|--|--------------|--------------|---------------|--------------|-------------------|--------------------|------------|
| 60 Month Gross Sales Ramp-up | | | | | | | |
| Ground Up Franchised Businesses Opened Since January 1, 2017 | | | | | | | |
| Month | Average | Min | Max | Median | Number >= Average | Percent >= Average | StoreCount |
| 1 | \$ 12,593.27 | \$ 571.41 | \$ 30,911.19 | \$ 11,836.15 | 15 | 39% | 38 |
| 2 | \$ 19,089.08 | \$ 5,069.23 | \$ 41,161.21 | \$ 18,199.27 | 15 | 41% | 37 |
| 3 | \$ 24,477.06 | \$ 11,359.15 | \$ 51,215.08 | \$ 23,085.70 | 14 | 39% | 36 |
| 4 | \$ 32,383.48 | \$ 15,093.75 | \$ 76,298.88 | \$ 27,619.41 | 14 | 40% | 35 |
| 5 | \$ 34,628.65 | \$ 17,228.51 | \$ 71,231.29 | \$ 30,500.28 | 11 | 32% | 34 |
| 6 | \$ 37,856.23 | \$ 18,653.45 | \$ 66,335.57 | \$ 33,643.42 | 14 | 42% | 33 |
| 7 | \$ 39,495.13 | \$ 14,173.18 | \$ 69,031.60 | \$ 38,109.26 | 13 | 39% | 33 |
| 8 | \$ 41,194.41 | \$ 19,110.41 | \$ 71,325.55 | \$ 41,601.05 | 17 | 52% | 33 |
| 9 | \$ 42,757.60 | \$ 21,123.92 | \$ 84,772.45 | \$ 40,001.75 | 15 | 47% | 32 |
| 10 | \$ 43,961.96 | \$ 22,304.37 | \$ 74,572.34 | \$ 43,786.20 | 16 | 50% | 32 |
| 11 | \$ 44,660.51 | \$ 25,254.38 | \$ 76,076.90 | \$ 42,070.65 | 11 | 34% | 32 |
| 12 | \$ 47,005.39 | \$ 22,398.43 | \$ 84,652.81 | \$ 44,575.07 | 11 | 34% | 32 |
| 13 | \$ 48,815.41 | \$ 20,154.92 | \$ 89,505.51 | \$ 46,483.49 | 12 | 40% | 30 |
| 14 | \$ 48,640.30 | \$ 20,061.26 | \$ 76,456.62 | \$ 46,980.20 | 12 | 41% | 29 |
| 15 | \$ 49,173.07 | \$ 16,538.69 | \$ 85,601.59 | \$ 46,372.60 | 11 | 39% | 28 |
| 16 | \$ 50,652.04 | \$ 18,296.86 | \$ 87,110.53 | \$ 49,254.49 | 12 | 43% | 28 |
| 17 | \$ 50,434.83 | \$ 18,799.24 | \$ 85,559.58 | \$ 48,456.27 | 11 | 41% | 27 |
| 18 | \$ 51,346.00 | \$ 18,423.79 | \$ 98,749.14 | \$ 50,378.23 | 11 | 44% | 25 |
| 19 | \$ 50,101.31 | \$ 23,198.24 | \$ 89,011.30 | \$ 49,116.50 | 12 | 50% | 24 |
| 20 | \$ 51,944.05 | \$ 20,026.80 | \$ 90,891.84 | \$ 49,543.69 | 10 | 43% | 23 |
| 21 | \$ 54,844.91 | \$ 21,007.85 | \$ 100,419.82 | \$ 52,656.17 | 10 | 48% | 21 |
| 22 | \$ 54,497.24 | \$ 24,972.89 | \$ 99,221.09 | \$ 50,877.99 | 7 | 37% | 19 |
| 23 | \$ 52,197.45 | \$ 22,457.30 | \$ 91,029.35 | \$ 53,651.64 | 10 | 56% | 18 |
| 24 | \$ 54,172.40 | \$ 21,840.87 | \$ 100,259.98 | \$ 51,777.92 | 8 | 44% | 18 |
| 25 | \$ 53,617.63 | \$ 20,229.55 | \$ 95,535.63 | \$ 53,726.34 | 9 | 50% | 18 |
| 26 | \$ 53,114.71 | \$ 17,945.36 | \$ 97,662.16 | \$ 52,234.10 | 7 | 44% | 16 |
| 27 | \$ 55,962.75 | \$ 19,350.56 | \$ 95,460.35 | \$ 56,800.95 | 9 | 60% | 15 |
| 28 | \$ 52,406.25 | \$ 19,358.02 | \$ 91,088.52 | \$ 54,127.08 | 8 | 57% | 14 |
| 29 | \$ 55,820.79 | \$ 30,261.16 | \$ 101,870.18 | \$ 50,935.47 | 3 | 23% | 13 |
| 30 | \$ 57,195.18 | \$ 31,187.24 | \$ 104,828.37 | \$ 52,625.79 | 4 | 31% | 13 |
| 31 | \$ 61,628.99 | \$ 44,064.81 | \$ 101,163.45 | \$ 53,939.96 | 3 | 38% | 8 |
| 32 | \$ 63,024.89 | \$ 35,264.93 | \$ 104,844.19 | \$ 57,544.90 | 3 | 38% | 8 |
| 33 | \$ 68,528.09 | \$ 36,565.43 | \$ 109,518.05 | \$ 68,486.74 | 3 | 43% | 7 |
| 34 | \$ 60,985.53 | \$ 39,726.76 | \$ 102,124.26 | \$ 51,268.11 | 2 | 40% | 5 |
| 35 | \$ 65,843.06 | \$ 36,495.06 | \$ 103,793.07 | \$ 61,542.06 | 2 | 50% | 4 |
| 36 | \$ 67,332.91 | \$ 35,800.83 | \$ 110,461.05 | \$ 61,534.88 | 2 | 50% | 4 |
| 37 | \$ 64,651.39 | \$ 37,274.07 | \$ 99,474.38 | \$ 60,928.55 | 2 | 50% | 4 |
| 38 | \$ 74,460.32 | \$ 36,289.05 | \$ 110,500.92 | \$ 76,590.98 | 2 | 67% | 3 |
| 39 | \$ 72,598.10 | \$ 37,404.18 | \$ 110,279.30 | \$ 70,110.83 | 1 | 33% | 3 |
| 40 | \$ 73,385.55 | \$ 44,686.33 | \$ 99,711.79 | \$ 75,758.52 | 2 | 67% | 3 |
| 41 | \$ 76,932.74 | \$ 41,663.56 | \$ 97,385.42 | \$ 91,749.25 | 2 | 67% | 3 |
| 42 | \$ 81,664.94 | \$ 49,350.98 | \$ 114,616.16 | \$ 81,027.68 | 1 | 33% | 3 |
| 43 | \$ 56,160.22 | \$ 41,195.40 | \$ 71,125.04 | \$ 56,160.22 | 1 | 50% | 2 |
| 44 | \$ 55,023.60 | \$ 42,840.61 | \$ 67,206.58 | \$ 55,023.60 | 1 | 50% | 2 |
| 45 | \$ 61,075.11 | \$ 48,448.79 | \$ 73,701.43 | \$ 61,075.11 | 1 | 50% | 2 |
| 46 | \$ 53,946.32 | \$ 40,844.11 | \$ 67,048.52 | \$ 53,946.32 | 1 | 50% | 2 |
| 47 | \$ 63,958.61 | \$ 46,204.10 | \$ 81,713.12 | \$ 63,958.61 | 1 | 50% | 2 |
| 48 | \$ 59,485.58 | \$ 52,006.91 | \$ 66,964.24 | \$ 59,485.58 | 1 | 50% | 2 |
| 49 | \$ 63,903.07 | \$ 50,855.50 | \$ 76,950.64 | \$ 63,903.07 | 1 | 50% | 2 |
| 50 | \$ 77,090.28 | \$ 69,541.27 | \$ 84,639.28 | \$ 77,090.28 | 1 | 50% | 2 |
| 51 | \$ 63,353.22 | \$ 57,936.88 | \$ 68,769.55 | \$ 63,353.22 | 1 | 50% | 2 |
| 52 | \$ 71,649.62 | \$ 52,818.34 | \$ 90,480.90 | \$ 71,649.62 | 1 | 50% | 2 |
| 53 | \$ 65,862.66 | \$ 48,398.56 | \$ 83,326.75 | \$ 65,862.66 | 1 | 50% | 2 |
| 54 | \$ 67,833.28 | \$ 65,395.43 | \$ 70,271.13 | \$ 67,833.28 | 1 | 50% | 2 |
| 55 | \$ 62,584.87 | \$ 52,833.31 | \$ 72,336.43 | \$ 62,584.87 | 1 | 50% | 2 |
| 56 | \$ 71,969.20 | \$ 60,731.52 | \$ 83,206.87 | \$ 71,969.20 | 1 | 50% | 2 |
| 57 | \$ 64,258.85 | \$ 61,853.65 | \$ 66,664.05 | \$ 64,258.85 | 1 | 50% | 2 |
| 58 | \$ 66,197.09 | \$ 63,462.73 | \$ 68,931.44 | \$ 66,197.09 | 1 | 50% | 2 |
| 59 | \$ 71,897.62 | \$ 64,023.20 | \$ 79,772.03 | \$ 71,897.62 | 1 | 50% | 2 |
| 60 | \$ 56,682.73 | \$ 55,157.23 | \$ 58,208.22 | \$ 56,682.73 | 1 | 50% | 2 |

**Average Gross Sales and Expenses
for 2023 Company-Owned Businesses**

At the end of 2023, there were 34 Company-owned Businesses, all of which operated for all of 2023 (the “2023 Company-owned Businesses”). Tables 3-A and 3-B include certain information regarding the actual historical average Gross Sales and Expenses for 2023 for the 2023 Company-owned Businesses. The one Company-owned Business that closed during 2023, which Company-owned Business did not close after being open less than 12 months, and the one Company-owned Business that was sold to a franchisee during 2023 have not been included in the data set for these Tables.

The Tables reflect, for 2023, the average annual Gross Sales and Expenses of the 2023 Company-owned Businesses and, for each category, the lowest, highest, median, and number and percent of 2023 Company-owned Businesses meeting or exceeding the average.

Description of Table 3-A

Table 3-A reflects, for 2023, the actual historical average Gross Sales, Total Cost of Goods, Gross Profit, Total Expenses, Earnings Contribution, Operating Cash Flow, and Free Cash Flow for each quartile and all 2023 Company-owned Businesses. We report all our financials on an accrual basis. To determine which 2023 Company-owned Businesses fell in each quartile, we ranked the 2023 Company-owned Businesses based on their annual Gross Sales and separated them into quartiles containing from top to bottom, respectively, 9, 8, 8, and 9 2023 Company-owned Businesses.

| Table 3-A | | | | | | | | | | |
|--|---------------------|---------------|---------------------|---------------|-------------------|---------------|--------------------|---------------|---------------------|---------------|
| Statement of Average Gross Sales and Expenses | | | | | | | | | | |
| For Buddy's Home Furnishings Retail Businesses Open at Least 12 Months | | | | | | | | | | |
| Calendar Year 2023 | | | | | | | | | | |
| | Top Quartile | | 2nd Quartile | | 3rd Quartile | | 4th Quartile | | All | |
| | Average | % | Average | % | Average | % | Average | % | Average | % |
| Sales | | | | | | | | | | |
| Rental Revenue (Note 1) | \$ 1,130,040 | 77.8% | \$ 823,146 | 77.2% | \$ 674,821 | 75.4% | \$ 554,852 | 76.6% | \$ 798,464 | 77.0% |
| Other Revenue (Note 2) | \$ 322,278 | 22.2% | \$ 243,514 | 22.8% | \$ 219,931 | 24.6% | \$ 169,268 | 23.4% | \$ 239,161 | 23.0% |
| Gross Sales (Note 3) | \$ 1,452,318 | 100.0% | \$ 1,066,660 | 100.0% | \$ 894,752 | 100.0% | \$ 724,120 | 100.0% | \$ 1,037,625 | 100.0% |
| Total Cost of Goods (Note 4) | \$ 455,428 | 31.4% | \$ 352,611 | 33.1% | \$ 305,693 | 34.2% | \$ 269,167 | 37.2% | \$ 346,700 | 33.4% |
| Gross Profit (Note 5) | \$ 996,889 | 68.6% | \$ 714,048 | 66.9% | \$ 589,059 | 65.8% | \$ 454,953 | 62.8% | \$ 690,925 | 66.6% |
| Expenses | | | | | | | | | | |
| Personnel (Note 6) | \$ 322,279 | 22.2% | \$ 249,632 | 23.4% | \$ 236,410 | 26.4% | \$ 215,743 | 29.8% | \$ 256,780 | 24.7% |
| Occupancy (Note 7) | \$ 118,405 | 8.2% | \$ 117,339 | 11.0% | \$ 110,964 | 12.4% | \$ 120,406 | 16.6% | \$ 116,933 | 11.3% |
| Marketing (Note 8) | \$ 38,146 | 2.6% | \$ 30,433 | 2.9% | \$ 26,995 | 3.0% | \$ 23,582 | 3.3% | \$ 29,852 | 2.9% |
| Delivery/Vehicle (Note 9) | \$ 37,753 | 2.6% | \$ 37,140 | 3.5% | \$ 33,018 | 3.7% | \$ 31,571 | 4.4% | \$ 34,859 | 3.4% |
| G&A (Note 10) | \$ 58,468 | 4.0% | \$ 50,342 | 4.7% | \$ 46,780 | 5.2% | \$ 40,363 | 5.6% | \$ 49,013 | 4.7% |
| IT Fee (Note 11) | \$ 14,524 | 1.0% | \$ 14,746 | 1.4% | \$ 14,085 | 1.6% | \$ 13,855 | 1.9% | \$ 14,296 | 1.4% |
| Royalty (Note 12) | \$ 87,139 | 6.0% | \$ 64,000 | 6.0% | \$ 53,685 | 6.0% | \$ 43,447 | 6.0% | \$ 62,257 | 6.0% |
| Total Expenses (Note 13) | \$ 676,714 | 46.6% | \$ 563,632 | 52.8% | \$ 521,937 | 58.3% | \$ 488,967 | 67.5% | \$ 563,991 | 54.4% |
| Earnings Contribution (Note 14) | \$ 320,175 | 22.0% | \$ 150,416 | 14.1% | \$ 67,122 | 7.5% | \$ (34,014) | -4.7% | \$ 126,934 | 12.2% |
| Cash Flow Summary | | | | | | | | | | |
| Non-cash expenses | | | | | | | | | | |
| Earnings Contribution (Note 14) | \$ 320,175 | 22.0% | \$ 150,416 | 14.1% | \$ 67,122 | 7.5% | \$ (34,014) | -4.7% | \$ 126,934 | 12.2% |
| Depreciation (Note 15) | \$ 313,258 | 21.6% | \$ 243,005 | 22.8% | \$ 202,496 | 22.6% | \$ 178,326 | 24.6% | \$ 234,949 | 22.6% |
| Other (Note 16) | \$ 71,801 | 4.9% | \$ 56,198 | 5.3% | \$ 52,324 | 5.8% | \$ 42,656 | 5.9% | \$ 55,832 | 5.4% |
| RBV Skips and Stolen (Note 17) | \$ 32,504 | 2.2% | \$ 32,447 | 3.0% | \$ 30,513 | 3.4% | \$ 35,644 | 4.9% | \$ 32,853 | 3.2% |
| Operating Cash Flow (Note 18) | \$ 737,737 | 50.8% | \$ 482,066 | 45.2% | \$ 352,455 | 39.4% | \$ 222,612 | 30.7% | \$ 450,568 | 43.4% |
| Inventory purchases (Note 19) | \$ (378,496) | -26.1% | \$ (327,420) | -30.7% | \$ (294,210) | -32.9% | \$ (269,648) | -37.2% | \$ (317,834) | -30.6% |
| Cap Ex (Note 20) | \$ (10,363) | -0.7% | \$ (22,745) | -2.1% | \$ (4,361) | -0.5% | \$ (2,220) | -0.3% | \$ (9,709) | -0.9% |
| Free Cash Flow (Note 21) | \$ 348,878 | 24.0% | \$ 131,901 | 12.4% | \$ 53,884 | 6.0% | \$ (49,256) | -6.8% | \$ 123,025 | 11.9% |
| Number of Retail Businesses in Sample | 9 | | 8 | | 8 | | 9 | | 34 | |

Description of Table 3-B

Table 3-B is the derivation statement for the data included in Table 3-A and reflects, for each applicable line item identified in Table 3-A, the actual historical lowest, highest, average, and median figure, and number and percent of 2023 Company-owned Businesses meeting or exceeding the applicable average for each quartile and all 2023 Company-owned Businesses.

This information is calculated for each category and does not represent a single 2023 Company-owned Business across all categories. They are the highest and lowest values for the 2023 Company-owned Businesses included in that category. Thus, the lowest and highest numbers may represent results for different 2023 Company-owned Businesses.

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| TABLE 3-B | | | | | |
|---|---------------------|---------------------|---------------------|---------------------|---------------------|
| Derivation Statement of Average Gross Sales and Expenses | | | | | |
| For Buddy's Home Furnishings Retail Businesses Open at Least 12 Months | | | | | |
| Calendar Year 2023 | | | | | |
| | Top Quartile | 2nd Quartile | 3rd Quartile | 4th Quartile | All |
| Number of Stores in Sample | 9 | 8 | 8 | 9 | 34 |
| Rental Revenue | | | | | |
| Min | \$ 924,808 | \$ 779,163 | \$ 625,800 | \$ 494,847 | \$ 494,847 |
| Max | \$ 1,639,374 | \$ 905,056 | \$ 732,489 | \$ 627,765 | \$ 1,639,374 |
| Average | \$ 1,130,040 | \$ 823,146 | \$ 674,821 | \$ 554,852 | \$ 798,464 |
| Median | \$ 1,072,741 | \$ 813,775 | \$ 661,025 | \$ 533,940 | \$ 755,826 |
| Stores >= average | 2 | 3 | 3 | 4 | 14 |
| Percent >= average | 22% | 38% | 38% | 44% | 41% |
| Other Revenue | | | | | |
| Min | \$ 267,249 | \$ 215,480 | \$ 195,390 | \$ 137,600 | \$ 137,600 |
| Max | \$ 396,469 | \$ 271,873 | \$ 271,354 | \$ 201,192 | \$ 396,469 |
| Average | \$ 322,278 | \$ 243,514 | \$ 219,931 | \$ 169,268 | \$ 236,137 |
| Median | \$ 309,801 | \$ 239,203 | \$ 217,526 | \$ 168,072 | \$ 225,362 |
| Stores >= average | 3 | 4 | 3 | 4 | 14 |
| Percent >= average | 33% | 50% | 38% | 44% | 41% |
| Gross Sales | | | | | |
| Min | \$ 1,201,138 | \$ 1,008,009 | \$ 841,429 | \$ 639,431 | \$ 639,431 |
| Max | \$ 2,027,109 | \$ 1,176,929 | \$ 977,548 | \$ 812,937 | \$ 2,027,109 |
| Average | \$ 1,452,318 | \$ 1,066,660 | \$ 894,752 | \$ 724,120 | \$ 1,037,625 |
| Median | \$ 1,383,982 | \$ 1,050,797 | \$ 865,616 | \$ 687,972 | \$ 992,778 |
| Stores >= average | 3 | 3 | 3 | 4 | 14 |
| Percent >= average | 33% | 38% | 38% | 50% | 41% |
| Total Cost of Goods | | | | | |
| Min | \$ 349,737 | \$ 304,566 | \$ 259,293 | \$ 223,872 | \$ 223,872 |
| Max | \$ 629,042 | \$ 442,485 | \$ 349,109 | \$ 324,984 | \$ 629,042 |
| Average | \$ 455,428 | \$ 352,611 | \$ 305,693 | \$ 269,167 | \$ 346,700 |
| Median | \$ 430,276 | \$ 345,456 | \$ 302,592 | \$ 260,546 | \$ 327,339 |
| Stores >= average | 3 | 4 | 4 | 3 | 14 |
| Percent >= average | 33% | 44% | 44% | 33% | 41% |
| Gross Profit | | | | | |
| Min | \$ 759,761 | \$ 613,973 | \$ 523,811 | \$ 375,660 | \$ 375,660 |
| Max | \$ 1,398,067 | \$ 805,911 | \$ 649,748 | \$ 517,920 | \$ 1,398,067 |
| Average | \$ 996,889 | \$ 714,048 | \$ 589,059 | \$ 454,953 | \$ 690,925 |
| Median | \$ 968,691 | \$ 709,442 | \$ 585,831 | \$ 439,047 | \$ 647,601 |
| Stores >= average | 3 | 4 | 4 | 4 | 14 |
| Percent >= average | 33% | 44% | 44% | 44% | 41% |

| | Top Quartile | 2nd Quartile | 3rd Quartile | 4th Quartile | All |
|--------------------------|-------------------|-------------------|-------------------|-------------------|-------------------|
| Personnel Expense | | | | | |
| Min | \$ 256,956 | \$ 215,848 | \$ 204,656 | \$ 186,578 | \$ 186,578 |
| Max | \$ 408,484 | \$ 279,133 | \$ 253,261 | \$ 270,010 | \$ 408,484 |
| Average | \$ 322,279 | \$ 249,632 | \$ 236,410 | \$ 215,743 | \$ 256,780 |
| Median | \$ 309,355 | \$ 257,982 | \$ 241,030 | \$ 211,458 | \$ 250,628 |
| Stores >= average | 3 | 5 | 5 | 3 | 14 |
| Percent >= average | 33% | 56% | 56% | 33% | 41% |
| Occupancy Expense | | | | | |
| Min | \$ 87,449 | \$ 81,347 | \$ 93,258 | \$ 95,656 | \$ 81,347 |
| Max | \$ 180,911 | \$ 187,779 | \$ 128,642 | \$ 156,457 | \$ 187,779 |
| Average | \$ 118,405 | \$ 117,339 | \$ 110,964 | \$ 120,406 | \$ 116,933 |
| Median | \$ 102,839 | \$ 106,830 | \$ 107,118 | \$ 121,397 | \$ 113,624 |
| Stores >= average | 4 | 3 | 3 | 5 | 14 |
| Percent >= average | 44% | 33% | 33% | 56% | 41% |
| Marketing Expense | | | | | |
| Min | \$ 33,123 | \$ 29,260 | \$ 25,929 | \$ 21,889 | \$ 21,889 |
| Max | \$ 49,642 | \$ 32,639 | \$ 28,651 | \$ 25,359 | \$ 49,642 |
| Average | \$ 38,146 | \$ 30,433 | \$ 26,995 | \$ 23,582 | \$ 29,852 |
| Median | \$ 36,780 | \$ 30,116 | \$ 26,412 | \$ 22,859 | \$ 28,956 |
| Stores >= average | 3 | 3 | 3 | 4 | 14 |
| Percent >= average | 33% | 33% | 33% | 44% | 41% |
| Delivery/Vehicle | | | | | |
| Min | \$ 14,224 | \$ 27,634 | \$ 26,221 | \$ 24,271 | \$ 14,224 |
| Max | \$ 53,422 | \$ 48,280 | \$ 43,910 | \$ 34,938 | \$ 53,422 |
| Average | \$ 37,753 | \$ 37,140 | \$ 33,018 | \$ 31,571 | \$ 34,859 |
| Median | \$ 37,234 | \$ 37,436 | \$ 31,503 | \$ 31,810 | \$ 34,237 |
| Stores >= average | 4 | 5 | 4 | 5 | 14 |
| Percent >= average | 44% | 56% | 44% | 56% | 41% |
| G&A | | | | | |
| Min | \$ 45,988 | \$ 43,733 | \$ 40,985 | \$ 33,506 | \$ 33,506 |
| Max | \$ 95,999 | \$ 56,617 | \$ 56,349 | \$ 49,854 | \$ 95,999 |
| Average | \$ 58,468 | \$ 50,342 | \$ 46,780 | \$ 40,363 | \$ 49,013 |
| Median | \$ 52,991 | \$ 52,219 | \$ 45,844 | \$ 41,247 | \$ 46,952 |
| Stores >= average | 3 | 5 | 3 | 5 | 15 |
| Percent >= average | 33% | 56% | 33% | 56% | 44% |

| | Top Quartile | 2nd Quartile | 3rd Quartile | 4th Quartile | All |
|--------------------------------|-------------------|-------------------|-------------------|--------------------|-------------------|
| IT Fee | | | | | |
| Min | \$ 13,800 | \$ 13,810 | \$ 13,409 | \$ 12,593 | \$ 12,593 |
| Max | \$ 16,130 | \$ 16,063 | \$ 14,896 | \$ 15,108 | \$ 16,130 |
| Average | \$ 14,524 | \$ 14,746 | \$ 14,085 | \$ 13,855 | \$ 14,296 |
| Median | \$ 14,422 | \$ 14,288 | \$ 14,054 | \$ 13,776 | \$ 14,157 |
| Stores >= average | 4 | 3 | 4 | 4 | 13 |
| Percent >= average | 44% | 33% | 44% | 44% | 38% |
| Royalty | | | | | |
| Min | \$ 72,068 | \$ 60,481 | \$ 50,486 | \$ 38,366 | \$ 38,366 |
| Max | \$ 121,627 | \$ 70,616 | \$ 58,653 | \$ 48,776 | \$ 121,627 |
| Average | \$ 87,139 | \$ 64,000 | \$ 53,685 | \$ 43,447 | \$ 62,257 |
| Median | \$ 83,039 | \$ 63,048 | \$ 51,937 | \$ 41,278 | \$ 59,567 |
| Stores >= average | 3 | 3 | 3 | 4 | 14 |
| Percent >= average | 33% | 33% | 33% | 44% | 41% |
| Total Expenses | | | | | |
| Min | \$ 560,342 | \$ 489,094 | \$ 490,341 | \$ 446,657 | \$ 446,657 |
| Max | \$ 835,523 | \$ 648,556 | \$ 571,388 | \$ 553,447 | \$ 835,523 |
| Average | \$ 676,714 | \$ 563,632 | \$ 521,937 | \$ 488,967 | \$ 563,991 |
| Median | \$ 645,214 | \$ 549,018 | \$ 520,629 | \$ 477,060 | \$ 537,706 |
| Stores >= average | 3 | 3 | 4 | 4 | 12 |
| Percent >= average | 33% | 33% | 44% | 44% | 35% |
| Earnings Contribution | | | | | |
| Min | \$ 114,547 | \$ (33,082) | \$ 4,801 | \$ (101,400) | \$ (101,400) |
| Max | \$ 565,432 | \$ 245,290 | \$ 144,708 | \$ 33,375 | \$ 565,432 |
| Average | \$ 320,175 | \$ 150,416 | \$ 67,122 | \$ (34,014) | \$ 126,934 |
| Median | \$ 298,869 | \$ 153,107 | \$ 68,550 | \$ (39,603) | \$ 110,369 |
| Stores >= average | 4 | 4 | 4 | 4 | 14 |
| Percent >= average | 44% | 44% | 44% | 44% | 41% |
| Depreciation | | | | | |
| Min | \$ 246,616 | \$ 225,406 | \$ 180,465 | \$ 151,005 | \$ 151,005 |
| Max | \$ 442,688 | \$ 265,992 | \$ 226,502 | \$ 212,951 | \$ 442,688 |
| Average | \$ 313,258 | \$ 243,005 | \$ 202,496 | \$ 178,326 | \$ 234,949 |
| Median | \$ 296,299 | \$ 239,759 | \$ 201,651 | \$ 174,797 | \$ 225,954 |
| Stores >= average | 2 | 3 | 3 | 4 | 14 |
| Percent >= average | 22% | 33% | 33% | 44% | 41% |
| Other non-cash expenses | | | | | |
| Min | \$ 45,298 | \$ 37,691 | \$ 37,817 | \$ 25,756 | \$ 25,756 |
| Max | \$ 126,307 | \$ 110,379 | \$ 92,003 | \$ 66,901 | \$ 126,307 |
| Average | \$ 71,801 | \$ 56,198 | \$ 52,324 | \$ 42,656 | \$ 55,832 |
| Median | \$ 62,126 | \$ 50,039 | \$ 44,426 | \$ 40,406 | \$ 50,141 |
| Stores >= average | 3 | 2 | 2 | 4 | 11 |
| Percent >= average | 33% | 25% | 25% | 44% | 32% |

| | Top Quartile | 2nd Quartile | 3rd Quartile | 4th Quartile | All |
|-----------------------------|-------------------|-------------------|-------------------|--------------------|-------------------|
| RBV Skips and Stolen | | | | | |
| Min | \$ 15,739 | \$ 12,295 | \$ 9,951 | \$ 13,339 | \$ 9,951 |
| Max | \$ 68,441 | \$ 71,046 | \$ 50,541 | \$ 69,544 | \$ 71,046 |
| Average | \$ 32,504 | \$ 32,447 | \$ 30,513 | \$ 35,644 | \$ 32,853 |
| Median | \$ 30,516 | \$ 28,764 | \$ 27,616 | \$ 36,820 | \$ 30,241 |
| Stores >= average | 3 | 4 | 3 | 5 | 14 |
| Percent >= average | 33% | 44% | 33% | 56% | 41% |
| Operating Cash Flow | | | | | |
| Min | \$ 517,599 | \$ 391,136 | \$ 300,431 | \$ 146,508 | \$ 146,508 |
| Max | \$ 1,138,829 | \$ 568,675 | \$ 450,925 | \$ 325,783 | \$ 1,138,829 |
| Average | \$ 737,737 | \$ 482,066 | \$ 352,455 | \$ 222,612 | \$ 450,568 |
| Median | \$ 722,663 | \$ 468,838 | \$ 327,872 | \$ 222,739 | \$ 423,141 |
| Stores >= average | 3 | 3 | 3 | 5 | 15 |
| Percent >= average | 33% | 33% | 33% | 56% | 44% |
| Inventory purchases | | | | | |
| Min | \$ 268,528 | \$ 200,208 | \$ 175,073 | \$ 181,822 | \$ 175,073 |
| Max | \$ 535,217 | \$ 481,303 | \$ 407,616 | \$ 452,705 | \$ 535,217 |
| Average | \$ 378,496 | \$ 327,420 | \$ 294,210 | \$ 269,648 | \$ 317,834 |
| Median | \$ 359,761 | \$ 314,511 | \$ 294,001 | \$ 232,019 | \$ 306,977 |
| Stores >= average | 4 | 4 | 4 | 4 | 15 |
| Percent >= average | 44% | 44% | 44% | 44% | 44% |
| Cap Ex | | | | | |
| Min | \$ - | \$ - | \$ - | \$ - | \$ - |
| Max | \$ 82,188 | \$ 97,120 | \$ 19,228 | \$ 14,684 | \$ 97,120 |
| Average | \$ 10,363 | \$ 22,745 | \$ 4,361 | \$ 2,220 | \$ 9,709 |
| Median | \$ - | \$ 758 | \$ - | \$ - | \$ - |
| Stores >= average | 1 | 2 | 2 | 2 | 7 |
| Percent >= average | 11% | 22% | 22% | 22% | 21% |
| Free Cash Flow | | | | | |
| Min | \$ 153,954 | \$ (53,883) | \$ (21,151) | \$ (201,027) | \$ (201,027) |
| Max | \$ 603,612 | \$ 278,876 | \$ 113,917 | \$ 51,103 | \$ 603,612 |
| Average | \$ 348,878 | \$ 131,901 | \$ 53,884 | \$ (49,256) | \$ 123,025 |
| Median | \$ 344,072 | \$ 178,683 | \$ 48,922 | \$ (12,812) | \$ 72,396 |
| Stores >= average | 4 | 5 | 3 | 6 | 14 |
| Percent >= average | 44% | 56% | 33% | 67% | 41% |

Notes to the Financial Performance Representations

The following notes provide (i) definitions applicable to the information provided in this Item 19 that are not otherwise defined in the Tables and Graph presented above, and (ii) additional information relevant to this Item 19. You should review these notes in conjunction with the other parts of this Item 19.

We calculated the figures in Tables 1-A, 1-B, 2-A, and 2-B using information that franchisees provided.

We have found no direct correlation between the annual Gross Sales achieved at a Retail Business and the Retail Business's size, location or demographics in the area surrounding the Retail Business, although cost of operating may vary depending upon whether you operate a Retail Business in a strip-type center or free-standing building and market conditions in your Territory.

Note 1: Rental Revenue

DEFINED: "Rental Revenue" is the sum of recurring revenue from renewal payments based on rates and terms set forth in rental agreements between the franchisee and its customer. Franchisees determine the lease rates and terms for products and services leased and sold from their Franchised Businesses, although some states have laws governing merchandise lease rates and fees.

Note 2: Other Revenue

DEFINED: "Other Revenue" is derived by adding the following peripheral recurring revenue and non-recurring revenue that a franchisee may earn. "Peripheral recurring revenue" includes waiver fees, club fees, renewal fees, other fees payable by franchisees under their franchise agreements and tax filing revenue. "Non-recurring revenue" includes early buyout option fees payable by customers and revenue derived from the sale of products normally leased by customers on a rent-to-own basis. Franchisees can determine the retail sales price and other fees for products sold from their Franchised Businesses and the price for early buyout of lease agreements. Some states have laws governing early buyout amounts.

Note 3: Gross Sales

DEFINED: As used in this Item 19, "Gross Sales" has the same meaning as stated in Item 6. Specifically, "Gross Sales" means all revenue that is received or otherwise derived from operating the Retail Business, whether from cash, check, credit or debit card, gift card or gift certificate, or other credit transactions, and regardless of collection or when the products or services are actually provided in exchange for the revenue. If a franchisee receives any proceeds from any business interruption insurance applicable to loss of revenue at the Franchised Business, there will be added to Gross Sales an amount equal to the imputed gross revenue that the insurer used to calculate those proceeds. Gross Sales does not include any bona fide returns and credits that are actually provided to customers or (b) any sales or other taxes that are collected from customers and paid directly to the appropriate taxing authority. Payment provider fees (*i.e.*, bank or credit card company fees and gift card vendor fees) may not be deducted from the Gross Sales calculation. Gross Sales are calculated as Rental Revenue plus Other Revenue.

Note 4: Total Cost of Goods (Total COG)

DEFINED: Total COG is the sum of Cost of Recurring Revenue, Cost of Non-recurring revenue and Rental Write-down:

- Cost of Recurring Revenue
 - WRITE-OFFS
 - RBV-CHARGE OFFS
 - CLUB CHARGE OFF
 - RBV-SKIPS, STOLENS
 - PRODUCT REPAIRS
 - APPLIANCE REPAIR
 - FURNITURE REPAIR
 - ELECTRONIC REPAIR
 - SERVICE DEPT ALLOCATION
 - JEWELRY REPAIR
 - OTHER DIRECT COSTS
 - COST OF CLUB FEES
 - OTHER COSTS
- CELL PHONES SERVICES
- CASH OVER/SHORT
- ALLOWANCES AND REBATES
- SMALL PARTS/FREIGHT
- ACCESSORIES EXPENSE
- DUES
- Cost of Non-recurring Revenue
 - RBV - EBO & POS
 - RBV - SOLD UNITS
 - COST OF EMPLOYEE SALES
 - BAD DEBTS
- Rental Write-down
 - Depreciation

Note 5: Gross Profit

DEFINED: Gross Profit is calculated as Gross Sales less the Total Cost of Goods.

Note 6: Personnel Expense

DEFINED: Personnel is the sum of all Retail Business personnel costs, including:

- COMPENSATION
 - SALARY-RENTAL
 - PAYROLL-OVERTIME
 - BONUS EXPENSE
- FRINGE & OTHER
 - PAYROLL TAXES
 - GRP/DIS INSURANCE
 -
- WORKERS COMP INSURANCE
- EMPLOYEE HIRING COST
- RELOCATION COSTS
- PAYROLL PROCESSING FEES
- 401K EXPENSE
- CASUAL LABOR
- PERSONNEL DEVELOPMENT

These expenses will vary depending on whether franchisee hires a manager and his/her compensation program, prevailing wages in the geographic area in which the Retail Business is located, and the types and amounts of non-salary benefits, if any, provided to employees.

Note 7: Occupancy Expense

DEFINED: Occupancy Expense is the sum of all leased or owned building expenses, including:

- RENT EXPENSE
- RENT - CAM CHARGES
- RENT - STORAGE
- TENANT PROPERTY TAXES
- SECURITY
- STORE REPAIR COSTS
- REPAIRS/MAINTENANCE
- PROPERTY INSURANCE
- DEPR-LEASEHO
- DEPR-EQUIP/FURN/FIXT
- DEPR-SIGNS

The 2023 Company-owned Businesses vary in size from approximately 3,466 to 24,000 square feet. Buddy’s Newco’s lease rate per square foot varies from \$3.11 to \$21.56, and its common area maintenance charge (C.A.M.) varies from \$0.00 to \$6.39 per square foot. The cost per square foot in a strip-type shopping center and freestanding building varies considerably, depending on the location and the market conditions affecting commercial property.

Note 8: Marketing Expense

DEFINED: Marketing Expense is calculated for each 2023 Company-owned Business as the greater of (i) the actual marketing spend by such business (including the payment of the Marketing Fee) or (ii) an imputed figure equal to the Marketing Fee, which is equal to \$175 per week (\$9,100 per year), plus the minimum local marketing expenditure for franchisees (which is 2% of Gross Sales). The marketing expenses may include:

- FLYERS PRODUCTION
- Marketing Fee
- STORE SALES/PROMOTIONS
- CONTESTS, AWARDS and PROMOS
- IN STORE POSTAGE

As stated in Item 6, under the Franchise Agreement, you are currently required to pay us a Marketing Fee of \$175 per week for deposit into the Marketing Fund. During the term of the Franchise Agreement, we may increase the Marketing Fee periodically; however, the Marketing Fee will not exceed 2% of your annual Gross Sales. Company-owned Businesses contribute to the Marketing Fund on the same basis as franchisees.

In addition to the Marketing Fee, you are currently required to spend at least 2% of your Gross Sales on approved local marketing, advertising and promotion. During the term of the Franchise Agreement we may increase the required minimum local marketing expenditure, provided that the sum of the Marketing Fee, your required local marketing expenditure, and your Marketing Cooperative contributions in any calendar year will not exceed 4.5% of your annual Gross Sales. Because Company-owned Businesses are not required to spend a minimum amount on marketing, we have imputed an amount equal to 2% of Gross Sales for all Company-owned Businesses with marketing expenditures that did not exceed that minimum, since this is an expense you will be required to incur.

Note 9: Delivery/Vehicle Expense

DEFINED: Delivery /Vehicle Expense is the sum of all expenses incurred in delivering and picking up lease inventory, including:

- VEHICLE-FUEL
- VEHICLE-REPAIRS
- LEASE VEHICLE COSTS
- DEPR-VEHICLES
- CUSTOMER DAMAGE/LOSS
- VEHICLE INSURANCE
- VEHICLE LICENSES & TAXES
- INTEREST-VEHICLE FINANCING

Franchisees may participate in Buddy's fleet leasing or fleet purchasing programs. Cost varies based on method chosen along with the quantity and size of vehicles ordered. Insurance rates for delivery vehicles will vary depending on the state and type of area (metropolitan or rural) in which the Franchised Business is located, and the amount and types of insurance coverage you maintain. See Item 7 for an estimate of delivery / vehicle expense.

Note 10: G&A Expense

DEFINED: G&A Expense is the sum of all general and administrative costs including:

- COPIER COSTS
- LOSS RECOVERY
- BULK SUPPLIES
- TELEPHONE
- TRAVEL EXPENSES
- TRAVEL MEALS
- COMPUTER EXPENSE
- GENERAL LIABILITY INSURANCE
- CREDIT CARDS & BANK FEES
- START UP EXPENSE
- LICENSE & TAXES
- (GAIN)/LOSS ON FIXED ASSET DISPOSALS

General liability insurance coverage will vary depending on the state(s) in which the Retail Business operates, and the amounts and types of coverage you maintain. See Item 7 for an estimate of insurance costs.

Note 11: IT Fee

DEFINED: IT Fees are charges for hardware, software, networking, and support, based on a given Retail Business's needs. As stated in Item 6, under the Franchise Agreement, you will pay us a Technology Fee, which is approximately \$1,050 per month for a typical Franchised Business, although the actual amount will depend on the amount and type of equipment leased, software licensed, and services provided under the Technology Agreement and used in the Franchised Business.

Note 12: Royalty Expenses

DEFINED: Although Company-owned Businesses do not pay a royalty fee, the standard royalty fee of 6% was added to the expenses so as to be consistent with the royalty fee percentage paid by franchisees. This will allow the expenses data correlate to the royalty expense charged to franchisees as noted in Item 6 of our disclosure document.

Note 13: Total Expense

DEFINED: Total expense is the sum of the following items:

- Personnel
- Occupancy
- Marketing
- Delivery/Vehicle
- G&A
- IT Fee
- Royalty

Note 14: Earnings Contribution

DEFINED: Earnings Contribution is Gross Profit minus Total Expenses.

Note 15: Depreciation Expense

DEFINED: Depreciation is the total of all depreciation of lease. Franchisees may elect to amortize intangibles and depreciate lease inventory and fixed assets on a basis different than what we use.

Note 16: Other Non-Cash Expense

DEFINED: These are the non-cash expenses assessed prior to deriving earnings contribution that are added back to determine operating cash flow. Other non-cash expenses include:

- Other non-cash COGS
 - RBV-CHARGEOFFS
 - RBV-SKIPS, STOLENS
 - RBV - EBO & POS
 - RBV - SOLD UNITS
- Depreciation, Amortization, Gain/loss on FA disposals
 - DEPR-LEASEHOLD
 - DEPR-
 - EQUIP/FURN/FIXT
 - DEPR-SIGNS
 - DEPR-VEHICLES
 - DEPR- COMPUTERS/SOFTWARE
 - AMORTIZATION EXPENSE
 - (GAIN)/LOSS ON FIXED ASSET DISPOSALS

Note 17: RBV Skips and Stolen

DEFINED: RBV Skips and Stolen is the sum of remaining book value of items on a charged-off agreement. Agreement Charge-offs can occur from many reasons, but typically represent an unrecoverable account.

Franchisees are responsible for managing collections to minimize charge-offs.

Note 18: Operating Cash Flow

DEFINED: Operating Cash Flow is Earnings Contribution plus Depreciation, RBV Skips and Stolen, and Other Non-Cash expenses.

Note 19: Inventory Purchases

DEFINED: Net Inventory Purchases is the sum of all lease inventory purchased. These items are reflected in the month the invoice is paid, not when the merchandise is received.

Under the prior form of franchise agreement, franchisees were permitted (but not required) to participate in the BPP for inventory pricing benefits. As stated in Item 8, under the current form of franchise agreement, franchisees are required to participate in the BPP. Under the BPP, participating franchisees have the opportunity to procure electronically and receive inventory from approved Buddy's vendors and receive reconciliation, product concern, and purchasing support, reducing their back office expense. Participating franchisees are billed once monthly based on invoice pricing and receive 30-60 net terms based on our billing cycle.

Note 20 – Cap Ex

DEFINED: Capital expenditures are low for the 2023 Company-owned Businesses and are based on their level of maturity, leased versus owned methodology for both real estate and vehicle procurement, and ability to negotiate tenant improvement contribution from the landlord when negotiating new leases. Decisions regarding capital expense will be based on the franchisee's method of procuring its fixed assets such as buildings, vehicles, equipment or land to operate the business.

Note 21 – Free Cash Flow

DEFINED: Free Cash Flow is Operating Cash Flow minus Inventory Purchases and Capital Expenditures.

Some Retail Businesses have sold or earned these amounts. Your individual results may differ. There is no assurance that you'll sell or earn as much.

Written substantiation for the financial performance representations in this Item 19 will be made available to you upon reasonable request.

Tables 1-A, 1-B, 2-A, and 2-B do not reflect the costs of sales, operating expenses or other costs or expenses that must be deducted from the Gross Sales figures to obtain your net income or profit. You should conduct an independent investigation of the costs and expenses you will incur in operating your Retail Business. Franchisees or former franchisees, listed in this disclosure document, may be one source of this information.

Other than the preceding financial performance representation, Buddy's Franchising and Licensing LLC does not make any financial performance representations. We also do not authorize our employees or representatives to make any such representations either orally or in writing. If you are purchasing an existing outlet, however, we may provide you with the actual records of that outlet. If you receive any other financial performance information or projections of your future income, you should report it to the franchisor's management by contacting Michael Bennett, Chief Executive Officer of Buddy's Newco, 8529 Southpark Circle, Suite 150, Orlando, Florida 32819; the Federal Trade Commission; and/or the appropriate state regulatory agencies.

**ITEM 20
OUTLETS AND FRANCHISEE INFORMATION**

**TABLE 1
SYSTEMWIDE OUTLET SUMMARY
FOR YEARS 2021 TO 2023**

| Outlet Type | Year | Outlets at the Start of the Year | Outlets at the End of the Year | Net Change |
|--------------------|-------------|---|---------------------------------------|-------------------|
| Franchised | 2021 | 247 | 276 | +29 |
| | 2022 | 276 | 302 | +26 |
| | 2023 | 302 | 303 | +1 |
| Company-Owned | 2021 | 45 | 37 | -8 |
| | 2022 | 37 | 36 | -1 |
| | 2023 | 36 | 34 | -2 |
| Total Outlets | 2021 | 292 | 313 | +21 |
| | 2022 | 313 | 338 | +25 |
| | 2023 | 338 | 337 | -1 |

**TABLE 2
TRANSFERS OF OUTLETS FROM
FRANCHISEES TO NEW OWNERS
(OTHER THAN FRANCHISOR OR AFFILIATE
FOR YEARS 2021 TO 2023)**

| State | Year | Number of Transfers |
|--------------|-------------|----------------------------|
| Georgia | 2021 | 0 |
| | 2022 | 1 |
| | 2023 | 0 |
| Mississippi | 2021 | 0 |
| | 2022 | 1 |
| | 2023 | 0 |
| Texas | 2021 | 2 |
| | 2022 | 0 |
| | 2023 | 0 |
| Tennessee | 2021 | 0 |
| | 2022 | 2 |
| | 2023 | 0 |
| Totals | 2021 | 2 |
| | 2022 | 4 |
| | 2023 | 0 |

**TABLE 3
STATUS OF FRANCHISED OUTLETS
FOR YEARS 2021 TO 2023**

| State | Year | Outlets at Start of Year | Outlets Opened | Terminations | Non-Renewals | Reacquired by Franchisor | Ceased Operations – other Reasons | Outlets at End of Year |
|----------|------|--------------------------|----------------|--------------|--------------|--------------------------|-----------------------------------|------------------------|
| Alabama | 2021 | 11 | 0 | 0 | 0 | 0 | 0 | 11 |
| | 2022 | 11 | 3 | 0 | 0 | 0 | 0 | 14 |
| | 2023 | 14 | 1 | 0 | 0 | 0 | 0 | 15 |
| Arizona | 2021 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |
| | 2022 | 4 | 0 | 1 | 0 | 0 | 0 | 3 |
| | 2023 | 3 | 0 | 0 | 0 | 0 | 0 | 3 |
| Arkansas | 2021 | 15 | 0 | 0 | 0 | 0 | 0 | 15 |
| | 2022 | 15 | 0 | 0 | 0 | 0 | 0 | 15 |
| | 2023 | 15 | 0 | 0 | 0 | 0 | 0 | 15 |
| Florida | 2021 | 19 | 0 | 0 | 0 | 0 | 0 | 19 |
| | 2022 | 19 | 0 | 0 | 0 | 0 | 0 | 19 |
| | 2023 | 19 | 3 | 0 | 0 | 0 | 3 | 19 |
| Georgia | 2021 | 21 | 1 | 0 | 0 | 0 | 0 | 22 |
| | 2022 | 22 | 3 | 0 | 0 | 0 | 0 | 25 |
| | 2023 | 25 | 3 | 0 | 0 | 0 | 0 | 28 |
| Illinois | 2021 | 4 | 0 | 0 | 0 | 0 | 1 | 3 |
| | 2022 | 3 | 1 | 0 | 0 | 0 | 0 | 4 |
| | 2023 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |

| State | Year | Outlets at Start of Year | Outlets Opened | Terminations | Non-Renewals | Reacquired by Franchisor | Ceased Operations – other Reasons | Outlets at End of Year |
|-------------|------|--------------------------|----------------|--------------|--------------|--------------------------|-----------------------------------|------------------------|
| Indiana | 2021 | 0 | 1 | 0 | 0 | 0 | 0 | 1 |
| | 2022 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| | 2023 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| Iowa | 2021 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| | 2022 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| | 2023 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| Kansas | 2021 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| | 2022 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| | 2023 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| Kentucky | 2021 | 0 | 7 | 0 | 0 | 0 | 0 | 7 |
| | 2022 | 7 | 0 | 0 | 0 | 0 | 0 | 7 |
| | 2023 | 7 | 0 | 0 | 0 | 0 | 0 | 7 |
| Louisiana | 2021 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |
| | 2022 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |
| | 2023 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |
| Mississippi | 2021 | 9 | 0 | 0 | 0 | 0 | 0 | 9 |
| | 2022 | 9 | 0 | 0 | 0 | 0 | 1 | 8 |
| | 2023 | 8 | 0 | 0 | 0 | 0 | 0 | 8 |

| State | Year | Outlets at Start of Year | Outlets Opened | Terminations | Non-Renewals | Reacquired by Franchisor | Ceased Operations – other Reasons | Outlets at End of Year |
|----------------|------|--------------------------|----------------|--------------|--------------|--------------------------|-----------------------------------|------------------------|
| Missouri | 2021 | 2 | 8 | 0 | 0 | 0 | 0 | 10 |
| | 2022 | 10 | 3 | 0 | 0 | 0 | 0 | 13 |
| | 2023 | 13 | 0 | 0 | 0 | 0 | 0 | 13 |
| New Mexico | 2021 | 7 | 1 | 0 | 0 | 0 | 0 | 8 |
| | 2022 | 8 | 0 | 0 | 0 | 0 | 0 | 8 |
| | 2023 | 8 | 0 | 0 | 0 | 0 | 0 | 8 |
| North Carolina | 2021 | 10 | 1 | 0 | 0 | 0 | 0 | 11 |
| | 2022 | 11 | 3 | 0 | 0 | 0 | 0 | 14 |
| | 2023 | 14 | 3 | 0 | 0 | 0 | 0 | 17 |
| Oklahoma | 2021 | 11 | 6 | 0 | 0 | 0 | 0 | 17 |
| | 2022 | 17 | 0 | 0 | 0 | 0 | 0 | 17 |
| | 2023 | 17 | 0 | 0 | 0 | 0 | 0 | 17 |
| Pennsylvania | 2021 | 5 | 0 | 0 | 0 | 0 | 0 | 5 |
| | 2022 | 5 | 1 | 0 | 0 | 0 | 0 | 6 |
| | 2023 | 6 | 0 | 0 | 0 | 0 | 0 | 6 |
| South Carolina | 2021 | 11 | 0 | 0 | 0 | 0 | 0 | 11 |
| | 2022 | 11 | 1 | 0 | 0 | 0 | 0 | 12 |
| | 2023 | 12 | 0 | 0 | 0 | 0 | 0 | 12 |
| Tennessee | 2021 | 6 | 0 | 0 | 0 | 0 | 0 | 6 |
| | 2022 | 6 | 0 | 0 | 0 | 0 | 0 | 6 |
| | 2023 | 6 | 0 | 0 | 0 | 0 | 0 | 6 |

| State | Year | Outlets at Start of Year | Outlets Opened | Terminations | Non-Renewals | Reacquired by Franchisor | Ceased Operations – other Reasons | Outlets at End of Year |
|--------------|-------------|---------------------------------|-----------------------|---------------------|---------------------|---------------------------------|--|-------------------------------|
| Texas | 2021 | 80 | 4 | 0 | 0 | 0 | 0 | 84 |
| | 2022 | 84 | 4 | 0 | 0 | 0 | 0 | 88 |
| | 2023 | 88 | 0 | 6 | 0 | 0 | 0 | 82 |
| Virginia | 2021 | 9 | 1 | 0 | 0 | 0 | 0 | 10 |
| | 2022 | 10 | 9 | 0 | 0 | 0 | 0 | 19 |
| | 2023 | 19 | 1 | 0 | 0 | 0 | 0 | 20 |
| Washington | 2021 | 15 | 0 | 0 | 0 | 0 | 0 | 15 |
| | 2022 | 15 | 0 | 0 | 0 | 0 | 0 | 15 |
| | 2023 | 15 | 0 | 1 | 0 | 0 | 0 | 14 |
| Guam | 2021 | 2 | 0 | 0 | 0 | 0 | 0 | 2 |
| | 2022 | 2 | 0 | 0 | 0 | 0 | 0 | 2 |
| | 2023 | 2 | 0 | 0 | 0 | 0 | 0 | 2 |
| Totals | 2021 | 247 | 30 | 0 | 0 | 0 | 1 | 276 |
| | 2022 | 276 | 28 | 1 | 0 | 0 | 1 | 302 |
| | 2023 | 302 | 11 | 7 | 0 | 0 | 3 | 303 |

TABLE 4
STATUS OF COMPANY-OWNED OUTLETS
FOR YEARS 2021 TO 2023

| State | Year | Outlets at Start of Year | Outlets Opened | Outlets Reacquired from Franchisee/ Licensed Affiliates | Outlets Closed | Outlets Sold to Franchisee | Outlets at End of Year |
|----------|------|--------------------------|----------------|---|----------------|----------------------------|------------------------|
| Florida | 2021 | 34 | 0 | 0 | 0 | 0 | 34 |
| | 2022 | 34 | 0 | 0 | 1 | 0 | 33 |
| | 2023 | 33 | 0 | 0 | 1 | 1 | 31 |
| Indiana | 2021 | 1 | 0 | 0 | 0 | 1 | 0 |
| | 2022 | 0 | 0 | 0 | 0 | 0 | 0 |
| | 2023 | 0 | 0 | 0 | 0 | 0 | 0 |
| Kentucky | 2021 | 7 | 0 | 0 | 0 | 7 | 0 |
| | 2022 | 0 | 0 | 0 | 0 | 0 | 0 |
| | 2023 | 0 | 0 | 0 | 0 | 0 | 0 |
| Texas | 2021 | 3 | 0 | 0 | 0 | 0 | 3 |
| | 2022 | 3 | 0 | 0 | 0 | 0 | 3 |
| | 2023 | 3 | 0 | 0 | 0 | 0 | 3 |
| Totals | 2021 | 45 | 0 | 0 | 0 | 8 | 37 |
| | 2022 | 37 | 0 | 0 | 1 | 0 | 36 |
| | 2023 | 36 | 0 | 0 | 1 | 1 | 34 |

TABLE 5
PROJECTED OPENINGS
AS OF DECEMBER 30, 2023

| State | Franchise Agreements Signed But Outlet Not Opened | Projected New Franchised Outlets For the Next Fiscal Year | Projected New Company-Owned Outlets For the Next Fiscal Year |
|----------------|---|---|--|
| Alabama | 0 | 2 | 0 |
| Arkansas | 0 | 1 | 0 |
| Florida | 0 | 3 | 0 |
| Georgia | 0 | 5 | 0 |
| Illinois | 0 | 1 | 0 |
| Missouri | 0 | 1 | 0 |
| Nebraska | 0 | 1 | 0 |
| Nevada | 0 | 2 | 0 |
| North Carolina | 0 | 1 | 0 |
| Oklahoma | 0 | 1 | 0 |
| Virginia | 0 | 1 | 0 |
| Washington | 0 | 1 | 0 |

| State | Franchise Agreements Signed But Outlet Not Opened | Projected New Franchised Outlets For the Next Fiscal Year | Projected New Company-Owned Outlets For the Next Fiscal Year |
|---------------|---|---|--|
| West Virginia | 0 | 2 | 0 |
| Total | 0 | 22 | 0 |

Attached as Exhibit K is a list of our franchisees and licensees as of December 30, 2023. A list of franchisees who signed a Franchise Agreement as of December 30, 2023, but their Retail Businesses were not operational as of December 30, 2023, if any, is also included in Exhibit K.

The name, city and state, and the current business telephone number (or, if known, the last known home telephone number) of every franchisee who had a Buddy's Retail Business terminated, canceled, or not renewed by us in fiscal year 2023, who otherwise voluntarily or involuntarily ceased to do business under their Franchise Agreement in fiscal year 2023, or who did not communicate with us within 10 weeks of the issuance date of this Disclosure Document are attached to this Disclosure Document as Exhibit K. If you buy this franchise, your contact information may be disclosed to other buyers when you leave the System.

In a few instances during the last three fiscal years, current and former franchisees have signed provisions restricting their ability to speak openly about their experience with the Buddy's franchise system. You may wish to speak with current and former franchisees but be aware that not all of those franchisees will be able to communicate with you.

There are currently no trademark-specific franchisee organizations associated with the Buddy's System.

ITEM 21 FINANCIAL STATEMENTS

Attached as Exhibit B to this Disclosure Document are: (i) the audited consolidated financial statements of FRG, our indirect parent company, and subsidiaries, which include the consolidated balance sheets as of December 30, 2023 (successor) and December 31, 2022 (predecessor), and the related consolidated statements of operations, stockholders' equity, and cash flows for the period August 22, 2023 to December 30, 2023 (successor), the period January 1, 2023 to August 21, 2023 (predecessor), and for the fiscal years ended December 31, 2022 (predecessor) and December 25, 2021 (predecessor), and the related notes; and (ii) the unaudited consolidated financial statements of FRG and subsidiaries, which include the consolidated balance sheet as of September 28, 2024, and the related consolidated statements of operations and cash flows for the nine months ended September 28, 2024. FRG guarantees the performance of our obligations under the Franchise Agreement. A copy of the guaranty of FRG is also attached as Exhibit B.

ITEM 22 CONTRACTS

This Disclosure Document includes a sample of the following contracts that you will be required to sign in connection with being granted a franchise:

Exhibit C: Franchise Agreement

Exhibit D: Development Agreement

- Exhibit E: Technology Agreement
Rider 1 Software License Agreement
- Exhibit F Signage Lease Agreement
- Exhibit G Prospective Franchisee Confidentiality Agreement
- Exhibit H Franchisee Acknowledgement
- Exhibit J Sample Release

ITEM 23
RECEIPTS

Two copies of an acknowledgment of your receipt of this Disclosure Document are attached as the last two pages of this Disclosure Document. Please return the first copy of the Receipt to us and retain the other copy for your records. If you are missing these Receipts, please contact us at the following address or telephone number:

Buddy's Franchising and Licensing LLC
8529 Southpark Circle, Suite 150
Orlando, Florida 32819
(813) 623-5461

EXHIBIT A

List of State Administrators and Agents for Service of Process

STATE ADMINISTRATORS

We intend to register this Disclosure Document as a franchise in some or all of the following states, in accordance with the applicable state law. If and when we pursue franchise registration (or otherwise comply with the franchise investment laws) in these states, the following are the state administrators responsible for the review, registration, and oversight of franchises in that state:

| | |
|-------------------|--|
| <u>California</u> | Department of Financial Protection and Innovation 320 West 4th Street Suite 750 Los Angeles, CA 90013 (213) 576-7500 or (866) 275-2677 |
| <u>Florida</u> | Department of Agriculture and Consumer Services Division of Consumer Services Mayo Building 407 South Calhoun Street Tallahassee, FL 32399 (850) 410-3754 |
| <u>Hawaii</u> | Department of Commerce and Consumer Affairs Business Registration Division 335 Merchant Street, Room 203 Honolulu, HI 96813 (808) 586-2722 |
| <u>Illinois</u> | Office of the Attorney General Franchise Bureau 500 South Second Street Springfield, IL 62706 (217) 782-4465 |
| <u>Indiana</u> | Indiana Secretary of State Indiana Securities Division Franchise Section 302 W. Washington Street, Room E-111 Indianapolis, IN 46204 (317) 232-6681 |
| <u>Maryland</u> | Office of the Attorney General Maryland Division of Securities 200 St. Paul Place Baltimore, MD 21202-2020 (410) 576-6360 |
| <u>Michigan</u> | Michigan Department of the Attorney General Consumer Protection Division Antitrust and Franchise Unit 670 Law Building Lansing, MI 48913 (517) 335-7567 |

Minnesota Minnesota Department of Commerce
Securities – Franchise Registration
85 7th Place East, Suite 280
St. Paul, MN 55101
(651) 539-1500

Nebraska Department of Banking and Finance
Bureau of Securities
1526 K Street, Suite 300
Lincoln, NE 68508
(402) 471-3445

New York NYS Department of Law
Investor Protection Bureau
Franchise Section
28 Liberty Street, 21st Floor
New York, NY 10005-1495
(212) 416-8236 Phone
(212) 416-6042 Fax

North Dakota North Dakota Securities Department
600 East Boulevard
State Capitol Fourteenth Floor Dept. 414
Bismarck, ND 58505
(701) 328-4712

Oregon Department of Consumer and Business Services
Division of Finance
Labor and Industries Building
Salem, OR 97310
(503) 378-4387

Rhode Island Department of Business Regulation
Division of Securities
1511 Pontiac Avenue
John O. Pastore Complex – Building 69-1
Cranston, Rhode Island 02920
(401) 462-9527

South Dakota South Dakota Department of Labor and Regulation
Division of Insurance
Securities Regulation
124 S. Euclid Avenue, Suite 104
Pierre, SD 57501
(605) 773-3563

Texas

Secretary of State
Statutory Document Section
P.O. Box 13563
Austin, TX 78711
(512) 475-1769

Virginia

State Corporation Commission
Division of Securities and Retail Franchising
1300 E. Main Street, 9th Floor
Richmond, VA 23219
(804) 371-9051

Washington

Securities Administrator
Department of Financial Institutions
Securities Division
P.O. Box 41200
Olympia, WA 98504-1200
(360) 902-8760

Wisconsin

Wisconsin Securities Commission
Securities and Franchise Registration
345 West Washington Street
Madison, WI 53703
(608) 266-3431

AGENTS AUTHORIZED TO RECEIVE SERVICE OF PROCESS

We intend to register this Disclosure Document as a franchise in some or all of the following states, in accordance with the applicable state law. If and when we pursue franchise registration (or otherwise comply with the franchise investment laws) in these states, we will designate the following state offices or officials as our agent for service of process in those states:

California California Commissioner of Financial Protection and Innovation
Department of Financial Protection and Innovation
320 West 4th Street, Suite 750
Los Angeles, California 90013

Hawaii Hawaii Commissioner of Securities
Department of Commerce and Consumer Affairs
Business Registration Division
335 Merchant Street, Room 203
Honolulu, HI 96813

Illinois Illinois Attorney General
500 South Second Street
Springfield, Illinois 62706

Indiana Indiana Secretary of State
302 W. Washington Street, Room E-111
Indianapolis, IN 46204

Maryland Maryland Securities Commissioner
200 St. Paul Place
Baltimore, Maryland 21202-2020

Michigan Michigan Department of Commerce
Corporations and Securities Bureau
6546 Mercantile Way
Lansing, Michigan 48910

Minnesota Minnesota Commissioner of Commerce
Minnesota Department of Commerce
85 7th Place East, Suite 280
St. Paul, Minnesota 55101

New York Attention: New York Secretary of State
New York Department of State
One Commerce Plaza,
99 Washington Avenue, 6th Floor
Albany, NY 12231-0001
(518) 473-2492

North Dakota North Dakota Securities Commissioner
600 East Boulevard
5th Floor – State Capitol, Dept. 414
Bismarck, ND 58505

Oregon Director
Department of Insurance and Finance
700 Summer Street, N.E.
Suite 120
Salem, Oregon 97310

Rhode Island Director of Department of Business Regulation
1511 Pontiac Avenue
John O. Pastore Complex – Building 69-1
Cranston, Rhode Island 02920

South Dakota Director of the Division of Insurance
Department of Labor and Regulation
124 S. Euclid Avenue, Suite 104
Pierre, SD 57501

Virginia Clerk of the State Corporation Commission
1300 East Main Street
Richmond, Virginia 23219

Washington Securities Administrator
Washington State Department of Financial Institutions
150 Israel Road
Tumwater, Washington 98501

Wisconsin Wisconsin Commissioner of Securities
345 West Washington Street, Fourth Floor
Madison, Wisconsin 53703

EXHIBIT B

Financial Statements and Parent Guaranty

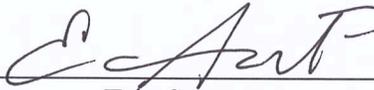
GUARANTEE OF PERFORMANCE

For value received, Franchise Group, Inc., a Delaware corporation (the "Guarantor"), located at 109 Innovation Court, Suite J, Delaware, Ohio 43015, absolutely and unconditionally guarantees to assume the duties and obligations of Buddy's Franchising and Licensing, LLC, located at 8529 Southpark Circle, Suite 150, Orlando, Florida 32819 (the "Franchisor"), under its franchise registration in each state where the franchise is registered, and under its Franchise Agreement identified in its 2024 Franchise Disclosure Document, as it may be amended, and as that Franchise Agreement may be entered into with franchisees and amended, modified or extended from time to time. This Guarantee continues until all such obligations of the Franchisor under its franchise registrations and the Franchise Agreement are satisfied or until the liability of Franchisor to its franchisees under the Franchise Agreement has been completely discharged, whichever first occurs. The Guarantor is not discharged from liability if a claim by a franchisee against the Franchisor remains outstanding. Notice of acceptance is waived. The Guarantor does not waive receipt of notice of default on the part of the Franchisor. This guarantee is binding on the Guarantor and its successors and assigns.

The Guarantor signs this guarantee at Delaware, Ohio on this 12 day of April 2024.

Guarantor:

FRANCHISE GROUP, INC.

By: 
Name: Eric Seeton
Title: Chief Financial Officer

Franchise Group, Inc.

**Consolidated Financial Statements as of
December 30, 2023 (Successor) and December 31, 2022 (Predecessor)
and for the period from August 22, 2023 through December 30, 2023 (Successor),
the period from January 1, 2023 through August 21, 2023 (Predecessor),
the fiscal year ended December 31, 2022 (Predecessor),
and the fiscal year ended December 25, 2021 (Predecessor)**

Franchise Group, Inc. and Subsidiaries

Consolidated Financial Statements as of December 30, 2023 (Successor) and December 31, 2022 (Predecessor) and for the period from August 22, 2023 through December 30, 2023 (Successor), the period from January 1, 2023 through August 21, 2023 (Predecessor), the fiscal year ended December 31, 2022 (Predecessor) and the fiscal year ended December 25, 2021 (Predecessor)

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INDEPENDENT AUDITOR'S REPORT

Franchise Group, Inc.
Delaware, Ohio

Opinion

We have audited the consolidated financial statements of Franchise Group, Inc. and subsidiaries (the "Company"), which comprise the consolidated balance sheets as of December 30, 2023 (successor) and December 31, 2022 (predecessor), and the related consolidated statements of operations, stockholders' equity, and cash flows for the period from August 22, 2023 to December 30, 2023 (successor), the period January 1, 2023 to August 21, 2023 (predecessor), and for the fiscal years ended December 31, 2022 (predecessor) and December 25, 2021 (predecessor), and the related notes to the consolidated financial statements (collectively referred to as the "financial statements").

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Company as of December 30, 2023 (successor) and as of December 31, 2022 (predecessor), and the results of its operations and its cash flows for the period from August 22, 2023 to December 30, 2023 (successor), the period from January 1, 2023 to August 21, 2023 (predecessor), and for the fiscal years ended December 31, 2022 (predecessor) and December 25, 2021 (predecessor), in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinion

We conducted our audits in accordance with auditing standards generally accepted in the United States of America (GAAS). Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the Company and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audits. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Emphasis of Matter

Franchise Group, Inc. Merger

As discussed in Note 2 to the financial statements, Franchise Group, Inc. entered into a merger agreement with Freedom VCM Holdings, LLC on May 10, 2023. The merger was completed on August 21, 2023. As a result of the merger, the financial statements include a predecessor period prior to the merger, January 1, 2023 to August 21, 2023, and a successor period subsequent to merger, August 22, 2023 to December 30, 2023. Our opinion is not modified with respect to this matter.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the Company's

ability to continue as a going concern for one year after the date that the financial statements are issued.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the Company's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Deloitte & Touche LLP

Richmond, Virginia
March 29, 2024

Franchise Group, Inc. and Subsidiaries

Consolidated Statements of Operations

| (In thousands) | <u>Successor</u> August 22, 2023 - December 30, 2023 | <u>Predecessor</u> January 1, 2023 - August 21, 2023 | <u>Predecessor</u> Year Ended December 31, 2022 | <u>Predecessor</u> Year Ended December 25, 2021 |
|--|--|--|--|--|
| Revenues: | | | | |
| Product | \$ 1,081,346 | \$ 2,069,016 | \$ 3,204,122 | \$ 2,945,118 |
| Service and other | 87,298 | 167,010 | 245,074 | 174,399 |
| Rental | 9,307 | 18,145 | 29,580 | 33,630 |
| Total revenues | <u>1,177,951</u> | <u>2,254,171</u> | <u>3,478,776</u> | <u>3,153,147</u> |
| Operating expenses: | | | | |
| Cost of revenue: | | | | |
| Product | 748,378 | 1,422,325 | 2,132,882 | 1,854,298 |
| Service and other | 10,316 | 22,875 | 36,340 | 16,506 |
| Rental | 3,424 | 6,524 | 11,070 | 11,552 |
| Total cost of revenue | <u>762,118</u> | <u>1,451,724</u> | <u>2,180,292</u> | <u>1,882,356</u> |
| Selling, general, and administrative expenses | 415,737 | 784,553 | 1,136,380 | 1,067,114 |
| Goodwill impairment | — | 75,000 | 70,000 | — |
| Total operating expenses | <u>1,177,855</u> | <u>2,311,277</u> | <u>3,386,672</u> | <u>2,949,470</u> |
| Income (loss) from continuing operations | 96 | (57,106) | 92,104 | 203,677 |
| Other expense: | | | | |
| Gain (loss) on equity investment | 39,021 | (11,587) | (23,662) | (31,773) |
| Other, net | (5) | (1) | 1,732 | (35,079) |
| Interest expense, net | <u>(57,581)</u> | <u>(108,635)</u> | <u>(100,594)</u> | <u>(116,891)</u> |
| Income (loss) from operations before income taxes | (18,469) | (177,329) | (30,420) | 19,934 |
| Income tax expense (benefit) | <u>1,547</u> | <u>18,880</u> | <u>(409)</u> | <u>(17,344)</u> |
| Net income (loss) from continuing operations | (20,016) | (196,209) | (30,011) | 37,278 |
| Net income (loss) from discontinued operations, net of tax | <u>(118,601)</u> | <u>(107,074)</u> | <u>(38,562)</u> | <u>326,510</u> |
| Net income (loss) | <u>\$ (138,617)</u> | <u>\$ (303,283)</u> | <u>\$ (68,573)</u> | <u>\$ 363,788</u> |

See accompanying notes to consolidated financial statements.

FRANCHISE GROUP, INC. AND SUBSIDIARIES

Consolidated Statements of Comprehensive Income (Loss)

| (In thousands) | Successor | | Predecessor | |
|---|---|--------------------------------------|------------------------------------|------------------------------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | Year Ended December 25, 2021 |
| Net income (loss) | \$ (138,617) | \$ (303,283) | \$ (68,573) | \$ 363,788 |
| Other comprehensive income (loss) | | | | |
| Foreign currency translation adjustment | — | — | — | 381 |
| Unrealized (loss) gain on interest rate swap agreement, net of taxes of \$0 | — | — | — | 45 |
| Reclassification of unrealized loss on interest rate swap agreement and foreign currency translation adjustments realized upon disposal of business | — | — | — | 973 |
| Other comprehensive income (loss) | — | — | — | 1,399 |
| Comprehensive income (loss) | (138,617) | (303,283) | (68,573) | 365,187 |
| Less: comprehensive (income) loss attributable to non- controlling interest | — | — | — | — |
| Comprehensive income (loss) | \$ (138,617) | \$ (303,283) | \$ (68,573) | \$ 365,187 |

See accompanying notes to consolidated financial statements.

Franchise Group, Inc. and Subsidiaries

Consolidated Balance Sheets

| (In thousands, except share count) | <u>Successor</u> | <u>Predecessor</u> |
|--|--------------------------|--------------------------|
| Assets | <u>December 30, 2023</u> | <u>December 31, 2022</u> |
| Current assets: | | |
| Cash and cash equivalents | \$ 58,079 | \$ 61,957 |
| Current receivables, net | 108,343 | 106,640 |
| Current securitized receivables, net | 37,495 | — |
| Inventories, net | 503,044 | 600,093 |
| Current assets held for sale | 10,622 | 525,186 |
| Other current assets | 33,063 | 22,624 |
| Total current assets | 750,646 | 1,316,500 |
| Property, plant, and equipment, net | 234,938 | 182,136 |
| Non-current receivables, net | 8,014 | 9,472 |
| Goodwill | 835,496 | 717,996 |
| Intangible assets, net | 346,844 | 99,890 |
| Tradenames | 796,600 | 197,716 |
| Operating lease right-of-use assets | 685,645 | 664,028 |
| Non-current assets held for sale | 98,222 | 374,409 |
| Investment in equity securities | 108,963 | 11,587 |
| Non-current deferred tax assets | — | 38,528 |
| Other non-current assets | 16,784 | 18,151 |
| Total assets | <u>\$ 3,882,152</u> | <u>\$ 3,630,413</u> |
| Liabilities and Stockholders' Equity | | |
| Current liabilities: | | |
| Current installments of long-term obligations, net | \$ 10,537 | \$ 2,432 |
| Current installments of debt secured by accounts receivable, net | 28,000 | — |
| Current operating lease liabilities | 151,155 | 161,251 |
| Accounts payable and accrued expenses | 312,133 | 313,187 |
| Current liabilities held for sale | 7,674 | 436,257 |
| Other current liabilities | 22,356 | 30,765 |
| Total current liabilities | 531,855 | 943,892 |
| Long-term obligations, excluding current installments | 1,523,040 | 1,372,168 |
| Non-current operating lease liabilities | 505,583 | 515,510 |
| Non-current liabilities held for sale | 3,806 | 321,791 |
| Non-current deferred tax liabilities | 119,617 | — |
| Other non-current liabilities | 52,766 | 55,672 |
| Total liabilities | <u>\$ 2,736,667</u> | <u>\$ 3,209,033</u> |
| Stockholders' equity: | | |
| Common stock, \$0.01 par value per share, 35,186,943 and 34,925,773 shares issued and outstanding at December 30, 2023 and December 31, 2022, respectively | 352 | 349 |
| Preferred stock, \$0.01 par value per share, 20,000,000 and 20,000,000 authorized, 0 and 4,541,125 shares issued and outstanding at December 31, 2023 and 2022, respectively | — | 45 |
| Additional paid-in capital | 1,283,750 | 311,069 |
| Retained earnings (deficit) | (138,617) | 109,917 |
| Total equity | 1,145,485 | 421,380 |
| Total liabilities and equity | <u>\$ 3,882,152</u> | <u>\$ 3,630,413</u> |

See accompanying notes to consolidated financial statements.

Franchise Group, Inc. and Subsidiaries
Consolidated Statements of Stockholders' Equity

| (In Thousands) | Common stock shares | Common stock | Preferred stock shares | Preferred stock | Additional paid-in-capital | Accumulated other comprehensiv e loss | Retained earnings | Total Franchise Group equity |
|--|------------------------|-----------------|---------------------------|--------------------|-------------------------------|--|----------------------|------------------------------------|
| Predecessor | | | | | | | | |
| Balance at December 26, 2020 | 40,092 | \$ 401 | 1,250 | \$ 13 | \$ 382,383 | \$ (1,399) | \$ 3,769 | \$ 385,167 |
| Net income | — | — | — | — | — | — | 363,788 | 363,788 |
| Total other comprehensive income | — | — | — | — | — | 1,399 | — | 1,399 |
| Exercise of stock options | 60 | 1 | — | — | 663 | — | — | 664 |
| Stock-based compensation, net | 145 | 1 | — | — | 12,840 | — | — | 12,841 |
| Issuance of Series A Preferred Stock | — | — | 3,291 | 32 | 79,510 | — | — | 79,542 |
| Common dividend declared (\$1.750 per share) | — | — | — | — | — | — | (72,055) | (72,055) |
| Preferred dividend declared (\$1.875 per share) | — | — | — | — | — | — | (8,515) | (8,515) |
| Balance at December 25, 2021 | 40,297 | \$ 403 | 4,541 | \$ 45 | \$ 475,396 | \$ — | \$ 286,987 | \$ 762,831 |
| Net loss | — | — | — | — | — | — | (68,573) | (68,573) |
| Exercise of stock options | 41 | 1 | — | — | (311) | — | — | (310) |
| Stock-based compensation expense, net | 509 | 5 | — | — | 8,379 | — | — | 8,384 |
| Common dividend declared (\$2.50 per share) | — | — | — | — | — | — | (99,983) | (99,983) |
| Preferred dividend declared (\$1.88 per share) | — | — | — | — | — | — | (8,514) | (8,514) |
| Repurchase of common stock | (5,921) | (60) | — | — | (172,395) | — | — | (172,455) |
| Balance at December 31, 2022 | 34,926 | \$ 349 | 4,541 | \$ 45 | \$ 311,069 | \$ — | \$ 109,917 | \$ 421,380 |
| Cumulative effect of adopted accounting standards, net | — | — | — | — | — | — | (9,978) | (9,978) |
| Net loss | — | — | — | — | — | — | (303,283) | (303,283) |
| Exercise of stock options | 44 | 1 | — | — | 490 | — | — | 491 |
| Vested restricted stock including tax impact | 216 | 2 | — | — | (3,848) | — | — | (3,846) |
| Stock-based compensation expense, net | 1 | — | — | — | 26,705 | — | — | 26,705 |
| Common dividend declared (\$0.625 per share) | — | — | — | — | — | — | (23,077) | (23,077) |
| Preferred dividend declared (\$0.469 per share) | — | — | — | — | — | — | (5,085) | (5,085) |
| Balance at August 21, 2023 | 35,187 | \$ 352 | 4,541 | \$ 45 | \$ 334,416 | \$ — | \$ (231,506) | \$ 103,307 |
| Successor | | | | | | | | |
| Pushdown of Freedom Merger (Note 2) | — | — | — | — | 938,102 | — | 231,506 | 1,169,608 |
| Net loss | — | — | — | — | — | — | (138,617) | (138,617) |
| Capital contributions from Successor Parent | — | — | — | — | 29,857 | — | — | 29,857 |
| Dividend to Successor Parent | — | — | — | — | (18,670) | — | — | (18,670) |
| Balance at December 30, 2023 | 35,187 | \$ 352 | — | \$ — | \$ 1,283,705 | \$ — | \$ (138,617) | \$ 1,145,485 |

See accompanying notes to consolidated financial statements.

Franchise Group, Inc. and Subsidiaries

Consolidated Statements of Cash Flows

| (In thousands) | Successor | Predecessor | | |
|--|--|--|----------------------|-------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended | |
| | | December 31, 2022 | December 25, 2021 | |
| Operating Activities | | | | |
| Net income (loss) | \$ (138,617) | \$ (303,283) | \$ (68,573) | \$ 363,788 |
| Adjustments to reconcile net income (loss) to net cash provided by (used in) operating activities: | | | | |
| Provision for credit losses for accounts receivable | 32,535 | 61,441 | 136,978 | 8,878 |
| Depreciation, amortization, and impairment charges | 39,066 | 57,782 | 85,363 | 72,765 |
| Goodwill impairment | — | 75,000 | 70,000 | — |
| Amortization of deferred financing costs | — | 7,544 | 17,327 | 48,552 |
| Securitized financing costs | 26,590 | 57,184 | 103,207 | 4,413 |
| Stock-based compensation expense | — | 26,658 | 15,082 | 13,696 |
| Change in fair value of investment | (39,021) | 11,587 | 23,662 | 31,773 |
| Loss / (gain) on sale-leaseback, bargain purchases, and sales of Company-owned stores, net | 123,479 | (42) | (66,078) | (325,839) |
| Prepayment penalty for early debt extinguishment | — | — | — | 36,726 |
| Deferred income taxes | (38,916) | 49,558 | (74,208) | 709 |
| Other non-cash items | (304) | (410) | 577 | 1,749 |
| Change in | | | | |
| Accounts, securitized, notes, and interest receivable | (45,855) | (4,052) | (109,173) | (18,543) |
| Income taxes receivable | 1,206 | (9,731) | 4,117 | (20,191) |
| Interest payable on secured borrowing | 5,240 | (60,694) | (70,667) | 3,089 |
| Other assets | (3,650) | (5,916) | (3,804) | 12,939 |
| Accounts payable, accrued expenses and other liabilities | 22,462 | 36,688 | (36,572) | (7,142) |
| Inventory | 14,286 | 13,669 | (64,663) | (121,393) |
| Net cash provided by (used in) operating activities | (1,499) | 12,983 | (37,425) | 105,969 |
| Investing Activities | | | | |
| Purchases of property, plant, and equipment | (19,234) | (35,480) | (53,984) | (48,045) |
| Proceeds from sale of property, plant, and equipment | 2,401 | 3,466 | 273,605 | 12,872 |
| Acquisition of business, net of cash and restricted cash acquired | (1,467) | (3,693) | (3,843) | (1,063,811) |
| Divestiture of business, net of cash and restricted cash sold | (7,767) | — | — | 179,471 |
| Issuance of operating loans to franchisees and dealers | — | — | — | (17,749) |
| Payments received on operating loans to franchisees and dealers | — | — | — | 23,103 |
| Net cash provided by (used in) investing activities | (26,067) | (35,707) | 215,778 | (914,159) |
| Financing Activities | | | | |
| Dividend to Parent | (118,885) | — | — | — |
| Contribution from Parent | 5,854 | — | — | — |
| Dividends paid | (2,775) | (51,972) | (111,728) | (67,234) |
| Issuance of long-term debt and other obligations | 96,600 | 696,000 | 439,000 | 1,901,724 |
| Repayment of long-term debt and other obligations | (127,256) | (394,298) | (544,079) | (1,261,455) |
| Proceeds from secured debt obligations | 141,514 | 133,398 | 382,133 | 400,000 |
| Repayment of secured debt obligations | (109,752) | (215,314) | (374,706) | — |
| Issuance of preferred stock | — | — | — | 79,542 |
| Payments for repurchase of common stock | — | — | (172,455) | — |
| Payment for debt issue costs and prepayment penalty on extinguishment | — | (17,393) | (1,339) | (102,652) |
| Cash paid for taxes on exercises/vesting of stock-based compensation, net | — | (3,308) | (7,010) | (191) |
| Net cash provided by (used in) financing activities | (114,700) | 147,113 | (390,184) | 949,734 |
| Effect of exchange rate changes on cash, net | — | — | — | 36 |
| Net increase (decrease) in cash equivalents and restricted cash | (142,266) | 124,389 | (211,831) | 141,580 |
| Cash, cash equivalents and restricted cash at beginning of period | 205,640 | 81,251 | 293,082 | 151,502 |
| Cash, cash equivalents and restricted cash at end of period | \$ 63,374 | \$ 205,640 | \$ 81,251 | \$ 293,082 |

Franchise Group, Inc. and Subsidiaries
Consolidated Statements of Cash Flows (continued)

| (In thousands) | Successor | | Predecessor | |
|--|----------------------|----------------------|----------------------|----------------------|
| | August 22, 2023 - | January 1, 2023 - | Year Ended | |
| | December 30, 2023 | August 21, 2023 | December 31, 2022 | December 25, 2021 |
| Supplemental Cash Flow Disclosure | | | | |
| Cash paid for taxes, net of refunds | \$ 1,954 | \$ 4,084 | \$ 65,796 | \$ 42,154 |
| Cash paid for interest | 50,191 | 97,054 | 81,158 | 91,623 |
| Cash paid for interest on secured debt | 19,812 | 53,665 | 91,994 | — |
| Accrued capital expenditures | 3,340 | 3,759 | 3,401 | 3,445 |
| Capital expenditures funded by finance lease liabilities | 1,878 | 28,066 | 7,333 | 756 |
| Tax receivable agreement included in other long-term liabilities | — | — | — | 504 |
| Non-cash proceeds from divestiture of businesses | 45,897 | — | — | 74,073 |
| Impact of pushdown accounting from merger and acquisition | 1,169,608 | — | — | — |

See accompanying notes to consolidated financial statements.

The following table provides a reconciliation of cash, cash equivalents, and restricted cash reported within the Statements of Cash Flows.

| (In thousands) | Successor | | Predecessor | |
|---|-------------------|-------------------|-------------------|-------------------|
| | August 22, 2023 - | January 1, 2023 - | Year Ended | |
| | December 30, 2023 | August 21, 2023 | December 31, 2022 | December 25, 2021 |
| Cash and cash equivalents | \$ 58,079 | \$ 99,818 | \$ 61,957 | \$ 292,714 |
| Cash and cash equivalents, held for sale | 4,927 | 105,454 | 18,827 | — |
| Restricted cash included in other non-current assets | 368 | 368 | 467 | 368 |
| Total cash, cash equivalents and restricted cash shown in the Consolidated Statements of Cash Flows | \$ 63,374 | \$ 205,640 | \$ 81,251 | \$ 293,082 |

Amounts included in other non-current assets represent those required to be set aside by a contractual agreement with an insurer for the payment of specific workers' compensation claims.

Franchise Group, Inc. and Subsidiaries

Notes to Consolidated Financial Statements

(1) Organization and Significant Accounting Policies

Description of Business. Franchise Group, Inc. ("FRG", or the "Company") is an owner and operator of franchised and franchisable businesses that continually looks to grow its portfolio of brands while utilizing its operating and capital allocation philosophies to generate strong cash flows. The Company has a diversified and growing portfolio of highly recognized brands. The Company is a wholly owned subsidiary of Freedom VCM, Inc. and of the ultimate parent Freedom VCM Holdings, LLC (the "Parent").

Unless otherwise stated, references to the "Company," "we," "us," and "our" refer to Franchise Group, Inc. and its direct and indirect subsidiaries on a consolidated basis. The consolidated financial statements have been prepared in accordance with accounting principles generally accepted in the United States of America ("GAAP").

Franchise Group, Inc. Merger. On August 21, 2023, Franchise Group, Inc. completed certain transactions, including being acquired by Freedom VCM Holdings, LLC (the "Freedom Merger"), pursuant to an Agreement and Plan of Merger, dated as of May 10, 2023. The Freedom Merger met the definition of a business combination in accordance with Accounting Standards Codification ("ASC") 805, "Business Combinations". As a result, the assets and liabilities of the Company were remeasured at fair value on August 21, 2023. The Company elected the accounting policy option as allowed under ASC 805 to apply pushdown accounting in their separate financial statements after the Freedom Merger.

Divestitures and Discontinued Operations. On December 18, 2023, the Company completed the sale of its Badcock business to Conn's, Inc., as described in "Note 3 - Assets Held for Sale and Discontinued Operations".

Business Held for Sale. As of December 30, 2023, the Company's Sylvan business was held for sale. The Company completed the sale in February 2024; refer to "Note 14 - Subsequent Events" for additional information.

Segment Information. As of December 30, 2023, the Company operated in five operating segments: Vitamin Shoppe, Pet Supplies Plus, American Freight, Buddy's and Sylvan.

The Vitamin Shoppe segment is an omnichannel specialty retailer and wellness lifestyle company with the mission of providing customers with the most trusted products, guidance and services to help them become their best selves, however they define it. Vitamin Shoppe offers one of the largest varieties of products among vitamin, mineral and supplement retailers. The broad product offering enables Vitamin Shoppe to provide customers with a deep selection of products that may not be readily available at other specialty retailers or mass merchants, such as discount stores, supermarkets, drug stores and wholesale clubs. Vitamin Shoppe continues to focus on improving the customer experience through the roll-out of initiatives including increasing customer engagement and personalization, enhancing the omnichannel experience (including in stores, online and on mobile devices), growing private brands and improving the effectiveness of pricing and promotions.

The Pet Supplies Plus segment is a leading omnichannel retail chain and franchisor of pet supplies and services. Pet Supplies Plus has a diversified revenue model comprised of Company-owned store revenue, franchise royalties and revenue generated by the wholesale distribution of products to its franchisees. Pet Supplies Plus offers a curated selection of premium brands, proprietary private labels and specialty products with retail price parity with online players. Additionally, Pet Supplies Plus offers grooming, pet wash and other services in most of its locations. On February 22, 2022, Pet Supplies Plus completed its acquisition of Wag N' Wash, an emerging grooming, pet-wash and natural pet food franchise. Wag N' Wash is primarily focused on dogs and has a store footprint that is substantially smaller than a Pet Supplies Plus location.

The American Freight segment is a retail chain offering in-store and online access to furniture, mattresses, new and out-of-box home appliances and home accessories at discount prices. American Freight buys direct from manufacturers and sells direct in warehouse-style stores. By cutting out the middleman and keeping its overhead costs low, American Freight can offer

quality products at low prices. The American Freight segment provides customers with multiple payment options, including third-party financing which provides access to high-quality products and brand name appliances that may otherwise remain aspirational to some of its customers. American Freight also serves as a liquidation channel for major appliance vendors. American Freight operates specialty distribution centers that test every out-of-box appliance before it is offered for sale to customers. Customers typically are covered by the original manufacturer's warranty and are offered the opportunity to purchase a full suite of extended-service plans and services.

The Buddy's segment is a specialty retailer of high quality, name brand consumer electronic, residential furniture, appliances and household accessories through rent-to-own agreements. The rental transaction allows customers the opportunity to benefit from the use of high-quality products under flexible rental purchase agreements without long-term obligations.

The Sylvan segment is an established and growing franchisor of supplemental education for Pre-K-12 students and families. Sylvan addresses the full range of student needs with a broad variety of academic curriculums delivered in an omnichannel format. The Sylvan platform provides franchisees with the ability to provide a range of supplemental educational services, including on premises, virtually, at a satellite location and in the home. As described above, the Company completed the sale of Sylvan in February 2024; refer to "Note 14 - Subsequent Events" for additional information.

Principles of Consolidation. The audited consolidated financial statements have been prepared in accordance with accounting principles generally accepted in the United States ("GAAP"). The Company consolidates any entities in which it has a controlling interest, the usual condition of which is ownership of a majority voting interest.

The Company does not possess any ownership interests in franchisee entities; however, the Company may provide financial support to franchisee entities. Because the Company's franchise arrangements provide franchisee entities the power to direct the activities that most significantly impact their economic performance, the Company does not consider itself the primary beneficiary of any such entity that meets the definition of a variable interest entity ("VIE"). The primary beneficiary is the entity that possesses the power to direct the activities of the VIE that most significantly impact its economic performance and has the obligation to absorb losses or the right to receive benefits from the VIE that are significant to it. Based on the results of management's analysis of potential VIEs, the Company has not consolidated any franchisee entities. The Company's maximum exposure to loss resulting from involvement with potential VIEs is attributable to accounts and notes receivables and future lease payments due from franchisees. When the Company does not have a controlling interest in an entity but has the ability to exert significant influence over the entity, the Company applies the equity method of accounting. All intercompany balances and transactions have been eliminated in consolidation.

Fiscal Year End. For the year ended December 25, 2021, our fiscal year ended on the Saturday in December closest to December 31st. On February 22, 2022, our Board of Directors approved a change in our fiscal year-end. As per the approved change, fiscal year 2022 ended on December 31, 2022 and included 53 weeks, with the 53rd week falling in the fourth fiscal quarter. Fiscal year 2023 ended on December 30, 2023.

Use of Estimates. The preparation of financial statements in conformity with GAAP requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosures of contingent assets and liabilities at the date of the consolidated financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

Basis of Presentation. Revenues have been classified into product, service and other and rental revenues as further discussed in "Note 8 - Revenue." Costs of sales for product includes the cost of merchandise, transportation and warehousing costs. Service and other costs of sales include the direct costs of warranties. Rental cost of sales represents the amortization of inventory costs over the leased term. Other operating expenses, including employee costs, depreciation and amortization, and advertising expenses have been classified in selling, general and administrative expenses. For the Successor period of August 22, 2023 through December 30, 2023, the Predecessor period of January 1, 2023 through August 21, 2023, and the years ended December 31, 2022 and December 25, 2021, total advertising expense was \$26.4 million, \$49.6 million, \$75.9 million, and \$72.1 million, respectively. The Company also includes occupancy costs in selling, general and administrative expenses.

Cash and Cash Equivalents. The Company considers all highly liquid instruments with maturities of three months or less at the time of purchase, as well as credit card receivables for sales to customers in its Company-owned stores that generally

settle within two to five business days, to be cash equivalents. The Company maintains cash and cash equivalent balances with financial institutions that exceed federally-insured limits. The Company has not experienced any losses related to these balances, and the Company believes credit risk to be minimal.

Securitization of Receivables. Sales of beneficial interests in customer revolving lines of credit are recorded as cash and an equivalent amount is recorded as “Debt secured by accounts receivable, net” on the Company’s Consolidated Balance Sheets. The accounts receivable, which have been securitized, are recorded as “Securitized receivable, net” on the Consolidated Balance Sheets. The net securitized accounts receivable on the balance sheet include the current and non-current portions, net of allowance for bad debt.

Fair value option (FVO) - Successor Period Election. ASC 825-10, *Financial Instruments*, provides FVO election that allows companies an irrevocable election to use fair value as the initial and subsequent accounting measurement attribute for certain financial assets and liabilities. ASC 825-10 permits entities to elect to measure eligible financial assets and liabilities at fair value on an ongoing basis. Unrealized gains and losses on items for which the FVO has been elected are reported in earnings. The decision to elect the FVO is determined on an instrument-by-instrument basis, must be applied to an entire instrument and is irrevocable once elected. Assets and liabilities measured at fair value pursuant to ASC 825-10 are required to be reported separately from those instruments measured using another accounting method. In accordance with the options presented in ASC 825-10, the Company elected to present its current debt secured by accounts receivable beginning on August 21, 2023 when the Company’s assets and liabilities were remeasured as part of the Freedom Merger. The Freedom Merger was a remeasurement event which created an election date for the FVO as discussed in paragraph 825-10-25-4(e). Management believes the reporting of these liabilities at fair value closely approximates the true economics of the agreement. The Company will record the gains or losses from the changes in fair value of the liabilities within "Interest expense, net" in the Statements of Operations.

Inventories. Inventory for the Vitamin Shoppe segment is recorded at the lower of cost or market value using the weighted-average cost method. Inventory includes costs directly incurred in bringing the product to its existing condition and location. In addition, the cost of inventory is reduced by purchase discounts and other allowances received from vendors. A markdown reserve is estimated based on a variety of factors, including, but not limited to, the amount of inventory on hand and its remaining shelf life, current and expected market conditions and product expiration dates. In addition, the Company has established a reserve for estimated inventory shrinkage based on the actual, historical shrinkage of its most recent physical inventories adjusted, if necessary, for current economic conditions and business trends. Physical inventories and cycle counts are taken on a regular basis. These adjustments are estimates, which could vary significantly from actual results if future economic conditions, customer demand or competition differ from management expectations.

Inventory for the Pet Supplies Plus segment is recorded at the lower of cost or market, determined on the average cost method or net realizable value for store inventories. Pet Supplies Plus includes freight and labor costs on products purchased from its distribution center in cost of products sold. Wholesale inventories are valued at the lower of cost (including freight), determined on the average cost method or net realizable value. Volume-based vendor allowances, rebates, and credits that relate to the Company’s store merchandising activities are applied to product cost and recognized in cost of goods sold as the related product is sold.

Inventory for American Freight is comprised of finished goods and is valued at the lower of cost or market, with cost determined by the first-in, first-out method. The Company writes down inventory, the impact of which is reflected in cost of sales in the Consolidated Statements of Operations, if the cost of specific inventory items on hand exceeds the amount the Company expects to be realized from the ultimate sale or disposal of the inventory. These estimates are based on management’s judgment regarding future demand and market conditions and analysis of historical experience. Inventory includes the purchase price of the inventory plus costs of freight for moving merchandise from vendors to distribution centers as well as from distribution centers to stores. A provision for estimated shrinkage is maintained based on the actual historical results of physical inventories. Estimates are compared to the actual results of the physical inventory counts as they are taken and adjust the shrink estimates accordingly.

Inventory for the Buddy's segment is recorded at cost, including shipping and handling fees. Upon purchase, merchandise is not initially depreciated until it is leased or three months after the purchase date. Non-leased merchandise is depreciated on a straight-line basis over a period of 24 months. Leased merchandise is depreciated over the lease term of the rental agreement and recorded in rental cost of revenue. On a weekly basis, all damaged, lost, stolen, or unsalable merchandise identified is written off. Maintenance and repairs of lease merchandise are charged to operations as incurred.

Receivables and Allowance for Doubtful Accounts. Notes and accounts receivable are primarily due from the Company's franchisees and are collateralized by the underlying franchise. The debtors' ability to repay the receivables is dependent upon both the performance of the franchisee's industry as a whole and the individual franchise. The adequacy of the allowance for doubtful accounts is assessed on a quarterly basis and adjusted as deemed necessary. Management believes the recorded allowance is adequate based upon its consideration of the estimated value of the franchises, which collateralize the receivables. Any adverse change in the individual franchisees' areas could affect the Company's estimate of the allowance.

Goodwill and Non-amortizing Intangible Assets. Goodwill and non-amortizing intangible assets, including the segments' tradenames, are not amortized, but rather tested for impairment at least annually. In addition, goodwill and non-amortizing intangible assets will be tested on an interim basis if an event or circumstance indicates that it is more likely than not that an impairment loss has been incurred. The Company performs a qualitative and/or quantitative assessment to determine whether it is more likely than not that each reporting unit's fair value is less than its carrying value, including goodwill. If the Company determines that it is more likely than not that the fair value of the reporting unit is less than its carrying value, the Company then estimates the fair value. The Company uses either a market multiple method or a discounted cash flow method to estimate the fair value of its reporting units and recognizes goodwill impairment for any excess of the carrying amount of a reporting unit's goodwill over its estimated fair value. The Company evaluates the segments' tradenames for impairment by comparing the fair value, based on an income approach using the relief-from-royalty method, to the carrying value. If the carrying value of the asset exceeds its estimated fair value, an impairment loss is recognized in an amount equal to that excess. The Company's reporting units are determined in accordance with the provisions of ASC 350, "Intangibles – Goodwill and Other." The Company performs its annual impairment testing of goodwill and non-amortizing intangible assets on the last day of the first month of the Company's third quarter. Refer to "Note 7 – Goodwill and Intangible Assets" for additional information on these balances.

Intangible Assets and Asset Impairment. Components of intangible assets consist of customer contracts, franchise and dealer agreements. Amortization of intangible assets is calculated using the straight-line method over the estimated useful lives of the assets. Amortization of intangible assets is generally two to fifteen years. Purchased intangible assets subject to amortization are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount of an asset may not be recoverable. Recoverability of assets to be held and used is measured by a comparison of the carrying amount of an asset to estimated undiscounted future cash flows expected to be generated by the asset. Recognition and measurement of a potential impairment is performed for these assets at the lowest level where cash flows are individually identifiable. If the carrying amount of an asset exceeds its estimated future cash flows, an impairment charge is recognized in the amount by which the carrying amount of the asset exceeds the fair value of the asset. Fair value is determined through various valuation techniques, including discounted cash flow models, quoted market values, and third-party independent appraisals, as considered necessary.

Property, Plant, and Equipment. Property, plant, and equipment are stated at cost less accumulated depreciation and amortization. Long-lived assets are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount of an asset may not be recoverable. Depreciation and amortization are calculated using the straight-line method over the estimated useful lives of the assets. Refer to "Note 6 - Property, Plant, and Equipment, Net" for estimated useful lives.

Insurance Programs. The Company maintains its own insurance arrangements with third-party insurance companies for exposures incurred for a number of risks including worker's compensation and general liability claims. The liability represents an estimate of the discounted cost of claims incurred and is recorded in other current and long-term liabilities. The Company may use restricted cash as collateral for these programs which is recorded in "Other non-current assets."

Employee Compensation and Benefits. The Company records the cost of its employee compensation and benefits as compensation expense in selling, general and administrative expenses within its Consolidated Statements of Operations. For the

Successor period of August 22, 2023 through December 30, 2023, the Predecessor period of January 1, 2023 through August 21, 2023, and the years ended December 31, 2022 and December 25, 2021, total employee compensation and expense was \$184.6 million, \$369.0 million, \$534.7 million, and \$487.4 million, respectively. Accrued compensation and benefits is recorded within accounts payable and accrued expenses within the Consolidated Balance Sheets and totaled \$29.1 million and \$33.3 million as of December 30, 2023, December 31, 2022.

Stock-Based Compensation. The Company records the cost of its employee stock-based compensation as compensation expense in its Consolidated Statements of Operations. Compensation costs related to stock options are based on the grant-date fair value of awards using the Black-Scholes-Merton option pricing model and considering forfeitures. Compensation costs related to restricted stock units are based on the grant-date fair value and are amortized on a straight-line basis over the vesting period. The Company recognizes compensation costs for an award that has a graded vesting schedule on a straight-line basis over the requisite service period for the entire award. Compensation costs related to market-based restricted stock units are based on the grant-date fair value of the awards using a Monte Carlo simulation valuation model to calculate grant date fair value. Compensation expense is recognized over the requisite service period using the proportionate amount of the award's fair value that has been earned through service to date. The Company recorded \$26.7 million, \$15.1 million, and \$13.4 million in stock-based compensation expense for the Predecessor period ended August 21, 2023 and for the fiscal years ended December 31, 2022 and December 25, 2021, respectively. All plans were terminated at the time of the Freedom Merger and, therefore, there was no stock-based compensation expense in the Successor period.

Management Incentive Plans. The Company has long-term incentive plans at various operating companies which are recorded as liabilities and include time vesting units and performance vesting units and are triggered upon a change of control of the corresponding operating company. Upon vesting, the awards granted under these plans will be settled in cash. The total aggregate liability for these plans as of December 30, 2023 and December 31, 2022 is \$18.6 million and \$8.3 million, respectively, recorded in "Other non-current liabilities" on the Consolidated Balance Sheets. During the Successor period August 22, 2023 to December 30, 2023, Predecessor period January 1, 2023 to August 21, 2023, and Predecessor fiscal years ended December 31, 2022 and December 25, 2021, total expense recognized related to these plans was \$4.6 million, \$5.7 million, \$8.0 million and \$1.5 million, respectively.

Revenue Recognition. The following is a description of the principal activities from which the Company generates its revenues. For more detailed information regarding operating segments, refer to "Note 8 - Revenue."

- **Product revenues:** These include sales of merchandise at the stores and online. Revenue is measured based on the amount of fixed consideration that the Company expects to receive, reduced by estimates for variable consideration such as returns. Revenue also excludes any amounts collected from customers and remitted or payable to governmental authorities. In arrangements where the Company has multiple performance obligations, the transaction price is allocated to each performance obligation using the relative stand-alone selling price. The Company satisfies its performance obligations at the point of sale for retail store transactions and upon delivery for online transactions. The Company recognizes revenue for retail store and online transactions when it transfers control of the goods to the customer. Merchandise sales also include payments received for the exercise of the early purchase option offered through rental-purchase agreements or merchandise sold through point of sale transactions. Revenue for merchandise sales associated with rental purchase agreements is recognized when payment is received, and ownership of the merchandise passes to the customer.
- **Service and other revenues:** These may include the following:
 - Royalties and advertising fees;
 - Financing revenue;
 - Warranty and damage revenue;
 - Interest income;
 - Services and extended-service plans; and
 - Other miscellaneous income.

Commissions earned on services and financing revenue are presented net of related costs because the Company is acting as an agent in arranging the services for the customer and does not control the services being rendered.

Financing revenue includes revenue received from third party financing companies. The Company recognizes revenue on the commissions on extended-service plans when it transfers control of the related goods to the customer. The Company recognizes franchise fee revenue for the sales of individual territories on a straight-line basis over the initial contract term and renewal periods when the obligations of the Company to prepare the franchisee for operation are substantially complete, not to exceed the estimated amount of cash to be received. Royalties and advertising fees are recognized as franchisees generate sales.

- Rental revenue: The Company provides merchandise, consisting of consumer electronics, computers, residential furniture, appliances, and household accessories to its customers pursuant to rental-purchase agreements which provide for weekly, semi-monthly or monthly non-refundable rental payments. The average rental term is twelve to eighteen months and the Company maintains ownership of the lease merchandise until all payment obligations are satisfied under sales and lease ownership agreements. Customers have the option to purchase the leased goods at any point in the lease term. Customers can terminate the agreement at the end of any rental term without penalty. Therefore, rental transactions are accounted for as operating leases and rental revenue is recognized over the rental term. Cash received prior to the beginning of the lease term is recorded as deferred revenue. Revenue related to various reinstatement or late fees are recognized when paid by the customer. The Company offers additional product plans along with rental agreements that provide customers with liability protection against significant damage or loss of a product, and club membership benefits, including various discount programs, product services and replacement benefits in the event merchandise is damaged or lost. Customers renew product plans in conjunction with their rental term renewals and can cancel the plans at any time. Revenue for product plans is recognized over the term of the plan.

Leases. The Company's lease portfolio primarily consists of leases for its retail store locations, office space and distribution centers, as well as in the operation of certain of our dealer-owned stores. The Company also leases local delivery trucks used in its American Freight segment, and leases certain office equipment under finance leases. The finance lease right of use assets are included in property, plant, and equipment ("PP&E") and the finance lease liabilities are included in current and non-current installments of long-term obligations. The Company determines if an arrangement is a lease at inception by evaluating whether the arrangement conveys the right to use an identified asset and whether the Company obtains substantially all of the economic benefits from and has the ability to direct the use of the asset. Operating leases with an initial term of 12 months or less are not recorded on the Consolidated Balance Sheets, and the Company recognizes rent expense for these leases on a straight-line basis over the lease term. For leases with an initial term in excess of 12 months, lease right-of-use assets and lease liabilities are recognized based on the present value of the future lease payments over the committed lease term at the lease commencement date. The Company's leases do not provide an implicit rate; therefore, the Company uses its incremental borrowing rate and the information available at the lease commencement date in determining the present value of future lease payments. The incremental borrowing rate is the rate of interest that the Company would have to pay to borrow, on a collateralized basis over a similar term, an amount equal to the lease payments in a similar economic environment. Most leases include one or more options to renew and the exercise of renewal options is at the Company's sole discretion. The Company does not include renewal options in its determination of the lease term unless the renewals are deemed to be reasonably certain at lease commencement. The Company uses the long-lived assets impairment guidance in ASC 360-10, "Property, Plant, and Equipment - Overall," to determine whether a right-of-use asset is impaired, and if so, the amount of the impairment loss to recognize.

For operating leases, lease costs are recorded within selling, general, and administrative expenses ("SG&A") within the consolidated statements of operations as follows: (1) rental expense related to leases for Company-owned stores, and (2) rental expense for leased properties that are subsequently subleased to dealers, offset by rental income from sublease agreements with dealers. For finance leases where the Company is the lessee, lease cost includes the amortization of the right-of-use ("ROU") asset, which is amortized on a straight-line basis and recorded to "SG&A" and interest expense on the finance lease liabilities is recorded to "Interest expense, net." Finance lease ROU assets are amortized over the shorter of their estimated useful lives or the terms of the respective leases. The Company's subleases and leases for which the Company is a lessor are all classified as operating leases, for which the Company accounts for the lease and non-lease components as one lease component, as discussed below.

The Company has lease agreements with lease and non-lease components, which the Company elects to combine as one lease component for all classes of underlying assets. Non-lease components include variable costs based on actual costs incurred by the lessor related to the payment of real estate taxes, common area maintenance, and insurance. These variable payments are expensed as incurred as variable lease costs.

Fair Value of Financial Instruments. As required, financial assets and liabilities are classified in the fair value hierarchy in their entirety based on the lowest level of input that is significant to the fair value measurement. The Company's assessment of the significance of a particular input to the fair value measurement requires judgment and may affect the valuation of fair value assets and liabilities and their placement within the fair value hierarchy levels. The carrying value of Cash and cash equivalents, restricted cash, accounts receivable and accounts payable as reported in the accompanying Consolidated Balance Sheets approximate fair value due to their short-term maturities. The carrying amount of Long-term debt approximates fair value because the interest rate paid has a variable component. The fair value for the Company's Investment in equity securities for which it does not have the ability to exercise significant influence is based on quoted prices in active markets. These investments are presented as Investment in equity securities on the Consolidated Balance Sheets and Gain (loss) on equity investment on the Consolidated Statements of Operations. The investment of the Company and the Parent in Conn's Inc., was valued at \$69.9 million when acquired from the sale of the Badcock business and certain other assets that were transferred to Conn's Inc. by the Parent. Approximately \$24.0 million of these shares were issued by Conn's Inc. to the Parent in exchange for certain receivable assets owned by the Parent. The fair value of the shares held by FRG increased by \$39.0 million and the gain was recorded in the Successor period ended December 30, 2023. The investment in NextPoint was valued at \$11.6 million at December 31, 2022. In the Predecessor periods, the Company recorded losses of \$11.6 million, \$23.7 million, and \$31.8 million in the period from January 1 to August 21, 2023 and the fiscal years ended December 31, 2022 and December 25, 2021, respectively.

Deferred Income Taxes. Income taxes are accounted for under the asset and liability method. Deferred tax assets and liabilities, which are recorded within "Other non-current assets" and "Other non-current liabilities" within the Consolidated Balance Sheets, are recognized for the future tax consequences attributable to the differences between the financial statement carrying amounts of existing assets and liabilities and their respective tax bases. Deferred tax assets and liabilities are measured using enacted rates expected to apply to taxable income in the years in which those temporary differences are expected to be recovered or settled. In accordance with accounting standards, the Company assesses the likelihood that its deferred tax assets will be realized. Deferred tax assets are reduced by a valuation allowance when, after considering all available positive and negative evidence, it is determined that it is more likely than not that some portion, or all, of the deferred tax asset will not be realized. The Company will analyze its position in subsequent reporting periods, considering all available positive and negative evidence, in determining the expected realization of its deferred tax assets. The effect on deferred tax assets and liabilities of a change in tax rates is recognized in income in the period that includes the enactment date. The Company has elected to classify interest charged on a tax settlement in interest expense, and accrued penalties, if any, in selling, general, and administrative expenses.

The determination of the Company's provision for income taxes requires significant judgment, the use of estimates, and the interpretation and application of complex tax laws. Significant judgment is required in assessing the timing and amounts of deductible and taxable items. The Company records unrecognized tax benefit liabilities for known or anticipated tax issues based on an analysis of whether, and the extent to which, additional taxes will be due.

Repurchases of Common Stock. Prior to the Freedom Merger, the Company repurchased shares of its common stock through open market or private transactions. During the year ended December 31, 2022, all purchases of common stock under the Company's stock repurchase program were made at prices that exceeded the par value of the repurchased common stock, and the portions of the purchase prices that exceeded par value were charged to additional paid-in capital to the extent that an excess was present. Once additional paid-in capital is fully depleted, remaining excess of cost over par value is charged to retained earnings. Upon the closing of the Freedom Merger, all outstanding shares of the Company's common stock were purchased by the Company's parent.

Reclassifications

As a result of the assets and liabilities held for sale and discontinued operations, deferred taxes have been reclassified on the Consolidated Balance Sheets, and certain prior year amounts have been reclassified on the statements of cash flows and in the footnotes to conform to the current year presentation.

Recent Accounting Pronouncements Adopted

In June 2016, the Financial Accounting Standards Board issued Accounting Standards Update (“ASU”) No. 2016-13, “Credit Losses (Topic 326): Measurement of Credit Losses on Financial Instruments”, which changes how companies measure credit losses for most financial assets and certain other instruments that aren’t measured at fair value through net income. The standard replaces the “incurred loss” approach with an “expected loss” model for instruments measured at amortized cost (which generally will result in the earlier recognition of allowances for losses) and requires companies to record allowances for available-for-sale debt securities, rather than reduce the carrying amount. In addition, companies will have to disclose significantly more information, including information used to track credit quality by year of origination, for most financing receivables.

Effective January 1, 2023, the Company adopted ASU 2016-13 and applied a cumulative-effect adjustment to retained earnings. The Company has reviewed its entire portfolio of assets recognized on the balance sheet as of December 31, 2022 and identified customer receivables and securitized receivables as the materially impacted assets within the scope of ASC 326. Upon adoption of ASC 326 the Company recorded a net decrease to retained earnings of \$10.0 million as of January 1, 2023. Prior period amounts were not adjusted and will continue to be reported under the previous accounting standards.

The cumulative effect of the changes made to the Company’s Consolidated Balance Sheet as a result of the adoption of ASC 326 were as follows:

| (In thousands) | Impact of Adoption of ASC 326 | | |
|--|---------------------------------|-------------------------------|-------------------------------|
| | Balance at December 31, 2022 | Adjustments due to ASC 326 | Balance at January 1, 2023 |
| Assets | | | |
| Current receivables, net | \$ 106,640 | \$ (654) | \$ 105,986 |
| Current securitized receivables, net | — | (11,619) | (11,619) |
| Non-current securitized receivables, net | — | (1,568) | (1,568) |
| Deferred income taxes | 38,528 | 3,863 | 42,391 |
| Stockholders’ Equity | | | |
| Retained earnings | \$ 109,917 | \$ (9,978) | \$ 99,939 |

(2) Acquisitions and Pushdown Accounting

Franchise Group, Inc. Merger

On August 21, 2023, Franchise Group, Inc. completed certain transactions, including being acquired by Freedom VCM Holdings, LLC, pursuant to an Agreement and Plan of Merger, dated as of May 10, 2023 (the "Freedom Merger"). The Freedom Merger met the definition of a business combination in accordance with Accounting Standards Codification ("ASC") 805, "Business Combinations". As a result, the assets and liabilities of the Company were remeasured at fair value on August 21, 2023. The Company elected the accounting policy option as allowed under ASC 805 to apply pushdown accounting in their separate financial statements after this change in control event (as determined solely based on GAAP for accounting purposes). As part of the Freedom Merger, the Company incurred transaction costs of \$18.7 million that were recorded in Selling, general, and administrative expenses on the Consolidated Statements of Operations in the Predecessor period ending August 21, 2023.

The following table summarizes the preliminary estimates of the fair values of the identifiable assets acquired and liabilities assumed pushed down from the Parent as part of the Freedom Merger on August 21, 2023. The preliminary estimates of the fair value of identifiable assets acquired and liabilities assumed are subject to revisions, which may result in an adjustment to the preliminary values presented below. The fair value of certain working capital accounts, leases, PP&E and intangible assets are preliminary estimates and are subject to revisions. The Company expects to complete the purchase price allocation as soon as reasonably possible but not to exceed one year from the date of completion of the Freedom Merger.

In accordance with ASC 805, and the Company's election of push down accounting, the difference in carrying value and fair value has been recorded as an "Effect of Freedom Merger" to Additional Paid-in Capital in the Statements of Stockholders' Equity. The consideration allocated to Franchise Group, Inc. as part of the Freedom Merger equals the fair value of the net assets below.

| (In thousands) | As of 8/21/2023 |
|--|------------------|
| Cash and cash equivalents | \$ 205,273 |
| Current receivables, net | 274,401 |
| Current securitized receivables, net | 98,703 |
| Inventories, net | 643,056 |
| Current assets held for sale | 12,029 |
| Other current assets | 32,014 |
| Property, plant, and equipment | 304,863 |
| Non-current receivables, net | 10,388 |
| Non-current securitized receivables, net | 13,875 |
| Goodwill | 863,930 |
| Intangible assets, net | 369,800 |
| Tradenames | 827,100 |
| Operating lease right-of-use assets | 868,536 |
| Other non-current assets | 19,305 |
| Total assets | 4,543,273 |
| Current installments of long-term obligations, net | 13,121 |
| Current installments of debt secured by accounts receivable, net | 132,106 |
| Current operating lease liabilities | 159,325 |
| Accounts payable and accrued expenses | 379,528 |
| Payable to Parent | 99,556 |
| Other current liabilities | 33,699 |
| Long-term obligations, excluding current installments | 1,551,580 |
| Non-current liabilities debt secured by accounts receivable, net | 18,566 |
| Non-current operating lease liabilities | 668,023 |
| Other non-current liabilities | 214,854 |
| Total liabilities | 3,270,358 |
| Total fair value of net assets | 1,272,915 |
| Less: Carrying value of assets recorded | (103,307) |
| Impact of pushdown accounting | 1,169,608 |

Other Acquisitions

The Company continually looks to diversify and grow its portfolio of brands through acquisitions. On February 28, 2023, the Company's Pet Supplies Plus segment acquired 20 stores through bankruptcy proceedings of a third party for approximately \$3.7 million. The components of the preliminary purchase price allocation are not presented herein due to the immateriality of the transaction to the Company overall. The Company's Pet Supplies Plus segment subsequently franchised 12 of the 20 acquired stores.

On October 29, 2023, the Company's American Freight segment acquired one store from a franchisee for approximately \$1.7 million.

Badcock Acquisition

On November 22, 2021, the Company completed its acquisition (the "Badcock Acquisition") of Badcock Home Furniture and More. The fair value of the consideration transferred at the acquisition date was \$548.8 million. Badcock was subsequently sold, refer to "Note 3 - Assets Held for Sale and Discontinued Operations" for additional information.

The table below summarizes the estimates of the fair values of the identifiable assets acquired and liabilities assumed in the Badcock Acquisition on November 22, 2021.

| (In thousands) | November 22, 2021 |
|---|-------------------|
| Cash and cash equivalents | \$ 23,413 |
| Inventories | 130,045 |
| Accounts receivable | 411,268 |
| Other current assets | 5,023 |
| Property, plant, and equipment | 238,865 |
| Operating lease right-of-use assets | 55,626 |
| Other non-current assets | 2,506 |
| Total assets | 866,746 |
| Current operating lease liabilities | 12,070 |
| Accounts payable and accrued expenses | 71,436 |
| Other current liabilities | 18,942 |
| Current installments of long-term obligations | 5,261 |
| Long-term obligations, excluding current installments | 7,247 |
| Non-current operating lease liabilities | 39,599 |
| Other long-term liabilities | 27,849 |
| Total liabilities | 182,404 |
| Bargain purchase gain | (135,557) |
| Consideration transferred | \$ 548,785 |

Operating lease right-of-use assets of \$55.6 million and lease liabilities of \$51.7 million, consist of leases for retail store locations, warehouses and office equipment.

Property, plant and equipment consists of fixtures and equipment of \$93.0 million, buildings and building improvements of \$98.0 million, land and land improvements of \$33.4 million, leasehold improvements of \$23.7 million, and construction in progress of \$1.4 million.

During the year ended December 31, 2022, the preliminary estimates of the fair value of identifiable assets acquired and liabilities assumed were finalized, which resulted in a \$3.5 million increase to the bargain purchase gain for a cumulative bargain purchase gain of \$135.6 million. The adjustment is classified as “Bargain purchase gain” within “Discontinued operations, net of tax” on the Consolidated Statements of Operations. The Company believes the seller in the Badcock Acquisition was willing to accept a bargain purchase price in return for the Company’s ability to act more quickly, partially due to the Company’s access to capital to complete the transaction, and with greater certainty than any other prospective acquirer. Additionally, the Company believes the seller was motivated to complete the transaction as part of an overall repositioning of its business. Upon completion of this reassessment, the Company concluded that recording a bargain purchase gain with respect to the Badcock Acquisition was appropriate and required under GAAP. The tax impact related to the bargain purchase gain was non-taxable and impacted the Company’s effective tax rate for the period.

Sylvan Acquisition

On September 27, 2021, the Company completed its acquisition of Sylvan (the "Sylvan Acquisition"). The fair value of the consideration transferred at the acquisition date was \$82.9 million. Sylvan was subsequently sold, refer to “Note 3 - Assets Held for Sale and Discontinued Operations” for additional information.

The table below summarizes the estimates of the fair values of the identifiable assets acquired and liabilities assumed in the Sylvan Acquisition on September 27, 2021.

| (In thousands) | September 27, 2021 |
|---|---------------------------|
| Cash and cash equivalents | \$ 4,364 |
| Other current assets | 3,592 |
| Property, plant, and equipment | 26,324 |
| Goodwill | 19,406 |
| Tradenames | 24,987 |
| Operating lease right-of-use assets | 2,874 |
| Other intangible assets | 19,412 |
| Other non-current assets | 185 |
| Total assets | 101,144 |
| Current operating lease liabilities | 891 |
| Accounts payable and accrued expenses | 6,072 |
| Non-current operating lease liabilities | 1,984 |
| Other long-term liabilities | 9,320 |
| Total liabilities | 18,267 |
| Consideration transferred | \$ 82,877 |

Other intangible assets consists of the franchise agreements of \$18.3 million and proprietary content of \$1.1 million.

Property, plant and equipment consists of fixtures and equipment of \$0.3 million, leasehold improvements of \$0.7 million, and software and electronic content of \$25.3 million.

Goodwill is calculated as the excess of the purchase price over the fair value of the net assets acquired. The goodwill recognized is attributable to operational synergies in the expected franchise models and growth opportunities. None of the acquired goodwill is deductible for tax purposes.

Pet Supplies Plus Acquisition

On March 10, 2021, the Company completed its acquisition of Pet Supplies Plus (the "Pet Supplies Plus Acquisition"). The fair value of the consideration transferred at the acquisition date was \$451.3 million.

The table below summarizes the estimates of the fair values of the identifiable assets acquired and liabilities assumed in the Pet Supplies Plus Acquisition on March 10, 2021.

| (In thousands) | March 10, 2021 |
|-------------------------------------|-----------------------|
| Cash and cash equivalents | \$ 2,131 |
| Other current assets | 39,844 |
| Inventories | 118,600 |
| Property, plant, and equipment | 75,616 |
| Goodwill | 335,995 |
| Operating lease right-of-use assets | 151,243 |
| Tradenames | 104,400 |

| | |
|---|------------|
| Other intangible assets | 101,400 |
| Other non-current assets | 6,393 |
| Total assets | 935,622 |
| Current operating lease liabilities | 25,405 |
| Accounts payable and accrued expenses | 82,237 |
| Other current liabilities | 1,606 |
| Current installments of long-term obligations | 3,507 |
| Long-term obligations, excluding current installments | 247,458 |
| Non-current operating lease liabilities | 114,292 |
| Other long-term liabilities | 9,761 |
| Total liabilities | 484,266 |
| Consideration transferred | \$ 451,356 |

Other intangible assets consists of franchise agreements of \$67.1 million and customer relationships of \$34.3 million.

Operating lease right-of-use assets and lease liabilities consist of leases for retail store locations, warehouses and office equipment. Operating lease right-of-use assets incorporates a favorable adjustment of \$12.4 million, net for favorable and unfavorable Pet Supplies Plus real estate leases (as compared to prevailing market rates) which will be amortized over the remaining lease terms.

Property, plant, and equipment consists of fixtures and equipment of \$37.0 million, leasehold improvements of \$33.5 million, construction in progress of \$3.5 million and financing leases of \$1.7 million.

Other non-current assets includes \$0.4 million of restricted cash.

Goodwill is calculated as the excess of the purchase price over the fair value of the net assets acquired. The goodwill recognized is attributable to operational synergies in the expected franchise models and growth opportunities. None of the acquired goodwill is deductible for tax purposes.

Wag N' Wash Acquisition

On February 22, 2022, Pet Supplies Plus completed its acquisition of Wag N' Wash, an emerging natural pet food, dog wash, and grooming franchise, for an all cash purchase price of \$0.9 million, and five of the Wag N' Wash stores were subsequently sold to a franchisee for \$0.6 million. The components of the purchase price allocation are not presented herein due to the immateriality of the transaction to the Company overall.

(3) Assets Held for Sale and Discontinued Operations

Badcock Sale

On December 18, 2023, the Company entered into an Investment Agreement to contribute its Badcock business to Conn's Inc. Pursuant to the Investment Agreement, the Company contributed to Conn's all of the issued and outstanding equity interests of Badcock and the Company's Parent agreed to contribute any residual interests in certain receivables currently indirectly held by the Parent to Conn's upon the satisfaction of certain indebtedness of the Parent in the future. In exchange for the contributions, Conn's issued 1,000,000 shares of preferred stock to the Company and the Company's Parent. The preferred stock, subject to the terms set forth in the Certificate of Designation, is convertible into an aggregate of approximately 24,540,295 shares of non-voting common stock, which represented 49.99% of the issued and outstanding shares of common stock, par value \$0.01 of Conn's, Inc. ("Conn's Common Stock"), outstanding immediately following the closing after giving

effect to the issuance of the preferred stock and assuming the conversion of the preferred stock into non-voting common stock. The closing of the contributions and the issuance of the preferred stock occurred simultaneously with the signing of the Investment Agreement.

The preferred stock contribution for the Badcock business resulted in consideration of approximately \$45.9 million, recorded in "Investment in equity securities" on the Consolidated Balance Sheets. In accordance with the terms of the transaction, \$24.0 million of additional recorded investment was recorded at the Company's Parent for the residual interests in certain receivables held by the Parent. Subsequent to the sale, this \$24.0 million of preferred stock was contributed to the Company by the Parent. The transaction resulted in a net loss on the sale of \$123.5 million recorded in "Net loss from discontinued operations, net of tax" on the Consolidated Statements of Operations.

The Parent incurred transaction costs of approximately \$0.5 million. The Company determined the sale of the Badcock business represents a strategic shift that had a major impact on the Company and met the criteria for discontinued operations and, as such, have been excluded from continuing operations in all periods presented. Further, the assets and liabilities of the Badcock businesses are presented as held for sale as of December 31, 2022.

Sylvan Sale

On December 19, 2023, the Company signed a Letter of Intent to sell its Sylvan segment. On February 15, 2024, the Company completed the transaction for a base purchase price of \$185.0 million, which was subject to certain customary purchase price adjustments. The assets and liabilities of Sylvan have been recorded as held for sale on the Consolidated Balance Sheets for all periods presented. The Company determined the sale of the Sylvan segment did not qualify for classification within discontinued operations as it did not represent a strategic shift based on the size of the operations and as such the Sylvan segment remains in continuing operations in the Consolidated Statements of Operations.

Summarized Held for Sale and Discontinued Operations Financial Information

A summary of the carrying amounts of major classes of assets and liabilities, which are included in assets and liabilities held for sale in the Consolidated Balance Sheets, is as follows:

| (In thousands) | <u>Successor</u> | <u>Predecessor</u> |
|--|--------------------------|---------------------------|
| | December 30, 2023 | December 31, 2022 |
| Assets | | |
| Current assets: | | |
| Cash and cash equivalents | \$ 4,927 | \$ 18,827 |
| Current receivables, net | 5,230 | 63,522 |
| Current securitized receivables, net | — | 292,913 |
| Inventory | — | 136,748 |
| Other current assets | 465 | 13,176 |
| Total current assets held for sale | 10,622 | 525,186 |
| Property, equipment, and software, net | 21,994 | 41,582 |
| Non-current receivables, net | — | 2,263 |
| Non-current securitized receivables, net | — | 39,527 |
| Goodwill | 29,415 | 19,406 |
| Intangible assets, net | 45,183 | 41,896 |
| Operating lease right-of-use assets | 895 | 226,922 |
| Other non-current assets | 735 | 2,330 |
| Total non-current assets held for sale | 98,222 | 373,926 |
| Total assets held for sale | <u>\$ 108,844</u> | <u>\$ 899,112</u> |
| Liabilities | | |
| Current liabilities: | | |
| Current installments of long-term obligations | \$ — | \$ 4,504 |
| Current installments of debt secured by accounts receivable, net | — | 340,021 |
| Current operating lease liabilities | 171 | 18,268 |
| Accounts payable and accrued expenses | 5,983 | 63,708 |
| Other current liabilities | 1,520 | 9,756 |
| Total current liabilities held for sale | 7,674 | 436,257 |
| Long-term obligations, excluding current installments | — | 2,310 |
| Non-current debt secured by accounts receivable, net | — | 107,448 |
| Non-current operating lease liabilities | 757 | 204,964 |
| Other non-current liabilities | 3,049 | 7,068 |
| Total non-current liabilities held for sale | 3,806 | 321,790 |
| Total liabilities held for sale | <u>\$ 11,480</u> | <u>\$ 758,047</u> |

The following is the Statements of Operations for the Badcock business. The amounts for all periods are included in "Income (loss) from discontinued operations, net of tax" in the Consolidated Statements of Operations.

The Company applied the "Intraperiod Tax Allocation" rules under ASC 740 "Income Taxes", which requires the allocation of an entity's total income tax provision among continuing operations and, in the Company's case, discontinued operations.

| (In thousands) | <u>Successor</u> August 22, 2023 - December 30, 2023 | <u>Predecessor</u> January 1, 2023 - August 21, 2023 | <u>Predecessor</u> Year Ended December 31, 2022 | <u>Predecessor</u> Year Ended December 25, 2021 |
|--|--|--|--|--|
| | Revenue | \$ 232,017 | \$ 452,158 | \$ 919,056 |
| Cost of revenue | 67,342 | 195,647 | 353,051 | 38,443 |
| Selling, general, and administrative expenses | 119,037 | 236,693 | 436,901 | 40,940 |
| Income from operations | 45,638 | 19,818 | 129,104 | 22,674 |
| Other expense: | | | | |
| Loss on sale of discontinued operations | (123,479) | — | — | — |
| Bargain Purchase Gain (acquisition) | — | — | — | 132,043 |
| Gain on sale-leasebacks, net | — | — | 63,285 | — |
| Interest expense, net | (78,166) | (107,189) | (239,387) | (16,223) |
| Income before income taxes | (156,007) | (87,371) | (46,998) | 138,494 |
| Income tax expense (benefit) | (37,406) | 19,703 | (8,436) | (16,194) |
| Net loss attributable to discontinued operations | <u>\$ (118,601)</u> | <u>\$ (107,074)</u> | <u>\$ (38,562)</u> | <u>\$ 154,688</u> |

The following is the operating, investing and financing activities for the Badcock business. These amounts are included in the Company's Consolidated Statements of Cash Flows.

| (In thousands) | <u>Successor</u> August 22, 2023 - December 30, 2023 | <u>Predecessor</u> January 1, 2023 - August 21, 2023 | <u>Predecessor</u> Year Ended December 31, 2022 | <u>Predecessor</u> Year Ended December 25, 2021 |
|--|--|--|---|---|
| | Cash flows provided by (used in) operating activities from discontinued operations | (4,269) | (22,651) | (75,301) |
| Cash flows provided by (used in) investing activities from discontinued operations | 389 | 32 | 264,246 | (122) |
| Cash flows provided by (used in) financing activities from discontinued operations | 3,713 | 81,916 | (381,143) | 172,744 |

Liberty Tax Divestiture

On July 2, 2021, the Company completed the sale of its Liberty Tax business (the "Liberty Transaction") to NextPoint and received total consideration of approximately \$255.3 million, consisting of approximately \$181.2 million in cash and approximately \$74.1 million in proportionate voting shares of NextPoint recorded as an investment in equity securities in "Investment in equity securities" on the Consolidated Balance Sheets. As a result of the Liberty Transaction, the financial position and results of operations of the Liberty Tax business are presented as discontinued operations and, as such, have been excluded from continuing operations and segment results for the year ended December 25, 2021.

The following is a Consolidated Statement of Operations for the Liberty Tax business. The amounts are included in "Income (loss) from discontinued operations, net of tax" in the Consolidated Statements of Operations.

| (In thousands) | Fiscal Year Ended 12/25/2021 |
|---|---|
| Revenue | \$ 107,486 |
| Selling, general, and administrative expenses | 66,042 |
| Income from operations | 41,444 |
| Other expense: | |
| Other | 188,256 |
| Interest expense, net | (3) |
| Income before income taxes | 229,697 |
| Income tax expense | 57,875 |
| Net Income | \$ 171,822 |

The following is the operating and investing activities for the Liberty Tax business. The amounts are included in the Company's Consolidated Statements of Cash Flows.

| (In thousands) | Fiscal Year Ended 12/25/2021 |
|--|---|
| Cash flows provided by operating activities from discontinued operations | \$ 39,334 |
| Cash flows provided by investing activities from discontinued operations | 173,633 |

(4) Accounts and Notes Receivable

Current and non-current receivables as of December 30, 2023 and December 31, 2022 are presented in the Consolidated Balance Sheets as follows:

| (In thousands) | Successor | Predecessor |
|--|-------------------|-------------------|
| | December 30, 2023 | December 31, 2022 |
| Trade accounts receivable | \$ 29,614 | \$ 36,757 |
| Franchisee accounts receivable | 43,704 | 41,357 |
| Notes and interest receivable | 839 | 905 |
| Income tax receivable | 36,838 | 28,539 |
| Allowance for credit losses | (2,652) | (918) |
| Current receivables, net | 108,343 | 106,640 |
| Notes receivable, non-current | 8,014 | 9,472 |
| Allowance for credit losses, non-current | — | — |
| Non-current receivables, net | 8,014 | 9,472 |
| Total receivables | \$ 116,357 | \$ 116,112 |

Allowance for Doubtful Accounts

The adequacy of the allowance for doubtful accounts is assessed on a quarterly basis and adjusted as deemed necessary. Activity in the allowance for doubtful accounts for the Successor period of August 22, 2023 through December 30, 2023, the Predecessor period of January 1, 2023 through August 21, 2023, and the year ended December 31, 2022 was as follows:

| (In thousands) | Successor | | Predecessor | |
|---|--|--------------------------------------|---------------------------------|---------------------------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | Year Ended December 25, 2021 |
| Balance at beginning of period | \$ — | \$ 918 | \$ 134 | \$ 282 |
| Provision for credit loss expense (benefit) | 2,652 | (237) | 991 | (146) |
| Write-offs, net of recoveries | — | (9) | (207) | (2) |
| Balance at end of period | \$ 2,652 | \$ 672 | \$ 918 | \$ 134 |

The non-current allowance for credit losses was deemed immaterial for both periods presented.

Analysis of Past Due Receivables

Past due amounts are primarily attributable to trade and franchisee accounts receivable that have been generated over the past year and are past due by 1-30 days. The breakdown of accounts and notes receivable past due at December 30, 2023 and December 31, 2022 was as follows:

| (In thousands) | December 30, 2023 | | |
|---|-------------------|-----------|-------------------|
| | Past due | Current | Total receivables |
| Accounts receivable | \$ 6,242 | \$ 67,159 | \$ 73,401 |
| Notes and interest receivable | — | 8,853 | 8,853 |
| Total accounts, notes and interest receivable | \$ 6,242 | \$ 76,012 | \$ 82,254 |

| (In thousands) | December 31, 2022 | | |
|---|-------------------|-----------|-------------------|
| | Past due | Current | Total receivables |
| Accounts receivable | \$ 9,312 | \$ 68,802 | \$ 78,114 |
| Notes and interest receivable | — | 10,377 | 10,377 |
| Total accounts, notes and interest receivable | \$ 9,312 | \$ 79,179 | \$ 88,491 |

(5) Securitized Accounts Receivable

In order to monetize its customer credit receivables portfolio, the Company sold beneficial interests in customer revolving lines of credit pursuant to securitization transactions. On December 29, 2023, the Company securitized the final \$40.1 million of its customer credit receivables portfolio that it retained subsequent to the Badcock sale for a purchase price of \$28.0 million in cash. \$13.0 million of the cash received was through a promissory note between the Company's Parent and the buyer.

When securitized receivables are delinquent for approximately one year, the estimated uncollectible amount from the customer is written off and the corresponding securitized accounts receivable is reduced. Financial instruments that could potentially subject the Company to concentrations of credit risk consist of accounts receivable with its customers. The Company manages such risk by managing the customer accounts receivable portfolio using delinquency as a key credit quality indicator. Management believes the allowance is adequate to cover the Company's credit loss exposure.

Activity in the allowance for credit losses on securitized accounts for the Successor period August 22, 2023 to December 30, 2023 was as follows:

| (In thousands) | Year Ended |
|---|-------------------|
| | December 30, 2023 |
| Balance at beginning of period | \$ — |
| Cumulative effect of adopted accounting standards | — |
| Provision for credit loss expense | (2,575) |
| Write-offs, net of recoveries | — |
| Balance at end of period | \$ (2,575) |

Current amounts include receivables for customers who have made a payment in the past 30 days. Any customers who have not made a required payment within the last 30 days are considered past due. The following table presents the delinquency distribution of the carrying value of customer accounts receivable by year of origination as of December 30, 2023:

| Delinquency Bucket | 2023 | 2022 | 2021 | Prior | Total |
|--------------------|-----------|-------|------|-------|-----------|
| (in thousands) | | | | | |
| Current | \$ 36,617 | \$ 54 | \$ 4 | \$ 40 | \$ 36,715 |
| 1-30 | 2,822 | 5 | 2 | 1 | 2,830 |
| 31-60 | 162 | — | — | — | 162 |
| 61-90 | 4 | — | — | — | 4 |
| 91+ | 4 | — | — | — | 4 |
| Total | \$ 39,609 | \$ 59 | \$ 6 | \$ 41 | \$ 39,715 |

Interest income and interest expense generated from securitized receivables for the period August 22, 2023 to December 30, 2023 is immaterial.

(6) Property, Plant, and Equipment, Net

Property, plant, and equipment at December 30, 2023 and December 31, 2022 was as follows:

| (In thousands) | Estimated Useful Life (Years) | <u>Successor</u> | <u>Predecessor</u> |
|--|----------------------------------|-------------------|--------------------|
| | | December 30, 2023 | December 31, 2022 |
| Leasehold improvements | 5-10 | 79,935 | 121,511 |
| Furniture, fixtures, and equipment | 5-10 | 98,913 | 109,020 |
| Software | 3-5 | 38,210 | 85,873 |
| Construction in progress | n/a | 12,533 | 13,532 |
| Finance lease asset | 5-10 | 31,032 | 7,650 |
| Property, plant, and equipment, gross | | 260,623 | 337,586 |
| Less accumulated depreciation and amortization | | 25,685 | 155,450 |
| Property, plant, and equipment, net | | \$ 234,938 | \$ 182,136 |

Total depreciation and amortization expense on property, plant, and equipment was \$25.9 million for the Successor period August 22, 2023 to December 30, 2023, \$41.9 million for the Predecessor period January 1, 2023 to August 21, 2023, \$56.8 million and \$67.1 million for the fiscal years ended December 31, 2022 and December 25, 2021.

(7) Goodwill and Intangible Assets

The Company performs impairment tests for goodwill as of the end of July of each fiscal year and between annual impairment tests if an event occurs or circumstances change that would more likely than not reduce the fair values of the Company's reporting units below their carrying values.

Predecessor Company

As a result of the Company's American Freight segment's underperformance compared to projections for the first quarter of 2023, as well as current macroeconomic conditions, the Company updated its long-term forecasts. The Company performed an interim goodwill impairment quantitative assessment as of April 1, 2023, and based on the results of the analysis, the Company recorded a non-cash goodwill impairment charge of \$75.0 million, which was recorded in "Goodwill impairment" in the accompanying Consolidated Statements of Operations. Other than the American Freight segment's accumulated goodwill impairment of \$70.0 million as of December 31, 2022, no other reporting units had accumulated goodwill impairment losses recorded.

The estimated fair value of the Company's American Freight reporting unit was calculated using a weighted-average of values determined from an income approach and a market approach. The income approach involves estimating the fair value of each reporting unit by discounting its estimated future cash flows using a discount rate that would be consistent with a market participant's assumption. The market approach bases the fair value measurement on information obtained from observed stock prices of public companies and recent merger and acquisition transaction data of comparable entities. In order to estimate the fair value of goodwill, management must make certain estimates and assumptions that affect the total fair value of the reporting unit including, among other things, an assessment of market conditions, projected cash flows, discount rates and growth rates. Management's estimates of projected cash flows related to the reporting unit include, but are not limited to, future earnings of the reporting unit, assumptions about the use or disposition of assets included in the reporting unit, estimated remaining lives of those assets, and future expenditures necessary to maintain the assets' existing service potential. The assumptions in the fair value measurement reflect the current market environment, industry-specific factors and company-specific factors. A change in assumptions used in American Freight's quantitative analysis (e.g. projected cash flows, discount rates and growth rates) could result in the reporting unit's estimated fair value being less than the carrying value.

Successor Company

As discussed in “Note 2 – Acquisitions and Pushdown Accounting” the Company applied pushdown accounting on August 22, 2023 including all goodwill and intangibles. As a result of recording these amounts at fair value as of August 22, 2023, if any segment is unable to meet cash flow projections utilized in the fair value analysis, the Company may be required to record an impairment charge in a future period related to its goodwill or intangible assets.

Changes in the carrying amount of goodwill for the Predecessor period December 25, 2021 to December 31, 2022, Predecessor period January 1, 2023 to August 21, 2023 and Successor period August 22, 2023 to December 30, 2023, are as follows:

| Predecessor | Vitamin Shoppe | Pet Supplies Plus | American Freight | Buddy’s | Total |
|---|----------------|-------------------|------------------|----------|------------|
| Balance as of December 25, 2021 | \$ 1,277 | \$ 335,875 | \$ 370,829 | \$79,099 | \$ 787,080 |
| Acquisitions | — | 2,174 | — | — | 2,174 |
| Goodwill impairment | — | — | (70,000) | — | (70,000) |
| Disposals and purchase accounting adjustments | — | (1,258) | — | — | (1,258) |
| Balance as of December 31, 2022 | \$ 1,277 | \$ 336,791 | \$ 300,829 | \$79,099 | \$ 717,996 |
| Acquisitions | — | 3,691 | — | — | 3,691 |
| Goodwill impairment | — | — | (75,000) | — | (75,000) |
| Disposals and purchase accounting adjustments | — | (2,599) | — | — | (2,599) |
| Balance as of August 21, 2023 | \$ 1,277 | \$ 337,883 | \$ 225,829 | \$79,099 | \$ 644,088 |
| Successor | | | | | |
| Pushdown of goodwill from Freedom merger | 315,775 | 349,522 | 125,832 | 43,257 | 834,386 |
| Acquisitions | — | — | 1,110 | — | 1,110 |
| Balance as of December 30, 2023 | \$ 315,775 | \$ 349,522 | \$ 126,942 | \$43,257 | \$ 835,496 |

Components of intangible assets as of December 30, 2023 and December 31, 2022 were as follows:

| (In thousands) | Successor December 30, 2023 | | |
|-----------------------------|--------------------------------|--------------------------|---------------------|
| | Gross carrying amount | Accumulated amortization | Net carrying amount |
| Indefinite lived tradenames | \$ 796,600 | \$ — | \$ 796,600 |
| Intangible assets: | | | |
| Franchise agreements | \$ 129,000 | \$ (3,036) | \$ 125,964 |
| Customer contracts | 225,800 | (5,510) | 220,290 |
| Other intangible assets | 590 | — | 590 |
| Total intangible assets | \$ 355,390 | \$ (8,546) | \$ 346,844 |

Predecessor
December 31, 2022

| (In thousands) | Gross carrying amount | Accumulated amortization | Net carrying amount |
|-----------------------------|-----------------------|--------------------------|---------------------|
| Indefinite lived tradenames | \$ 197,716 | \$ — | \$ 197,716 |
| Intangible assets: | | | |
| Franchise agreements | \$ 77,740 | \$ (11,703) | \$ 66,037 |
| Customer contracts | 42,484 | (8,878) | 33,606 |
| Other intangible assets | 720 | (473) | 247 |
| Total intangible assets | <u>\$ 120,944</u> | <u>\$ (21,054)</u> | <u>\$ 99,890</u> |

(8) Revenue

For details regarding the principal activities from which the Company generates its revenue, refer to “Note 1 – Organization and Significant Accounting Policies”. The following represents the disaggregated revenue for the periods August 22, 2023 to December 30, 2023 and January 1, 2023 to August 21, 2023:

| (In thousands) | <u>Successor</u> | | | | | Consolidated |
|--------------------------------|--------------------------------------|-------------------|------------------|-----------|-----------|--------------|
| | August 22, 2023 to December 30, 2023 | | | | | |
| | Vitamin Shoppe | Pet Supplies Plus | American Freight | Buddy's | Sylvan | |
| Retail sales | \$ 379,870 | \$ 240,230 | \$ 224,362 | \$ 700 | \$ 10 | \$ 845,172 |
| Wholesale sales | 2,196 | 228,463 | 5,515 | — | — | 236,174 |
| Total product revenue | 382,066 | 468,693 | 229,877 | 700 | 10 | 1,081,346 |
| Royalties and advertising fees | 473 | 17,183 | 1,185 | 6,235 | 14,375 | 39,451 |
| Financing revenue | — | — | 12,454 | — | — | 12,454 |
| Warranty and damage revenue | — | — | 10,465 | 2,049 | — | 12,514 |
| Delivery revenue | — | — | 9,476 | — | — | 9,476 |
| Other revenues | 201 | 12,487 | 240 | 67 | 408 | 13,403 |
| Total service revenue | 674 | 29,670 | 33,820 | 8,351 | 14,783 | 87,298 |
| Rental revenue, net | — | — | — | 9,307 | — | 9,307 |
| Total rental revenue | — | — | — | 9,307 | — | 9,307 |
| Total revenue | \$ 382,740 | \$ 498,363 | \$ 263,697 | \$ 18,358 | \$ 14,793 | \$ 1,177,951 |

| (In thousands) | <u>Predecessor</u> | | | | | Consolidated |
|--------------------------------|------------------------------------|-------------------|------------------|-----------|-----------|--------------|
| | January 1, 2023 to August 21, 2023 | | | | | |
| | Vitamin Shoppe | Pet Supplies Plus | American Freight | Buddy's | Sylvan | |
| Retail sales | \$ 782,062 | \$ 415,362 | \$ 468,700 | \$ 1,548 | \$ 13 | \$ 1,667,685 |
| Wholesale sales | 2,008 | 388,119 | 11,204 | — | — | 401,331 |
| Total product revenue | 784,070 | 803,481 | 479,904 | 1,548 | 13 | 2,069,016 |
| Royalties and advertising fees | 566 | 28,907 | 2,056 | 12,578 | 26,457 | 70,564 |
| Financing revenue | — | — | 26,220 | — | — | 26,220 |
| Warranty and damage revenue | — | — | 23,846 | 3,832 | — | 27,678 |
| Delivery revenue | — | — | 19,166 | — | — | 19,166 |
| Other revenues | 325 | 21,328 | 691 | 110 | 928 | 23,382 |
| Total service revenue | 891 | 50,235 | 71,979 | 16,520 | 27,385 | 167,010 |
| Rental revenue, net | — | — | — | 18,145 | — | 18,145 |
| Total rental revenue | — | — | — | 18,145 | — | 18,145 |
| Total revenue | \$ 784,961 | \$ 853,716 | \$ 551,883 | \$ 36,213 | \$ 27,398 | \$ 2,254,171 |

The following represents the disaggregated revenue by operating segments for the years ended December 31, 2022:

| (In thousands) | <u>Predecessor</u> | | | | | |
|--------------------------------|------------------------------|--------------------|-------------------|------------------|------------------|---------------------|
| | Year Ended December 31, 2022 | | | | | |
| | Vitamin Shoppe | Pet Supplies Plus | American Freight | Buddy's | Sylvan | Consolidated |
| Retail sales | \$1,204,168 | \$ 659,606 | \$ 762,488 | \$ 2,738 | \$ 54 | \$ 2,629,054 |
| Wholesale sales | 1,298 | 559,651 | 14,119 | — | — | 575,068 |
| Total product revenue | 1,205,466 | 1,219,257 | 776,607 | 2,738 | 54 | 3,204,122 |
| Royalties and advertising fees | 620 | 38,952 | 2,226 | 18,771 | 36,912 | 97,481 |
| Financing revenue | — | — | 36,955 | — | — | 36,955 |
| Interest income | — | — | — | — | — | — |
| Warranty and damage revenue | — | — | 41,516 | 6,098 | — | 47,614 |
| Delivery revenue | — | — | 24,877 | — | — | 24,877 |
| Other revenues | 738 | 30,515 | 1,303 | 221 | 5,370 | 38,147 |
| Total service revenue | 1,358 | 69,467 | 106,877 | 25,090 | 42,282 | 245,074 |
| Rental revenue, net | — | — | — | 29,580 | — | 29,580 |
| Total rental revenue | — | — | — | 29,580 | — | 29,580 |
| Total revenue | <u>\$1,206,824</u> | <u>\$1,288,724</u> | <u>\$ 883,484</u> | <u>\$ 57,408</u> | <u>\$ 42,336</u> | <u>\$ 3,478,776</u> |

The following represents the disaggregated revenue by operating segments for the years ended December 25, 2021:

| (In thousands) | <u>Predecessor</u> | | | | | |
|---------------------------------|------------------------------|--------------------------------|-------------------|------------------|---------------------|---------------------|
| | Year Ended December 25, 2021 | | | | | |
| | Vitamin Shoppe | Pet Supplies Plus ¹ | American Freight | Buddy's | Sylvan ² | Consolidated |
| Retail sales | \$ 1,172,462 | \$ 517,508 | \$ 894,905 | \$ 3,913 | \$ 8 | \$ 2,588,796 |
| Wholesale sales | — | 355,377 | 945 | — | — | 356,322 |
| Total product revenue | 1,172,462 | 872,885 | 895,850 | 3,913 | 8 | 2,945,118 |
| Royalties and advertising fees | 263 | 20,161 | 1,287 | 14,474 | 8,306 | 44,491 |
| Financing revenue | — | — | 41,623 | — | — | 41,623 |
| Warranty and damage revenue | — | — | 34,786 | 6,667 | — | 41,453 |
| Interest income | — | 228 | 986 | — | — | 1,214 |
| Other revenues | — | 24,165 | 14,360 | 5,725 | 1,368 | 45,618 |
| Total service and other revenue | 263 | 44,554 | 93,042 | 26,866 | 9,674 | 174,399 |
| Rental revenue, net | — | — | — | 33,630 | — | 33,630 |
| Total rental revenue | — | — | — | 33,630 | — | 33,630 |
| Total revenue | <u>\$ 1,172,725</u> | <u>\$ 917,439</u> | <u>\$ 988,892</u> | <u>\$ 64,409</u> | <u>\$ 9,682</u> | <u>\$ 3,153,147</u> |

¹ Reflects the results from the March 10, 2021 acquisition date for the Pet Supplies Plus Acquisition.

² Reflects the results from the September 27, 2021 acquisition date for the Sylvan Acquisition.

Contract Balances

The following table provides information about receivables and contract liabilities (deferred revenue) from contracts with customers as of December 30, 2023 and December 31, 2022:

| (In thousands) | <u>Successor</u> | <u>Predecessor</u> |
|---------------------------------|--------------------------|--------------------------|
| | December 30, 2023 | December 31, 2022 |
| Accounts receivable | \$ 73,318 | \$ 78,114 |
| Notes receivable | 8,853 | 10,377 |
| Customer deposits | \$ 5,955 | \$ 12,402 |
| Gift cards and loyalty programs | 10,856 | 9,492 |
| Deferred franchise fee revenue | 21,648 | 19,308 |
| Other deferred revenue | 5,297 | 7,894 |
| Total deferred revenue | <u>\$ 43,756</u> | <u>\$ 49,096</u> |

Deferred revenue consists of (1) amounts received for merchandise of which customers have not yet taken possession, (2) gift card or store credits outstanding, and (3) loyalty reward program credits which are primarily recognized within one year following the revenue deferral. Deferred franchise fee revenue is recognized over the term of the agreement, which is between five and twenty years. The amount of revenue recognized in the period that was included in the contract liability balance at the beginning of the period is immaterial to the consolidated financial statements.

(9) Long-Term Obligations

Long-term obligations at December 30, 2023 and December 31, 2022 were as follows:

| <u>(In thousands)</u> | <u>Successor</u> <u>December 30, 2023</u> | <u>Predecessor</u> <u>December 31, 2022</u> |
|---|--|--|
| Term loans, net of debt issuance costs | | |
| First lien term loan, due March 10, 2026 | \$ 1,096,865 | \$ 779,777 |
| Second lien term loan, due September 10, 2026 | 125,000 | 289,435 |
| Total term loans, net of debt issuance costs | 1,221,865 | 1,069,212 |
| ABL Revolver | 278,100 | 295,000 |
| Finance lease liabilities | 33,612 | 10,388 |
| Total long-term obligations | 1,533,577 | 1,374,600 |
| Less current installments | 10,537 | 2,432 |
| Total long-term obligations, net | <u>\$ 1,523,040</u> | <u>\$ 1,372,168</u> |

First Lien Credit Agreement

On March 10, 2021 (the “PSP Closing Date”), the Company entered into a First Lien Credit Agreement (the “First Lien Credit Agreement”) with various lenders (the “First Lien Lenders”) that provided for a \$1,000.0 million senior secured term loan (the “First Lien Term Loan”).

The Company’s obligations under the First Lien Credit Agreement are guaranteed by the Company and each of the Company’s other direct and indirect subsidiaries (other than certain excluded subsidiaries) pursuant to a First Lien Guarantee Agreement (the “First Lien Guarantee Agreement”) and are required to be guaranteed by each of the Company’s direct and indirect subsidiaries (other than certain excluded subsidiaries) that may be formed or acquired after the PSP Closing Date. The obligations of the Company under the First Lien Credit Agreement are secured on a first priority basis by substantially all of the assets of the Company other than the ABL Priority Collateral (as defined below) (the “Term Priority Collateral”) and are secured on a second priority basis by credit card receivables, accounts receivable, deposit accounts, securities accounts, commodity accounts, inventory and goods (other than equipment) (the “ABL Priority Collateral”) of the Company, and in each case are required to be secured by such assets of the Company (other than certain excluded subsidiaries) that may be formed or acquired after the PSP Closing Date.

The proceeds of the First Lien Term Loan, together with the proceeds of the Second Lien Term Loan (as defined below) and certain cash on hand of the Company, were used to consummate the Pet Supplies Plus Acquisition and to pay fees and expenses for certain related transactions, including the entry into the ABL Agreement (as defined below). A portion of the First Lien Term Loan and Second Lien Term Loan were also used to repay existing lenders.

On February 2, 2023, the Company entered into the Third Amendment to the First Lien Credit Agreement, which amended the First Lien Credit Agreement to provide for an incremental term loan facility in the principal amount of \$300.0 million (the “Incremental First Lien Term Loan”) and change the reference rate under the First Lien Credit Agreement from LIBOR to SOFR. The net proceeds were used to repay certain amounts outstanding under the Company’s ABL Credit Agreement.

The First Lien Term Loan will mature on March 10, 2026 and bears interest at a variable rate with a Term SOFR floor of 0.75%. Interest is payable on either the last day of the interest period or the last business day of the calendar quarter. The Company was required to repay the Incremental First Lien Term Loan in equal quarterly installments of \$0.75 million on the last day of each calendar quarter, commencing on June 30, 2021 subject to certain early payment requirements based on certain events. On July 2, 2021, the Company repaid \$182.1 million of principal of the First Lien Term Loan using cash proceeds from the sale of the Liberty Tax business. The prepayment also satisfied the requirements for the quarterly principal payments so no additional principal payments with respect to the First Lien Term Loans (excluding the Incremental First Lien Term Loan) are due until the First Lien Term Loan maturity date.

The Company is required to prepay the First Lien Term Loan with 50% of consolidated excess cash flow on an annual basis, subject to certain exceptions and to leverage-based step-downs to 25% and 0%, and with 100% of the net cash proceeds of certain other customary events, including certain asset sales (but excluding sales of ABL Priority Collateral), including customary reinvestment rights and leverage-based step-downs to 50% and 0%, in each case, subject to certain exceptions.

The First Lien Credit Agreement, the First Lien Guarantee Agreement and related loan documents include customary affirmative, negative, and financial covenants binding on the Company, including delivery of financial statements and other reports. The negative covenants limit the ability of the Company to, among other things, incur debt, incur liens, make investments, sell assets, pay dividends and enter into transactions with affiliates. The financial covenants set forth in the First Lien Credit Agreement include a maximum total leverage ratio (net of certain cash) and a minimum fixed charge coverage ratio to be tested at the end of each fiscal quarter commencing with the first full fiscal quarter ending after the PSP Closing Date. In addition, the First Lien Credit Agreement includes customary events of default, the occurrence of which may require the Company to pay an additional 2.00% interest on the First Lien Term Loan and/or may result in, among other consequences, acceleration of the payment obligations with respect to the First Lien Term Loan, calling on the guarantees, or exercise of remedies with respect to the collateral.

Second Lien Credit Agreement and Second Lien Term Loan

On the PSP Closing Date, the Company entered into a Second Lien Credit Agreement (the “Second Lien Credit Agreement”) with various lenders (the “Second Lien Lenders”) which provides for a \$300.0 million senior secured term loan (the “Second Lien Term Loan”, and together with the First Lien Term Loan, the “Term Loans”), made by the Second Lien Lenders to the Company.

The Company entered into the Second Amendment to Second Lien Credit Agreement on August 21, 2023, which among other changes, increased the applicable margin on the loans and changed the reference rate under the Second Lien Credit Agreement from LIBOR to SOFR. In connection with the Freedom Merger, \$175.0 million of the Second Lien Term Loans were discharged and cancelled at the time of the transaction.

The Company’s obligations under the Second Lien Credit Agreement are guaranteed by the Company and each of the Company’s other direct and indirect subsidiaries (other than certain excluded subsidiaries) pursuant to a Second Lien Guarantee Agreement (the “Second Lien Guarantee Agreement”) and are required to be guaranteed by each of the Company’s direct and indirect subsidiaries (other than certain excluded subsidiaries) that may be formed or acquired after the PSP Closing Date. The obligations of the Company under the Second Lien Credit Agreement are secured on a second priority basis by the Term Priority Collateral and are secured on a third priority basis by the ABL Priority Collateral pursuant to a Second Lien Collateral Agreement (the “Second Lien Collateral Agreement”) and are required to be secured by such assets of each of the Company’s direct and indirect subsidiaries (other than certain excluded subsidiaries) that may be formed or acquired after the PSP Closing Date.

The Second Lien Term Loan will mature on September 10, 2026 and bears interest at a variable rate with a 1.00% Term SOFR floor. Interest is payable on either the last day of the interest period or the last business day of the calendar quarter.

The Second Lien Term Loan is not subject to scheduled amortization. Solely to the extent the First Lien Term Loan and related obligations have been repaid in full, the Company is required to prepay the Second Lien Term Loan with 50% of consolidated excess cash flow on an annual basis, subject to certain exceptions and to leverage-based step-downs to 25% and 0%, and with 100% of the net cash proceeds of certain other customary events, including certain asset sales (but excluding sales of ABL Priority Collateral), including customary reinvestment rights and leverage-based step-downs to 50% and 0%, in each case, subject to certain exceptions.

The Second Lien Credit Agreement, the Second Lien Guarantee Agreement and related loan documents include customary affirmative, negative, and financial covenants binding on the Company, including delivery of financial statements and other reports. The negative covenants limit the ability of the Company to, among other things, incur debt, incur liens, make

investments, sell assets, pay dividends and enter into transactions with affiliates. The financial covenants set forth in the Second Lien Credit Agreement include a maximum total leverage ratio (net of certain cash) and a minimum fixed charge coverage ratio to be tested at the end of each fiscal quarter commencing with the first full fiscal quarter ending after the PSP Closing Date. In addition, the Second Lien Credit Agreement includes customary events of default, the occurrence of which may require the Company to pay an additional 2.00% interest on the Second Lien Term Loan and/or may result in, among other consequences, acceleration of the payment obligations with respect to the Second Lien Term Loan, calling on the guarantees, or exercise of remedies with respect to the collateral.

Sidecar Pari Passu Second Lien Credit Agreement

In connection with the Freedom Merger and certain related transactions, the Company entered into the Sidecar Pari Passu Second Lien Credit Agreement, dated as of August 21, 2023 (the “Sidecar Second Lien Credit Agreement”) with the Second Lien Lenders. There are currently no commitments or loans outstanding under this facility.

The Company’s obligations under the Sidecar Second Lien Credit Agreement are guaranteed by the Company and each of the Company’s other direct and indirect subsidiaries (other than certain excluded subsidiaries) pursuant to a Sidecar Pari Second Lien Guarantee Agreement (the “Sidecar Second Lien Guarantee Agreement”) and are required to be guaranteed by each of the Company’s direct and indirect subsidiaries (other than certain excluded subsidiaries) that may be formed or acquired after August 21, 2023. The obligations of the Company under the Sidecar Second Lien Credit Agreement are secured on a second priority basis by the Term Priority Collateral and are secured on a third priority basis by the ABL Priority Collateral pursuant to the Second Lien Collateral Agreement and are required to be secured by such assets of each of the Company’s direct and indirect subsidiaries (other than certain excluded subsidiaries) that may be formed or acquired after August 21, 2023.

The terms and conditions under the Sidecar Second Lien Credit Agreement are substantially similar to the terms and conditions of the Second Lien Credit Agreement.

Third Amended and Restated Loan and Security Agreement (ABL)

On the PSP Closing Date, the Company entered into the Third Amended and Restated Loan and Security Agreement (the “ABL Credit Agreement”) with various lenders (the “ABL Lenders”) which provided for a \$150.0 million senior secured revolving credit facility (the “ABL Revolver”), made by the ABL Lenders to the Company.

On June 3, 2022, the Company entered into the Second Amendment (the “Second ABL Amendment”) to the ABL Credit Agreement. The Second ABL Amendment amended the FRG ABL Revolver Agreement to, among other things, change the reference rate from LIBOR to SOFR and certain other changes that have since been further amended.

On August 22, 2022, the Company entered into the Third Amendment (the “Third ABL Amendment”) to the FRG ABL Revolver Agreement. The Third ABL Amendment amends the FRG ABL Revolver Agreement to, among other things, increase the commitments under the ABL Revolver to \$400.0 million, amend the terms of the borrowing base and provide for the inclusion of certain types of inventory to the borrowing base, and make certain other changes to reflect the increase in the revolving credit facility commitments and the addition of Badcock as a borrower to the parties under the ABL Loan Revolver.

The ABL Revolver matures on March 10, 2026, and borrowings under the ABL Revolver bear interest at a variable rate with a Term SOFR floor of 0.00%. Interest is payable on either the last day of the interest period or the last business day of the calendar quarter.

The FRG ABL Revolver Agreement requires the Company to repay any excess amount of borrowings if: (i) the aggregate outstanding principal amount of all borrowings by the Company under the ABL Revolver at any time exceeds the aggregate borrowing cap specified therein, or (ii) the aggregate balance of the loan parties’ deposit accounts (other than amounts held in certain excluded accounts) exceeds \$75.0 million.

The FRG ABL Revolver Agreement includes customary affirmative and negative covenants that are binding on the Company, including the delivery of financial statements, borrowing base certificates and other reports. Certain of the negative

covenants included therein limit the ability of the Company, among other things, to incur debt and liens, make investments, sell assets, pay dividends and enter into transactions with affiliates. In addition, the FRG ABL Revolver Agreement includes customary events of default, the occurrence of which may require the Company to pay an additional 2.0% interest on the borrowings under the ABL Revolver.

Compliance with Debt Covenants

The Company's revolving credit and long-term debt agreements impose restrictive covenants on it, including requirements to meet certain ratios. As of December 30, 2023, the Company was in compliance with all covenants under these agreements and, based on a continuation of current operating results, the Company expects to be in compliance for the next twelve months.

Aggregate maturities of long-term debt at December 30, 2023 were as follows:

| (In thousands) | Amounts per fiscal year | |
|----------------|-------------------------|-----------|
| | Long-term obligations | |
| 2024 | \$ | 10,537 |
| 2025 | | 11,039 |
| 2026 | | 1,502,040 |
| 2027 | | 7,322 |
| 2028 | | 2,524 |
| Thereafter | | 115 |
| Total | \$ | 1,533,577 |

(10) Leases

Refer to "Leases" under "Note 1 - Organization and Significant Accounting Policies" for a discussion of our accounting policies. The finance lease right of use assets and lease liabilities are included in PP&E, current installments of long-term debt and long-term debt respectively. These leases are immaterial to the Consolidated Financial Statements.

Company as Lessee

The components of lease costs for leases that were recognized in the accompanying Consolidated Statements of Operations for the Successor period August 22, 2023 to December 30, 2023, Predecessor period January 1, 2023 to August 21, 2023, and fiscal years ended December 31, 2022 and December 25, 2021 were as follows:

| | Successor | | Predecessor | |
|----------------------------------|--|--------------------------------------|---------------------------------|---------------------------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | Year Ended December 25, 2021 |
| (In Thousands) | | | | |
| Operating lease cost | \$ 78,682 | \$ 142,964 | \$ 217,539 | \$ 211,586 |
| Short-term operating lease costs | 1,295 | 1,902 | 1,784 | 2,207 |
| Variable operating lease costs | 16,257 | 26,353 | 38,866 | 35,198 |
| Sublease income | (215) | (494) | (899) | (1,089) |
| Total operating lease cost | \$ 96,019 | \$ 170,725 | \$ 257,290 | \$ 247,902 |

As of December 30, 2023, maturities of lease liabilities were as follows:

| (in thousands) | Operating leases |
|------------------------------------|-------------------|
| 2024 | \$ 212,213 |
| 2025 | 180,930 |
| 2026 | 148,471 |
| 2027 | 116,972 |
| 2028 | 80,271 |
| Thereafter | 114,416 |
| Total undiscounted lease payments | <u>853,273</u> |
| Less interest | 196,535 |
| Present value of lease liabilities | <u>\$ 656,738</u> |

The following represents other information pertaining to the Company's operating lease arrangements for the fiscal years ended December 30, 2023, December 31, 2022 and December 25, 2021:

| (in thousands) | Successor | | Predecessor | |
|--|--|--------------------------------------|---------------------------------|---------------------------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | Year Ended December 25, 2021 |
| Right-of-use assets obtained in exchange for lease obligations | \$ 68,167 | \$ 107,175 | \$ 155,857 | \$ 153,538 |
| Cash paid for lease liabilities | \$ 67,019 | \$ 95,293 | \$ 190,381 | \$ 190,604 |
| Supplemental information, as of: | December 30, 2023 | | December 31, 2022 | |
| Weighted average remaining lease terms (years) | 4.94 | | 4.93 | |
| Weighted average discount rates | 11.00 % | | 8.77 % | |

(11) Income Taxes

Tax Receivable Agreement

On July 10, 2019, the Company entered into a tax receivable agreement (the “Tax Receivable Agreement”) with the then-existing non-controlling interest holders (the “Buddy’s Members”) that provided for the payment by the Company to the Buddy’s Members of 40% of the cash savings, if any, in federal, state and local taxes that the Company realizes or is deemed to realize as a result of any increases in tax basis of the assets of Franchise Group New Holdco, LLC (“New Holdco”) resulting from future redemptions or exchanges of New Holdco units.

Payments will be made when such Tax Receivable Agreement related deductions actually reduce the Company’s income tax liability. The Tax Receivable Agreement also provides for an accelerated payment due to a Change in Control. On August 21, 2023, the Company made a payment of \$15.4 million, representing an accelerated payment of the remaining liability due to the Change in Control at the time of the Freedom Merger.

Pursuant to the Company’s election under Section 754 of the Internal Revenue Code, the Company has obtained an increase in its share of the tax basis in the net assets of New Holdco when the New Holdco units were redeemed or exchanged by the non-controlling interest holders and other qualifying transactions including the accelerated payment. The Company has treated the redemptions and exchanges of New Holdco units by the non-controlling interest holders as direct purchases of New Holdco units for U.S. federal income tax purposes. This increase in tax basis will reduce the amounts that it would otherwise pay in the future to various tax authorities. They may also decrease gains (or increase losses) on future dispositions of certain capital assets to the extent tax basis is allocated to those capital assets.

The components of income tax expense for the periods ended December 30, 2023, August 21, 2023, December 31, 2022 and December 25, 2021 were as follows:

| | Successor | | Predecessor | |
|---|--|--------------------------------------|---------------------------------|---------------------------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | Year Ended December 25, 2021 |
| | (In thousands) | | | |
| Current: | | | | |
| Federal | \$ (136) | \$ 4,761 | \$ 23,320 | \$ 465 |
| State | 725 | 186 | 2,925 | 2,914 |
| Current tax expense | 589 | 4,947 | 26,245 | 3,379 |
| Deferred: | | | | |
| Federal | (1,705) | 19,004 | (27,423) | (21,814) |
| State | 2,663 | (5,071) | 769 | 1,091 |
| Deferred tax expense (benefit) | 958 | 13,933 | (26,654) | (20,723) |
| Total income tax expense (benefit) | \$ 1,547 | \$ 18,880 | \$ (409) | \$ (17,344) |

For the periods ended December 30, 2023, August 21, 2023, December 31, 2022 and December 25, 2021, income before taxes consisted of the following:

| (in thousands) | Successor | | Predecessor | |
|----------------|---|--------------------------------------|---------------------------------|---------------------------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | Year Ended December 25, 2021 |
| | Income (loss) from operations before | (18,469) | (177,329) | (30,420) |

Income tax benefit differed from the amounts computed by applying the U.S. federal income tax rate of 21% to pre-tax income from continuing operations as a result of the following for periods ended December 30, 2023, August 21, 2023, December 31, 2022 and December 25, 2021 as follows.

| | Successor | | Predecessor | |
|---|--|--------------------------------------|---------------------------------|---------------------------------|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | Year Ended December 25, 2021 |
| | (In thousands) | | | |
| Computed "expected" income tax benefit | \$ (3,878) | \$ (37,239) | \$ (6,388) | \$ 4,186 |
| Increase (decrease) in income taxes resulting from: | | | | |
| State income taxes, net of federal benefit | 41 | (2,855) | 2,315 | 4,705 |
| 162(m) limitation | (18) | 1,607 | 2,555 | 2,019 |
| Nondeductible expenses | 44 | 72 | 87 | 188 |
| Stock compensation expense | 482 | 887 | (349) | (900) |
| Transaction costs | — | 1,841 | — | 177 |
| Impairment of goodwill | — | 15,750 | 14,700 | — |
| Return to provision | — | (94) | 413 | — |
| Change in uncertain tax position | (136) | — | — | — |
| Decrease in valuation allowance | 276 | 40,576 | (13,963) | (26,342) |
| Tax rate change | 3,383 | (1,923) | 1,049 | (1,311) |
| Other | 1,353 | 258 | (828) | (66) |
| Total income tax expense (benefit) | \$ 1,547 | \$ 18,880 | \$ (409) | \$ (17,344) |

The tax effect of temporary differences between the financial statement carrying amounts and tax basis of assets and liabilities that give rise to significant portions of deferred tax assets and liabilities are as follows:

| | 2023 | 2022 |
|--|----------------|-----------|
| | (In thousands) | |
| Deferred tax assets: | | |
| Federal and state net operating loss carryforward | \$ 63,984 | \$ 11,068 |
| Section 743 adjustment | 32,973 | 36,006 |
| Interest expense carryforward | 37,175 | 1,098 |
| State bonus depreciation | 3,723 | 4,587 |
| Equity compensation | 4,761 | 6,488 |
| Inventory | 17,563 | 9,349 |
| Deferred revenue | 6,754 | 6,807 |
| Accrued expenses and reserves | 6,012 | 4,932 |
| Allowances | 1,901 | 19,446 |
| Lease liability (ASC 842) | 176,249 | 235,743 |
| Other | 5,364 | 21,238 |
| Total deferred tax assets (before valuation allowance) | 356,459 | 356,762 |
| Valuation allowance | (1,776) | (1,417) |
| Total deferred tax assets (after valuation allowance) | 354,683 | 355,345 |
| Deferred tax liabilities | | |
| Property, plant, and equipment (U.S.) | (30,650) | (31,165) |
| Goodwill, intangible assets, and assets held for sale (U.S.) | (254,719) | (48,142) |
| Right-of-use assets (ASC 842) | (182,054) | (230,501) |
| Prepaid expenses | (6,877) | (7,010) |
| Total deferred tax liabilities | (474,300) | (316,818) |
| Net deferred tax asset (liability) | \$ (119,617) | \$ 38,527 |

In assessing the realizability of the gross deferred tax assets, management considers whether it is more likely than not that some portion or all of the deferred tax assets will not be realized. The ultimate realization of deferred tax assets is dependent upon the generation of future taxable income during periods in which those temporary differences become deductible. Management considers the scheduled reversal of deferred tax liabilities, projected future taxable income and tax planning strategies in making this assessment. The Company increased its valuation allowance by \$0.3 million.

As of December 30, 2023, the Company has gross U.S. federal net operating losses of \$242.9 million, state net operating losses of \$256.2 million, a portion of which will begin to expire in 2025. A portion of the Company's net operating loss carry forwards is subjected to an annual limitation under Section 382, which may restrict the Company's ability to use them to offset its taxable income in future periods.

The Company adopted the accounting and disclosure requirements for uncertain tax positions, which require a two-step approach to evaluate tax positions. This approach involves recognizing any tax positions that are more likely than not to occur and then measuring those positions to determine the amounts to be recognized in the financial statements. The Company decreased reserves for uncertain tax positions by \$1.1 million due to statute expiration during the Predecessor period and \$0.1 million as of December 30, 2023. It is reasonably possible that \$0.8 million of uncertain tax positions may be recognized in the coming year as a result of a lapse of the statute of limitations.

A reconciliation of the beginning and ending balance of the gross liability for uncertain tax positions is as follows:

| | Successor | | Predecessor | |
|--|--|--------------------------------------|---------------------------------|--|
| | August 22, 2023 - December 30, 2023 | January 1, 2023 - August 21, 2023 | Year Ended December 31, 2022 | |
| | (in thousands) | | | |
| Liability for uncertain tax positions, beginning of year | \$ 2,044 | \$ 3,189 | \$ 4,957 | |
| Decreases related to prior year positions | (136) | (1,145) | (1,938) | |
| Increases related to prior year positions | — | — | 170 | |
| Liability for uncertain tax positions, end of year | <u>\$ 1,908</u> | <u>\$ 2,044</u> | <u>\$ 3,189</u> | |

As of December 30, 2023, the Company's earliest open tax year for U.S. federal income tax purposes was its fiscal year ended December 26, 2020.

(12) Related Party Transactions

The Company considers any of its directors, executive officers or beneficial owners of more than 5% of its Parent, or any member of the immediate family of the foregoing persons, to be related parties.

On May 10, 2023, Brian Kahn, other members of the senior management team and certain affiliates and related parties thereof agreed to acquire the Company's issued and outstanding common stock that it did not presently own or control, which transaction was financed with a combination of debt and equity capital, with a portion of the equity capital being provided by B. Riley Securities, Inc. and affiliates thereof ("B. Riley"). This transaction (the "Freedom Merger") is discussed in more detail in "Note 1 - Organization and Significant Accounting Policies" and was completed on August 21, 2023.

Brian Kahn

Brian Kahn was the Company's Chief Executive Officer and Board Member of the Parent until January 19, 2024 when Mr. Kahn resigned from such positions and now serves as a consultant to the Board of the Parent with a focus on strategic alternatives associated with the Company's operating segments. Mr. Kahn is a contractor and is not an employee, agent, or representative of the Company or its affiliates. As a contractor, Mr. Kahn's sole compensation will be a nominal percentage of the gross proceeds received by the Company on certain strategic transactions. Mr. Kahn and his affiliates and related parties, in aggregate, held 32.4% ownership of the equity of Parent as of December 30, 2023.

Note Receivable to Brian Kahn. In December 2023, and in exchange for, among other things, Mr. Kahn's consent to the consummation of the transaction with Conn's Inc. and the modification of certain governance arrangements of the Company's Parent, the Company's Parent loaned \$15.0 million cash to Brian Kahn in exchange for a note receivable of \$15.0 million.

Buddy's Franchises. Mr. Kahn's brother-in-law owns eight Buddy's franchises. All transactions between the Company's Buddy's segment and Mr. Kahn's brother-in-law are conducted on a basis consistent with other franchisees.

Bryant Riley

At the completion of the Freedom Merger, Bryant Riley became a Board Member of the Parent. Bryant Riley with his ownership through B. Riley, in aggregate, held 31.6% of the ownership of the equity of Parent as of December 30, 2023.

Badcock receivables. The Company's Badcock business sold several portfolios of consumer receivables to B. Riley prior to the Freedom Merger. Immediately prior to the Freedom Merger, the Company's Parent acquired B. Riley Receivables II,

LLC, an entity that held several portfolios of Badcock consumer receivables, from B. Riley in exchange for a \$58.9 million note payable to B. Riley. Repayment of the promissory note is limited to the lesser of amounts collected on the receivables and amounts due under a funding agreement. Once paid certain remaining receivables are to be transferred to B. Riley for no additional consideration and the note will be terminated. From August 22, 2023 to December 30, 2023, the Company's Parent paid \$19.7 million to B. Riley for this note payable.

In addition to the securitization repurchased from B. Riley above, the Company's Badcock business continued to securitize another receivables portfolio with B. Riley before and after the Freedom Merger, which resulted in \$14.7 million paid to B. Riley from August 22, 2023 to December 17, 2023 when the Badcock business was sold and the corresponding securitized receivable agreement was also sold.

Immediately prior to the sale of the Badcock business on December 17, 2023, Franchise Group Newco BHF, LLC (the "Seller") received as a distribution from Badcock, certain Badcock consumer receivables. On December 29, 2023, the Seller sold these receivables to an entity owned by certain passive investors in B. Riley (the "Purchaser") for a purchase price equal to \$28.0 million plus a right to receive 8% of all collections on the receivables after the investors receive a return of \$15.0 million of capital plus a 15% per annum return, and repayment of principal and interest on a \$13.0 million 15% per annum promissory note lent to the Purchaser by Freedom VCM Holdings, LLC.

Equity raises of Parent. B. Riley provided services to the Parent to raise approximately \$470.0 million in equity as part of the Freedom Merger. The Company's Parent paid a fee of approximately \$16.9 million for the services provided. B. Riley manages approximately 27.3% of the Company's Parent units for personal individuals, investment funds and trusts.

Other transactions. The Company also has various immaterial transactions with B. Riley subsidiaries for certain services such as real estate negotiations.

During the fiscal year ended December 25, 2021, B. Riley held approximately 4.0% of the aggregate ownership of the Company's common stock as of December 25, 2021. Mr. Riley was also a member of the Company's Board of Directors from September 2018 through March 2020. Prior to the second quarter of 2021, Mr. Riley held greater than 5.0% of the aggregate ownership of the Company's common stock, as such, the transactions with Mr. Riley while his ownership was greater than 5.0% included:

January 2021 Underwritten Offering of Preferred Stock. On January 11, 2021, the Company reopened its original issuance of its Series A Preferred Stock, which closed on September 18, 2020. The Company completed the reopened underwritten offering on January 15, 2021 in which B. Riley Securities, an affiliate of Mr. Riley, acted as representative of the underwriters. In connection with the offering B. Riley Securities and the other underwriters in the offering were entitled to an underwriting discount and reimbursement of certain out-of-pocket expenses incurred of approximately \$3.0 million and B. Riley Securities was entitled to a structuring fee of \$0.3 million.

Debt Commitment Letter and Fee Letter. On January 23, 2021, in connection with the Pet Supplies Plus Acquisition and the refinancing of the Company's existing indebtedness, the Company entered into a debt commitment letter with, among others, BRF Finance Co., LLC ("BRF"), an affiliate of Mr. Riley, pursuant to which BRF committed to provide (i) \$100.0 million of a then-contemplated first lien term loan credit facility and (ii) \$300.0 million of a then-contemplated senior unsecured term loan credit facility (the "Senior Unsecured Facility"). On January 23, 2021, the Company entered into a fee letter with BRF pursuant to which (a) BRF committed to provide \$100.0 million of an alternative then-contemplated first lien term loan credit facility (the "Alternative First Lien Facility") and (b) BRF (or its affiliates) received, on March 10, 2021, (i) a \$9.0 million arrangement fee as consideration for BRF's commitments and agreements with respect to the Senior Unsecured Facility and (ii) a \$1.0 million take-out fee as consideration for BRF's commitments and agreements with respect to the Alternative First Lien Facility.

(13) Commitments and Contingencies

In the ordinary course of operations, the Company may become a party to legal proceedings. Based upon information currently available, management believes that such legal proceedings, individually or in the aggregate, will not have a material adverse effect on the Company's business, financial condition, cash flows, or results of operations.

The Company is party to claims and lawsuits that are considered to be ordinary, routine litigation incidental to the business, including claims and lawsuits concerning the fees charged to customers for various products and services, relationships with franchisees, intellectual property disputes, employment matters, and contract disputes. Although the Company cannot provide assurance that it will ultimately prevail in each instance, it believes the amount, if any, it will be required to pay in the discharge of liabilities or settlements in these claims will not have a material adverse impact on its consolidated results of operations, financial position, or cash flows.

Guarantees

The Company remains secondarily liable under various real estate leases that were assigned to franchisees who acquired Pet Supplies Plus or Vitamin Shoppe stores from the Company. In the event of the failure of an acquirer to pay lease payments, the Company could be obligated to pay the remaining lease payments which extend through 2033 and in aggregate are \$34.2 million and \$30.2 million as of December 30, 2023 and December 31, 2022, respectively. In certain cases, the Company could attempt to recover from the franchisees' personal assets should the Company be required to pay remaining lease obligations.

If the Company is required to make payments under any of these guarantees, the Company could seek to recover those amounts from the franchisees or in some cases their affiliates. The Company believes that payment under any of these guarantees is remote as of December 30, 2023.

(14) Subsequent Events

The financial statements and related disclosures include evaluation of events up through and including March 29, 2024, which is the date the accompanying financial statements were available to be issued.

Sale of Sylvan

On December 19, 2023, the Company signed a Letter of Intent to sell its Sylvan segment. On February 15, 2024, the Company completed the transaction for a base purchase price of \$185.0 million, which was subject to certain customary purchase price adjustments. The assets and liabilities of Sylvan have been recorded as held for sale on our Consolidated Balance Sheets for all periods presented.

THE FOLLOWING FINANCIAL STATEMENTS HAVE BEEN PREPARED WITHOUT AN AUDIT. PROSPECTIVE FRANCHISEES SHOULD BE ADVISED THAT NO CERTIFIED PUBLIC ACCOUNTANT HAS AUDITED THESE FIGURES OR EXPRESSED HIS/HER OPINION WITH REGARD TO THEIR CONTENT OR FORM.

FRANCHISE GROUP, INC. AND SUBSIDIARIES

Consolidated Balance Sheets

| (In thousands, except share count data) | September 28, 2024 | December 30, 2023 |
|--|--------------------|-------------------|
| Assets | (Unaudited) | (Unaudited) |
| Current assets: | | |
| Cash and cash equivalents | \$ 59,017 | \$ 58,079 |
| Current receivables, net | 157,260 | 108,343 |
| Current securitized receivables, net | 15,764 | 37,495 |
| Inventories, net | 490,904 | 503,044 |
| Current assets held for sale | - | 10,622 |
| Other current assets | 26,325 | 33,063 |
| Total current assets | 749,270 | 750,646 |
| Property, plant, and equipment, net | 208,820 | 234,938 |
| Non-current receivables, net | 7,722 | 8,014 |
| Goodwill | 848,182 | 835,496 |
| Intangible assets, net | 328,350 | 346,844 |
| Tradenames | 796,600 | 796,600 |
| Operating lease right-of-use assets | 682,886 | 685,645 |
| Non-current assets held for sale | - | 98,222 |
| Investment in equity securities | - | 108,963 |
| Other non-current assets | 16,774 | 16,784 |
| Total assets | \$ 3,638,604 | \$ 3,882,152 |
| Liabilities and Stockholders' Equity | | |
| Current liabilities: | | |
| Current installments of long-term obligations, net | \$ 10,972 | \$ 10,537 |
| Current installments of debt secured by accounts receivable, net | 8,619 | 28,000 |
| Current operating lease liabilities | 152,006 | 151,155 |
| Accounts payable and accrued expenses | 280,578 | 312,133 |
| Current liabilities held for sale | - | 7,674 |
| Other current liabilities | 22,118 | 22,356 |
| Total current liabilities | 474,293 | 531,855 |
| Long-term obligations, excluding current installments | 1,513,574 | 1,523,040 |
| Non-current operating lease liabilities | 509,137 | 505,583 |
| Non-current liabilities held for sale | - | 3,806 |
| Non-current deferred tax liabilities | 119,617 | 119,617 |
| Other non-current liabilities | 48,867 | 52,766 |
| Total liabilities | 2,665,488 | 2,736,667 |
| Stockholders' equity: | | |
| Common stock, \$0.01 par value per share, 35,186,943 shares issued and outstanding at September 28, 2024 and December 31, 2023 | 352 | 352 |
| Additional paid-in capital | 1,257,167 | 1,283,750 |
| Retained earnings | (284,403) | (138,617) |
| Total equity | 973,116 | 1,145,485 |
| Total liabilities and equity | \$ 3,638,604 | \$ 3,882,152 |

FRANCHISE GROUP, INC. AND SUBSIDIARIES

Consolidated Statements of Operations

| (In thousands) | Three Months Ended | | Nine Months Ended | |
|---|--------------------|--------------------|---------------------|---------------------|
| | Sept. 28, 2024 | Sept. 30, 2023 | Sept. 28, 2024 | Sept. 30, 2023 |
| | (Unaudited) | (Unaudited) | (Unaudited) | (Unaudited) |
| Revenues: | | | | |
| Product | \$ 695,610 | \$ 773,868 | \$ 2,154,755 | \$ 2,411,082 |
| Service and other | 45,939 | 61,500 | 150,258 | 193,767 |
| Rental | 6,239 | 6,526 | 19,896 | 21,044 |
| Total revenues | <u>747,788</u> | <u>841,894</u> | <u>2,324,909</u> | <u>2,625,893</u> |
| Operating expenses: | | | | |
| Cost of revenue: | | | | |
| Product | 481,481 | 558,972 | 1,471,190 | 1,680,423 |
| Service and other | 4,468 | 7,906 | 13,528 | 26,119 |
| Rental | 2,205 | 2,488 | 6,861 | 7,621 |
| Total cost of revenue | <u>488,154</u> | <u>569,366</u> | <u>1,491,579</u> | <u>1,714,163</u> |
| Selling, general, and administrative expenses | 286,917 | 317,351 | 871,854 | 903,184 |
| Goodwill impairment | - | - | - | 75,000 |
| Total operating expenses | <u>775,071</u> | <u>886,717</u> | <u>2,363,433</u> | <u>2,692,347</u> |
| Income (loss) from operations | <u>(27,283)</u> | <u>(44,823)</u> | <u>(38,524)</u> | <u>(66,454)</u> |
| Other expense: | | | | |
| Gain on sale of Sylvan | - | - | 85,267 | - |
| Gain (loss) on equity investment | (27,240) | 5,616 | (108,962) | 6 |
| Other, net | 4,128 | (11,596) | (2,358) | (11,597) |
| Interest expense, net | (45,575) | (43,372) | (130,951) | (125,837) |
| Loss before income taxes | <u>(95,970)</u> | <u>(94,175)</u> | <u>(195,528)</u> | <u>(203,882)</u> |
| Income tax expense (benefit) | (24,535) | (22,416) | (49,742) | (20,953) |
| Net income (loss) from continuing operations | <u>(71,435)</u> | <u>(71,759)</u> | <u>(145,786)</u> | <u>(182,929)</u> |
| Net loss from discontinued operations | - | (13,101) | - | (61,044) |
| Net income (loss) | <u>\$ (71,435)</u> | <u>\$ (84,860)</u> | <u>\$ (145,786)</u> | <u>\$ (243,973)</u> |

FRANCHISE GROUP, INC. AND SUBSIDIARIES
Consolidated Statements of Cash Flows

| (In thousands) | Three months ended September 28, 2024 (Unaudited) | Nine months ended September 28, 2024 (Unaudited) |
|---|---|--|
| Operating Activities | | |
| Net income (loss) | \$ (71,435) | \$ (145,786) |
| Adjustments to reconcile net income to net cash provided by operating activities: | | |
| Provision for credit losses for accounts receivable | 997 | 1,661 |
| Depreciation, amortization, and impairment charges | 23,416 | 80,669 |
| Goodwill impairment | - | - |
| Amortization of deferred financing costs | - | - |
| Securitized financing costs | - | - |
| Stock-based compensation expense | - | - |
| Change in fair value of investment | 27,241 | 108,963 |
| Change in fair value of secured borrowings | - | 6,479 |
| Interest - Paid in kind | 2,723 | 2,723 |
| Gain on sale of Sylvan | (23) | (85,290) |
| Other non-cash items | 194 | 1,780 |
| Changes in other assets and liabilities | 5,246 | (31,250) |
| Net cash provided by (used in) operating activities | (11,641) | (60,051) |
| Investing Activities | | |
| Purchases of property, plant, and equipment | (3,050) | (30,635) |
| Proceeds from sale of property, plant, and equipment | 419 | 723 |
| Acquisition of business, net of cash and restricted cash acquired | (180) | 164 |
| Proceeds on sale of Sylvan | - | 176,529 |
| Net cash (used in) investing activities | (2,811) | 146,781 |
| Financing Activities | | |
| Dividends paid to Parent | (171) | (42,524) |
| Issuance of long-term debt and other obligations | 69,800 | 98,800 |
| Repayment of long-term debt and other obligations | (42,549) | (116,208) |
| Proceeds from secured debt obligations | - | - |
| Repayment of secured debt obligations | (4,081) | (25,860) |
| Payment for debt issue costs | - | - |
| Cash paid for taxes on exercise/vesting of stock-based compensation, net | - | - |
| Net cash provided by (used in) financing activities | 22,999 | (85,792) |
| Net increase (decrease) in cash equivalents and restricted cash | 8,547 | 938 |
| Cash, cash equivalents and restricted cash at beginning of period | 50,470 | 58,079 |
| Cash, cash equivalents and restricted cash at end of period | \$ 59,017 | \$ 59,017 |
| Supplemental Cash Flow Disclosure | | |
| Cash paid for taxes, net of refunds | \$ (30) | \$ 1,525 |
| Cash paid for interest | 33,616 | 111,462 |
| Cash paid for interest on secured debt | 138 | 1,372 |
| Accrued capital expenditures | (1,211) | 2,187 |
| Capital expenditures funded by finance lease liabilities | 682 | 8,254 |

EXHIBIT C
Franchise Agreement

FRANCHISE AGREEMENT

between

BUDDY'S FRANCHISING AND LICENSING LLC

and

(Name of Franchisee)

Effective Date:

(To be completed by us)

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FRANCHISE AGREEMENT

THIS FRANCHISE AGREEMENT (the “**Agreement**”) is made on this _____ day of _____, 20____, (the “**Effective Date**”) by and between Buddy’s Franchising and Licensing LLC, a Florida limited liability company having its principal place of business at 8529 Southpark Circle, Suite 150, Orlando, Florida 32819 (“**we**,” “**us**” or “**our**”) and _____ (“**you**,” or “**your**”).

RECITALS

- A. We and our affiliates own a distinctive System (defined below) for the operation of rent-to-own home furnishings, electronics and appliances businesses.
- B. We have the right to use and sublicense others to use the System and the BUDDY’S HOME FURNISHINGS® trademark and other trademarks, trade names, and commercial symbols (the “**Trademarks**” as defined below) in connection with the operation of BUDDY’S HOME FURNISHINGS retail businesses (the “**Buddy’s Retail Businesses**”) within the United States.
- C. You desire to obtain the right and we agree to grant you the right to develop and operate a Buddy’s Retail Business using the System and the Trademarks, subject to the terms and conditions of this Agreement.

AGREEMENT

In consideration of the foregoing and the mutual covenants and consideration below, you and we agree as follows:

1. DEFINITIONS

Capitalized terms used but not otherwise defined herein shall have the following meanings:

(a) “**Approved Products and Services**” means the range, types and brands of household goods, consumer electronics, and consumer financial services associated with the BUDDY’S HOME FURNISHINGS brand which are specified in the Operations Manual as Core Products and Services or Optional Products and Services, or otherwise approved by us for sale in a Buddy’s Retail Business.

(b) “**Authorized Location**” means the location where you are authorized to operate your Retail Business (defined below) and which is set forth in Exhibit A.

(c) “**Buddy’s Retail Businesses**” means BUDDY’S HOME FURNISHINGS retail businesses developed and operated using the System and the Trademarks.

(d) “**Competitive Business**” means any rent-to-own, rental purchase, lease purchase or other business that sells, leases or rents home furnishings, electronics or appliances through any channel, including, without limitation, businesses conducted by means of retail outlets, the Internet, or direct marketing.

(e) “**Confidential Information**” means all proprietary information, knowledge, know-how, drawings, technology, marketing plans, strategic plans, business techniques, Consumer Data (as defined in Section 9(u)), methods of operation, procedures, supplies, computer systems and programs, the website, domain names and other online communications access and identification codes, data and statistics with

respect to the System provided by us or our affiliates in the ordinary course of business, in any form including the Operations Manual and the System Standards regardless of whether such are labeled confidential, proprietary or trade secret. Confidential Information does not include information which is already in the public domain.

(f) “**Core Products and Services**” means the products and services that you are required to offer for sale in your Retail Business as further described in Section 9.

(g) “**General Manager**” means the individual who personally devotes his or her full time and attention and devotes his or her best efforts to the on-premises general management of the day-to-day operations of your Retail Business, as further described in Section 7(a).

(h) “**Gross Sales**” means all revenue that you receive or otherwise derive from operating your Retail Business, whether from cash, check, credit or debit card, gift card or gift certificate, or other credit transactions, and regardless of collection or when you actually provide the products or services in exchange for the revenue. If you receive any proceeds from any business interruption insurance applicable to loss of revenue at your Retail Business, there will be added to Gross Sales an amount equal to the imputed gross revenue that the insurer used to calculate those proceeds. Gross Sales does not include (1) any bona fide returns and credits that are actually provided to customers or (2) any sales or other taxes that you collect from customers and pay directly to the appropriate taxing authority. You may not deduct payment provider fees (i.e., bank or credit card company fees and gift card vendor fees) from your Gross Sales calculation.

(i) “**Lease Contract**” means an agreement between a customer and you and/or your Retail Business that provides for the renting or leasing of consumer products or services.

(j) “**Owner**” means any person who directly or indirectly owns an interest in the franchise for your Retail Business, including the Principal Owner.

(k) “**Operations Manual**” means any confidential operating manuals and other written materials (including materials provided online or through other electronic media) covering the proper operating and marketing techniques of Buddy’s Retail Businesses and the standards and specifications for implementing the System.

(l) “**Optional Products and Services**” means the products and services you may, at your option, offer for sale in your Retail Business, as further described in Section 9.

(m) “**Principal Owner**” means any individual who directly or indirectly owns a 51% or greater interest in you if you are a corporation, limited liability company or a similar entity other than a partnership entity. If you are a partnership entity, then each general partner is a Principal Owner, regardless of the percentage ownership interest. If you are one or more individuals, each individual is a Principal Owner. You must have at least one Principal Owner. Your Principal Owner(s) is identified on the Ownership and Management Addendum attached to this Agreement at Exhibit B. As used in this Agreement, any reference to Principal Owner includes all Principal Owners.

(n) “**System**” means the then-current distinctive system, including the Trademarks, System Standards, Operations Manual and other confidential information, developed and owned by or licensed to us for the development, construction and operation of BUDDY’S HOME FURNISHINGS retail outlets which offer high quality consumer goods and associated consumer financial services.

(o) “**System Standards**” means the then-current standards, requirements and specifications for the development, construction and operation of Buddy’s Retail Businesses, including standards related

to design, construction, signage, fixtures, equipment, use of the Trademarks, business techniques, methods of operation, procedures, products, service, marketing, advertising, sales promotion programs, communications, credit policies, personnel, training, purchasing and other standards, requirements and specifications contained in the Operations Manual.

(p) “**Trademarks**” means certain trade names, service marks, trademarks, logos, emblems and indicia of origin as are now designated and may be designated and changed in the future by us in writing for use in connection with the System, including the trademark “BUDDY’S HOME FURNISHINGS” and other commercial symbols. Trademarks also means the trade dress, which includes the designs, color schemes and image we authorize you to use in the operation of Buddy’s Retail Businesses from time to time.

(q) “**Territory**” means the geographic area specified on Exhibit A. The Territory assigned to you may border and/or overlap with the customer base of a territory assigned to another System franchisee, as further described in Section 2.

(r) “**Website**” means an interactive electronic document, series of symbols or otherwise that is contained in a network of computers linked by communications software. The term Website includes, but is not limited to, Internet and World Wide Web home pages.

2. GRANT OF LICENSE

(a) *Grant and Acceptance.* Upon the terms and conditions set forth in this Agreement, we hereby grant to you the right and license to establish and operate one Buddy’s Retail Business at the Authorized Location (your “**Retail Business**”), which must be located in the Territory. You hereby accept said license and undertake the obligation to operate your Retail Business faithfully, honestly and diligently, using the System in compliance with the System Standards.

(b) *Your Rights.* During the term of this Agreement and provided that you are in compliance with the terms and conditions of this Agreement, we will not (i) modify the Territory without your written permission, or (ii) establish either a company-owned or franchised Buddy’s Retail Business location within the Territory under the Trademarks, except as may be permitted under Section 2(e).

(c) *Restrictions on Your Rights.* The license granted herein is limited to the right to operate your Retail Business at the Authorized Location and you may not:

(i) sell products or services identified by the Trademarks through any other channels or methods of distribution (including the Internet or any other form of electronic commerce) or to any other person or entity for resale or further distribution;

(ii) subfranchise, sublicense, assign or transfer the rights under this Agreement, except as specifically provided in Section 13; or

(iii) use your Retail Business’ premises or any part of your Retail Business’ premises for any purpose other than your Retail Business established pursuant to this Agreement.

(d) *Our Retention of Rights.* You acknowledge and agree that we and our affiliates retain all rights not expressly granted to you under this Agreement and that we or our affiliates may, among other things, on any terms and conditions we deem advisable:

(i) establish and operate, and grant others the right to establish and operate, Buddy's Retail Businesses at any location outside the Territory regardless of the proximity of such Buddy's Retail Businesses to the Territory;

(ii) establish and operate, and grant others the right to establish and operate, on any terms and conditions that we deem appropriate, retail businesses, including Competitive Businesses, or any other similar or dissimilar businesses that are not primarily identified by the Trademarks at any locations, whether within or outside the Territory;

(iii) solicit and sell products or services to customers and prospective customers residing within the Territory, including, without limitation, by any method of distribution (other than the operation of a Retail Business in the Territory (except as permitted under Section 2(e))), including, but not limited to, by catalog, direct advertising over the Internet, or other electronic means;

(iv) merge with, acquire, establish or become associated with any businesses or locations of any kind under other systems and/or other marks, which businesses and locations may offer or sell items, products and services that are the same as or similar to the Approved Products and Services offered at or from your Retail Business and which may be located anywhere within or outside the Territory. Except as provided in Section 2(e) below, we may not grant a Competitive Business the right to use the Trademarks at a location in the Territory; and

(v) engage in any other business activities not expressly prohibited by this Agreement, both within and outside the Territory.

(e) *Conversion of Non-System Store.* If we acquire or any of our affiliates acquires any store operating under different trademarks that sells or leases the same, similar or different products and services as those offered and sold or leased by Buddy's Retail Businesses (each a "**Non-System Store**") within the Territory and we and/or our affiliates desire to convert such Non-System Store to a Buddy's Retail Business operating under the Trademarks, we shall deliver to you a written notice of such intent to convert (each, a "**Conversion Notice**"). Provided that you are in compliance with all of the provisions of this Agreement and no default, or event which with the giving of notice or passage of time or both would become a default, exists under this Agreement or any other agreement between you and us, you shall have the option, exercisable within 30 days after receipt of such Conversion Notice, to purchase the Non-System Store and convert it to a Buddy's Retail Business operating under the Trademarks by notifying us in writing. If you elect to purchase and convert the Non-System Store, you must consummate such purchase and execute our then-current franchise agreement and pay our then-current initial franchise fee (or, at our option, execute an amendment to this Agreement and pay our then-current initial franchise fee) within 30 days from the date of your notice to us of your election to purchase and convert. If we or our affiliate purchased the Non-System Store during the 180 days prior to our delivery of the Conversion Notice to you, the purchase price to be paid by you shall be the cash equivalent of the consideration paid by us or our affiliate for the Non-System Store (or, if we or our affiliate purchased the Non-System Store in a transaction which was for more than one Non-System Store, the cash equivalent of our or our affiliate's proportionate per store cost, as determined by us or our affiliate in our or its sole discretion). In addition to the purchase price payable under this Section 2(e), you shall reimburse us or our affiliate for the costs and expenses incurred by us or our affiliate in connection with the acquisition of the Non-System Store (prorated if the Non-System Store was acquired as part of a multiple store purchase). You acknowledge that the value of the Non-System Store may diminish during the 180-day period after our or our affiliate's acquisition of the Non-System Store. If we or our affiliate did not purchase the Non-System Store during the 180 days prior to delivery of

the Conversion Notice, the purchase price, which shall be paid in cash, will be the fair market value of the Non-System Store. If the parties cannot agree on fair market value within a reasonable time, such fair market value shall be determined by two independent appraisers, one of whom shall be chosen by us or our affiliate and the other of whom shall be chosen by you. If such appraisers cannot agree on such fair market value, they shall jointly choose a third independent appraiser whose decision shall be final and binding. Each party shall bear the cost for its chosen appraiser, and the cost for a third appraiser, if any, shall be shared equally between you and us or our affiliate. If you do not elect to purchase and convert the Non-System Store, we may convert and operate, or license a third party to convert and operate, the Non-System Store as a Buddy's Retail Business operating under the Trademarks, without incurring any liability to you. For the avoidance of doubt, nothing herein shall obligate us or our affiliates to convert any Non-System Store to a Buddy's Retail Business, and, further, we and our affiliates may operate any Non-System Store or any other Competitive Business under different trademarks and may operate or franchise a different line of business.

(f) *Business Entity Franchisee.* If you are a business entity or association including, but not limited to, a corporation, limited liability company or general or limited partnership (collectively, an "**Entity**"), you agree and represent that:

(i) You have the authority to execute, deliver and perform your obligations under this Agreement and all related agreements, and you are duly organized or formed and are validly existing in good standing under the laws of the state of your formation;

(ii) Your organizational documents (including, but not limited to, your bylaws, operating agreement or partnership agreement, as applicable) will recite that this Agreement restricts the issuance and transfer of any equity interests in you, and all certificates and other documents that represent equity interests in you will bear a legend referring to this Agreement's restrictions;

(iii) Exhibit B to this Agreement completely and accurately describes all of your owners and their interests in you as of the Effective Date. Subject to our rights and your obligations under Section 13, you and your owners agree to update and deliver to us revised Exhibits B to reflect any permitted changes in the information that Exhibit B now contains within a reasonable amount of time (not to exceed 30 days); and

(iv) Your development and operation of Buddy's Retail Businesses will be the only business you operate during the Term (as defined in Section 3) (although your owners may have other, non-competitive business interests).

3. TERM AND RENEWAL

(a) *Term.* The initial term of this Agreement is 10 years (the "**Term**"), commencing on the Effective Date. You agree to operate your Buddy's Retail Business in compliance with this Agreement for the entire Term unless this Agreement is properly terminated under Section 14.

(b) *Renewal.* You will have the right to renew this Agreement, at the expiration of the Term, for one additional term of 10 years, commencing immediately upon the expiration of this Agreement, provided that:

(i) you provide us with written notice of your intent to renew at least 12 months, but no more than 18 months, prior to the expiration of the Term;

(ii) you are not in default of this Agreement or any other agreement with us or our affiliates, and you have substantially complied with all the provisions of this Agreement, including, but not limited to, Section 2(f)(iv), and any other agreement with us or our affiliates;

(iii) you have satisfied, prior to renewal, all monetary obligations owed by you to us, our affiliates or your suppliers or creditors, whether pursuant to this Agreement or otherwise;

(iv) you are able to maintain possession of the premises or obtain possession of mutually agreeable alternate premises for your Retail Business for the duration of the renewal term and have agreed, in writing, to make such capital expenditures necessary to refurbish, replace and modernize your Retail Business so that it will conform to our then-current standards for Buddy's Retail Businesses;

(v) you pay us a renewal fee of \$2,000;

(vi) you execute our then-current form of Franchise Agreement, which may contain terms and conditions substantially different from those set forth in this Agreement;

(vii) you comply with our then-current qualification, accreditation and training requirements, undertaking any training, assessments or examinations (including training for all communications systems including the Computer System) and comply with all of our other requirements applying to new System franchisees;

(viii) you reimburse to us all of our costs and expenses reasonably incurred as part of the renewal process; and

(ix) you and your Principal Owners and Personal Guarantors execute a general release of claims in the form we prescribe.

4. OUR OBLIGATIONS

(a) Subject to your continuing compliance with the terms of this Agreement, we will:

(i) grant you access to the Operations Manual;

(ii) provide the initial training program in accordance with Section 8(b);

(iii) provide site selection and build-out assistance in accordance with Section 6(a) or 6(d);

(iv) provide pre-grand opening advice and procedural assistance, upon your request, at a time and location of our choice, at least 30 days before opening;

(v) specify a list of products that are Approved Products and Services and approved supplies in accordance with Section 9(b);

(vi) establish and administer the Marketing Fund in accordance with Section 12(b); and

(vii) conduct from time to time such general advertising, marketing or promotion of the System as we consider appropriate.

You assume sole responsibility for the operation of your Retail Business and acknowledge that, while we may furnish advice and assistance to you from time to time during the Term, we have no legal or other obligation to do so except as specifically set forth in this Agreement.

(b) *Visits.* We or our representative(s), may make periodic visits to your Retail Business for the purposes of providing consultation, assistance, and guidance to you in any aspect of the operation and management of your Retail Business. We or our representative(s) who visit(s) your Retail Business may prepare, for the benefit of both us and you, written reports with respect to such visits outlining any suggested changes or improvements in the operations of your Retail Business and detailing any defaults in such operations which become evident as a result of any such visit. Failure by you to implement the improvements and suggested changes detailed in such a report will be considered a default under Section 14(b)(i).

5. FEES, REPORTING AND AUDIT RIGHTS

(a) *Initial Franchise Fee.* In consideration for the grant of license under this Agreement, you must pay to us an initial franchise fee (the “**Initial Franchise Fee**”) as set forth on Exhibit A. The Initial Franchise Fee is due and payable in lump sum upon execution of this Agreement and is fully earned and non-refundable upon receipt.

(b) *Royalty Fee.* In addition to the Initial Franchise Fee and in consideration of the rights granted to you, you must pay to us a royalty fee in the amount of 6% of Gross Sales (the “**Royalty Fee**”). Notwithstanding the preceding sentence, you will not be required to pay the Royalty Fee with respect to Gross Sales generated during the reporting week in which your Retail Business opens for business and the 25-reporting week period thereafter, provided that: (1) your Retail Business was opened in accordance with Section 6(b); and (2) you are executing this Agreement in connection with your development of a new Buddy’s Retail Business from the ground up. For the avoidance of doubt, the preceding sentence will not apply if you are executing this Agreement in connection with a transfer, renewal, or conversion. Royalty Fees must be paid weekly in accordance with the provisions of Sections 5(d) and 5(e) below.

(c) *Marketing Fee.* You must pay to us a marketing fund contribution in the amount of \$175 per week (the “**Marketing Fee**”) in accordance with the provisions of Sections 5(d) and 5(e) below. Throughout the Term, we have the right to increase the Marketing Fee from time to time upon written notice to you, provided that the Marketing Fee shall not exceed 2% of your annual Gross Sales.

(d) *Computations and Remittances.* You must pay the Royalty Fee, Marketing Fee and any other recurring payment to us weekly as follows:

(i) Each Sunday, we shall compute your Gross Sales for the period beginning at midnight on the preceding Sunday and ending at midnight on the Saturday after such preceding Sunday.

(ii) Before 12:00 p.m. local time in Orlando, Florida on the next business day after we make the computation in Section 5(d)(i) above, we shall notify you of the amount of Gross Sales computed by us.

(iii) After 2:00 p.m. local time in Orlando, Florida on the next business day after you are notified of the amount of our computation, we will withdraw pursuant to Section 5(e), from an

account maintained by you and which permits direct withdrawals by us, all Royalty Fees, Marketing Fees and any other recurring payments due under this Agreement, whether calculated as a flat fee or based on the Gross Sales computed by Franchisor and based on the agreements between you and us and/or our affiliates. You must maintain a sufficient amount of funds in such account to allow permitted withdrawals by us.

(iv) If we are unable to calculate any fees or other amounts due to us and our affiliates, as provided in this Section 5(d), whether as a result of your failure to make the necessary information available to us, communications failures, force majeure or otherwise, we may estimate the amount of fees due and may make a corresponding withdrawal from your account. If we overestimate the amount of fees due from you, then you shall receive a credit for the overestimated amount against future fees when such amount has been determined. If we have underestimated the amount of fees due from you, then we shall be authorized to withdraw the amount of the underpayment from your account immediately upon such determination.

If you give a cash refund or credit to any customer, which refund or credit is for an amount previously included in Gross Sales upon which we have withdrawn Royalty Fees and Marketing Fees (if Marketing Fees are based on a percentage of Gross Sales) from your account, you shall promptly enter the amount of such refund or credit into the Computer System. We will deduct the amount of each such refund or credit from our first computation of Gross Sales which occurs after you enter the amount of such refund or credit into the Computer System.

If any amount of Gross Sales upon which we have withdrawn fees from your account is subsequently uncollected by you, you shall promptly enter such uncollected amount into the Computer System. We shall deduct each such uncollected amount from our first computation of Gross Sales that occurs after you have entered such uncollected amount into the Computer System. If any amount entered into the Computer System by you as uncollected is subsequently collected by you, you shall promptly enter such amount into the Computer System, and we shall add such amount to our first computation of Gross Sales which occurs after you have entered such amount into the Computer System.

If any dispute arises as to the amount of any payment or fee withdrawn by us from your account, our books and records shall be treated as conclusive evidence of the correct amount, except to the extent that either we or you can show a clear error in our computation. The amounts set forth in our books and records with respect to each withdrawal shall be final and binding, unless either we or you notify the other in writing of any objection to the amount of such withdrawal no later than 30 days after such withdrawal. You and we shall promptly make all reasonable efforts to resolve any such dispute within a reasonable time after such notification.

(e) *Electronic Transfer of Funds.* You must sign an electronic transfer of funds authorization, the current form of which is attached as Exhibit C, and such other documents as we designate from time to time, to authorize and direct your bank or financial institution to transfer either electronically or through some other method of payment designated by us to transfer electronically directly to our account or our affiliates' and to charge to your account all amounts due to us or our affiliates. Your authorizations must permit us and our affiliates to designate the amount to be transferred from your account. You must maintain a balance in your account sufficient to allow us and our affiliates to collect the amounts owed when due. You are responsible for any penalties, fines, fees or other similar expenses associated with the transfer of funds described in this Section.

(f) *Interest Charges; Late Fees.* Any and all amounts that you owe to us or to our affiliates will bear interest at the rate of 18% per annum or the maximum contract rate of interest permitted by

governing law, whichever is less, from and after the date of accrual. In addition to interest charges on late Royalty Fee and Marketing Fee payments, you must pay to us a service charge of \$100 for each delinquent report or payment that you owe to us under this Agreement. A payment is delinquent for any of the following reasons: (i) we do not receive the payment on or before the date due; or (ii) there are insufficient funds in your account to collect the total payment by a transfer of funds on or after the date due. The service charge is not interest or a penalty; it is only to compensate us for increased administrative and management costs due to late payment.

(g) *No Subordination.* You may not subordinate to any other obligation your obligation to pay us the royalties or any other fee or charge payable to us, whether under this Agreement or otherwise.

(h) *Books and Records.* You must maintain and preserve for the time period specified in the Operations Manual full, complete, and accurate books, records, and accounts in accordance with the standard accounting system prescribed by us in the Operations Manual or otherwise in writing. We have the right to require submission of any reports electronically via the Computer System and, as described in Section 9(o), we have the right at any time to retrieve and use any data and information from the Computer System that we deem necessary or desirable.

(i) *Daily and Monthly Reporting Obligation.* Each day you must enter into the Computer System all transactions related to your Retail Business, including the amount of Gross Sales and gross receipts of your Retail Business and the amount of sales tax. You must submit to us, on or before the 10th day of each calendar month, a monthly report in the form we periodically prescribe. The monthly report will include, but will not be limited to, the following information for the previous month: (i) an accurate list of names, addresses and contact details of all your suppliers, (ii) a report of all customer information collected in connection with any customer loyalty program; and (iii) a detailed profit and loss statement within 60 days of the end of each month.

(j) *Additional Reports.* You also must, at your expense, submit to us within 90 days after the end of each fiscal year a detailed balance sheet, profit and loss statement and statement of cash flows for such fiscal year, prepared in accordance with generally accepted accounting principles. We may require that the annual financial statements be reviewed by a certified public accountant. You must certify that all reports are true and correct. You acknowledge and agree that we have the right to impose these requirements on you regardless of whether we impose the same requirement on our other System franchisees.

(k) *Right to Inspect and Audit.* We or our authorized representatives have the right at all times during the business day to enter the premises where your books and records relative to your Retail Business are kept and to evaluate, copy and audit such books and records. We also have the right to request information from your suppliers and vendors. In the event that any such evaluation or audit reveals any understatement of your Gross Sales, you must pay for the audit, and in addition to any other rights we may have, we have the right to conduct further periodic audits and evaluations of your books and records as we reasonably deem necessary for up to two years thereafter. Any such further audits and examinations will be at your sole expense, including any professional fees, travel and room and board expenses we incur related thereto. Furthermore, if you intentionally understate or underreport Gross Sales at any time or a subsequent audit or evaluation conducted within the two-year period reveals any understatement of your Gross Sales by 2% or more, in addition to any other remedies provided in this Agreement, we have the right to terminate this Agreement immediately. In order to verify the information that you supply, we have the right to reconstruct your sales through the inventory extension method or any other reasonable method of analyzing and reconstructing sales. You agree to accept any such reconstruction of sales unless you provide

evidence in a form satisfactory to us of your sales within 14 days of the date of our notice of understatement or variance.

6. PREMISES STANDARDS AND MAINTENANCE

(a) *Site Selection.* You are responsible for leasing or purchasing a site that meets our site selection guidelines in accordance with the terms and conditions of this Section 6. For each proposed site for a Retail Business, you must complete and deliver to us for our review a complete site report and other materials and information that we request. The Retail Business must be located at a site that we have accepted in writing. We will use our reasonable efforts to review and either accept or reject a site you propose within 30 days after receiving the complete site report and other materials and information we request. If we have not delivered to you written notice of our acceptance of a proposed site within 30 days after receiving the complete site report, that site will be deemed rejected. We have the absolute right to reject any site that does not meet our criteria. After our consent has been obtained, the location will become the Authorized Location and be included on Exhibit A. Our recommendation indicates only that we believe that the site meets or has the potential to meet, or that we have waived, the general criteria of site acceptability that we have established as of that time. Applying criteria that have appeared effective for other sites might not accurately reflect the potential for all sites, and, after we recommend or accept a site, demographic and/or other factors included in or excluded from our site criteria could change, thereby altering a site's potential. The uncertainty and instability of these criteria are beyond our control, and we are not responsible if the site fails to meet our or your expectations. Your acceptance of the rights under this Agreement is based on your own independent investigation of, or agreement in the future to investigate, the site's suitability.

(b) *Opening.* You may not open your Retail Business for business until we have notified you in writing that you have satisfied your pre-opening obligations as set forth in Sections 6(c) and 6(d) and we have approved your opening date. Your Retail Business must be open and operating within 270 days of the Effective Date and within 150 days after the date the Authorized Location is designated unless we authorize in writing an extension of time. We are not responsible or liable for any pre-opening obligations, losses or expenses you might incur for your failure to comply with these obligations or your failure to open by a particular date. If we determine, in our sole discretion, that you in good faith have used, and are continuing to use, your best efforts to open and commence operations of your Retail Business within the time periods required under this Section, then upon your written request, and execution of the withdrawal authorization form required by us, we may permit you to extend, for up to 12 months, the date by which you must open and commence operating your Retail Business. We are not obligated to extend the opening date. You must (i) make your written request for an extension before the expiration of the missed required opening date and (ii) have paid the entire Initial Franchise Fee. Only then will you be eligible for an extension program, which consists of monthly withdrawals by us from your account for the extension period (in accordance with Sections 5(d) and 5(e)) per the following schedule: \$1,500 per month for each of the first 6 months of any extension and \$2,500 per month for months 7-12 of any extension. The monthly extension fees due under this Section shall be drafted from the account specified in such withdrawal authorization form until your Retail Business opens. The monthly extension fees paid under this Section shall not be refunded under any circumstances and shall not be credited against any fee payable to us. Notwithstanding the foregoing, if we grant you any extension under this Section and we subsequently determine, in our sole reasonable discretion, that you are not using your best efforts to open and commence operations of your Retail Business within a reasonable period of time following the date of our grant of an extension, we may terminate the extension grant to you. The termination of any extension grant by us shall be deemed a default under Section 14(b)(ii)(C).

(c) *Lease from third-party.* If a third-party will grant a lease or sublease for the premises of the Authorized Location, you must obtain our approval of the lease, and you and the landlord must execute a lease addendum in the form attached as Exhibit E.

(d) *Pre-Opening Build Out.* Subject to Section 6(e), you agree that, promptly after obtaining occupancy of the Authorized Location, you must meet the following build out requirements:

(i) you must construct, build out and equip your Retail Business in compliance with our current approved specifications and standards pertaining to equipment, inventory, signage, fixtures, furnishings, accessory features and design and layout;

(ii) you must have prepared and submitted for our approval a site survey and basic architectural plans and specifications consistent with our general atmosphere, image and color scheme requirements as set forth in the Operations Manual;

(iii) you may not commence build out and construction of your Retail Business until you have received our written consent to your construction plans;

(iv) you must obtain all required zoning permits, all required building, utility, health, sign permits and licenses, and any other required permits and licenses;

(v) you must comply with all applicable legal requirements relating to the building, signs, equipment and premises, including but not limited to, compliance with the Americans with Disabilities Act;

(vi) you must use duly licensed and insured contractors approved by us for all construction, equipment installation and build out;

(vii) you must obtain all customary contractors' sworn statements and partial and final waivers of lien for construction, remodeling, decorating and installation services; and

(viii) if you fail to complete the requirements of all of the provisions of this Section 6(d) within the required timeframe for opening your Retail Business (unless extended pursuant to Section 6(b)), you will be in default pursuant to Section 14(b)(i).

(e) *Future Alteration.* Any change to the building plans or any replacement, reconstruction, addition or modification in the building, interior or exterior décor or image, equipment or signage of your Retail Business to be made after our consent is granted for initial plans, whether at the request of you, us or a third party may be made only with our prior written consent. You may not commence such replacement, reconstruction, addition or modification until you have received our written consent to your revised plans. In addition to your obligations under Section 6(d), during the Term, but not more frequently than once every five years during the Term and as a condition to your exercising your right to renew this Agreement, we may require you, at your sole cost and expense, to refurbish, remodel and improve the Retail Business to conform your building design, trade dress, color schemes, and presentation of Trademarks to our then-current specified public image, as set forth in the Operating Manual. Such remodeling may include extensive structural changes to the Retail Business and replacement or modification of furnishings, fixtures and equipment, as well as such other changes as we may direct, and you shall undertake such a program promptly upon notice from us, and shall complete any such remodeling as expeditiously as possible, but in

any event within 90 days of commencing same (and no later than the commencement of the renewal term (if applicable)), unless we expressly agree to a longer period of time.

(f) *Maintenance.* The building, equipment, fixtures, furnishings, signage and trade dress (including the interior and exterior appearance) employed in the operation of your Retail Business must be maintained and refreshed in accordance with our requirements established periodically and any of our reasonable schedules prepared based upon our periodic evaluations of the premises. Within a period of 30 to 60 days (as we determine depending on the work needed) after the receipt of a report prepared following an evaluation, you must complete the items of maintenance we designate, including the repair of defective items and the replacement of irreparable or obsolete items of equipment and signage. If, however, any condition presents a threat to customers or public health or safety, you must complete the items of maintenance immediately, as further described in Section 9(1). If you fail to complete the required maintenance, we reserve the right to do so on your behalf and you must reimburse us for our costs and expenses.

(g) *Relocation.* You may not relocate your Retail Business without our prior written consent. Should it become necessary to relocate your Retail Business on account of condemnation, destruction or expiration or cancellation of your lease for reasons other than your breach, we will grant you authority to do so at a site acceptable to us that is within the Territory, is reasonably suited for a Buddy's Retail Business, does not infringe on the rights of any other System franchisee, and is reasonably distant from other Buddy's Retail Businesses provided that (i) your new Retail Business is open and operating within 120 days after your discontinuing operation of your Retail Business at the Authorized Location, all in accordance with our current standards at that time, and (ii) you reimburse us for our costs and expenses incurred in connection with the relocation (including legal fees and time spent by our employees).

(h) *Modernization or Replacement.* From time to time as we require, you must effect items of modernization or replacement of the building, premises, trade dress, trade fixtures, flooring, equipment and grounds as may be necessary for your Retail Business to conform to the standards for similarly situated new Buddy's Retail Businesses. Furthermore, in addition to performing general, continued maintenance and refreshing of the premises when necessary in accordance with Section 6(f), you must effect any required expenditures for equipment or leasehold improvements necessary to prepare new product offerings. You acknowledge and agree that the requirements of this Section are both reasonable and necessary to ensure continued public acceptance and patronage of Buddy's Retail Businesses and to avoid deterioration in connection with the operation of your Retail Business. If you fail to make any improvement or comply with our standards, we may, in addition to our other rights in this Agreement, effect such improvement or maintenance on your behalf and you must reimburse us for the costs we incur.

7. PERSONNEL AND SUPERVISION STANDARDS

(a) *Supervision of the Business.* You may operate your Retail Business with a General Manager who is not the Principal Owner only with our express written permission. Your Retail Business must at all times be under the direct supervision of the General Manager who is identified on Exhibit B. Any individual who will serve as your General Manager must satisfy any requirements or qualifications we establish for general managers under the System and attend and complete any training program we require for general managers. You also must submit an updated Exhibit B. During any absence of your General Manager, your Retail Business must be under the direct, on-premises supervision of a fully-trained manager who meets our qualifications for supervision of your Retail Business. You must replace any General Manager who does not meet our qualifications for a general manager under the System.

(b) *Training.* Prior to commencement of your Retail Business at least two individuals, including your General Manager and such other individuals we designate, must attend and successfully complete our training program at a place we designate. You are responsible for all room, board and travel expenses you incur during training. You understand that you may not open or operate your Retail Business until and unless you successfully complete the initial training program. Failure by you, your General Manager or any other individual designated under this Section to complete the training program to our satisfaction will constitute a default under Section 14(b). Notwithstanding anything to the contrary in this Agreement, we reserve the right, in our sole discretion, to conduct any and all training, classes, courses, meetings, and conferences virtually, telephonically, or otherwise.

(c) *Ongoing Training.* We may provide and require your Principal Owner, General Manager and your other employees as we designate to attend ongoing training not to exceed 10 days per year. If you designate a new General Manager after the initial training program, the General Manager must complete training to our satisfaction and we will provide training to the new General Manager to the extent we can reasonably accommodate them in our regularly scheduled training course. You are responsible for all room, board and travel expenses during ongoing training. In addition, in the event that you are given notice of default as set forth in Section 14(a) and the default relates, in whole or in part, to your failure to meet any operational standards, we may require as a condition of curing the default that your General Manager and such other employees as we deem appropriate, at your expense, again attend and successfully complete our training program at a place we designate.

(d) *Hiring and Staffing.* You must at all times maintain a sufficient number of trained employees to properly and efficiently service your customers. You must conduct background checks on any prospective employees. You must hire and supervise efficient, competent, and courteous persons as your employees for the operation of your Retail Business and set and pay their wages, commissions and incentives with no liability on us. No employee of yours will be deemed to be an employee of ours for any purpose whatsoever. However, we reserve the right to prohibit you from employing individuals with criminal histories which, if such history became known to the public, could compromise or negatively impact the image of our brand. We do not share or codetermine the terms and conditions of employment of your employees nor do we affect matters relating to the employment relationship between you and your employees, such as employee selection, promotion, termination, hours worked, rates of pay, other benefits, work assigned, discipline, adjustment of grievances and complaints, and working conditions. Employees at your Retail Business are your employees and will be under your control in implementing and maintaining operational standards at your Retail Business. As the franchisor of Buddy's Retail Businesses, we do not engage in any employer-type activities for which you are responsible such as employee selection, promotion, termination, hours worked, rates of pay, work assigned, discipline and working conditions.

(e) *Attendance at Meetings.* Your Principal Owner, General Manager and such other employees as we designate must, at your expense, attend all conferences, conventions, seminars or meetings that we hold for System franchisees to set forth new methods and programs for operation, training, management, sales or marketing. If your Principal Owner and General Manager are unable to attend any such meeting, you must notify us prior to the meeting and have a substitute person from your business, acceptable to us, attend and represent you at such meeting.

8. YOUR OTHER OBLIGATIONS; NON-COMPETE COVENANTS; SECURITY INTEREST

(a) *Payment of Debts.* You agree to pay promptly when due (i) all payments, obligations, assessments and taxes due and payable to us and our affiliates, to vendors, suppliers, lessors, federal, state or local governments, or creditors in connection with your Retail Business; (ii) all liens and encumbrances

of every kind and character created or placed upon or against any of the property used in connection with your Retail Business; and (iii) all accounts and other indebtedness of every kind incurred by you in the conduct of your Retail Business. In the event you default in making any such payment, we are authorized, but not required, to pay the same on your behalf, and you agree promptly to reimburse us on demand for any such payment.

(b) *Taxes and Indebtedness.* You must promptly pay when due all taxes levied or assessed, including unemployment and sales taxes, and all accounts and other indebtedness of every kind incurred by you in the operation of your Retail Business. You must pay us or our affiliates within 10 days after demand: (i) all sales taxes, corporate taxes, trademark license taxes and any like taxes imposed on, required to be collected by or paid by us or our affiliates on account of products or services we or our affiliates furnish to you or arrange to furnish to you, or on account of our or our affiliates' collection of any fee related to this Agreement (including products and services you purchase in connection with your Retail Business); (ii) all franchise or like taxes, whether based on gross receipts, gross sales, royalty fees, contributions to the Marketing Fund, or otherwise imposed on, required to be collected by or paid by us or our affiliates; and (iii) all other amounts we or our affiliates pay or must pay for you for any reason.

(c) *Indemnification by You.* Nothing in this Agreement authorizes you to make any contract, agreement, warranty or representation on our behalf or to incur any debt or other obligation in our name, and we will in no event assume liability for, or be deemed liable under this Agreement as a result of, any such action; nor will we be liable by reason of any act or omission of yours in your operation of your Retail Business or for any claim or judgment arising against you or us from your operation of your Retail Business. You waive all claims against us for damages to property or injuries to persons arising out of the operation of your Retail Business. You must fully protect, defend, indemnify and hold us, our affiliates and the officers, directors, employees, agents, attorneys and shareholders of ours and our affiliates (the "**Indemnitees**") harmless from and against any and all causes of action, claims, proceedings, losses, costs, expenses, liabilities, litigation, damages or other expenses (including settlement costs and attorneys' fees) of any nature whatsoever arising in any manner, directly or indirectly, out of or in connection with or incidental to the operation of your Retail Business (regardless of cause or any concurrent or contributing fault or negligence of us or our affiliates), your conduct under this Agreement, any breach by you, your failure to comply with the terms and conditions of this Agreement, or your noncompliance or alleged noncompliance with any law, ordinance, rule or regulation, including any allegation that we or another Indemnitee is a joint employer or otherwise responsible for your acts or omissions relating to your employees. You agree that with respect to any threatened or actual litigation, proceeding or dispute which could directly or indirectly affect any of the Indemnitees, the Indemnitees will have the right to: (i) choose counsel; (ii) direct, manage and/or control the handling of the matter; and (iii) settle on behalf of the Indemnitees, and/or you, any claim against the Indemnitees in their sole discretion. Indemnitees' exercise of these rights does not affect your obligation to indemnify and hold us harmless in accordance with this Section. All vouchers, canceled checks, receipts, receipted bills or other evidence of payments for any such losses, liabilities, costs, damages, charges or expenses of whatsoever nature incurred by any Indemnitee will be taken as evidence of your obligation under this Agreement. This Section will survive the expiration or termination of this Agreement and applies to such claims even if they exceed the limits of your insurance coverage.

(d) *Insurance Coverage.* You must purchase and maintain in full force and effect, at your expense, insurance that insures both you and us, our affiliates and any other persons we designate by name. The insurance policies must be issued by a reputable insurance company licensed to do business in the state in which the Retail Business is located and have a Policyholders Rating of "A" or better, as assigned by Alfred M. Best and Company, Inc., or comparable rating service, and must include, at a minimum, the coverages we specify in the Operations Manual or otherwise in writing.

(e) *Alternate Insurance Coverage.* If you can purchase insurance policies at better terms than that offered by any company we specify pursuant to Section 8(d), carrying at a minimum the same coverages and under the same terms and conditions as we specify pursuant to Section 8(d), then we may, at our sole option, authorize you to purchase such alternative insurance policies. If we authorize you to purchase such alternative insurance policies, you must purchase and maintain in full force and effect, at your expense, insurance that insures both you and us, our affiliates and any other persons we designate by name. The insurance policies must include, at a minimum, the coverages specified by us pursuant to Section 8(d) and included in the Operations Manual or otherwise prescribed in writing.

(f) *Insurance Commencement, Proof and Changes.* The required insurance coverage must commence as of the date the building lease begins, you commence construction of your Retail Business, or on the date you publicly disclose or identify the site as the site of your Retail Business, whichever occurs earlier. All insurance policies must name us and any of our affiliates that we designate as additional insureds and provide for 30 days' prior written notice to us of a policy's material modification or cancellation. You must deliver to us at commencement of coverage and annually, or at our request, a valid certificate of insurance or duplicate insurance policy, as we require, evidencing that you have maintained the required coverage and paid the applicable premiums. We may increase the amounts of coverage required and/or require different or additional insurance coverage at any time by providing written notice to you, as conditions require, to reflect changes in relevant circumstances, industry standards, experiences in the System, standards of liability and higher damage awards. If you fail to obtain or maintain (or to prove that you have obtained or maintained) the insurance required by this Agreement, in addition to our other remedies, we have the right, but not the obligation, to obtain the required insurance coverage for you and your Retail Business on your behalf, in which event you will cooperate with us and reimburse us for all premiums and the costs and expenses that we incur in obtaining and maintaining the insurance.

(g) *Necessity of Covenants.* You acknowledge and agree that (a) you and the other individuals and entities required to comply with Sections 8(h) and 8(i) have received an advantage through the specialized training provided under this Agreement, the knowledge of the day-to-day operations of a Buddy's Retail Business and access to our standards, the Operations Manual, the System, the Confidential Information and our trade secrets, (b) are not designed to deprive you of a means of livelihood and will not do so and (c) the covenants and restrictions in Sections 8(h) and 8(i): (i) are reasonable, appropriate and necessary to protect our standards, the System, the Confidential Information, our trade secrets, other System franchisees, the goodwill of the System, relationships with our prospective and existing customers, and our legitimate interests and (ii) do not cause undue hardship on you or any of the other individuals and entities required by Sections 8(h) and 8(i) to comply with the covenants and restrictions. Unless otherwise specified, the term "you" as used in Sections 8(h) and 8(i) includes, collectively and individually, all Principal Owners, guarantors, officers, directors, members, managers, partners, as the case may be, and holders of any ownership interest in you.

(h) *In Term Non-compete Covenants.* You covenant that during the Term you will not, either directly or indirectly, for yourself or through, on behalf of or in conjunction with any person or entity, own, manage, operate, maintain, engage in, consult with or have any interest in any Competitive Business other than one authorized by any other agreement between us and you.

(i) *Post Term Non-compete Covenants.* You covenant that you will not, for a period of one year after the expiration or termination of this Agreement, regardless of the cause of termination, or within one year of the sale of your Retail Business or any interest in you, either directly or indirectly, for yourself, or through, on behalf of, or in conjunction with any person or entity, own, manage, operate, maintain, engage in, consult with or have any interest in a Competitive Business: (A) at the Authorized Location; (B)

in the Territory; (C) within a 15 mile radius of the Territory; or (D) within a 15 mile radius of the location of any Buddy's Retail Business, whether franchised or owned by us or our affiliates.

(j) *Non-compete; Additional Terms.* You agree that the length of time in Section 8(i) will be tolled for any period during which you are in breach of the covenants or any other period during which we seek to enforce this Agreement. The parties agree that each of the foregoing covenants will be construed as independent of any other covenant or provision of this Agreement. You further agree that, during the Term, and for one year thereafter, you will not, without our prior written consent, directly or indirectly, for yourself or on behalf of any other person or entity, divert, or attempt to divert, any business or customer of your Retail Business or any other Buddy's Retail Business away from the System. Further, the in-term non-compete in Section 8(h), the post-term non-compete in Section 8(i), and the non-compete in the preceding sentence shall not apply to any 5% or less ownership interest in a publicly traded company that operates a similar business. You understand and acknowledge that we have the right, in our sole discretion, to reduce the scope of any obligation imposed on you by Sections 8(h) and/or 8(i), and that such modified provision shall be effective upon your receipt of written notice thereof from us.

(k) *Liquidated Monetary Damages.* If you fail to comply with any of the covenants not to compete in Sections 8(h), 8(i), and 8(j), you agree to pay us, as partial liquidated monetary damages, Royalty Fees and Marketing Fees, as set forth in Section 5, against the greater of: (1) the total Gross Sales during the 12-month period preceding the breach; or (2) the total revenue you received in breach of the applicable covenant(s) not to compete. The greater of these two dollar figures shall be multiplied by two to give consideration to lost repeat and referral business to us. You acknowledge that any breach of any of the covenants not to compete in this Agreement causes damage to the integrity of the BUDDY'S HOME FURNISHINGS franchised system, loss of franchisees and customer goodwill, and irreparable harm. You specifically acknowledge that the full measure of these damages is greater than that specified herein.

(l) *Grant of Security Interest.* For valuable consideration, receipt of which is hereby acknowledged, you hereby grant to us a security interest in all of your right in your leasehold interest for your Retail Business and in all of your assets, whether now owned or hereafter acquired, used in connection with your Retail Business, including, without limitation, all goods, equipment (other than leasehold improvements which constitute fixtures), accounts, merchandise, inventory, investment property, general intangibles (including general intangibles that are classified otherwise under Revised Article 9 of the UCC), documents, instruments, chattel paper (including, but not limited to, the Lease Contracts), balances, and books and records, and all products and proceeds of the foregoing and any other property, and any and all additions and accessions thereto, all substitutions and replacements therefore and all products and proceeds thereof or proceeds of insurance thereon, as security for the payment of all obligations owed by you to us or any of our affiliates including, without limitation, all obligations under this Agreement, all amounts due to us or our affiliates by virtue of the franchise relationship created under this Agreement, all purchases of the Approved Products and Services from us or our affiliates, the purchase price of any products and goods, and any and all other fees and amounts owed by you to us or our affiliates under this Agreement. You acknowledge that this Agreement shall constitute a security agreement under the UCC for purposes of establishing the respective rights of us and you in the above-described personal property and the enforcement of such security interest against you. You hereby authorize us simultaneously with the execution of this Agreement to file one or more financing statements pursuant to the UCC. We agree not to record any such financing statement until a mutually acceptable location for your Retail Business has been agreed upon by you and us. Upon the occurrence of any of the events described in Section 14 of this Agreement, we shall have the rights and remedies of a secured party under the UCC.

9. PRODUCTS AND OPERATIONS STANDARDS AND REQUIREMENTS

(a) *Products and Services.* You may offer and sell only Approved Products and Services in connection with the Trademarks and your Retail Business and must offer for sale the complete range of Core Products and Services as set forth in the Operations Manual and such Optional Products and Services as will enable you to efficiently and profitably operate your Retail Business. You must maintain in stock an inventory of Approved Products and Services sufficient to meet customer demand and as set forth in the Operations Manual. You may not offer, sell or supply any products or services which are not Approved Products and Services (including products or services that we have withdrawn as described in Section 9(d)) without our prior written consent. You must also conform to all quality and customer service standards we prescribe in writing.

(b) *Vendors and Suppliers.* We will furnish you with lists of approved supplies and approved suppliers (including lists of Approved Products and Services). You must only use Approved Products and Services, equipment, fixtures, furnishings, signs, advertising materials, trademarked items, novelties and other items in your Retail Business as set forth in the approved supplies/services and approved suppliers lists, as we may amend from time to time. We reserve the right to approve and change the manufacturer or supplier for approved supplies/services. You acknowledge and agree that certain approved supplies/services may only be available (due to availability or our restrictions on whom you must purchase from) from one source or select suppliers designated by us, and we and/or our affiliates may be the only source. You will pay the then-current price in effect for approved supplies/services you purchase from us or our affiliates. All products, equipment, supplies, services and other items used in the operation of your Retail Business that are not included in approved supplies/services or approved suppliers lists must conform to the specifications and standards we establish from time to time. We reserve the right to establish a distribution center, or designate a distributor(s) for the System, for Approved Products and Services and require System franchisees to purchase Approved Products and Services from our distribution center, or a distributor(s) designated by us (no matter if there are alternate suppliers/distributors for the Approved Products and Services that are available to you).

(c) *NO WARRANTY.* ALTHOUGH APPROVED BY US, WE MAKE NO WARRANTY AND EXPRESSLY DISCLAIM ALL WARRANTIES, INCLUDING WARRANTIES OF MERCHANTABILITY AND FITNESS FOR ANY PARTICULAR PURPOSE, WITH RESPECT TO PRODUCTS, SERVICES, EQUIPMENT, SUPPLIES, FIXTURES, FURNISHINGS OR OTHER APPROVED PRODUCTS AND SERVICES. WE, HOWEVER, WILL PASS THROUGH ANY APPLICABLE MANUFACTURER WARRANTIES ON PRODUCTS AND EQUIPMENT THAT YOU PURCHASE FROM US, SUBJECT TO ALL WARRANTY TERMS AND CONDITIONS IMPOSED BY THE MANUFACTURER.

(d) *Withdrawal of Products.* We may at any time require you to withdraw from supply in your Retail Business any Approved Products and Services or any other product or service which in our reasonable opinion (i) does not conform or no longer conforms with the standards, quality controls and specifications for products or services to be supplied in a Buddy's Retail Business; (ii) does not conform or no longer conforms with the range of products or services to be supplied in a Buddy's Retail Business; or (iii) is, or may be, a health or safety risk. You must immediately withdraw any products from sale or lease when we require under this Section.

(e) *Alternate Suppliers.* The Approved Products and Services may have a single source supplier designated by us or other suppliers designated by us and you may not be able to use alternate suppliers. If we permit any items to be submitted for approval as Approved Products and Services or permit any Approved Product and Service to be a source from a supplier other than our designated single-source

supplier or other select suppliers designated by us, you may propose the item and/or a supplier not on our approved list for our prior written approval. We may require you to submit sufficient information, specifications and samples concerning the item or supplier for us to determine whether the item or supplier meets our criteria. If we do not notify you within 30 days of receipt of your request whether any proposed item or supplier is approved, the proposed item or supplier is deemed disapproved. We may from time to time prescribe procedures for the submission of requests for approved supplies or suppliers and obligations which approved suppliers must assume. Regardless of whether we approve your request, you must reimburse us for all costs and expenses that we incur in reviewing the alternative item or supplier, including our time spent on the review of the alternative supply or supplier. Our determination of approved suppliers, brands, manufacturers, distributors or supplies/services will be based on a variety of criteria which may include quality, design, price, insurance, distribution methods, supplier considerations and compatibility with the System.

(f) *Buddy's Purchasing Program.* If your Retail Business is located in the contiguous United States, you will purchase Approved Products and Services, excluding applicable services (“**Approved Products**”), through the Buddy's Purchasing Program (“**BPP**”), the requirements and terms of which are set forth in the Operations Manual. In connection with the BPP, we will provide you purchasing support in the form of purchase order creation, monthly invoicing (currently, with payments made to us), reconciliation of invoices, and assistance in filing and tracking freight and warranty concerns. We will provide the foregoing services to you at no additional cost; however, we will retain any and all rebates received in connection with your purchases of Approved Products through the BPP. We reserve the right to change the requirements and/or terms of, and/or discontinue, the BPP at any time upon written notice to you.

If you default with respect to your obligations under this Agreement or any other agreement with us, we may, in our sole discretion, upon written notice to you, suspend and/or terminate your participation in the BPP, and you will be required to establish direct credit lines with approved and designated suppliers for your purchase of Approved Products. In such event, the applicable approved and designated suppliers will submit your orders for Approved Products to our purchasing department, which will, in turn, create the purchase orders therefor. We will charge you 2% of the total invoice price for all purchase orders created by us pursuant to this paragraph. We will, in our sole discretion, determine the circumstances (if any) under which we will reinstate you into the BPP.

(g) *Our Right to Derive Revenue on Your Purchases and Leases.* We and/or our affiliates may derive revenue based on your purchases and leases from us or our affiliates or suppliers that we designate, approve, or recommend, including, without limitation, from promotional allowances, volume discounts, and other amounts paid to us and our affiliates by such suppliers and in connection with the BPP. We and our affiliates may use all such revenue without restriction and for any purposes we and our affiliates deem appropriate. We are not required to give you an accounting of any amounts we or our affiliates receive from supplier or manufacturers, other than certain required disclosures (if applicable) included in the BUDDY'S HOME FURNISHINGS Franchise Disclosure Document provided to you in connection with your execution of this Agreement, or to share the benefit of such amounts with you or other System franchisees.

(h) *Pricing of Products and Services.* We reserve the right, to the fullest extent allowed by applicable law, to establish maximum, minimum, or other pricing requirements with respect to the prices you may charge for Approved Products and Services.

(i) *Operations Manual.* To help protect our reputation and goodwill and to maintain uniform operating standards under the Trademarks and System, you must conduct your Retail Business in

accordance with the required standards and procedures contained in the Operations Manual. You acknowledge that we are providing you with access to the Operations Manual during the Term and that the Operations Manual is at all times our sole property. You must at all times treat and maintain the Manuals and the information contained therein and any other proprietary information created for or approved for use in the operation of your Retail Business as secret and confidential. We may from time to time revise the contents of the Operations Manual and you expressly agree to comply with each new or changed standard. You must at all times ensure that your copy of the Operations Manual is kept current and up to date. In the event of any dispute as to the contents of the Operations Manual, the terms of the master copy of the Operations Manual we maintain will be controlling. You acknowledge and agree that in the future the Operations Manual and other system communications may only be available on the Internet, our intranet system or other online or computer data transfer communications.

(j) *Operating Procedures.* The Operations Manual contains both requirements and recommendations for the operation of a Buddy's Retail Business. You must adopt and use the required standards, procedures, techniques and systems described in the Operations Manual. We will revise the Operations Manual and their standards, procedures, techniques and systems periodically to meet changing conditions of operation in the best interest of all businesses operating under the Trademarks. Any required standards exist to protect our interest in the System and the Trademarks and not for the purpose of establishing any control, or the duty to take control, over those matters that clearly are reserved to you.

(k) *Customer Experience Programs.* As required by us, we may establish, or contract with third-parties to provide, customer service, shopper experience, or other service programs designed to audit, survey, or evaluate business operations for Buddy's Retail Businesses ("**Customer Experience Programs**"). You must participate in all Customer Experience Programs we designate for the System and pay any fees associated with your Retail Business. We have the right to specify all aspects of Customer Experience Programs, the required level of participation for System franchisees, and the provider of the Customer Experience Programs (which may be us or an affiliate of ours).

(l) *Evaluations.* We or our authorized representative have the right to enter the Authorized Location at all reasonable times during the business day for the purpose of making periodic evaluations and to ascertain whether you are observing the provisions of this Agreement, to inspect and evaluate your premises used for your Retail Business, and to test, sample, inspect and evaluate your products and services provided to customers. If we determine that any condition at the premises of your Retail Business presents a threat to customers or public health or safety, we may take whatever measures we deem necessary, including requiring you to immediately close your Retail Business until the situation is remedied to our satisfaction. Our inspections and evaluations may include Customer Experience Programs. If you fail any inspection or evaluation, you must pay the costs and expenses of subsequent "mystery shopper" visits. Further, failure of an inspection or evaluation is a default under Section 14.

(m) *Continuous Operation of Business.* Subject to any contrary requirements of local law, your Retail Business must be opened to the public and operated during the core hours designated in the Operations Manual. You acknowledge and agree that if your Retail Business is closed for a period of two consecutive days or five or more days in any 12-month period without our prior written consent, such closure constitutes your voluntary abandonment of the franchise and business and we have the right, in addition to other remedies provided in this Agreement to terminate this Agreement.

(n) *Compliance with Law.* You must at all times conduct your Retail Business in compliance with all applicable laws, regulations, codes and ordinances and secure and maintain in force all required licenses, permits and certificates (including all applicable laws and regulations applicable to lease transactions). You must promptly notify us of any claim or litigation or proceeding in which you are

involved that arises from the operation of your Retail Business. You shall secure and maintain in force all required licenses, permits and certificates relating to the operation of your Retail Business and shall operate your Retail Business in full compliance with all applicable laws, including the Americans with Disabilities Act (ADA); the CAN-SPAM Act; the Telephone Consumer Protection Act (TCPA), the Telemarketing Sales Rule (TSR), and other federal and state anti-solicitation laws regulating phone calls, spamming, and faxing; and federal and state laws that regulate data security and privacy (including the use, storage, transmission, and disposal of data, regardless of media type).

(o) *Computer System.* To ensure the efficient management and operation of your Retail Business, and the transmission of data to and from us, your Retail Business must have, use and maintain, (i) such computer and communication hardware and point of sale system hardware, handheld computer devices or accessories, required dedicated telephone, broadband and/or other Internet and communication access services and power lines, modems, printers, facsimile and other computer related accessories or peripheral equipment as we specify in the Operations Manual or otherwise in writing, and (ii) computer and communication software, used to record, analyze and report sales, inventory and tax information, as we specify in the Operations Manual or otherwise in (collectively, the “**Computer System**”). You must obtain from us our technology package (“**IT Package**”) that includes a lease of certain equipment and hardware aspects of the Computer System, a software license(s) for certain software portions of the Computer System, and certain related services. You will sign a Technology Agreement with us to obtain the IT Package, and you must pay us all fees due under the Technology Agreement. You must obtain the IT Package from us, and you may not obtain any portion of the Computer System that is part of the IT Package from anyone other than us. We reserve the right to discontinue providing the IT Package at any point during the Term and require you to obtain replacement products from an alternate supplier(s). In addition to the IT Package, we reserve the right to designate a single source from whom you must purchase other portions of the Computer System and we may be the designated single source for such other portions of the Computer System or a designated supplier for certain aspects of the Computer System. In addition to the Technology Agreement, you must sign such agreement(s) designated by us to obtain the Computer System or services necessary for the Computer System. You may not use any unapproved hardware or software or component of the Computer System that has not been obtained from the source(s) we designate. You agree to the following:

(i) Your Computer System must have the capacity to electronically exchange information, messages and other data with other computers, by such means (including the Internet and the Intranet), and using such protocols (e.g. TCP/IP), required in the Operations Manual or otherwise in writing. You must maintain at all times, access to the Intranet in the manner specified by us in the Operations Manual or otherwise in writing. If required by us, you must execute such agreements or acknowledge such policies as we may prepare for use of the Intranet, and you agree at all times to comply. You must maintain (i) an email account for our direct correspondence with the General Manager; and (ii) a separate email account for your Retail Business;

(ii) You will provide us with full access to the Computer System and to all data associated with the operation of your Retail Business. We will have the right, at any time, to retrieve data and information relating to the operations of your Retail Business from your Computer System through direct access, by internet connection, modem or other requested means and use it for any reasonable business purpose both during and after the Term. We may specify in the Operations Manual or otherwise in writing the information that you must collect and maintain on the Computer System installed at your Retail Business, and you must provide to us reports as we may request from the data collected and maintained, which must be in the form and format we designate;

(iii) You must keep your Computer System in good maintenance and repair and, at your expense, must promptly install such additions, changes, modifications, substitutions and/or replacements to the Computer System, telephone and power lines and other computer related facilities, as we direct. Subject to the requirements in this Agreement, you will have the sole and complete responsibility for: (a) acquiring, operating, maintaining and upgrading your Computer System; (b) the manner in which your Computer System interfaces with our computer systems and the computer systems of third parties; and (c) any and all consequences that may arise if your Computer System is not properly operated, maintained or upgraded;

(iv) We may develop or authorize others to develop software programs for use in the System, which you may be required to purchase and/or license and use in connection with your Retail Business and for which you may be required to execute a license, sublicense or maintenance agreement with us or the approved vendor. All right, title and interest in software programs will remain with the licensor of the software programs;

(v) If required by us, you must: (i) contract with us or any service providers designated by us to provide infrastructure, platforms and/or computing services and resources to be used in connection with or as part of the Computer System (e.g. web hosting services, cloud computing services) as required by us in the Operations Manual or otherwise; or (ii) obtain such services and resources under any contracts or arrangements we establish to obtain such services and resources for the System. You acknowledge that we will have no liability to you in connection with any Computer System problems, including any problems caused by any approved supplier or service provider providing products or services related to the Computer System; and

(vi) You may not use or download any software programs on your computer unless it has been authorized by us in writing. In the event that you use or download any unauthorized software programs, you are liable for all damages and problems caused by the unauthorized software program in addition to our other remedies provided under this Agreement.

(p) *Participation in an Internet Website or Other Online Communications.* You specifically acknowledge and agree that any Website shall be deemed advertising and marketing materials under this Agreement and will be subject to (among other things) our approval under the provisions of Section 12(c) below. In connection with any Website, you agree to the following:

(i) We will have the right, but not the obligation, to establish and maintain a Website, which may, without limitation, promote the Trademarks, any or all of the Approved Products and Services offered under the System, Buddy's Retail Businesses, the franchising of Buddy's Retail Businesses and/or the System ("**System Website**"). We will have the sole right to control all aspects of the System Website, including, without limitation, its design, content, functionality, links to the Websites of third parties, legal notices, and policies and terms of usage. We reserve the right to require you to fulfill any e-commerce order placed on the System Website. We will also have the right to discontinue operation of the System Website;

(ii) You shall not establish a separate Website that displays or uses the Trademarks, or any marks confusingly similar thereto, or that refers to this Agreement, your Retail Business, the Approved Products and Services offered under the System, us,

Buddy's Retail Businesses or the System. If you register any domain name in violation of this Section, in addition to all other rights and remedies of ours under this Agreement, we will have the right to require you to transfer any such registration(s) to us or our designee, at your expense;

(iii) We will have the right, but not the obligation, to designate one or more webpage(s) to describe you and/or your Retail Business ("**Webpage(s)**"), with such WebPage(s) to be located within the System Website. You shall comply with our policies with respect to the creation, maintenance and content of any such WebPage(s); and we will have the right to refuse to post and/or discontinue posting any content and/or the operation of any WebPage(s). We may charge you a fee in connection with WebPage(s) used in connection with your Retail Business; and

(iv) We will have the right to modify our policies and requirements regarding Websites as we may determine is necessary or appropriate.

Additionally, we may establish and require you, at your expense, to participate in a or multiple intranet/extranet systems or other online communication systems providing private and secure communications between us, you, System franchisees, and other persons and entities as determined by us, in our sole discretion (each, an "**Intranet System**"). We have the right to determine the content and use of any Intranet Systems and will establish the rules under which System franchisees may participate. We retain all rights relating to Intranet Systems and may alter or terminate any Intranet System without prior notice to you. Your general conduct on Intranet Systems and specifically your use of the Trademarks or any advertising on Intranet Systems is subject to the provisions of this Agreement. You acknowledge and agree that certain information obtained through your participation in Intranet Systems may be considered Confidential Information, including access codes and identification codes. Your right to participate in, and have access to, Intranet Systems will terminate when this Agreement expires or terminates.

(q) *Social Media.* You must comply with the System Standards developed by us for the System, in the manner directed by us in the Operations Manual or otherwise, with regard to our authorization to use, and use of, blogs, common social networks (including "Facebook" and "Myspace"), professional networks (including "LinkedIn"), live blogging tools (including "Twitter"), virtual worlds, file , audio and video sharing sites and other similar social networking media or tools ("**Social Media**") that in any way references the Trademarks or involves the System or your Retail Business.

(r) *Collection of Information; Privacy.* We may, from time to time, specify in the Operations Manual or otherwise in writing the information that you must collect and maintain on the Computer System installed at your Retail Business, and you must provide to us such reports as we may reasonably request from the data so collected and maintained. All data pertaining to or derived from your Retail Business (including without limitation data pertaining to or otherwise about your Retail Business' customers) is and will be our exclusive property, and we hereby grant a royalty-free non-exclusive license to you to use said data during the Term. You must abide by all applicable laws pertaining to the privacy of consumer, employee, and transactional information ("**Privacy Laws**"). You must comply with our standards and policies pertaining to Privacy Laws. If there is a conflict between our standards and policies pertaining to Privacy Laws and actual applicable law, you must: (A) comply with the requirements of applicable law; (B) immediately give us written notice of said conflict; (C) promptly and fully cooperate with us and our counsel in determining the most effective way, if any, to meet our standards and policies pertaining to Privacy Laws within the bounds of applicable law. You must not publish, disseminate, implement, revise, or rescind a data privacy policy without our prior written consent.

(s) *Signage.* We shall provide to you one or more exterior signs for the premises of your Retail Business, which sign(s) shall be leased by us to you pursuant to a Signage Lease Agreement, the current form of which is attached as Exhibit F. You shall make weekly lease payments to us under the Signage Lease Agreement. The size of the signs and number of signs shall be determined by us in our sole discretion. We may limit our acquisition cost of the exterior signage leased to you under this Section to a maximum amount of \$30,000. At our option, we have the right to delegate these obligations related to signage.

(t) *Customer Relations.* You shall take such steps as are necessary to ensure that your employees preserve good customer relations; render competent, prompt, courteous and knowledgeable service; and meet such minimum standards as we may establish from time to time in the Operations Manual. You and your employees shall handle all customer complaints, refunds, returns and other adjustments in a manner that will not detract from the name and goodwill of us and the System. You must: (i) comply with our customer complaint resolution; and (ii) reimbursing us promptly if we elect to resolve a customer complaint (through a credit or other means) because you fail to do so as or when we require. As part of your obligation to preserve good customer relations, you must comply with customer service policies and procedures (the “**Customer Service Policies**”) as detailed in the Operations Manual or otherwise. You acknowledge and agree that the Customer Service Policies may obligate you to provide services and support to customers that have purchased Approved Products and Services through a Buddy’s Retail Business and moved into the Territory. The Customer Service Policies may require you to purchase customer contracts from another Buddy’s Retail Business or reinstate customer contracts for Approved Products and Services that were originally purchased through another Buddy’s Retail Business. You acknowledge and agree that the Customer Service Policies may require you to incur additional or extra operational expenses, but the reputation and goodwill of the System necessitates the Customer Service Policies. We reserve the right to change or revise the Customer Service Policies.

(u) *Consumer Data.* You must comply with our reasonable instructions regarding the organizational, physical, administrative, and technical measures and security procedures to safeguard the confidentiality and security of the names, addresses, telephone numbers, e-mail addresses, dates of birth, demographic or related information, buying habits, preferences, credit-card information, and other personally-identifiable information of customers (collectively, “**Consumer Data**”) and, in any event, employ reasonable means to safeguard the confidentiality and security of Consumer Data. You must comply with all laws governing the use, protection, and disclosure of Consumer Data. If there is a suspected or actual breach of security or unauthorized access involving the Consumer Data (a “**Data Security Incident**”) at or in connection with the Retail Business, you must notify us immediately after becoming aware of the actual or suspected occurrence, specify the extent to which Consumer Data was compromised or disclosed, and comply and cooperate with our instructions for addressing the Data Security Incident in order to protect Consumer Data and the BUDDY’S HOME FURNISHINGS brand (including giving us or our designee access to your Computer System, whether remotely or at the Retail Business). We (and our designated affiliates) have the right, but not the obligation, to take any action or pursue any proceeding or litigation with respect to the Data Security Incident, control the direction and handling of such action, proceeding, or litigation, and control any remediation efforts.

(v) *Customer List.* You acknowledge and agree that we are the sole owners of the Retail Business’s customer lists (“**Customer Lists**”), and you may not distribute the Customer Lists to any third party, in any form or manner, without our prior written consent. Despite our ownership of the Customer Lists, you may use the Customer Lists in connection with the Retail Business’s operation and as otherwise permissible under this Agreement. During the Term, we and our affiliates reserve the right to communicate with and provide notifications to customers appearing on the Customer Lists and to use the Customer Lists for any business purpose we and they deem necessary or appropriate (to the extent allowed by applicable

law). Upon expiration (without a successor franchise) or termination of this Agreement, you and your affiliates may not use the Customer Lists in any form or manner.

(w) *Membership in Association of Progressive Rental Organizations.* At all times during the Term, you must be a member in good standing of the Association of Progressive Rental Organizations and pay all applicable membership fees and any other fees required in connection with such membership.

10. TRADEMARKS

(a) *Ownership of Trademarks.* You acknowledge that you have no ownership interest whatsoever in the Trademarks and that your rights to use the Trademarks is limited to the conduct of your Retail Business pursuant to and in compliance with this Agreement. Any unauthorized use of the Trademarks by you, your affiliates or any related entities constitutes an infringement of our and our affiliates' rights in and to the Trademarks. You agree that all usage of the Trademarks by you and any goodwill established thereby will inure to our and our affiliates' exclusive benefit. You acknowledge that this Agreement does not confer any goodwill or other interest in the Trademarks upon you. Without limiting anything in this Section 10, you agree that you: (i) will not represent that you have acquired any ownership interest in any of the Trademarks; (ii) will not contest, or assist any other party to contest, our rights in the Trademarks; and (iii) will not otherwise take any actions in derogation of our use of or rights to the Trademarks.

(b) *Use of Trademarks.* You may not use, or permit the use of, any trademarks, trade names or service marks in connection with your Retail Business except the Trademarks or as we otherwise direct in writing. You must use the Trademarks only in connection with such products and services as we specify in writing and only in the form and manner we prescribe in writing.

(c) *Business Identification.* You must use the name "BUDDY'S HOME FURNISHINGS" as the trade name of your Retail Business and no other words may be used to identify your Retail Business without our prior written consent. You may not use any Trademarks as part of any corporate or business entity name or with any prefix, suffix or other modifying words, terms, designs or symbols, or in any modified form without our written consent. You must post a sign in the form and location we designate at the Authorized Location putting your customers on notice that your Retail Business is independently owned and operated by you as our franchisee.

(d) *Identification of Trademarks.* You may use the Trademarks on various materials, such as business cards, receipts, stationary, purchase orders, invoices and checks, provided they: (i) accurately depict the Trademarks on the materials; (ii) include a statement on the materials, in immediate proximity to the Trademark, indicating that you independently own and operate your Retail Business; and (iii) do not use the Trademarks in connection with any other trademarks, trade names or service marks except when we specifically approve it in writing prior to the use.

(e) *Infringements.* In the event any person or entity improperly uses or infringes the Trademarks or challenges your use or our use or ownership of the Trademarks, we will control all litigation and we have the right to decide as to whether suit will be instituted, prosecuted or settled, the terms of settlement and whether any other action will be taken. You must promptly notify us of any such use or infringement of which you are aware. You must promptly inform us of any claim arising out of your use of any Trademark and must, without compensation, cooperate with us in any action we undertake. We or our affiliate will be responsible for our fees and expenses with any such action, unless the challenge or claim results from your misuse of the Trademarks in violation of this Agreement, in which case you must reimburse us for our fees and expenses.

(f) *Modifications.* You may not make any modifications or substitutions to the Trademarks unless directed by us in writing. We reserve the right to change the Trademarks at any time. Upon our notice to you, you must, at your expense, cease using the former Trademarks and commence using the changed Trademarks. In the limited circumstance that we require you to change the Trademarks in response to a third party claim that its rights to use the Trademarks are superior to our rights, you must make the change at your expense, except that we will reimburse you for any new signage that we determine is necessary, provided that you have cooperated with any action we undertook with regard to the third party claim. We will not reimburse you for any other costs, alleged losses or expenses associated with any Trademark change. All provisions of this Agreement applicable to the Trademarks apply to any additional trademarks, service marks and commercial symbols we hereafter authorize you to use pursuant to this Agreement.

11. CONFIDENTIAL INFORMATION, INNOVATIONS, COPYRIGHTS

(a) *Confidential Information.* You acknowledge that the Confidential Information is disclosed to you by us and that the Confidential Information is proprietary, confidential and our trade secret. You agree that you will maintain the confidentiality of the Confidential Information both during and after the term of this Agreement, disclosing the Confidential Information to your employees only to the extent necessary for compliance with this Agreement. You agree that you will not use Confidential Information in any business other than your Retail Business or in any manner not specifically approved in writing by us.

(b) *Innovations.* You must not implement any change to the System without our prior written consent. Without limiting any other provisions in this Agreement, we have the exclusive (i) right of ownership and use, and (ii) authority to license all ideas, plans, innovation, enhancement, improvements, invention, concepts, formulas, ideas, methods and techniques relating to the development or operation (including marketing, advertising and promotions) of a Buddy's Retail Business or any similar business conceived, suggested or developed by you, any Principal Owner or your employees during the term of this Agreement (collectively, "**Innovations**"). You will disclose to us any Innovations. We will have all right, title and interest in any Innovations, and you will have no (1) right, title or interest in any and all Innovations or (2) right to copyright, register and/or protect any Innovations in your name. We and our affiliates own and have the right to authorize other Buddy's Retail Businesses to use any Innovations without any compensation to you, any Principal Owner or your employees. If we, at our sole discretion and expense, elect to file a copyright, domain name registration or similar protection or registration relating to any such Innovations, you will execute such documents and provide us with such information as we may reasonably request in order to perfect such a filing. We will not be obligated to approve or accept any request to implement any Innovation. We may from time to time revoke our approval of any particular change or amendment to the System. Upon receipt of written notice of such revocation, you must modify your activities in the manner described by us. Nothing in this Section modifies your obligation to comply with System Standards and the Operations Manual.

(c) *Copyrights.* You hereby acknowledge and agree that the ownership of all printed, audio and visual material and any other material whatsoever (including all Confidential Information) being part of your Retail Business, Buddy's Retail Businesses or the System (the "**work**") belongs to us or our affiliates and any copyright in respect to the work belongs to us. In addition, You acknowledge that you have no right to manufacture any component of the work or duplicate the work and agree to purchase all components of (or rights of access to) the work exclusively from us. You have no right to claim any proprietary interest in any of the work. You must immediately notify us of any known infringement to the work or to our copyright interest therein. We have the right to control any litigation related to our copyrights or the work. You agree to assist us, as directed by us, in any claim or action against the infringer.

(d) *Modification of System-Exercise of Judgment.* You recognize and agree that from time to time hereafter we may change or modify the System as then-presently described in the Operations Manual and the Trademarks . You will accept and use for the purposes of this Agreement any such changes in the System as if they were part of this Agreement as of the Effective Date. You will make such expenditures as such changes or modifications in the System may reasonably require. You shall not change, modify, or alter the System in any way without our prior written consent. We have the right to operate, develop, and change the System in any manner that is not specifically prohibited by this Agreement. Whenever we have reserved in this Agreement a right to take or to withhold an action, or to grant or decline to grant you a right to take or omit an action, we may, except as otherwise specifically provided in this Agreement, make our decision or exercise its rights based on information readily available to us and our judgment of what is in its and/or the System's best interests at the time its decision is made, without regard to either whether we could have made other reasonable or even arguably preferable alternative decisions or whether its decision promotes its financial or other individual interest.

12. MARKETING

(a) *Marketing Fund.* You must pay us the Marketing Fee set forth in Section 5(c). All Marketing Fees will be placed in a Marketing Fund that we own and manage (the "**Marketing Fund**"). The Marketing Fund is not a trust or escrow account and we have no fiduciary obligation to System franchisees with respect to the Marketing Fund. We have the right to determine the expenditures of the amounts collected and the methods of marketing, advertising, media employed and contents, terms and conditions of marketing campaigns and promotional programs. We will direct all programs that the Marketing Fund finances, with sole control over the creative concepts, materials, and endorsements used and their geographic, market, and media placement and allocation. The Marketing Fund may pay for preparing and producing video, audio, and written materials and electronic media; developing, implementing, and maintaining an electronic commerce Website and/or related strategies; administering regional and multi-regional marketing and advertising programs including, but not limited to, purchasing trade journal, direct mail, and other media advertising and using advertising, promotion, and marketing agencies and other advisors to provide assistance; and supporting public relations, market research, and other advertising, promotion, and marketing activities (including Social Media). Because of the methods used, we are not required to spend a prorated amount on each store or in each advertising market. We have the right to make disbursements from the Marketing Fund for expenses incurred in connection with the cost of formulating, developing and implementing marketing, advertising and promotional campaigns. The disbursements may include payments to us for the expense of administering the Marketing Fund, including accounting expenses and salaries and benefits paid to our employees engaged in the advertising functions. If requested, we will provide you an annual unaudited statement of the financial condition of the Marketing Fund.

(b) *Local Marketing Expenditures.* You must use your best efforts to promote and advertise your Retail Business and participate in any local marketing and promotional programs we establish from time to time. In addition to the Marketing Fee, you must spend at least 2% of your Gross Sales on approved local marketing and promotion. Throughout the Term, we have the right to increase your required minimum local marketing expenditure from time to time, subject to the restriction in the last sentence of this Section 12(b). Upon our request and at least quarterly, you must provide us with itemization and proof of your local marketing expenditures and an accounting of the monies that you have spent for approved local marketing. If you fail to make the required expenditure, we have the right to collect and contribute the deficiency to the Marketing Fund. The total amount that you are required to pay, spend, and/or contribute in the form of Marketing Fees, required minimum local marketing expenditures, and/or Marketing Cooperative (as defined in Section 12(d)) contributions in any calendar year will not exceed 4.5% of Gross Sales in such year.

(c) *Approved Materials.* You must use only such advertising and marketing materials as we furnish, approve or make available, and the materials must be used only in a manner that we prescribe. Further, any promotional activities you conduct at your Retail Business or on its premises are subject to our approval. We will not unreasonably withhold approval of any sales promotion materials and activities; provided that they are current, in good condition, in good taste, accurately depict the Marks and are used in a manner that we have prescribed. We will approve or decline proposed marketing materials within 14 days of receipt.

(d) *Marketing Cooperatives.* We have the right to designate local advertising markets (“**Marketing Cooperatives**”) and, if designated, you must direct some or all (as designated by us) of your local marketing expenditures to the Marketing Cooperative in your designated local advertising market. Each Buddy’s Retail Business within a designated local advertising area will be a member of the applicable Marketing Cooperative and each Buddy’s Retail Business will have one vote on all matters requiring a vote. We reserve the right to designate the bylaws that govern the operation of Marketing Cooperatives, although the bylaws cannot modify the voting structure set forth in the prior sentence. We may also designate the amount that you must contribute to the Marketing Cooperative. Any dispute that arises in any Marketing Cooperative regarding the amount or usage of such local marketing expenditures will be resolved by us in our sole discretion.

(e) *Promotional Programs; Customer Loyalty Programs.* You must participate fully in any promotional programs that we specify from time to time. You must also participate fully in any customer loyalty programs we establish from time to time, including (i) purchasing from us any cards, application forms and other materials for use in connection with any customer loyalty program; and (ii) honoring any customer loyalty points or rewards a customer has accrued whether from your Retail Business or elsewhere. You acknowledge and agree that (i) we may vary the terms or withdraw from supply of the cards, application forms and other materials used in connection with a customer loyalty program; and (ii) when a customer redeems customer loyalty points at your Retail Business, you are not entitled to reimbursement for the costs of goods provided to the customer in exchange for the redemption.

(f) *Grand Opening Promotion.* You must conduct certain advertising and public relations activities in connection with the opening of your Retail Business, as we specify in writing. You must spend a minimum of \$10,000 on these grand opening activities.

13. TRANSFER OF FRANCHISE

(a) *Transfer by Us.* We have the right to sell, transfer, subcontract or assign, in whole or in part, our interest in and our rights and obligations under this Agreement.

(b) *Transfer by You - Definition.* In this Agreement, transfer means any sale (including installment sale), transfer, merger, conveyance, lease, give away, pledge, mortgage, assignment, bequest, gift, or other encumbrance, either voluntarily or by operation of law (such as through divorce or bankruptcy proceedings) of: (i) any interest in this Agreement, (ii) any interest in your Retail Business, (iii) any interest in the Authorized Location, (iv) the lease, or any interest in the lease, for the Authorized Location, (v) if you are a business entity, any ownership interests in you, (vi) substantially all of the assets of your Retail Business, or (vii) all or part of the daily operation of your Retail Business to a person or entity who shares in the losses or profits of the business in a manner other than as an employee.

(c) *No Transfer Without Our Consent.* We have entered into this Agreement with specific reliance upon your financial qualifications, experience, skills and managerial qualifications as being essential to the satisfactory operation of your Retail Business. Consequently, neither you nor any of your owners may undertake any transfer or permit any transfer to occur without first tendering to us the right of

first refusal in accordance with Section 13(h) and, if we do not exercise such right, obtaining our prior written consent, and complying with the transfer conditions described in Section 13(f). You must notify us immediately of any proposed transfer and must submit promptly to us the application for consent to transfer. Any attempted transfer by you without our prior written consent or otherwise not in compliance with the terms of this Agreement will be void.

(d) *Insolvency.* In the event of your insolvency or the filing of any petition by or against you under any provisions of any bankruptcy or insolvency law, if your legal representative, successor, receiver or trustee desires to succeed to your interest in this Agreement or the business conducted hereunder, such person first must notify us, tender the right of first refusal provided for in Section 13(h), and if we do not exercise such right, must apply for and obtain our consent to the transfer and satisfy the transfer conditions described in Section 13(f). In addition, you or the assignee must pay the attorneys' fees and costs that we incur in any bankruptcy or insolvency proceeding pertaining to you.

(e) *No Publicity of Transfer.* You may not place in, on or upon the location of your Retail Business, within the Territory, or in any communication media or any form of advertising, any information relating to the sale of your Retail Business or the rights under this Agreement, without our prior written consent.

(f) *Conditions of Transfer.* Application for our consent to a transfer and tender of the right of first refusal must be made by submission of our form of application for consent to transfer, which must be accompanied by the documents (including a copy of the proposed purchase or other transfer agreement) or other information that we require. Any agreement used in connection with a transfer will be subject to our prior written approval. We condition our consent to any proposed transfer upon the following:

(i) the assignee must meet all of our then-current requirements for new System franchisees, including, but not limited to, authorizing all background and credit checks, possessing sufficient net worth and sources of capital and being qualified to provide active supervision over the operation of your Retail Business;

(ii) the assignee must assume all of your obligations in connection with your Retail Business;

(iii) all of your ascertained and liquidated debts in connection with your Retail Business, including amounts owed to us or any of our affiliates or your suppliers must be paid in full;

(iv) you are not in default under any provision of this Agreement;

(v) the assignee executes our then-current form of franchise agreement for a new 10-year term and all other agreements, instruments and legal documents then customarily used by us with respect to new System franchisees, which may vary materially from the agreements, legal instruments and documents currently in use by us, including the payment of higher fees;

(vi) if your Retail Business has not been modernized pursuant to Section 6(h) within 3 years of the proposed transfer, that the assignee must, at assignee's expense and in a manner satisfactory to us, modernize, refurbish, and/or renovate your Retail Business, and expend such funds as we require in doing so, to conform to the image and standards for similarly situated new Buddy's Retail Businesses, including structural changes, remodeling, redecoration and modifications to existing improvements;

(vii) the assignee must complete the training program required of new System franchisees;

(viii) you or the assignee has paid a transfer fee of \$10,000;

(ix) in the case of an installment sale for which we have consented that you or any Principal Owner retain a security interest or other financial interest in this Agreement or the business operated thereunder, you or such Principal Owner, and the guarantors, are obligated to guarantee the performance under this Agreement until the final close of the installment sale or the termination of such interest, as the case may be;

(x) you, your Principal Owner and each guarantor must sign a general release of all claims arising out of or relating to this Agreement, your Retail Business, the Authorized Location or the parties' business relationship, in the form we designate, releasing us and our affiliates;

(xi) you, your Principal Owner and all guarantors, officers, directors and shareholders agree to comply with the post-term non-compete covenant set forth in Section 8(i); and

(xii) you and/or the assignee must have complied with any other conditions that we reasonably require from time to time as part of our transfer policies.

(g) *Death, Disability or Incapacity.* If any individual who is a Principal Owner dies or becomes disabled or incapacitated and the decedent's or disabled or incapacitated person's heir or successor-in-interest wishes to continue as a Principal Owner, such person or entity must apply for our consent under Section 13(c) and satisfy the transfer conditions as in any other case of a proposed transfer, all within 120 days of the death or event of disability or incapacity. During any transition period to an heir or successor-in-interest, your Retail Business still must be operated in accordance with the terms and conditions of this Agreement. During any transition period, in addition to collecting any other fees due to us under this Agreement, we retain the right, at our sole option, to assume management and control of the day to day operations of your Retail Business. If we assume management and control responsibilities during such transition period, we will be reimbursed from the revenues of your Retail Business for our reasonable expenses in conducting such activities. If the assignee of the decedent or disabled or incapacitated person is the spouse or child of such person, no transfer fee will be payable to us and we will waive the right of first refusal set forth in Section 13(h).

(h) *Right of First Refusal.* We have the right, exercisable within 30 days after receipt of your notice of your intent to transfer and such documentation and information that we require, to send written notice to you that we intend to purchase the interest proposed to be transferred. We may assign our right of first refusal to a third party either before or after we exercise it. If the transfer is proposed to be made pursuant to a sale, we or our assignee may purchase the interest proposed to be transferred on the same economic terms and conditions offered by the third-party. Closing on the purchase must occur within 60 days after the date of our notice to the seller electing to purchase the interest (or, if the parties cannot agree on the cash equivalent as provided in the following sentence, within 60 days after the appraisers' determination). If we cannot reasonably be expected to provide the same consideration as the third-party, we may substitute the reasonable equivalent in cash. If you and we cannot agree on the reasonable equivalent in cash within a reasonable time, the fair market value of the interest proposed to be transferred will be determined by two independent appraisers, one of whom will be chosen by us and the other of whom will be chosen by you. If such appraisers cannot agree on such fair market value, they will jointly choose a third independent appraiser, whose decision will be final and binding. Each party will bear the cost for

its chosen appraiser, and the cost of the third appraiser, if applicable, will be shared equally between the parties. We may purchase the interest at the fair market value determined by the appraisers or may elect at that time to not exercise our rights. Any material change in the terms of the third party offer after we have elected not to purchase the seller's interest will constitute a new offer subject to the same right of first refusal as the third party's initial offer. In addition, unless otherwise agreed to in writing by us and you, the transaction documents, which we will prepare, will be those customary for this type of transaction and will include representations and warranties then customary for this type of transaction. If we and/or our designee decline to exercise the right of first refusal granted under this Section, that decision will not constitute our consent to the proposed transfer or waiver of any other provision of this Section 13 with respect to the proposed transfer.

14. DEFAULT AND TERMINATION

(a) *Defaults.* You are in default if we determine that you or any Principal Owner or guarantor has breached any of the terms of this Agreement or any other agreement between you and us or our affiliates, which without limiting the generality of the foregoing, includes: (i) making any false report to us; (ii) failing to pay when due any amounts required to be paid to us or any of our affiliates, any vendor or any other third party for expenses related to your Retail Business; (iii) conviction of you, a Principal Owner, or a guarantor of (or pleading no contest to) (A) any felony or (B) any misdemeanor that brings or tends to bring any of the Trademarks into disrepute or impairs or tends to impair your or our reputation or the goodwill of any of the Trademarks, your Retail Business or the System; (iv) filing of tax or other liens that may affect this Agreement, voluntary or involuntary bankruptcy by or against you or any Principal Owner or guarantor, insolvency, making an assignment for the benefit of creditors or any similar voluntary or involuntary arrangement for the disposition of assets for the benefit of creditors.

(b) *Termination by Us.* We have the right to terminate this Agreement in accordance with the following provisions:

(i) *Termination After Opportunity to Cure.* Except as otherwise provided in this Section 14:

- (A) you will have 30 days from the date of our issuance of a written notice of default to cure any default under this Agreement, other than a failure to pay amounts due or submit required reports, in which case you will have 10 days to cure those defaults;
- (B) your failure to cure a default within the 30-day or 10-day period will provide us with good cause to terminate this Agreement;
- (C) the termination will be accomplished by mailing or delivering to you written notice of termination that will identify the grounds for the termination; and
- (D) the termination will be effective immediately upon our issuance of the written notice of termination.

(ii) *Immediate Termination With No Opportunity to Cure.* In the event any of the following defaults occurs, you will have no right or opportunity to cure the default and this Agreement will terminate effective immediately on our issuance of written notice of termination:

- (A) any material misrepresentation or omission in your franchise application or willful and material falsification of any report, statement or other written data furnished to us;
- (B) your voluntary abandonment of this Agreement, the Authorized Location or the Territory;
- (C) your failure to timely cure a default under your lease, the loss of your right of possession of the Authorized Location, your failure to open the Retail Business for business in accordance with this Agreement, or your failure to relocate in accordance with 6(h);
- (D) any unauthorized use of the Confidential Information;
- (E) insolvency of you, a Principal Owner or guarantor;
- (F) you, a Principal Owner or a guarantor making an assignment or entering into any similar arrangement for the benefit of creditors;
- (G) you, any Principal Owners or guarantors are convicted of (or pleading no contest to) (1) any misdemeanor that brings or tends to bring any of the Trademarks into disrepute or impairs or tends to impair your or our reputation or the goodwill of the Trademarks, your Retail Business or the System, or (2) any felony;
- (H) you, any Principal Owner, guarantor or an affiliate of any of you are listed by the United States or the United Nations as being a terrorist, financier of terrorism, or otherwise restricted from doing business in or with the United States;
- (I) you make any unauthorized transfer or assignment in violation of Section 13; or
- (J) any default by you that is the third same or similar default within any 12-month consecutive period.

(iii) *Immediate Termination After No More than 24 Hours to Cure.* In the event that a default under this Agreement occurs that materially impairs the goodwill associated with any of the Trademarks (other than as provide in 15(b)(ii)(H) above), violates any health safety law or regulation, or if the operation of your Retail Business presents a health or safety hazard to your customers or to the public:

- (A) you will have no more than 24 hours after we provide written notice of the default to cure the default; and
- (B) this Agreement will terminate effective immediately on our issuance of written notice of termination.

(iv) *Effect of Other Laws.* The provisions of any valid, applicable law or regulation prescribing permissible grounds, cure rights or minimum periods of notice for

termination of this franchise supersede any provision of this Agreement that is less favorable to you.

(c) *Termination by You.* You may terminate this Agreement as a result of a breach by us of a material provision of this Agreement provided that: (i) you provide us with written notice of the breach that identifies the grounds for the breach; and (ii) we fail to cure the breach within 30 days after our receipt of the written notice. If we fail to cure the breach, the termination will be effective 60 days after our receipt of your written notice of breach. Your termination of this Agreement under this Section will not release or modify your post-term obligations under Section 15 of this Agreement.

15. POST-TERM OBLIGATIONS

The provisions of this Section 15 apply upon termination or expiration of this Agreement.

(a) *Reversion of Rights; Discontinuation of Trademark Use.* All of your rights to the use of the Trademarks and all other rights and licenses granted herein and the right and license to conduct business under the Trademarks will revert to us without further act or deed of any party. All of your right, title and interest in, to and under this Agreement will become our property. Upon our demand, you must assign to us or our assignee your remaining interest in any lease then in effect for the Authorized Location (although we will not assume any past due obligations). You must immediately comply with the post-term non-compete obligations under Section 8(i), cease all use and display of the Trademarks and of any proprietary material (including the Operations Manual and any related written materials) and of all or any portion of promotional materials and flyers furnished or approved by us, assign all right, title and interest in the telephone numbers, website and e-mail addresses for your Retail Business and cancel or assign, at our option, any assumed name rights or equivalent registrations filed with authorities. You must pay all sums due to us, our affiliates or designees and all sums you owe to third parties that have been guaranteed by us or any of our affiliates. You must immediately return to us, at your expense, all copies of the Operations Manual and other written materials then in your possession or control or previously disseminated to your employees and continue to comply with the confidentiality provisions of Section 4(a). You must promptly at your expense remove or obliterate all vehicle signage, trade dress, displays or other materials in your possession in the Territory or elsewhere that bear any of the Trademarks. If, however, you refuse to comply with the provisions of the preceding sentence within 30 days, we have the right to enter the Authorized Location and remove all signage, displays or other materials in your possession (including vehicles) or elsewhere that bear any of the Trademarks or names or material confusingly similar to the Trademarks, and you must reimburse us for our costs incurred. Notwithstanding the foregoing, in the event of expiration or termination of this Agreement, you will remain liable for your obligations pursuant to this Agreement or any other agreement between you and us or our affiliates that expressly or by their nature survive the expiration or termination of this Agreement.

(b) *Purchase Option.* Upon the expiration or termination of this Agreement for any reason, we will have the option, but not the obligation, to purchase from you some or all of your Business Assets. “Business Assets” mean all Lease Contracts, inventory, supplies, equipment and fixtures utilized by you in the operation of your Retail Business (“Location Assets”), excluding inventory, supplies, equipment and fixtures not customarily utilized in Buddy’s Retail Businesses operated by us and our affiliates and any factor or increment for any goodwill or “going concern.” We may exercise our purchase option pursuant to this Section 15(b) by giving written notice to you at any time following expiration or termination up until 30 days after the later of: the effective date of expiration or termination; the date you cease operating your Retail Business; or our receipt of the schedules described in the following sentence. You and we shall arrange for a review to be made, at your expense, by an auditor appointed by us and an independent, licensed, certified public accountant appointed by you, of all Location Assets, and such auditor and such

accountant shall jointly prepare a reasonably detailed schedule of all of such Location Assets upon the completion of such review. In connection with such purchase, we shall assume no liabilities of yours whatsoever, except for the lease obligation described in Section 15(b)(v) and any other obligations expressly agreed to in writing by us.

(i) If we exercise our option to purchase any Business Assets, the purchase price for those Business Assets, except for applicable Lease Contracts and the items leased under such Lease Contracts, shall be their fair market value. If we and you are unable to agree upon the fair market value of any Business Asset(s) other than Lease Contracts and the items leased under such Lease Contracts within 10 days after we notify you that we desire to exercise our option to purchase the Business Assets, such value shall be determined by two independent appraisers, one of whom shall be chosen by us and the other of whom shall be chosen by you. If such independent appraisers cannot agree upon such fair market value, they shall jointly choose a third appraiser, whose decision shall be final and binding. Each party shall bear the cost for its chosen appraiser, and the cost for a third appraiser, if any, shall be shared equally between you and us. The purchase price for the Business Assets shall be paid by us in cash at the closing of the purchase and sale of the Business Assets, which purchase price shall be reduced by any amounts then owed by you to us and/or any of our affiliates under this Agreement or otherwise. The closing of the purchase of the Business Assets shall take place not later than 90 days after all appraisals have been finalized; provided, however, we shall have the unilateral right to accelerate the date of closing for such transaction.

(ii) If we exercise our option to purchase any Business Assets, the purchase price for each applicable Lease Contract and the items leased under each such Lease Contract, except for the Lease Contracts and the items leased under such Lease Contracts described in Section 15(b)(iii), shall be the lesser of:

- (A) five times the average monthly rental revenue derived from the Lease Contract for the trailing three months, excluding revenue generated from the exercise of early purchase options, paid out agreements, or retail sales, sales taxes collected, and ancillary fees (including, but not limited to, processing charges and late charges); or
- (B) 50% of the total remaining balance of the Lease Contract; provided, that for any monthly Lease Contract with a term in excess of 12 months, no more than 24 payments shall be considered in computing such amount and for any weekly Lease Contract with a term in excess of 52 weeks, no more than 103 payments shall be considered in computing such amount.

(iii) Notwithstanding anything contained in this Agreement to the contrary, you shall transfer to us, but we shall not be obligated to pay for, (i) any Lease Contract with respect to which any sum due under such Lease Contract is 15 days or more past due (each, a “**Doubtful Lease Contract**”) and (ii) any items leased under any Doubtful Lease Contract. We will give no consideration to any credits or payment extensions posted to an account under any Doubtful Lease Contract or any partial payment to an account under any Doubtful Lease Contract within 30 days preceding the closing of the purchase and sale of the Business Assets.

(iv) Any advance lease payments received by us under any of the Lease Contracts included in the Business Assets shall be our property to the extent such advance payments relate to periods after the closing of the purchase and sale of the Business Assets. The purchase price to be paid by us for the Business Assets shall be reduced by the total amount of all such advance lease payments to the extent such advance payments relate to periods after such closing.

(v) If we exercise our option to purchase the Business Assets, you shall also assign to us or our designee your interest in any lease or sublease for the premises of your Retail Business, and we agree to assume your obligations thereunder, subject to any consents that may be required from your landlord under such lease or sublease. Such assignment and assumption shall be self-operative and shall be deemed to have been made simultaneously with the closing of the purchase of the Business Assets. No further assignment or agreement, written or otherwise, need be executed by you or us to effect such assignment. You hereby authorize the landlord or sub-landlord under such lease or sublease to accept and recognize us as a substitute tenant or sub-tenant in the event of any such assignment, without requiring any further action on the part of you or us. You shall indemnify us and hold us harmless from, against and in respect of any claim, liability, damage, loss, cost or expense, including reasonable attorney's fees and court costs, suffered or incurred by us which arises out of or relates to the assignment to us of your lease or your failure to have performed any of your obligations under such lease prior to our assumption of such obligations. Any amount required to be paid to us pursuant to such indemnification obligation shall be paid by you within 15 days after our demand therefor. Notwithstanding the foregoing, we or our designee may reassign such lease or sublease to you, and you shall upon such reassignment assume all of the duties and obligations thereunder, upon 60 days' written notice to you, provided that neither we nor our designee shall be permitted to notify you of any such reassignment before the date which is 120 days after the date of the closing of the purchase and sale of the Business Assets.

(vi) If we exercise our option to purchase the Business Assets, you shall execute such documents and do such other acts or things as may be necessary in our opinion to consummate the purchase and sale of the Business Assets, including but not limited to, a general release in a form prescribed by us, of any and all claims against us, our affiliates and the officers, directors, shareholders, agents and employees of ours and our affiliates' in their corporate and individual capacities, including without limitation claims arising under federal, state and local laws, rules and regulations, the assignment by you of your interest in any lease or sublease, and the assumption by you of the obligations under such lease or sublease in the event of any reassignment by us to you. We shall also be entitled to all customary warranties and representations relating to the Business Assets purchased including, but not limited to, representations and warranties as to the accuracy of the information provided related to the Business Assets and your good title to the Business Assets (including, but not limited to, your ownership of the Business Assets free and clear of any liens and encumbrances). If we exercise our option to purchase the Business Assets, you shall refrain from interfering, directly or indirectly, with the conduct of business by us or our designee with respect to the Lease Contracts included in the Business Assets or with respect to any customers under such Lease Contracts.

(c) *Claims.* You and your Principal Owners and guarantors may not assert any claim or cause of action against us or our affiliates relating to this Agreement or your Retail Business after the shorter period of the applicable statute of limitations or one year following the effective date of termination of this

Agreement; provided that where the one-year limitation of time is prohibited or invalid by or under any applicable law, then and in that event no suit or action may be commenced or maintained unless commenced within the applicable statute of limitations.

16. DISPUTE RESOLUTION

(a) *Internal Dispute Resolution.* You must first bring any claim or dispute between you and us to our CEO and provide us with 30 days' written notice and opportunity to cure. You must exhaust this internal dispute resolution procedure before you may bring your dispute before a third party. This agreement to first attempt resolution of disputes internally will survive termination or expiration of this Agreement.

(b) *Mediation.* Solely at our option, we have the right to mandate that all claims or disputes between you and us or our affiliates arising out of or in any way relating to this Agreement or any other agreement between you and us or our affiliates, or any of the parties' respective rights and obligations arising from such agreements, that are not first resolved through the internal dispute resolution procedure set forth in Section 16(a) above, be submitted to mediation before arbitration pursuant to Section 16(c) is triggered, such mediation to be held in the city where our headquarters is located at the time of the dispute under the auspices of the American Arbitration Association ("AAA"), in accordance with AAA's Commercial Mediation Rules then in effect. Before commencing any legal action against us or our affiliates with respect to any such claim or dispute, you must submit a notice to us, which specifies, in detail, the precise nature and grounds of such claim or dispute. We will have a period of 30 days following receipt of such notice within which to notify you whether we or our affiliates elect to exercise our option to submit claims or disputes to mediation. You may not submit any such claim or dispute to arbitration pursuant to Section 16(c) or commence any action against us or our affiliates with respect to any such claim or dispute in any court unless we fail to exercise our option to submit such claim or dispute to mediation, or such mediation proceedings have been terminated either: (i) as the result of a written declaration of the mediator(s) that further mediation efforts are not worthwhile; or (ii) as a result of our written declaration. Our right to mediate, as set forth herein, may be specifically enforced by us. Each party will bear its own cost of mediation, and the parties will share mediation costs (including the mediator fees) and AAA fees equally. The parties agree that there will be no class action mediation. Notwithstanding the foregoing, the obligation to undertake mediation according to this Section 16(b) shall not apply to any dispute that an applicable federal statute expressly states cannot be subject to a pre-dispute mediation

(c) *Arbitration.* Except as qualified in Section 16(d), any dispute between you and us or any of our or your affiliates arising under, out of, in connection with or in relation to this Agreement or any other agreement between you and us or our affiliates, any System Standards, specifications, procedures or policies applicable to the System, any lease or sublease for your Retail Business, the parties' relationship, your Retail Business or the scope or validity of this Agreement or any other agreement between you and us or our affiliates (including the validity and scope of the arbitration obligation under this Section 16(c), which you and we acknowledge is to be determined by an arbitrator or panel of arbitrators and not by a court, must be submitted for binding arbitration, on demand of either party, to the American Arbitration Association. The arbitration proceedings must be conducted in accordance with the then-current commercial rules and procedures of the American Arbitration Association. All matters relating to arbitration will be governed by the Federal Arbitration Act (9 U.S.C. §§ 1 et seq.) and not by any state arbitration law.

(i) In connection with any arbitration proceeding, each party will submit or file any claim which would constitute a compulsory counterclaim (as defined by the then-current Rule 13 of the Federal Rules of Civil Procedure) within the same proceeding as the

claim to which it relates. Any such claim which is not submitted or filed in such proceeding will be barred.

(ii) Any arbitration must be on an individual basis and the parties and the arbitrator(s) will have no authority or power to proceed with any claim as a class action or otherwise to join or consolidate any claim that is not a compulsory counterclaim (as defined by the current Rule 13 of the Federal Rules of Civil Procedure) with any claim or any other proceeding involving third parties. If a court or the arbitrator(s) determine(s) that this limitation on joinder of or class action certification of claims is unenforceable, then the agreement to arbitrate the dispute will be null and void and the parties must submit all claims to the jurisdiction of the courts.

(iii) The arbitration must take place in the city where our headquarters is located at the time of the dispute. The arbitrator(s) has/have no authority or discretion to alter the terms of this provision.

(iv) The arbitrator(s) must follow the law and not disregard the terms of this Agreement. The arbitrator(s) must have at least five years of experience in franchise law. The arbitrator(s) may not consider any settlement discussions or offers that might have been made by either you or us. Except for discovery, which must be conducted pursuant to the AAA rules in effect at the time the dispute is submitted to arbitration, the arbitrator(s) will also have the right to make a determination as to any procedural matters as would a court of competent jurisdiction be permitted to make in the state in which our main office is located. The arbitrator(s) will also decide any factual, procedural, or legal questions relating in any way to the dispute between the parties, including, but not limited to any decision as to whether forum and venue provisions are applicable and enforceable against the parties, subject matter, timeliness, scope, remedies, unconscionability, and any alleged fraud in the inducement.

(v) The arbitrator(s) can issue summary orders disposing of all or part of a claim and provide for temporary restraining orders, preliminary injunctions, injunctions, attachments, claim and delivery proceedings, temporary protective orders, receiverships, and other equitable and/or interim/final relief. Each party consents to the enforcement of such orders, injunctions, etc., by any court having jurisdiction. The arbitrator(s) has/have the right to award or include in his or her award any relief which he or she deems proper including, but not limited to, money damages (with interest on unpaid amounts from the date due), specific performance, injunctive relief, and attorneys' fees and costs, provided that the arbitrator(s) may not declare any Trademark generic or otherwise invalid or, except as expressly provided in Section 17(l) below, award any punitive or exemplary damages against either party (we and you hereby waiving to the fullest extent permitted by law, except as expressly provided in Section 17(l) below, any right to or claim for any punitive or exemplary damages against the other).

(vi) With the exception of discovery issues, which shall be governed by the AAA rules governing discovery in effect at the time any dispute is filed, all other procedural matters will be determined by applying the statutory, common laws, and rules of procedure that control a court of competent jurisdiction in which our main office is then located. Other than as may be required by law, the entire arbitration proceedings (including, but not limited to, any rulings, decisions or orders of the arbitrator(s)) will

remain confidential and will not be disclosed to anyone other than the parties to this Agreement.

(vii) **We and you agree that arbitration will be conducted on an individual basis and not in a class, consolidated, or representative action, that only we (and our affiliates and our and their respective owners, officers, directors, agents, and employees, as applicable) and you (and your affiliates and your and their respective owners, officers, and directors, as applicable) may be the parties to any arbitration proceeding described in this Section, and that no such arbitration proceeding may be consolidated or joined with another arbitration proceeding involving us and/or any other person. Despite the foregoing or anything to the contrary in this Section 16(c) or Section 17(a), if any court or arbitrator determines that all or any part of the preceding sentence is unenforceable with respect to a dispute that otherwise would be subject to arbitration under this Section 16(c), then we and you agree that this arbitration clause will not apply to that dispute, and such dispute will be resolved in a judicial proceeding in accordance with Section 17.**

(viii) The judgment of the arbitrator(s) on any preliminary or final arbitration award will be final and binding and may be entered in any court having jurisdiction.

(d) *Exceptions to Arbitration.* Notwithstanding Section 16(c), the parties agree that the following claims will not be subject to arbitration:

- (i) any action in ejectment or for possession of any interest in real or personal property; or
- (ii) any action which by applicable law cannot be arbitrated.

(e) *Costs and Attorneys' Fees.* The prevailing party in any action or proceeding arising under, out of, in connection with, or in relation to this Agreement will be entitled to recover its reasonable costs and expenses (including attorneys' fees, arbitrator's fees and expert witness fees, costs of investigation and proof of facts, court costs, and other arbitration or litigation expenses) incurred in connection with the claims on which it prevailed. For the purposes of this Agreement in general and this Section specifically, the "Prevailing Party" will be deemed to be that party which has obtained the greatest net judgment or award in terms of money or money equivalent. If money or money equivalent has not been awarded, then the Prevailing Party will be that party, as determined by the arbitrator(s), which has prevailed on a majority of the material issues decided. The "net judgment" is determined by subtracting the smallest award of money or money equivalent from the largest award. If there is a mixed decision involving an award of money or money equivalent and equitable relief, the arbitrator(s) will award the above fees to the party that it deems has prevailed over the other party using reasonable business and arbitrator(s)'s judgment.

(f) *Injunctive Relief.* Despite your and our agreement to arbitrate, you acknowledge and agree that we have the right to seek temporary restraining orders and temporary or preliminary injunctive relief and/or other emergency relief available, without bond, from a court of competent jurisdiction and without any requirement that we must contemporaneously submit our dispute for arbitration on the merits as provided in this Section 16.

(g) *Third-Party Beneficiaries.* Our owners, directors, agents and/or employees are express third-party beneficiaries of the provisions of this Agreement, including the mediation and arbitration provisions set forth in this Section 16, each having authority to specifically enforce the right to mediate claims asserted against such person(s) by you.

(h) *Survival.* The provisions of this Section are intended to benefit and bind certain third party non-signatories and will continue in full force and effect subsequent to and notwithstanding the expiration or termination of this Agreement.

17. GENERAL PROVISIONS

(a) *Severability.* Should one or more clauses of this Agreement be held void or unenforceable for any reason by any court or tribunal of competent jurisdiction, such clause or clauses will be deemed to be separable in such jurisdiction and the remainder of this Agreement is valid and in full force and effect and the terms of this Agreement must be equitably adjusted so as to compensate the appropriate party for any consideration lost because of the elimination of such clause or clauses. It is the intent and expectation of each of the parties that each provision of this Agreement will be honored, carried out and enforced as written. Consequently, each of the parties agrees that any provision of this Agreement sought to be enforced in any proceeding must, at the election of the party seeking enforcement and notwithstanding the availability of an adequate remedy at law, be enforced by specific performance or any other equitable remedy.

(b) *Waiver/Integration.* No waiver by either party of any breach by the other party, nor any delay or failure by either party to enforce any provision of this Agreement, will be deemed to be a waiver of any other or subsequent breach or be deemed an estoppel to enforce the non-breaching party's rights with respect to that or any other or subsequent breach. Subject to our rights to modify the System, System Standards, Operations Manual, Trademarks and Approved Products and Services, this Agreement may not be waived, altered or rescinded, in whole or in part, except by a writing signed by you and us. This Agreement, together with any addenda and exhibits hereto, constitutes the sole agreement between you and us with respect to the entire subject matter of this Agreement and embodies all prior agreements and negotiations with respect to your Retail Business authorized hereunder. Nothing in this Agreement, however, is intended to disclaim the representations contained in the Franchise Disclosure Document we provided to you.

(c) *Notices.* All notices will be addressed to the parties at the addresses set forth below their signatures on the signature page hereto or to such other address as any party may notify the other parties of in a writing delivered in accordance with this Section. Any notice required or permitted to be given under this Agreement will be deemed given: (i) when delivered personally to the party to receive such notice, if a natural person, or to an officer of any party which is a corporation or limited liability company or to any member or partner as the case may be of any party which is a partnership; (ii) 5 days after mailing by express courier service, fully prepaid, addressed as herein provided, or upon actual receipt of such mailing, whichever will first occur; or (iii) upon receipt of confirmation from the addressee acknowledging receipt of such notice if by e-mail, facsimile or other electronic transmission service (provided that in the case of notice delivered in accordance with this clause (iii), a copy of the notice is also simultaneously sent in accordance with clause (ii) above).

(d) *Authority.* Any modification, consent, approval, authorization or waiver granted hereunder required to be effective by writing will only be valid if in writing executed by you or, if on behalf of us, in writing executed by our President or other duly authorized officers.

(e) *References.* If you are two or more persons, the persons are jointly and severally liable, and references to you in this Agreement includes all of the persons. Headings and captions contained herein are for convenience of reference and may not be taken into account in construing or interpreting this Agreement.

(f) *Guarantee.* All Principal Owners and any other person or business entity that owns, directly or indirectly, a 10% or greater interest in you must execute an agreement in the form that we designate undertaking personally to be bound, jointly and severally, by all provisions of this Agreement (a “**Personal Guarantee**”), the current form of which is attached as Exhibit D to this Agreement. We may also require spouses of such guarantors to execute a Personal Guarantee. Any person or entity that at any time after the Effective Date becomes a Principal Owner or direct or indirect 10% owner also must execute our then-current form of Personal Guarantee.

(g) *Successors/Assigns.* Subject to the terms of Section 13 hereof, this Agreement is binding upon and inures to the benefit of the administrators, executors, heirs, successors and assigns of the parties.

(h) *Interpretation of Rights and Obligations.* The following provisions apply to and govern the interpretation of this Agreement, the parties’ rights under this Agreement, and the relationship between the parties:

(i) *Applicable Law and Waiver.* All matters relating to arbitration will be governed by the Federal Arbitration Act (9 U.S.C. §§ 1 et seq.). Except to the extent governed by the Federal Arbitration Act, the United States Trademark Act of 1964 (Lanham Act, 15 U.S.C. Sections 1051 et seq.), or other applicable federal law, all controversies, disputes, or claims arising from or relating to: (A) this Agreement or any other agreement between you (or your Principal Owners) and us (or our affiliates) relating to the Retail Business; (B) our relationship with you; (C) the validity of this Agreement or any other agreement between you (or your Principal Owners) and us (or our affiliates) relating to the Retail Business; or (D) System Standards will be governed by the laws of the State of Florida, without regard to its conflict of laws rules. However, the provisions of any Florida legislation regulating the offer or sale of franchises, business opportunities, or similar interests, or governing the relationship between a franchisor and a franchisee or any similar relationship, will not apply to the matters in clauses (A) through (D) above under any circumstances unless their jurisdictional requirements and definitional elements are met independently without reference to this Section 17(h)(i), and no exemption to their application exists.

(ii) *Our Rights.* Whenever this Agreement provides that we have a certain right, that right is absolute and the parties intend that our exercise of that right will not be subject to any limitation or review. We have the right to operate, administrate, develop, and change the System in any manner that is not specifically precluded by the provisions of this Agreement.

(iii) *Our Reasonable Business Judgment.* Whenever we reserve discretion in a particular area or where we agree to exercise our rights reasonably or in good faith, we will satisfy our obligations whenever we exercise Reasonable Business Judgment in making our decision or exercising our rights. Our decisions or actions will be deemed to be the result of Reasonable Business Judgment, even if other reasonable or even arguably preferable alternatives are available, if our decision or action is intended, in whole or significant part, to promote or benefit the System generally even if the decision or action also promotes our financial or other individual interest. Examples of items that will promote or benefit the System include, without limitation, enhancing the value of the Trademarks, improving customer service and satisfaction, improving product quality, improving uniformity, enhancing or encouraging modernization and improving the competitive position of the System.

(i) *Venue.* Any cause of action, claim, suit or demand allegedly arising from or related to the terms of this Agreement or the relationship of the parties that is not subject to arbitration under Section 16, must be brought in the state or federal district court located in the county or district where our headquarters are located. Both parties hereto irrevocably submit themselves to, and consent to, the jurisdiction of said courts. The provisions of this Section 17(i) will survive the termination of this Agreement. You are aware of the business purposes and needs underlying the language of this Section 17(i), and with a complete understanding thereof, agree to be bound in the manner set forth.

(j) ***JURY WAIVER. ALL PARTIES HEREBY WAIVE ANY AND ALL RIGHTS TO A TRIAL BY JURY IN CONNECTION WITH THE ENFORCEMENT OR INTERPRETATION BY JUDICIAL PROCESS OF ANY PROVISION OF THIS AGREEMENT, AND IN CONNECTION WITH ALLEGATIONS OF STATE OR FEDERAL STATUTORY VIOLATIONS, FRAUD, MISREPRESENTATION OR SIMILAR CAUSES OF ACTION OR ANY LEGAL ACTION INITIATED FOR THE RECOVERY OF DAMAGES FOR BREACH OF THIS AGREEMENT.***

(k) *LIMITATION OF CLAIMS.*

EXCEPT FOR:

(1) CLAIMS ARISING FROM YOUR NON-PAYMENT OR UNDERPAYMENT OF AMOUNTS YOU OWE US FOR ROYALTY FEES, MARKETING FEES, TECHNOLOGY FEES AND ANY OTHER AMOUNTS THAT MAY ACCRUE IN CONNECTION WITH OPERATING YOUR RETAIL BUSINESS UNDER THIS AGREEMENT;

(2) OUR (AND CERTAIN OF OUR RELATED PARTIES') RIGHT TO SEEK INDEMNIFICATION FROM YOU FOR THIRD-PARTY CLAIMS AS PROVIDED IN THIS AGREEMENT; AND

(3) OUR RIGHTS IF YOU FAIL TO COMPLY WITH YOUR OBLIGATIONS UNDER A DEVELOPMENT AGREEMENT (IF APPLICABLE),

ALL CLAIMS ARISING OUT OF OR RELATING TO THIS AGREEMENT OR THE RELATIONSHIP BETWEEN US AND YOU WILL BE BARRED, UNLESS AN ARBITRATION OR JUDICIAL PROCEEDING, AS PERMITTED, IS COMMENCED IN THE APPROPRIATE FORUM WITHIN TWO (2) YEARS FROM THE DATE ON WHICH THE VIOLATION, ACT, OR CONDUCT GIVING RISE TO THE CLAIM OCCURS, REGARDLESS OF WHEN THE PARTY ASSERTING THE CLAIM KNEW OR SHOULD HAVE KNOWN OF THE FACTS GIVING RISE TO THE CLAIM. HOWEVER, IF THE TIME PERIOD FOR BRINGING AN ACTION UNDER ANY APPLICABLE STATE OR FEDERAL STATUTE OF LIMITATIONS IS SHORTER THAN THESE TWO (2) YEARS, WE AND YOU EXPRESSLY ACKNOWLEDGE AND AGREE THAT THE SHORTER STATUTE OF LIMITATIONS WILL APPLY.

(l) ***WAIVER OF PUNITIVE DAMAGES. YOU AND WE (AND OUR RESPECTIVE AFFILIATES, OWNERS AND GUARANTORS, AS APPLICABLE) AGREE TO WAIVE, TO THE FULLEST EXTENT PERMITTED BY LAW, THE RIGHT TO OR CLAIM FOR ANY PUNITIVE OR EXEMPLARY DAMAGES AGAINST THE OTHER AND AGREE THAT IN THE EVENT OF ANY DISPUTE BETWEEN US, EACH WILL BE LIMITED TO THE RECOVERY OF ACTUAL DAMAGES SUSTAINED BY IT.***

(m) *Relationship of the Parties.* This Agreement does not create a fiduciary relationship between you and us (or any affiliate of ours). You have no authority, express or implied, to act as an agent

for us or our affiliates for any purpose. You are, and will remain, an independent contractor responsible for all obligations and liabilities of, and for all losses or damages to, your Retail Business and its assets, including any personal property, equipment, fixtures, or real property, and for all claims or demands based on damage to or destruction of property or based on injury, illness, or death of any person, directly or indirectly, resulting from your Retail Business's operation. Further, we and you are not, and do not intend to be, partners, joint venturers, associates, or employees of the other in any way, and we (and our affiliates) will not be construed to be jointly liable for any of your acts or omissions under any circumstances. We (and our affiliates) are not the employer or joint employer of your Retail Business's employees. Your General Manager, other managers, and assistant managers are solely responsible for managing and operating your Retail Business and supervising your Retail Business's employees. You agree to identify yourself conspicuously in all dealings with customers, suppliers, public officials, your Retail Business's personnel, and others as your Retail Business's owner, operator, and manager under a franchise that we have granted and, in accordance with, respectively, Sections 10(c) and 10(d), to place notices of independent ownership at the Approved Location and on the forms, business cards, stationery, advertising, e-mails, and other materials that we require from time to time.

We (and our affiliates) will not exercise direct or indirect control over the working conditions of your Retail Business's personnel, except to the extent such indirect control is related to our legitimate interest in protecting the quality of our services, products, or brand. We (and our affiliates) do not share or codetermine the employment terms and conditions of your Retail Business's employees and do not affect matters relating to the employment relationship between you and your Retail Business's employees, such as employee selection, promotion, termination, hours worked, rates of pay, other benefits, work assigned, discipline, adjustment of grievances and complaints, and working conditions. To that end, you must notify your Retail Business's personnel that you are their employer and that we, as the franchisor of Buddy's Retail Businesses, and our affiliates are not their employer and do not engage in any employer-type activities for which only franchisees are responsible, such as employee selection, promotion, termination, hours worked, rates of pay, other benefits, work assigned, discipline, adjustment of grievances and complaints, and working conditions. You also must obtain an acknowledgment (in the form we specify or approve) from all of your Retail Business's employees that you (and not we or our affiliates) are their employer.

(n) *Force Majeure.* If a party's default under this Agreement (other than your obligations with respect to insurance and indemnification and to pay all fees and other amounts due us and our affiliates under this Agreement or any other agreement between you and us or our affiliates), is caused in whole or in part by a force majeure, such default and any right of the other party to terminate this Agreement for such default is suspended for as long as the default is reasonably caused by such force majeure. Any suspension is effective only from the delivery of a notice of the force majeure to the other party stating the party's intention to invoke the force majeure. However, if such suspension continues for longer than six months and such default still exists, either party has the right to terminate this Agreement upon 30 days' notice to the other party. Events of force majeure are those that cannot be prevented, avoided or removed by the party invoking the force majeure despite the exercise of reasonable diligence, including acts of God, actions of the elements, lockouts, strikes, wars, riots, acts of terrorism, civil commotion, and acts of governmental authorities, (not including a governmental authority's delaying or refusing to grant building permits, licenses and other permissions and approvals), and except as specifically provided for elsewhere in this Agreement.

(o) *Adaptations and Variances.* Complete and detailed uniformity under many varying conditions may not always be possible, practical, or in the best interest of the System. Accordingly, we have the right to vary the Approved Products and Services and other standards, specifications, and requirements for any Buddy's Retail Business or System franchisee based upon the customs or

circumstances of a particular franchise or operating agreement, site or location, population density, business potential, trade area population, existing business practice, competitive circumstance or any other condition that we deem to be of importance to the operation of such business or the System. We are not required to grant to you a like or other variation as a result of any variation from standard inventory items, specifications or requirements granted to any other System franchisee. You acknowledge that you are aware that other System franchisees operate under a number of different forms of agreement that were entered into at different times and that, consequently, the obligations and rights of the parties to other agreements may differ materially in certain instances from your rights and obligations under this Agreement.

(p) *Compliance with Anti-terrorism Laws.* You and your owners agree to comply, and to assist us to the fullest extent possible in our efforts to comply, with Anti-Terrorism Laws (defined below). In connection with that compliance, you and your owners certify, represent, and warrant that none of your property or interests are subject to being blocked under, and that you and your owners otherwise are not in violation of, any of the Anti-Terrorism Laws. “**Anti-Terrorism Laws**” means Executive Order 13224 issued by the President of the United States, the USA PATRIOT Act, and all other present and future federal, state, and local laws, ordinances, regulations, policies, lists, and other requirements of any governmental authority addressing or in any way relating to terrorist acts and acts of war. Any violation of the Anti-Terrorism Laws by you or your owners, or any blocking of your or your owners’ assets under the Anti-Terrorism Laws, shall constitute good cause for immediate termination of this Agreement, as provided in Section 15(b)(ii)(H) above.

(q) *Provisions Applicable Only in Certain States.* The following provisions apply to all Buddy’s Retail Business franchisees and franchised Buddy’s Retail Businesses, except those that are subject to the state franchise disclosure laws of California, Hawaii, Illinois, Indiana, Maryland, Michigan, Minnesota, New York, North Dakota, Rhode Island, South Dakota, Virginia, Washington, or Wisconsin:

(i) Despite any assistance, information or recommendations that we provided or will provide (whether before or after the Effective Date) with respect to any site that we accept, we have made and will make no representations or warranties of any kind, express or implied, regarding the suitability of the site for a Retail Business or any other purpose.

(ii) You acknowledge that we do not guarantee the success or profitability of your Retail Business in any manner whatsoever and shall not be liable therefor; in particular, you understand and acknowledge that the success and profitability of your Retail Business depend on many factors outside the control of either us or you (such as interest rates, unemployment rates, demographic trends and the general economic climate) and there are significant risks in any business venture, but principally depend on your efforts in the operation of your Retail Business and the primary factor in your success or failure in your Retail Business will be your own efforts. IN ADDITION, YOU ACKNOWLEDGE AND AGREE THAT WE AND OUR REPRESENTATIVES HAVE MADE NO REPRESENTATIONS OR WARRANTIES TO YOU OTHER THAN OR INCONSISTENT WITH THE MATTERS SET FORTH IN THIS AGREEMENT, AND THAT YOU HAVE UNDERTAKEN THIS VENTURE SOLELY IN RELIANCE UPON THE MATTERS SET FORTH HEREIN AND YOUR OWN INDEPENDENT INVESTIGATION OF THE MERITS OF THIS VENTURE.

(iii) You acknowledge and agree that you have not received any warranty or guarantee, express or implied, as to the potential volume, profits or success of your Retail Business.

(iv) There are no representations or warranties of any kind, express or implied, except as contained herein or in the Franchise Disclosure Document we provided to you in connection with this Agreement.

(r) *Control During Crisis Situation.* If an event occurs at your Retail Business that has or reasonably may cause harm or injury to customers or employees (*i.e.*, slip and fall injuries, natural disasters, robberies, shootings, etc.) or may damage the Trademarks, the System, or our reputation (collectively, “**Crisis Situation**”), you must: (1) immediately contact appropriate emergency care providers to assist you in curing the harm or injury; and (2) immediately inform us by telephone of the Crisis Situation. You must refrain from making any internal or external announcements (*i.e.*, no communication with the news media) regarding the Crisis Situation (unless otherwise directed by us or public health officials).

To the extent we deem appropriate, in our sole and absolute discretion, we or our designee may control the manner in which the Crisis Situation is handled by the parties, including, without limitation, conducting all communication with the news media, providing care for injured persons and/or temporarily closing your Retail Business. The parties acknowledge that, in directing the management of any Crisis Situation, we or our designee may engage the services of attorneys, experts, doctors, testing laboratories, public relations firms, and those other professionals as we deem appropriate. You and your employees must cooperate fully with us or our designee in our efforts and activities in this regard and will be bound by all further Crisis Situation procedures developed by us from time to time hereafter. The indemnification in Section 8(c) will include all losses and expenses that may result from the exercise by us or our designee of the management rights granted in this subsection (q).

(s) *Effective Date.* We will designate the “**Effective Date**” of this Agreement in the space provided on the cover page. If no Effective Date is designated on the cover page, the Effective Date is the date when we sign this Agreement.

(t) *Special Stipulation.* You acknowledge and agree that you are prohibited from entering into a Reciprocal Purchase Agreement with a Competitor or a Competitor’s franchisee. For purposes of this Agreement, a “Reciprocal Purchase Agreement” is a contingent agreement or series of contingent agreements through which we or you agree to close an RTO Retail Center and sell the Center’s Consumer Rental Contracts to a Competitor or its franchisee, and that Competitor or its franchisee agrees to close a different RTO Retail Center and sell the Center’s Consumer Rental Contracts to you or a System franchisee. For purposes of this Agreement, “Competitor” means any third party, other than a System franchisee, that, directly or through a subsidiary, owns operates, or is a franchisor of, one or more RTO Retail Centers in the United States, including Centers under the Aaron’s and Rent-A-Center brands. “RTO” means “Rent to Own.”

(u) *No Waiver or Disclaimer of Reliance in Certain States.* The following provision applies only to Buddy’s Retail Business franchisees and franchised Buddy’s Retail Businesses that are subject to the state franchise disclosure laws of California, Hawaii, Illinois, Indiana, Maryland, Michigan, Minnesota, New York, North Dakota, Rhode Island, South Dakota, Virginia, Washington, or Wisconsin:

No statement, questionnaire, or acknowledgement signed or agreed to by you in connection with the commencement of the franchise relationship shall have the effect of (1) waiving any claims under any applicable state franchise law, including fraud in the inducement, or (2) disclaiming reliance on any statement made by us, any franchise seller, or any other person acting on behalf of us. This provision supersedes any other term of any document executed in connection with the Retail Business.

[Signature Page Follows]

IN WITNESS WHEREOF, the parties hereto have duly signed and delivered this Agreement in duplicate effective as of the Effective Date.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Address for Notices:

Attn: _____

Phone: _____

Fax: _____

E-mail: _____

Address for Notices:

Attn: _____

Phone: _____

Fax: _____

E-mail: _____

EXHIBIT A
AUTHORIZED LOCATION, TERRITORY, AND INITIAL FRANCHISE FEE

A. The Authorized Location is: _____

B. Territory: _____

C. Initial Franchise Fee: _____

We:
Buddy's Franchising and Licensing LLC
By: _____
Printed Name: _____
Title: _____

You:

By: _____
Printed Name: _____
Title: _____

**EXHIBIT B
OWNERSHIP AND MANAGEMENT**

A. Owners.

You represent and warrant that the following is a complete and accurate list of all Owners of equity interests in you, including the full name and home address of each Owner, and fully describes the nature and extent of each Owners' equity interest. You, and each Owner as to his or her ownership interest in you, represents and warrants that each Owner is the sole and exclusive legal and beneficial owner of his or her interest, free and clear of all liens, restrictions, agreements and encumbrances of any kind or nature, other than those required or permitted by this Agreement.

| NAME | HOME ADDRESS | EQUITY INTEREST |
|-------|--------------|-----------------|
| <hr/> | | |

B. General Manager

The General Manager is: _____

Date: _____

You:

By: _____

Its: _____

Owners:

By: _____

Its: _____

By: _____

Its: _____

By: _____

Its: _____

**EXHIBIT C
ELECTRONIC TRANSFER OF FUNDS AUTHORIZATION**

Franchisee: _____

Location: _____

Date: _____

| | |
|-----|--------|
| NEW | CHANGE |
| | |

Attention: Bookkeeping Department

The undersigned hereby authorizes BUDDY’S FRANCHISING AND LICENSING LLC or any affiliated entity (collectively, “Buddy’s Franchising”), to initiate weekly ACH debit entries against the account of the undersigned with you in payment of amounts for Royalty Fees, Marketing Fees, Technology Fees, signage lease payments, or other amounts that become payable by the undersigned to Buddy’s Franchising or its affiliates. The dollar amount to be debited per payment will vary.

Subject to the provisions of this letter of authorization, you are hereby directed to honor any such ACH debit entry initiated by Buddy’s Franchising or its affiliates.

This authorization is binding and will remain in full force and effect until 90 days prior written notice has been given to you by the undersigned. The undersigned is responsible for, and must pay on demand, all costs or charges relating to the handling of ACH debit entries pursuant to this letter of authorization.

Please honor ACH debit entries initiated in accordance with the terms of this letter of authorization, subject to there being sufficient funds in the undersigned’s account to cover such ACH debit entries.

Sincerely yours,

*** We also need a VOIDED Check ***

Account Name

Bank Name

Street Address

Branch

City

State

Zip Code

Street Address

Telephone Number

City

State

Zip Code

By _____

Bank Telephone Number

Its _____

Bank’s Account Number

Date _____

Customer's Account Number

EXHIBIT D

PERSONAL GUARANTEE AND AGREEMENT TO BE BOUND PERSONALLY BY THE TERMS AND CONDITIONS OF THE FRANCHISE AGREEMENT (this “Personal Guarantee”)

In consideration of the execution of the Franchise Agreement by and between Buddy’s Franchising and Licensing LLC (“we,” “us” or “our”) and _____ (“Franchisee”) dated _____ (the “Franchise Agreement”) and for other good and valuable consideration, the undersigned, for themselves, their heirs, successors, and assigns, do jointly, individually and severally hereby become surety and guarantor for the payment of all amounts and the performance of the covenants, terms and conditions in the Franchise Agreement (including any amendments or modifications of the Agreement), to be paid, kept and performed by Franchisee, including without limitation the arbitration and other dispute resolution provisions of the Franchise Agreement.

Further, the undersigned, individually and jointly, hereby agree to be personally bound by each and every condition and term contained in the Franchise Agreement (including any amendments or modifications of the Agreement), including but not limited to the non-compete provisions in Sections 8(h) and 8(i) of the Franchise Agreement, and agree that this Personal Guarantee will be construed as though the undersigned and each of them executed a Franchise Agreement containing the identical terms and conditions of this Franchise Agreement.

Each of the undersigned waives: (i) all rights to payments and claims for reimbursement or subrogation that any of the undersigned may have against Franchisee arising as a result of the undersigned’s execution of and performance under this Personal Guarantee, for the express purpose that none of the undersigned shall be deemed a “creditor” of Franchisee under any applicable bankruptcy law with respect to Franchisee’s obligations to us; (ii) all rights to require us to proceed against Franchisee for any payment required under the Franchise Agreement, proceed against or exhaust any security from Franchisee, take any action to assist any of the undersigned in seeking reimbursement or subrogation in connection with this Personal Guarantee or pursue, enforce or exhaust any remedy, including any legal or equitable relief, against Franchisee; (iii) any benefit of, and any right to participate in, any security now or hereafter held by us; and (iv) acceptance and notice of acceptance by us of his, her or its undertakings under this Personal Guarantee, all presentments, demands and notices of demand for payment of any indebtedness or non-performance of any obligations hereby guaranteed, protest, notices of dishonor, notices of default to any party with respect to the indebtedness or nonperformance of any obligations hereby guaranteed, and any other notices and legal or equitable defenses to which he, she or it may be entitled.

We shall have no present or future duty or obligation to the undersigned under this Personal Guarantee, and each of the undersigned waives any right to claim or assert any such duty or obligation, to discover or disclose to the undersigned any information, financial or otherwise, concerning Franchisee, any other guarantor, or any collateral securing any obligations of Franchisee to us. The undersigned expressly acknowledge that the obligations hereunder survive the expiration or termination of the Franchise Agreement. This Personal Guarantee will continue in full force and effect for (and as to) any extension or modification of the Franchise Agreement and despite the transfer of any interest in the Franchise Agreement or Franchisee, and each of the undersigned waives notice of any and all renewals, extensions, modifications, amendments, or transfers.

In addition, the undersigned consents and agrees that: (1) the undersigned’s liability will not be contingent or conditioned upon our pursuit of any remedies against Franchisee or any other person; and (2) such liability will not be diminished, relieved or otherwise affected by Franchisee’s insolvency, bankruptcy

or reorganization, the invalidity, illegality or unenforceability of all or any part of the Franchise Agreement, or the amendment or extension of the Franchise Agreement with or without notice to the undersigned.

If we are required to enforce this Guarantee in a judicial or arbitration proceeding, and prevail in such proceeding, the undersigned must reimburse our costs and expenses, including, but not limited to, reasonable accountants', attorneys', attorneys' assistants', arbitrators', and expert witness fees, costs of investigation and proof of facts, court costs, other litigation expenses, and travel and living expenses, whether incurred prior to, in preparation for, or in contemplation of the filing of any such proceeding. If we are required to engage legal counsel in connection with any failure by the undersigned to comply with this Guarantee, the undersigned shall reimburse us for any of the above-listed costs and expenses we incur, even if we do not commence a judicial or arbitration proceeding.

It is further understood and agreed by the undersigned that the provisions, covenants and conditions of this Personal Guarantee will inure to the benefit of our successors and assigns.

Section 16 of the Franchise Agreement (Dispute Resolution) is incorporated by reference into this Guarantee and will be applicable to any disputes between Franchisor and any of the Guarantors, as though Guarantor was the "Franchisee" referred to in the Franchise Agreement.

PERSONAL GUARANTORS:

1. _____
Individually

2. _____
Individually

Print Name

Print Name

Address

Address

City State Zip Code

City State Zip Code

Telephone

Telephone

Percentage of Ownership in Franchisee ___%

Percentage of Ownership in Franchisee ___%

3. _____
Individually

Print Name

Address

City State Zip Code

Telephone
Percentage of Ownership in Franchisee ___%

4. _____
Individually

Print Name

Address

City State Zip Code

Telephone
Percentage of Ownership in Franchisee ___%

EXHIBIT E
ADDENDUM TO LEASE

This Lease Addendum (“**Addendum**”), dated _____, 20__, is entered into between _____ (“**Lessor**”), and _____ (“**Lessee**”).

RECITALS

- A. The parties have entered into a Lease Agreement, dated _____, 20__, (the “**Lease**”) for the premises located at _____ (the “**Premises**”).
- B. Lessee has agreed to use the Premises only for the operation of a rent-to-own (also referred to as “lease purchase”) home furnishings, electronics and appliances business pursuant to a Franchise Agreement (the “**Franchise Agreement**”) with Buddy’s Franchising and Licensing LLC (“**Buddy’s Franchising**”) under the name BUDDY’S HOME FURNISHINGS or other name **Buddy’s Franchising** designates (the “**Business**”).
- C. The parties desire to amend the Lease in accordance with the terms and conditions contained in this Addendum.

AGREEMENT

Lessor and Lessee agree as follows:

- 1. Remodeling and Decor. Lessor agrees to allow Lessee to remodel, equip, paint and decorate the interior of the Premises and to display such proprietary marks and signs on the interior and exterior of the Premises pursuant to the Franchise Agreement and any successor Franchise Agreement.
- 2. Assignment. Lessee has the right to assign all of its right, title and interest in the Lease to Buddy’s Franchising or Buddy’s Franchising’s affiliates or successors at any time during the term of the Lease, including any extensions or renewals, without first obtaining Lessor’s consent. No assignment will be effective, however, until Buddy’s Franchising or its designated affiliate or successor gives Lessor written notice of its acceptance of the assignment. If Buddy’s Franchising elects to assume the lease under this paragraph or unilaterally assumes the lease as provided for in subparagraphs 3(c) or 4(a), Lessor and Lessee agree that (i) Lessee will remain liable for the responsibilities and obligations, including amounts owed to Lessor, prior to the date of assignment and assumption, and (ii) Buddy’s Franchising will have the right to sublease the Premises to another licensee, provided the licensee agrees to operate the Business as a BUDDY’S HOME FURNISHINGS Business pursuant to a Franchise Agreement with Buddy’s Franchising. Buddy’s Franchising will be responsible for the lease obligations incurred after the effective date of the assignment.
- 3. Default and Notice.
 - (a) In the event there is a default or violation by Lessee under the terms of the Lease, Lessor agrees to give Lessee and Buddy’s Franchising written notice of such default or violation within a reasonable time after Lessor knows of its occurrence. Lessor agrees to provide Buddy’s Franchising the written notice of default as written and on the same day Lessor gives it to Lessee. Although Buddy’s

Franchising is under no obligation to cure the default, Buddy's Franchising will notify Lessor if it intends to cure the default and unilaterally assume Lessee's interest in the lease as provided in Paragraph 3(c). Buddy's Franchising will have an additional 15 days from the expiration of Lessee's cure period in which to cure the default or violation.

- (b) All notices to Buddy's Franchising must be sent by registered or certified mail, postage prepaid, to the following address:

Buddy's Franchising and Licensing LLC
8529 Southpark Circle, Suite 150
Orlando, Florida 32819
Attention: President

Buddy's Franchising may change its address for receiving notices by giving Lessor written notice of the new address. Lessor agrees to notify both Lessee and Buddy's Franchising of any change in Lessor's mailing address to which notices should be sent.

- (c) Upon Lessee's default and failure to cure a default under either the Lease or the Franchise Agreement, Buddy's Franchising has the right (but not the obligation) to unilaterally assume Lessee's interest in the Lease in accordance with Paragraph 2.

4. Termination or Expiration.

- (a) Upon the expiration or termination of the Franchise Agreement, Buddy's Franchising has the right (but not the obligation) to unilaterally assume Lessee's interest in the Lease in accordance with Paragraph 2.
- (b) Upon the expiration or termination of the Lease, if Buddy's Franchising does not assume Lessee's interest in the Lease, Lessor agrees to cooperate and allow Buddy's Franchising to enter the Premises, without cost and without being guilty of trespass and without incurring any liability to Lessor, to remove all signs, awnings, and all other items identifying the Premises as a BUDDY'S HOME FURNISHINGS Business and to make such other modifications as are reasonably necessary to protect the marks and system, and to distinguish the Premises from BUDDY'S HOME FURNISHINGS Facilities. In the event Buddy's Franchising exercises its option to purchase assets of Lessee, Lessor agrees to permit Buddy's Franchising to remove all such assets being purchased by Buddy's Franchising.

5. Consideration; No Liability.

- (a) Lessor acknowledges that the provisions of this Addendum are required pursuant to the Franchise Agreement and that Lessee may not lease the Premises without this Addendum.
- (b) Lessor acknowledges that Lessee is not an agent or employee of Buddy's Franchising and Lessee has no authority or power to act for, or to create any liability on behalf of, or to in any way bind Buddy's Franchising or any affiliate of Buddy's Franchising and that Lessor has entered into this Addendum with full

understanding that it creates no duties, obligations or liabilities of or against Buddy's Franchising or any affiliate of Buddy's Franchising.

- (c) Nothing contained in this Addendum makes Buddy's Franchising or its affiliates a party or guarantor to the Lease, and does not create any liability or obligation of Buddy's Franchising or its affiliates.
- 6. Modification. No amendment or variation of the terms of this Addendum is valid unless made in writing and signed by the parties and the parties have obtained Buddy's Franchising's written consent.
- 7. Reaffirmation of Lease. Except as amended or modified in this Addendum, all of the terms, conditions and covenants of the Lease remain in full force and effect.
- 8. Miscellaneous.
 - (a) Buddy's Franchising is a third party beneficiary of this Addendum.
 - (b) References to the Lease and to the Franchise Agreement include all amendments, addenda, extensions and renewals to the documents.
 - (c) References to Lessor, Lessee and Buddy's Franchising include the successors and assigns of each of the parties.

IN WITNESS WHEREOF, the parties have executed this Addendum as of the date written above.

LESSEE:

LESSOR:

By: _____
Title: _____

By: _____
Title: _____

EXHIBIT F
SIGNAGE LEASE AGREEMENT

(see attached)

EXHIBIT G
ASSIGNMENT OF TELEPHONE NUMBERS

Date: _____

This assignment is effective as of the date of termination of the Franchise Agreement entered into between Buddy’s Franchising and Licensing LLC (“we,” “us” or “our”) and _____ (“you” or “your”). You hereby irrevocably assign to us or our designee the telephone number or numbers and listings issued to you with respect to each and all of your BUDDY’S HOME FURNISHINGS businesses (“telephone numbers”). This assignment is for collateral purposes only and we have no liability or obligation of any kind whatsoever arising from this assignment, unless we desire to take possession and control over the telephone numbers.

We hereby are authorized and empowered upon termination of the Franchise Agreement and without any further notice to you to notify the telephone company, as well as any other company that publishes telephone directories (“telephone companies”), to transfer the telephone numbers to us or such other person or entity as we designate. You hereby grant to us an irrevocable power of attorney and appoint us as your attorney-in-fact to take any necessary actions to assign the telephone numbers, including but not limited to, executing any forms that the telephone companies may require to effectuate the assignment. This assignment is also for the benefit of the telephone companies, and the telephone companies may accept this assignment and our instructions as conclusive evidence of our rights in the telephone numbers and our authority to direct the amendment, termination or transfer of the telephone numbers, as if they had originally been issued to us. In addition, you agree to hold the telephone companies harmless from any and all claims against them arising out of any actions or instructions by us regarding the telephone numbers.

Us:

You:

BUDDY’S FRANCHISING AND LICENSING LLC

(Print Name)

(Your Signature)

By: _____

Its: _____

By: _____
(Your Signature)

Its: _____
(Your Position)

Notary for Your Signature

Subscribed and sworn to before me
this ____ day of _____, ____.

Notary Public

EXHIBIT H
ASSIGNMENT OF DOMAIN NAME AND E-MAIL ADDRESS

Date: _____

This assignment is effective as of the date of termination of the Franchise Agreement entered into between Buddy's Franchising and Licensing LLC ("we," "us" or "our") and _____ ("you" or "your"). You hereby irrevocably assign to us or our designee the domain names and e-mail addresses issued to you with respect to each and all of your BUDDY'S HOME FURNISHINGS businesses. You agree to pay all amounts, whether due and payable or not, that any domain name registry ("Registry") or internet service provider ("ISP") may require in connection with such transfer. This assignment is for collateral purposes only and we have no liability or obligation of any kind whatsoever arising from this assignment, unless we desire to take possession and control over the domain names and e-mail addresses.

We are hereby authorized and empowered upon termination of the Franchise Agreement and without any further notice to you to notify the Registry and the ISP to transfer the domain names and e-mail addresses to us or such other person or firm as is designated by us. In furtherance thereof, you hereby grant an irrevocable power of attorney to us and appoints us as your attorney-in-fact to take any necessary actions to assign the domain names and e-mail addresses, including but not limited to, executing any forms that the Registry and the ISP may require to effectuate the assignment. This assignment is also for the benefit of the Registry and the ISP, and the Registry and the ISP may accept this assignment and our instructions as conclusive evidence of our rights in the domain names and e-mail addresses and our authority to direct the amendment, termination or transfer of the domain names and e-mail addresses, as if they had originally been issued to us. In addition, you agree to hold the Registry and the ISP harmless from any and all claims against them arising out of any actions or instructions by us regarding the domain names and e-mail addresses.

Us:

You:

BUDDY'S FRANCHISING AND LICENSING LLC

(Print Name)

By: _____

(Your Signature)

Its: _____

By: _____

(Your Signature)

Its: _____

(Your Position)

Notary for Your Signature

Subscribed and sworn to before me
this ____ day of _____, ____.

Notary Public

EXHIBIT I
STATE ADDENDA

Buddy’s Franchising and Licensing LLC
Addendum To Franchise Agreement
(Illinois)

The following Addendum modifies and supersedes the Buddy’s Franchising and Licensing LLC Franchise Agreement (the “Agreement”) with respect to Buddy’s Home Furnishings franchises offered or sold to either a resident of the State of Illinois or a non-resident who will be operating a Buddy’s Home Furnishings franchise in the State of Illinois pursuant to the Illinois Franchise Disclosure Act of 1987, 815 ILCS 705/1-44 (West 2014), as follows:

1. Your rights upon termination and non-renewal are set forth in Sections 19 and 20 of the Illinois Franchise Disclosure Act.
2. Except for the Federal Arbitration Act that applies to arbitration, Illinois law governs the Franchise Agreement.
3. In conformance with Section 41 of the Illinois Franchise Disclosure Act, any condition, stipulation, or provision purporting to bind any person acquiring any franchise to waive compliance with the Illinois Franchise Disclosure Act or any other law of Illinois is void.
4. In conformance with Section 4 of the Illinois Franchise Disclosure Act, any provision in a franchise agreement that designates jurisdiction and venue in a forum outside of the State of Illinois is void. However, a franchise agreement may provide for arbitration in a venue outside of Illinois.

[Signatures Appear on Following Page]

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Buddy's Franchising and Licensing LLC
Addendum To Franchise Agreement
(Indiana)

The following Addendum modifies and supersedes Buddy's Franchising and Licensing LLC Franchise Agreement (the "Agreement") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Indiana or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Indiana pursuant to the Indiana Deceptive Franchise Practices Law, Indiana Code §§ 23-2-2.7-1 through 23-2-2.7-10, and the Indiana Franchise Disclosure Law, Indiana Code §§ 23-2-2.2.5-1 through 23-2-2.2.5-51, as follows:

1. The Agreement contains a covenant not to compete that extends beyond the termination of the franchise. This provision may not be enforceable under Indiana law.
2. Under Section 8(c) of the Agreement, you will not be required to indemnify us for any liability imposed on us as a result of your reliance on or use of procedures and materials which we required, if such procedures were utilized by you in the manner required by us.
3. Sections 3 and 13 of the Agreement each contain a provision requiring a general release as a condition of renewal and transfer of the franchise. Each provision is inapplicable under the Indiana Deceptive Franchise Practices Law, IC § 23-2-2.7-1(5).
4. Section 17(h)(i) of the Agreement is amended to provide that in the event of a conflict of law, the Indiana Franchise Disclosure Law and the Indiana Deceptive Franchise Practices Law will prevail.
5. Nothing in the Agreement will abrogate or reduce any rights you have under Indiana law.
6. You and we agree to be bound by the provisions of any limitation on the period of time in which claims must be brought under applicable law or this Agreement, whichever expires earlier.
7. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Indiana Franchise Disclosure Law and the Indiana Deceptive Franchise Practices Act are met independently without reference to this Addendum.
8. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

[Signatures Appear on Following Page]

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Buddy's Franchising and Licensing LLC
Addendum To Franchise Agreement
(Maryland)

The following Addendum modifies and supersedes Buddy's Franchising and Licensing LLC Franchise Agreement (the "Agreement") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Maryland or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Maryland pursuant to the Maryland Franchise Registration and Disclosure Law, Md. Code Bus. Reg. §§ 14-201 through 14-233, as follows:

1. The general release language required as a condition of renewal, sale and/or assignment or transfer shall apply except for claims arising under the Maryland Franchise Registration and Disclosure Law.
2. Any claims arising under the Maryland Franchise Registration and Disclosure Law must be brought within three years after the grant of the franchise.
3. Your acknowledgments or representations made in this Agreement, which disclaim the occurrence and/or acknowledge the non-occurrence of acts that would constitute a violation of the Franchise Law, are not intended to nor shall they act as release, estoppel or waiver of any liability incurred under the Maryland Franchise Registration and Disclosure Law.
4. This Agreement provides that disputes are resolved through arbitration. A Maryland franchise regulation states that it is an unfair or deceptive practice to require a franchisee to waive its right to file a lawsuit in Maryland claiming a violation of the Maryland Franchise Law. In light of the Federal Arbitration Act, there is some dispute as to whether this forum selection requirement is legally enforceable.
5. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Maryland Franchise Registration and Disclosure Law are met independently without reference to this Addendum.
6. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Attachments thereto, the terms of this Addendum shall govern.

[Signatures Appear on Following Page]

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Buddy's Franchising and Licensing LLC
Addendum To Franchise Agreement
(New York)

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Franchise Agreement (the "Agreement") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of New York or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of New York pursuant to the General Business Law of the State of New York, Article 33, Sections 680 through 695, as follows:

1. Notwithstanding any provision of the Agreement to the contrary, we will not make any assignment of the Agreement except to an assignee who, in our good faith judgment, is willing and able to assume our obligations under the Agreement.

2. Notwithstanding any provision of the Agreement to the contrary, all rights enjoyed by you and any causes of action arising in your favor from the provisions of Article 33 of the General Business Law of the State of New York and the regulations issued thereunder will remain in force, it being the intent of this proviso that the non-waiver provisions of General Business Law Sections 687.4 and 687.5 be satisfied.

3. Section 8(c) of the Agreement is amended by adding the following to the end of such section:

The indemnification contained in this Section 8(c) shall not apply to any claim by any third party arising out of a breach of this Agreement by us or any other civil wrong of yours.

4. No new or different requirements imposed on you as a result of any changes made by us to our Operations Manual or otherwise shall place an unreasonable economic burden on you.

5. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the General Business Law of the State of New York are met independently without reference to this Addendum.

6. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

[Signatures Appear on Following Page]

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Buddy's Franchising and Licensing LLC
Addendum To Franchise Agreement
(North Dakota)

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Franchise Agreement (the "Agreement") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of North Dakota or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of North Dakota pursuant to the North Dakota Franchise Investment Law, N.D. Cent. Code §§ 51-19-01 through 51-19-17, as follows:

1. **Releases.** The following is added to the end of Sections 3(b)(ix) and 13(g)(x) of the Agreement:

Any general release shall not apply to the extent prohibited by law with respect to claims arising under the North Dakota Franchise Investment Law.

2. **Covenant Not to Compete.** The following is added to the end of Section 8(j) of the Agreement:

Covenants not to compete such as those mentioned above generally are considered unenforceable in North Dakota. However, we will seek to enforce them to the extent enforceable.

3. **Consent to Termination or Liquidated Damages.** The following is added to the end of Section 8(k) of the Agreement:

The Commissioner has determined termination or liquidated damages to be unfair, unjust and inequitable within the intent of Section 51-19-09 of the North Dakota Franchise Investment Law. However, we and you agree to enforce these provisions to the extent the law allows.

4. **Arbitration.** Section 16(c)(iii) of the Agreement is amended as follows:

The site of arbitration will be agreeable to all parties and may not be remote from your place of business.

3. **Consent To Jurisdiction.** The following language is added to the end of Section 17(i) of the Agreement:

However, that to the extent required by applicable law, you may bring an action in North Dakota.

4. **Governing Law.** The following language is added to the end of Section 17(h)(i) of the Agreement:

Notwithstanding the foregoing, to the extent required by the North Dakota Franchise Investment Law, North Dakota law will apply to this Agreement.

5. **Waiver of Punitive Damages.** Section 17(l) of the Agreement is hereby deleted.
6. **Waiver of Jury Trial.** Section 17(j) of the Agreement is hereby deleted.
7. **Limitation of Claims.** The following is added to the end of Section 17(k):

NOTWITHSTANDING THE FOREGOING, TO THE EXTENT REQUIRED BY THE NORTH DAKOTA FRANCHISE INVESTMENT LAW, THE APPLICABLE STATUTE OF LIMITATIONS UNDER NORTH DAKOTA LAW WILL APPLY.

8. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Buddy's Franchising and Licensing LLC
Addendum To Franchise Agreement
(Rhode Island)

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Franchise Agreement (the "Agreement") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Rhode Island or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Rhode Island pursuant to the Rhode Island Franchise Investment Act, §§ 19-28.1-1 through 19-28.1-34, as follows:

1. Sections 3 and 14 of the Agreement each contain a provision requiring a general release as a condition of renewal and transfer of the franchise. Such release will exclude claims arising under the Rhode Island Franchise Investment Act.

2. This Agreement requires that it be governed by the laws of the State of Florida. To the extent that such law conflicts with Rhode Island Franchise Investment Act, it is void under § 19-28.1-14.

3. Section 17(i) of the Agreement will be amended by the addition of the following, which will be considered an integral part of this Agreement:

§ 19-28.1-14 of the Rhode Island Franchise Investment Act provides that
"a provision in a franchise agreement restricting jurisdiction or venue to a
forum outside this state or requiring the application of the laws of another
state is void with respect to a claim otherwise enforceable under this Act."

4. You and we agree to be bound by the provisions of any limitation on the period of time in which claims must be brought under applicable law or this Agreement, whichever expires earlier.

5. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of Rhode Island Franchise Investment Act are met independently without reference to this Addendum.

6. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

[Signatures Appear on Following Page]

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Buddy's Franchising and Licensing LLC
Washington Addendum to the Franchise Agreement and Related Agreements

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Franchise Agreement (the "Agreement") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Washington or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Washington pursuant to the Washington Franchise Investment Protection Act, Wash. Rev. Code §§ 19.100.010 through 19.100.940, as follows:

1. In the event of a conflict of laws, the provisions of the Washington Franchise Investment Protection Act, Chapter 19.100 RCW will prevail.

2. RCW 19.100.180 may supersede the franchise agreement in your relationship with the franchisor including the areas of termination and renewal of your franchise. There may also be court decisions which may supersede the franchise agreement in your relationship with the franchisor including the areas of termination and renewal of your franchise.

3. In any arbitration or mediation involving a franchise purchased in Washington, the arbitration or mediation site will be either in the state of Washington, or in a place mutually agreed upon at the time of the arbitration or mediation, or as determined by the arbitrator(s) or mediator at the time of arbitration or mediation. In addition, if litigation is not precluded by the franchise agreement, a franchisee may bring an action or proceeding arising out of or in connection with the sale of franchises, or a violation of the Washington Franchise Investment Protection Act, in Washington.

4. A release or waiver of rights executed by a franchisee may not include rights under the Washington Franchise Investment Protection Act or any rule or order thereunder except when executed pursuant to a negotiated settlement after the agreement is in effect and where the parties are represented by independent counsel. Provisions such as those which unreasonably restrict or limit the statute of limitations period for claims under the Act, or rights or remedies under the Act such as a right to a jury trial, may not be enforceable.

5. Transfer fees are collectable to the extent that they reflect the franchisor's reasonable estimated or actual costs in effecting a transfer.

6. Pursuant to RCW 49.62.020, a noncompetition covenant is void and unenforceable against an employee, including an employee of a franchisee, unless the employee's earnings from the party seeking enforcement, when annualized, exceed \$100,000 per year (an amount that will be adjusted annually for inflation). In addition, a noncompetition covenant is void and unenforceable against an independent contractor of a franchisee under RCW 49.62.030 unless the independent contractor's earnings from the party seeking enforcement, when annualized, exceed \$250,000 per year (an amount that will be adjusted annually for inflation). As a result, any provisions contained in the franchise agreement or elsewhere that conflict with these limitations are void and unenforceable in Washington.

7. RCW 49.62.060 prohibits a franchisor from restricting, restraining, or prohibiting a franchisee from (i) soliciting or hiring any employee of a franchisee of the same franchisor or (ii) soliciting or hiring any employee of the franchisor. As a result, any such provisions contained in the franchise agreement or elsewhere are void and unenforceable in Washington.

8. A franchisor may use the services of franchise brokers to assist it in selling franchises. A franchise broker represents the franchisor and is paid a fee for referring prospects to the franchisor and/or selling the franchise. Do not rely only on the information provided by a franchise broker about a

franchise. Do your own investigation by contacting the franchisor's current and former franchisees to ask them about their experience with the franchisor.

9. For the avoidance of doubt, Section 17(q) of the Franchise Agreement does not apply in Washington.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

EXHIBIT D

Development Agreement

DEVELOPMENT AGREEMENT

between

BUDDY'S FRANCHISING AND LICENSING LLC

and

Franchisee: _____

Area: _____

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DEVELOPMENT AGREEMENT

THIS DEVELOPMENT AGREEMENT (this “**Agreement**”) is made and entered into as of the date set forth on Appendix A of this Agreement (the “**Effective Date**”) (Appendix A and all appendices and schedules attached to this Agreement are hereby incorporated by this reference) between Buddy’s Franchising and Licensing LLC, a Florida limited liability company having its principal place of business at 8529 Southpark Circle, Suite 150, Orlando, Florida 32819 (“**Franchisor**”), and the person or entity identified on Appendix A as the franchisee (“**Franchisee**”) with its principal place of business as set forth on Appendix A. In this Agreement, “**we**,” “**us**,” and “**our**” refers to Franchisor. “**You**” and “**your**” refers to Franchisee.

RECITALS

A. We and you have entered into a certain Franchise Agreement dated the same date as this Agreement (the “**Initial Franchise Agreement**”), in which we have granted you the right to establish and operate one BUDDY’S HOME FURNISHINGS retail business (a “**Retail Business**”).

B. We desire to grant to you the exclusive right to establish and operate a specified number of Retail Businesses within a specified geographical area in accordance with a development schedule.

C. You desire to establish and operate additional Retail Businesses upon the terms and conditions contained in our then-current standard franchise agreements (a “**Franchise Agreement**”).

NOW, THEREFORE, for and in consideration of the foregoing premises and the mutual covenants and agreements contained herein, the parties hereby agree as follows:

1. Grant of Development Rights and Development Area.

Subject to the terms and conditions of this Agreement, we grant to you the right, and you undertake the obligation, to establish and operate in the area designated on Appendix A to this Agreement (the “**Development Area**”) the number of Retail Businesses specified in the development schedule in Appendix A (the “**Schedule**”). This Agreement does not grant you any right to use the Trademarks (as defined in your Initial Franchise Agreement) or the System (as defined in your Initial Franchise Agreement). Rights to use the Trademarks and the System are granted only by the Franchise Agreements.

2. Fees.

Upon execution of this Agreement, you must pay us a development fee, which shall be specified on Appendix A (the “**Development Fee**”), based on the initial franchise fee you must pay for each Retail Business that you agree to develop (the “**Initial Franchise Fee**,” which is specified on Appendix A). The Development Fee shall be equal to 100% of the Initial Franchise Fee due for each Retail Business that you agree to develop under this Agreement. At the time that you sign each Franchise Agreement executed pursuant hereto, no Initial Franchise Fee will be owed for the applicable Retail Business as that Initial Franchise Fee was paid in full upon execution of this Agreement. The Development Fee is fully earned by us when we and you sign this Agreement and is non-refundable, even if you do not comply with the Schedule and do not open or enter into Franchise Agreements for additional Retail Businesses.

3. Development Schedule.

3.1 Deadlines. You must enter into Franchise Agreements and open and operate Retail Businesses in accordance with the deadlines set forth in the Schedule. By each “**Execution Deadline**” specified in the Schedule, you must have delivered a signed copy of our then-current standard form of

Franchise Agreement for the number of Retail Businesses specified on the Schedule. By each “Opening Deadline” specified in the Schedule, you must have the specified number of Retail Businesses open and operating. You must locate the Retail Businesses only at sites that we have accepted in accordance with the terms of the applicable Franchise Agreement.

3.2 Damaged Retail Businesses. If a Retail Business is destroyed or damaged by any cause beyond your control such that it may no longer continue to be open for the operation of business, you must immediately give us notice of such destruction or damage (“Destruction Event”). You must diligently work to repair and restore the Retail Business to our approved plans and specifications as soon as possible at the same location or at a substitute site accepted by us within the Development Area. If a Retail Business is closed due to a Destruction Event, the Retail Business will continue to be deemed a “Retail Business in operation” for the purpose of this Agreement for up to 180 days after the Destruction Event occurs. If a Retail Business (i) is closed in a manner other than those described in this Section 3.2 or as otherwise agreed by us in writing or (ii) fails to reopen within 180 days after a Destruction Event, then we may exercise our rights under Section 6.2 (Our Remedies).

3.3 Extension of Opening Deadline. You may request in writing an extension of any Opening Deadline for up to 12 months, provided that you: (a) deliver your written request, setting forth the additional time requested and the reasons for the extension (“Extension Request”), before the applicable Opening Date; (b) have signed the Franchise Agreement for the applicable Retail Business; and (c) sign the withdrawal authorization form required by us. No Opening Deadline may be extended beyond 12 months. We have the right, in our sole discretion, to grant or deny any Extension Request. If we grant the Extension Request, you shall be required to pay us an extension fee for each applicable Retail Business equal to \$1,500 per month for each of the first 6 months of any extension and \$2,500 per month for months 7-12 of any extension (collectively, “Extension Fee”), which amounts shall be drafted from the account specified in the withdrawal authorization form until the applicable Retail Business opens. If we determine that you are not using your best efforts to meet the Opening Deadline, as extended, we can terminate our grant of the Extension Request at any time upon written notice to you, and you will not be entitled to a refund of any portion of the Extension Fee. Accordingly, your failure to meet the Opening Deadline shall constitute an Event of Default under Section 6.1(b).

4. Development Area.

4.1 Development Area. Except as provided in this Section 4, while this Agreement is in effect, provided that (i) you sign the minimum number of Franchise Agreements and you have open and operating in the Development Area at any given time at least as many Retail Businesses as are required pursuant to the Schedule and (ii) you and your affiliates are otherwise in full compliance with this Agreement and any other agreements between you and your affiliates and us and our affiliates, we will not operate, or license any person other than you to operate, a Retail Business under the Trademarks (as defined in your Initial Franchise Agreement) and the System (as defined in your Initial Franchise Agreement) within the Development Area. Your rights in the previous sentence related to the Development Area will not apply to Retail Businesses (and their related territories) currently operating, approved for development or under development in the Development Area on the Effective Date.

4.2 No Other Restriction On Us. Except as expressly provided in Section 4.1 or any other agreement between the parties, we and our affiliates retain the right, in our sole discretion, to conduct any business activities, under any name, in any geographic area, and at any location, regardless of the proximity to or effect on your Retail Businesses. For example, we and our affiliates have the right to:

(a) Establish and operate, and grant others the right to establish and operate, Retail Businesses at any location outside the Development Area regardless of the proximity of such Retail Businesses to the Development Area;

(b) Establish and operate, and grant others the right to establish and operate, on any terms and conditions that we deem appropriate, retail businesses, including Competitive Retail Businesses (as defined below), or any other similar or dissimilar businesses that are not primarily identified by the Trademarks at any locations, whether within or outside the Development Area;

(c) Solicit and sell products or services to customers and prospective customers residing within the Development Area, including, without limitation, by any method of distribution (other than the operation of a Retail Business in the Development Area (except as permitted under Section 4.3)), including, but not limited to, by catalog, direct advertising over the Internet, or other electronic means;

(d) Merge with, acquire, establish or become associated with any businesses or locations of any kind under other systems and/or other marks, which businesses and locations may offer or sell items, products and services that are the same as or similar to the approved products and services offered at or from your Retail Businesses, and which may be located anywhere within or outside the Development Area. Except as provided in Section 4.3, we may not grant a Competitive Retail Business the right to use the Trademarks at a location in the Development Area; and

(e) engage in any other business activities not expressly prohibited by this Agreement, both within and outside the Development Area.

“**Competitive Retail Business**” means any rent-to-own, rental purchase, lease purchase or other business, that leases, rents, sells or distributes home furnishings, electronics or appliances through any channel, including, without limitation, business conducted by means of retail outlets, internet or direct marketing.

4.3 Conversion Stores. If we acquire or any of our affiliates acquires any store operating under different trademarks that sells or leases the same, similar or different products and services as those offered and sold by Retail Businesses (each a “Non-System Store”) within the Development Area and we and/or our affiliates desire to convert such Non-System Store to a Retail Business operating under the Trademarks, we shall deliver to you a written notice of such intent to convert (each, a “Conversion Notice”). Provided that you are in compliance with all of the provisions of this Agreement and no default, or event which with the giving of notice or passage of time or both, would become a default, exists under this Agreement or any other agreement between you and us, you shall have the option, exercisable within 30 days after receipt of such Conversion Notice, to purchase the Non-System Store and convert it to a Retail Business operating under the Trademarks by notifying us in writing. If you elect to purchase and convert the Non-System Store, you must consummate such purchase and execute our then-current franchise agreement and pay our then-current initial franchise fee (or, at our option, execute an amendment to this Agreement and pay our then-current initial franchise fee) within 30 days from the date of your notice to us of your election to purchase and convert. Your purchase of a Non-System Store under this Section will count towards your development obligations under the Schedule.

(a) If we or our affiliate purchased the Non-System Store during the 180 days prior to our delivery of the Conversion Notice to you, the purchase price to be paid by you shall be the cash equivalent of the consideration paid by us or our affiliate for the Non-System Store (or, if we or our affiliate purchased the Non-System Store in a transaction which was for

more than one Non-System Store, the cash equivalent of our or our affiliate's proportionate per-store cost, as determined by us or our affiliate in our or its sole discretion). In addition to the purchase price payable under this Section 4.3, you shall reimburse us or our affiliate for the costs and expenses incurred by us or our affiliate in connection with the acquisition of the Non-System Store (pro-rated if the Non-System Store was acquired as part of a multiple store purchase). You acknowledge that the value of the Non-System Store may diminish during the 180-day period after our or our affiliate's acquisition of the Non-System Store.

(b) If we or our affiliate did not purchase the Non-System Store during the 180 days prior to delivery of the Conversion Notice, the purchase price, which shall be paid in cash, will be the fair market value of the Non-System Store. If the parties cannot agree on fair market value within a reasonable time, such fair market value shall be determined by two independent appraisers, one of whom shall be chosen by us or our affiliate and the other of whom shall be chosen by you. If such appraisers cannot agree on such fair market value, they shall jointly choose a third independent appraiser, whose decision shall be final and binding. Each party shall bear the cost for its chosen appraiser, and the cost for a third appraiser, if any, shall be shared equally between you and us or our affiliate. If you do not elect to purchase and convert the Non-System Store, we may convert and operate, or license a third party to convert and operate, the Non-System Store as a Retail Business operating under the Trademarks, without incurring any liability to you.

5. Term.

This Agreement begins on the Effective Date and expires at midnight on the last Opening Deadline date listed on the Schedule (the "**Term**"), unless this Agreement is terminated sooner as provided in other sections of this Agreement.

6. Termination.

6.1 Events of Default. Any one or more of the following constitutes an "Event of Default" under this Agreement:

- (a) You fail to execute any Franchise Agreement by any Execution Deadline specified in the Schedule;
- (b) You fail to have open and operating the minimum number of Retail Businesses specified in the Schedule by any Opening Deadline specified in the Schedule;
- (c) An event occurs which gives us the right under any Franchise Agreement to terminate such Franchise Agreement (regardless of whether we exercise such right); or
- (d) You breach or otherwise fail to comply fully with any other provision contained in this Agreement, including Section 8 (Franchisee's Covenant Not to Compete).

6.2 Our Remedies. If any Event of Default occurs under Section 6.1, we may, at our sole election, (i) declare this Agreement and any and all other rights granted to you under this Agreement to be immediately terminated and of no further force or effect, (ii) extend any deadlines for a single Retail Business or multiple Retail Businesses for any period that we determine and charge you an extension fee that we specify for such extension, or (iii) reduce the size of the Development Area to a lesser area that we determine. Upon termination of this Agreement for any other reason whatsoever, we will retain the Development Fee and you will not be relieved of any of your obligations, debts, or liabilities hereunder,

including without limitation any debts, obligations, or liabilities which have accrued prior to such termination. Your failure to open and thereafter operate Retail Businesses in accordance with the Schedule will not, in itself, constitute cause for us to terminate any previously executed Franchise Agreement.

7. Assignment.

This Agreement and the rights granted to you under this Agreement are personal to you and neither this Agreement, nor any of the rights granted to you hereunder nor any equity interest in you may be voluntarily or involuntarily, directly or indirectly, by operation of law or otherwise, assigned or otherwise transferred, given away, or encumbered by you without our prior written approval, which we may grant or withhold for any or no reason. If you are a corporation, limited liability company, partnership, or other entity, all owners of a legal and/or beneficial interest in you, direct or indirect (the “**Owners**”), are listed on Appendix A of this Agreement. If you or your Owners intend to transfer any interest in you or this Agreement, we shall have a right of first refusal in accordance with the procedure set forth in Section 13(h) (Right of First Refusal) of the Initial Franchise Agreement. We may assign this Agreement or any ownership interests in us without restriction.

8. Franchisee’s Covenant Not to Compete.

8.1 In-Term Covenants. You acknowledge that you will receive valuable, specialized training and confidential information regarding the manufacturing, operational, sales, promotional, and marketing methods of the BUDDY’S HOME FURNISHINGS concept. During the Term, you will not, without our prior written consent, either directly or indirectly, for yourself, or through, on behalf of, or in conjunction with any other person or entity:

- (a) own, manage, operate, maintain, engage in, consult with or have any interest in any Competitive Retail Business other than one authorized by any other agreement between us and you;
- (b) perform, directly or indirectly, any other act injurious or prejudicial to the goodwill associated with the Trademarks and the System; or
- (c) directly or indirectly, appropriate, use or duplicate the System or any portion thereof, in any business in which you may have any interest of any kind (whether directly or indirectly) or in which you are otherwise employed, except Retail Businesses.

8.2 Post-Term Covenants. For one year after the expiration or termination of this Agreement or an approved transfer to a new franchisee (or the date on which all persons restricted by this Section 8.2 begin to comply with this Section), you may not, without our prior written consent, directly or indirectly (e.g., through a spouse or other family member) own, manage, engage in, be employed in a managerial position by, advise, make loans to, or have any other interest in any Competitive Retail Business that is (or is intended to be) located within the Development Area, a 10-mile radius of the Development Area, or a 15-mile radius of any other Retail Business that is operating or under construction at the time of such expiration, termination, or transfer.

8.3 Publicly Traded Corporations. Ownership of less than 5% of the outstanding voting stock of any class of stock of a publicly traded corporation will not, by itself, violate this Section 8.

8.4 Enforcement of Covenants. You acknowledge and agree that (i) the time, territory and scope of the covenants provided in this Section 8 are reasonable and necessary for the protection of our

legitimate business interests; (ii) you have received sufficient and valid consideration in exchange for those covenants; (iii) enforcement of the same would not impose undue hardship; and (iv) the period of protection provided by these covenants will not be reduced by any period of time during which you are in violation of the provisions of those covenants or any period of time required for enforcement of those covenants. To the extent that this Section 8 is judicially determined to be unenforceable by virtue of its scope or in terms of area or length of time, but may be made enforceable by reductions of any or all thereof, the same will be enforced to the fullest extent permissible. You agree that the existence of any claim you may have against us, whether or not arising from this Agreement, will not constitute a defense to our enforcement of the covenants contained in this Section 8. You acknowledge that any breach or threatened breach of this Section 8 will cause us irreparable injury for which no adequate remedy at law is available, and you consent to the issuance of an injunction prohibiting any conduct violating the terms of this Section 8. Such injunctive relief will be in addition to any other remedies that we may have.

9. Incorporation of Other Terms.

Section 11 (Confidential Information, Innovations, and Copyrights), Section 16 (Dispute Resolution), and Section 17 (General Provisions) of the Initial Franchise Agreement are incorporated by reference in this Agreement and will govern all aspects of our relationship and the construction of this Agreement as if fully restated within the text of this Agreement. For the avoidance of doubt, each Owner that owns, directly or indirectly, a 10% or greater interest in you must execute an agreement in the form that we designate undertaking personally to be bound, jointly and severally, by all provisions of this Agreement (a “**Personal Guarantee**”), the current form of which is attached as Appendix B to this Agreement. We may also require spouses of such guarantors to execute a Personal Guarantee.

10. Miscellaneous.

Capitalized terms used and not otherwise defined in this Agreement shall have the meanings set forth in the Initial Franchise Agreement. This Agreement and all exhibits hereto, together with the Initial Franchise Agreement, constitute the entire agreement between the parties and supersede any and all prior negotiations, agreements, representations, and understandings, whether oral or written, between the parties relating to the subject matter hereof. Nothing in this Agreement or any related agreement, however, is intended to disclaim the representations that we made in the Franchise Disclosure Document that we provided to you.

This Agreement may be signed in multiple counterparts, but all such counterparts together shall be considered one and the same instrument. The parties may provide additional terms by including the terms on Appendix A. To the extent that any provisions of Appendix A are in direct conflict with the provisions of this Agreement, the provisions of Appendix A shall control. The provisions of this Agreement may be amended or modified only by written agreement signed by the party to be bound.

[Signature Page Follows]

IN WITNESS WHEREOF, each of the undersigned has executed this Agreement under seal as of the Effective Date.

FRANCHISOR

BUDDY'S FRANCHISING AND LICENSING LLC

By: _____

Name: _____

Title: _____

Date: _____

FRANCHISEE

(IF ENTITY):

[Name]

By: _____

Name: _____

Title: _____

Date: _____

(IF INDIVIDUALS):

[Signature]

[Print Name]

[Signature]

[Print Name]

Date: _____

**APPENDIX A
TO THE
DEVELOPMENT AGREEMENT
FRANCHISEE-SPECIFIC TERMS**

1. **Effective Date (First Paragraph):** _____
2. **Franchisee's Name:** _____
3. **Franchisee's State of Organization (if applicable):** _____
4. **Development Area (Section 1):**

5. **Total Development Fee (Section 2):** \$_____.
6. **Initial Franchise Fee for each Retail Business developed pursuant to this Development Agreement (Section 2):** The Initial Franchise Fee for the Retail Business that you agree to develop under the Initial Franchise Agreement is \$39,900. The Initial Franchise Fee for each additional Retail Business that you agree to develop under this Agreement is \$25,000.
7. **Development Schedule (Section 3):** You agree to establish and operate a total of ___ Retail Businesses within the Development Area during the term of this Agreement. The Retail Businesses must be open and operating in accordance with the following Schedule:

| <u>MINIMUM NUMBER OF RETAIL BUSINESSES SIGNED</u> The Minimum Number of Retail Businesses for Which Franchise Agreements Executed by Each Execution Deadline | <u>EXECUTION DEADLINE</u> Deadline for Executing Franchise Agreements for the Minimum Number of Retail Businesses Signed | <u>MINIMUM NUMBER OF RETAIL BUSINESSES OPEN AND OPERATING</u> The Minimum Number of Retail Businesses Open and Operating by Each Opening Deadline | <u>OPENING DEADLINE</u> Deadline for Having the Minimum Number of Retail Businesses Open and Operating |
|--|--|---|--|
| | _____, 20__ | | _____, 20__ |
| | _____, 20__ | | _____, 20__ |
| | _____, 20__ | | _____, 20__ |
| | _____, 20__ | | _____, 20__ |
| | _____, 20__ | | _____, 20__ |
| | _____, 20__ | | _____, 20__ |
| | _____, 20__ | | _____, 20__ |
| | _____, 20__ | | _____, 20__ (the Expiration Date of the Agreement) |

8. **Ownership of Franchisee (Section 7):** If Franchisee is an entity, the following persons constitute all of the owners of a legal and/or beneficial interest in Franchisee:

| <u>Name</u> | <u>Percentage Ownership</u> |
|-------------|-----------------------------|
| | _____ % |
| | _____ % |
| | _____ % |

9. **Additional or Inconsistent Terms (Section 10):**

Signature Page for Appendix A (Franchisee-Specific Terms)

FRANCHISOR

**BUDDY'S FRANCHISING AND
LICENSING LLC**

By: _____

Name: _____

Title: _____

Date: _____

FRANCHISEE

(IF ENTITY):

[Name]

By: _____

Name: _____

Title: _____

Date: _____

(IF INDIVIDUALS):

[Signature]

[Print Name]

[Signature]

[Print Name]

Date: _____

**APPENDIX B
TO THE
DEVELOPMENT AGREEMENT**

PAYMENT AND PERFORMANCE GUARANTEE

In order to induce Buddy's Franchising and Licensing LLC ("**Franchisor**") to enter into a Buddy's Development Agreement (the "**Development Agreement**") by and between Franchisor and the Franchisee named in the Development Agreement dated _____ to which this Payment and Performance Guarantee (the "**Guarantee**") is attached ("**Franchisee**"), the undersigned (collectively referred to as the "**Guarantors**" and individually referred to as a "**Guarantor**") hereby covenant and agree as follows:

1. Guarantee of Payment and Performance. The Guarantors jointly and severally unconditionally guarantee to Franchisor and its affiliates the payment and performance when due, whether by acceleration or otherwise, of all obligations, indebtedness, and liabilities of Franchisee to Franchisor, direct or indirect, absolute or contingent, of every kind and nature, whether now existing or incurred from time to time hereafter, whether incurred pursuant to the Development Agreement or otherwise, together with any extension, renewal, or modification thereof in whole or in part (the "**Guaranteed Liabilities**"). The Guarantors agree that if any of the Guaranteed Liabilities are not so paid or performed by Franchisee when due, the Guarantors will immediately do so. The Guarantors further agree to pay all expenses (including reasonable attorneys' fees) paid or incurred in endeavoring to enforce this Guarantee or the payment of any Guaranteed Liabilities. The Guarantors represent and agree that they have each reviewed a copy of the Development Agreement and have had the opportunity to consult with counsel to understand the meaning and import of the Development Agreement and this Guarantee.

2. Waivers by Guarantors. The Guarantors waive presentment, demand, notice of dishonor, protest, and all other notices whatsoever, including without limitation notices of acceptance hereof, of the existence or creation of any Guaranteed Liabilities, of the amounts and terms thereof, of all defaults, disputes, or controversies between Franchisor and Franchisee and of the settlement, compromise, or adjustment thereof. This Guarantee is primary and not secondary and will be enforceable without Franchisor having to proceed first against Franchisee or against any or all of the Guarantors or against any other security for the Guaranteed Liabilities. This Guarantee will be effective regardless of the insolvency of Franchisee by operation of law, any reorganization, merger, or consolidation of Franchisee, or any change in the ownership of Franchisee.

3. Term: No Waiver. This Guarantee will be irrevocable, absolute, and unconditional and will remain in full force and effect as to each of the Guarantors until such time as all Guaranteed Liabilities of Franchisee to Franchisor and its affiliates have been paid and satisfied in full. No delay or failure on the part of Franchisor in the exercise of any right or remedy will operate as a waiver thereof, and no single or partial exercise by Franchisor of any right or remedy will preclude other further exercise of such right or any other right or remedy.

4. Other Covenants. Each of the Guarantors agrees to comply with the provisions of Section 8 of the Development Agreement as though each such Guarantor were the "Franchisee" named in the Development Agreement and agrees that he or she will take any and all actions as may be necessary or appropriate to cause Franchisee to comply with the Development Agreement and will not take any action that would cause Franchisee to be in breach of the Development Agreement.

5. Dispute Resolution. Section 16 (Dispute Resolution and Governing Law) of the Initial Franchise Agreement (as defined in the Development Agreement) is hereby incorporated herein by reference and will be applicable to any disputes between Franchisor and any Guarantor, as though Guarantor was the "Franchisee" referred to in the Initial Franchise Agreement.

6. Miscellaneous. This Agreement will be binding upon the Guarantors and their respective heirs, executors, successors, and assigns, and will inure to the benefit of Franchisor and its successors and assigns.

IN WITNESS WHEREOF, the undersigned Guarantors have caused this Guarantee to be duly executed as of the day and year first above written.

Print Name: _____ Print Name: _____

Address: _____ Address: _____

Print Name: _____ Print Name: _____

Address: _____ Address: _____

APPENDIX C
STATE-REQUIRED ADDENDA

**Buddy's Franchising and Licensing LLC
Addendum to Development Agreement
(Hawaii)**

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Development Agreement (the "**Agreement**") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Hawaii or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Hawaii pursuant to the Hawaii Franchise Investment Law, Hawaii Rev. Stat. §§ 482E, et seq., as follows:

1. Sections 7 and 9 of the Agreement as they relate to termination and transfer are only applicable if they are not inconsistent with the Hawaii Franchise Investment Law. Otherwise, the Hawaii Franchise Investment Law will control.

2. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Hawaii Franchise Investment Law are met independently without reference to this Addendum.

3. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

You:

Buddy's Franchising and Licensing LLC

By: _____

By: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Buddy's Franchising and Licensing LLC
Addendum to Development Agreement
(Illinois)

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Development Agreement (the "**Agreement**") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Illinois or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Illinois pursuant to the Illinois Franchise Disclosure Act of 1987, 815 ILCS 705/1-44 (West 2014), as follows:

1. Your rights upon termination and non-renewal are set forth in Sections 19 and 20 of the Illinois Franchise Disclosure Act.
2. Except for the Federal Arbitration Act that applies to arbitration, Illinois law governs the Agreement.
3. In conformance with Section 41 of the Illinois Franchise Disclosure Act, any condition, stipulation, or provision purporting to bind any person acquiring any franchise to waive compliance with the Illinois Franchise Disclosure Act or any other law of Illinois is void.
4. In conformance with Section 4 of the Illinois Franchise Disclosure Act, any provision in a franchise agreement that designates jurisdiction and venue in a forum outside of the State of Illinois is void. However, a franchise agreement may provide for arbitration in a venue outside of Illinois.

[Signatures Appear on Following Page]

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By:_____

Printed Name:_____

Title:_____

You:

By:_____

Printed Name:_____

Title:_____

**Buddy's Franchising and Licensing LLC
Addendum to Development Agreement
(Indiana)**

The following Addendum modifies and supersedes Buddy's Franchising and Licensing LLC Development Agreement (the "**Agreement**") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Indiana or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Indiana pursuant to the Indiana Deceptive Franchise Practices Law, Indiana Code §§ 23-2-2.7-1 through 23-2-2.7-10, and the Indiana Franchise Disclosure Law, Indiana Code §§ 23-2-2-2.5-1 through 23-2-2-2.5-51, as follows:

1. The Agreement contains a covenant not to compete that extends beyond the termination of the franchise. This provision may not be enforceable under Indiana law.
2. Section 9 of the Agreement is amended to provide that in the event of a conflict of law, the Indiana Franchise Disclosure Law and the Indiana Deceptive Franchise Practices Law will prevail.
3. Nothing in the Agreement will abrogate or reduce any rights you have under Indiana law.
4. You and we agree to be bound by the provisions of any limitation on the period of time in which claims must be brought under applicable law or this Agreement, whichever expires earlier.
5. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Indiana Franchise Disclosure Law and the Indiana Deceptive Franchise Practices Act are met independently without reference to this Addendum.
6. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

**Buddy’s Franchising and Licensing LLC
Addendum to Development Agreement
(Maryland)**

The following Addendum modifies and supersedes Buddy’s Franchising and Licensing LLC Development Agreement (the “**Agreement**”) with respect to Buddy’s Home Furnishings franchises offered or sold to either a resident of the State of Maryland or a non-resident who will be operating a Buddy’s Home Furnishings franchise in the State of Maryland pursuant to the Maryland Franchise Registration and Disclosure Law, Md. Code Bus. Reg. §§ 14-201 through 14-233, as follows:

1. The general release language required as a condition of sale and/or assignment or transfer shall apply except for claims arising under the Maryland Franchise Registration and Disclosure Law.
2. Any claims arising under the Maryland Franchise Registration and Disclosure Law must be brought within three years after the grant of the franchise.
3. Your acknowledgments or representations made in this Agreement, which disclaim the occurrence and/or acknowledge the non-occurrence of acts that would constitute a violation of the Franchise Law, are not intended to nor shall they act as release, estoppel or waiver of any liability incurred under the Maryland Franchise Registration and Disclosure Law.
4. This Agreement provides that disputes are resolved through arbitration. A Maryland franchise regulation states that it is unfair or deceptive practice to require a franchisee to waive its right to file a lawsuit in Maryland claiming a violation of the Maryland Franchise Law. In light of the Federal Arbitration Act, there is some dispute as to whether this forum selection requirement is legally enforceable.
5. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Maryland Franchise Registration and Disclosure Law are met independently without reference to this Addendum.
6. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

| | |
|---|--|
| We: Buddy’s Franchising and Licensing LLC By: _____ Printed Name: _____ Title: _____ | You: _____ By: _____ Printed Name: _____ Title: _____ |
|---|--|

Buddy's Franchising and Licensing LLC
Addendum to Development Agreement
(Minnesota)

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Development Agreement (the "**Agreement**") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Minnesota or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Minnesota pursuant to the Minnesota Franchise Law, Minn. Stat. §§ 80C.01 through 80C.22, as follows:

1. Section 10 of the Agreement is amended to add the following:

With respect to franchises governed by Minnesota law, we will comply with Minn. Stat. Sec. 80C.14, Subds, 3, 4 and 5, which require, except in certain specified cases, that a franchisee be given 90 days' notice of termination (with 60 days to cure) and 180 days' notice for nonrenewal of the Agreement.

2. Section 9 of the Agreement are amended to add the following:

Minn. Stat. Sec. 80C.21 and Minn. Rule 2860.4400J prohibit us from requiring litigation or arbitration to be conducted outside Minnesota. In addition, nothing in the Agreement can abrogate or reduce any of your rights as provided for in Minnesota Statutes, Chapter 80C, or your rights to any procedure, forum or remedies provided for by the laws of the jurisdiction.

3. Section 9 of the Agreement is amended to add the following:

Minn. Rule Part 2860.4400J prohibits us from requiring you to waive your rights to a jury trial or waive your rights to any procedure, forum, or remedies provided for by the laws of the jurisdiction, or consenting to liquidated damages, termination penalties or judgment notes.

4. You and we agree to be bound by the provisions of any limitation on the period of time in which claims must be brought under applicable law or this Agreement, whichever expires earlier.

5. Each provision of this Agreement will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Minnesota Franchises Law or the Rules and Regulations promulgated thereunder by the Minnesota Commissioner of Commerce are met independently without reference to this Addendum.

6. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

[Signatures Appear on Following Page]

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

**Buddy’s Franchising and Licensing LLC
Addendum to Development Agreement
(New York)**

The following Addendum modifies and supersedes the Buddy’s Franchising and Licensing LLC Development Agreement (the “**Agreement**”) with respect to Buddy’s Home Furnishings franchises offered or sold to either a resident of the State of New York or a non-resident who will be operating a Buddy’s Home Furnishings franchise in the State of New York pursuant to the General Business Law of the State of New York, Article 33, Sections 680 through 695, as follows:

1. Notwithstanding any provision of the Agreement to the contrary, we will not make any assignment of the Agreement except to an assignee who, in our good faith judgment, is willing and able to assume our obligations under the Agreement.

2. Notwithstanding any provision of the Agreement to the contrary, all rights enjoyed by you and any causes of action arising in your favor from the provisions of Article 33 of the General Business Law of the State of New York and the regulations issued thereunder will remain in force, it being the intent of this proviso that the non-waiver provisions of General Business Law Sections 687.4 and 687.5 be satisfied.

3. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the General Business Law of the State of New York are met independently without reference to this Addendum.

4. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

You:

Buddy’s Franchising and Licensing LLC

By: _____

By: _____

Printed Name: _____

Printed Name: _____

Title: _____

Title: _____

Buddy's Franchising and Licensing LLC
Addendum to Development Agreement
(North Dakota)

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Development Agreement (the "**Agreement**") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of North Dakota or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of North Dakota pursuant to the North Dakota Franchise Investment Law, N.D. Cent. Code §§ 51-19-01 through 51-19-17, as follows:

1. The Agreement shall be amended by the addition of the following Section 11:

The parties acknowledge and agree that they have been advised that the North Dakota Securities Commissioner has determined the following agreement provisions are unfair, unjust or inequitable to North Dakota franchisees (Section 51-19-09, N.D.C.C.):

- A. Restrictive Covenants: Any provision which discloses the existence of covenants restricting competition contrary to Section 9-08-06, N.D.C.C., without further disclosing that such covenants will be subject to this statute.
- B. Situs of Arbitration Proceedings: Any provision requiring that the parties must agree to arbitrate disputes at a location that is remote from the site of the franchisee's business.
- C. Restriction on Forum: Any provision requiring North Dakota franchisees to consent to the jurisdiction of courts outside of North Dakota.
- D. Liquidated Damages and Termination Penalties: Any provision requiring North Dakota franchisees to consent to liquidated damages or termination penalties.
- E. Applicable Laws: Any provision which specifies that any claims arising under the North Dakota franchise law will be governed by the laws of a state other than North Dakota.
- F. Waiver of Trial by Jury: Any provision requiring North Dakota franchisees to consent to the waiver of a trial by jury.
- G. Waiver of Exemplary and Punitive Damages: Any provision requiring North Dakota franchisees to consent to a waiver of exemplary and punitive damages.
- H. General Release: Any provision requiring North Dakota franchisees to execute a general release of claims as a condition of renewal or transfer of a franchise.

2. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the North Dakota Franchise Investment Law are met independently without reference to this Addendum.

3. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy's Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

**Buddy’s Franchising and Licensing LLC
Addendum to Development Agreement
(Rhode Island)**

The following Addendum modifies and supersedes the Buddy’s Franchising and Licensing LLC Development Agreement (the “Agreement”) with respect to Buddy’s Home Furnishings franchises offered or sold to either a resident of the State of Rhode Island or a non-resident who will be operating a Buddy’s Home Furnishings franchise in the State of Rhode Island pursuant to the Rhode Island Franchise Investment Act, §§ 19-28.1-1 through 19-28.1-34, as follows:

1. This Agreement requires that it be governed by the laws of the State of Florida. To the extent that such law conflicts with Rhode Island Franchise Investment Act, it is void under § 19-28.1-14.

2. Section 9 of the Agreement will be amended by the addition of the following, which will be considered an integral part of this Agreement:

§ 19-28.1-14 of the Rhode Island Franchise Investment Act provides that “a provision in a franchise agreement restricting jurisdiction or venue to a forum outside this state or requiring the application of the laws of another state is void with respect to a claim otherwise enforceable under this Act.”

3. You and we agree to be bound by the provisions of any limitation on the period of time in which claims must be brought under applicable law or this Agreement, whichever expires earlier.

4. Each provision of this Addendum will be effective only to the extent, with respect to such provision, that the jurisdictional requirements of Rhode Island Franchise Investment Act are met independently without reference to this Addendum.

5. To the extent this Addendum is inconsistent with any terms or conditions of the Agreement or the Exhibits or Schedules thereto, the terms of this Addendum shall govern.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

Buddy’s Franchising and Licensing LLC

By: _____

Printed Name: _____

Title: _____

You:

By: _____

Printed Name: _____

Title: _____

Buddy's Franchising and Licensing LLC
Washington Addendum to the Development Agreement and Related Agreements

The following Addendum modifies and supersedes the Buddy's Franchising and Licensing LLC Development Agreement (the "**Agreement**") with respect to Buddy's Home Furnishings franchises offered or sold to either a resident of the State of Washington or a non-resident who will be operating a Buddy's Home Furnishings franchise in the State of Washington pursuant to the Washington Franchise Investment Protection Act, Wash. Rev. Code §§ 19.100.010 through 19.100.940, as follows:

1. In the event of a conflict of laws, the provisions of the Washington Franchise Investment Protection Act, Chapter 19.100 RCW will prevail.

2. RCW 19.100.180 may supersede the Agreement in your relationship with the franchisor including the areas of termination and renewal of your franchise. There may also be court decisions which may supersede the Agreement in your relationship with the franchisor, including the areas of termination and renewal of your franchise.

3. In any arbitration or mediation involving a franchise purchased in Washington, the arbitration or mediation site will be either in the state of Washington, or in a place mutually agreed upon at the time of the arbitration or mediation, or as determined by the arbitrator or mediator at the time of arbitration or mediation. In addition, if litigation is not precluded by the Agreement, a franchisee may bring an action or proceeding arising out of or in connection with the sale of franchises, or a violation of the Washington Franchise Investment Protection Act, in Washington.

4. A release or waiver of rights executed by a franchisee may not include rights under the Washington Franchise Investment Protection Act or any rule or order thereunder except when executed pursuant to a negotiated settlement after the agreement is in effect and where the parties are represented by independent counsel. Provisions such as those which unreasonably restrict or limit the statute of limitations period for claims under the Act, or rights or remedies under the Act, such as a right to a jury trial, may not be enforceable.

5. Transfer fees are collectable to the extent that they reflect the franchisor's reasonable estimated or actual costs in effecting a transfer.

6. Pursuant to RCW 49.62.020, a noncompetition covenant is void and unenforceable against an employee, including an employee of a franchisee, unless the employee's earnings from the party seeking enforcement, when annualized, exceed \$100,000 per year (an amount that will be adjusted annually for inflation). In addition, a noncompetition covenant is void and unenforceable against an independent contractor of a franchisee under RCW 49.62.030, unless the independent contractor's earnings from the party seeking enforcement, when annualized, exceed \$250,000 per year (an amount that will be adjusted annually for inflation). As a result, any provisions contained in the Agreement or elsewhere that conflict with these limitations are void and unenforceable in Washington.

7. RCW 49.62.060 prohibits a franchisor from restricting, restraining, or prohibiting a franchisee from (a) soliciting or hiring any employee of a franchisee of the same franchisor or (b) soliciting or hiring any employee of the franchisor. As a result, any such provisions contained in the Agreement or elsewhere are void and unenforceable in Washington.

8. The franchisor may use the services of franchise brokers to assist it in selling franchises. A franchise broker represents the franchisor and is paid a fee for referring prospects to the franchisor and/or selling the franchise. Do not rely only on the information provided by a franchise broker about a

franchise. Do your own investigation by contacting the franchisor's current and former franchisees to ask them about their experience with the franchisor.

Each of the undersigned hereby acknowledges having read, understood, and executed this Addendum on _____, 20____.

We:

You:

Buddy's Franchising and Licensing LLC

By:_____

By:_____

Printed Name:_____

Printed Name:_____

Title:_____

Title:_____

EXHIBIT E
Technology Agreement

TECHNOLOGY AGREEMENT

THIS TECHNOLOGY AGREEMENT (“**Agreement**”) is made and entered into between Buddy’s Franchising and Licensing LLC (“**Franchisor**”) and _____ (“**Franchisee**”) as of _____ (“**Effective Date**”) for franchised Buddy’s Retail Business No. _____ (“**Franchised Business**”) located at _____ (“**Franchised Location**”).

1. Franchise Agreement. Franchisor and Franchisee have entered into or, simultaneously with the execution of this Agreement, will enter into, an agreement (“**Franchise Agreement**”) pursuant to which Franchisor has granted or will grant Franchisee the right to operate the Franchised Business at the Franchised Location.

2. POS Software. Under the terms of Rider 1 to this Agreement (“**POS Software Rider**”), Franchisor will grant Franchisee a non-exclusive license to use the proprietary point of sale software known as VersiRent (“**POS System Software**”) in connection with Franchisee’s operation of the Franchised Business. Franchisee will execute the POS Software Rider simultaneously with its execution of this Agreement. In accordance with the POS Software Rider, the License Fee payable by Franchisee to Franchisor under the POS Software Rider is included in the Technology Fee (as defined in Section 7).

3. Services. Subject to the terms and conditions of this Agreement, Franchisor will provide Franchisee the services identified in attached Exhibit A (“**Services**”), as updated periodically pursuant to Section 6.

4. Equipment. Subject to the terms and conditions of this Agreement, Franchisor hereby leases to Franchisee, and Franchisee hereby leases, the equipment identified in Exhibit A (“**Equipment**”), as updated periodically pursuant to Section 6. Franchisee shall at all times protect and defend the Equipment against all claims, liens and legal processes of creditors and other persons. Franchisee shall have no right or property interest in the Equipment, except for the right to use the Equipment in the normal operation of the Franchised Business at the Franchised Business or as otherwise provided herein. The Equipment is and shall remain personal property even if installed in or attached to real property. Franchisee shall execute any financing statements regarding any Equipment, pursuant to the Uniform Commercial Code, which Franchisor reasonably requests Franchisee to execute. Franchisee authorizes Franchisor and its assignees to file a financing statement in all places where necessary or desirable to protect its or their interest in the Equipment in any jurisdiction where such authorization is permitted by law and acknowledges its responsibility to reimburse Franchisor for the cost of any fee(s) associated with this filing.

5. Other Software. Subject to the terms and conditions of this Agreement, Franchisor grants Franchisee the right to use, and Franchisee hereby accepts the right to use, the software, other than the POS System Software, identified in Exhibit A (“**Other Software**”), as updated periodically pursuant to Section 6. Franchisee shall have no right or interest in the Other Software, except for the right to use the Other Software in the normal operation of the Franchised Business at the Franchised Location or as otherwise provided herein. In this Agreement, Other Software and POS Software will be collectively referred to as “**Software**.”

6. Substitutions or Changes. Exhibit A may be revised, at Franchisor’s sole discretion or by agreement of the parties, periodically to add, delete, substitute, or modify the Software, Services, and Equipment that Franchisor will provide to Franchisee for use in connection with the Franchised Business and to provide an updated price list for such Software, Services, and Equipment. There is no limitation on the modifications that Franchisor may make to Exhibit A. In lieu of revising Exhibit A, Franchisor may require Franchisee to execute

Franchisor's then-current form of Technology Agreement or an addendum to this Agreement. With respect to any Other Software or Equipment removed from Exhibit A, Franchisee will comply with Section 11.

7. Technology Fee. Franchisee shall, in exchange for the leased Equipment, licensed Software, and Services provided hereunder, pay a monthly (or such other period designated by Franchisor) technology fee ("**Technology Fee**") in the total amount reflected on Exhibit A. Franchisor may modify the amount of the Technology Fee to reflect additions, substitutions, deletions, or other modifications to the Software, Services, and Equipment, to reflect Franchisor's then-current pricing for the Software, Services, and Equipment, as provided in Section 6, and to recover any additional fees, charges, or costs that Franchisor incurs in order to secure or maintain the Software, Services, and Equipment, including, but not limited to, license or registration fees or assessments or any increase therein. In accordance with the terms of the Franchise Agreement, Franchisee authorizes and directs its bank or financial institution to transfer directly to Franchisor's account, either electronically or through some other method of payment designated by Franchisor, and to charge to Franchisee's account all Technology Fees and any other costs, fees, taxes and amounts Franchisee is required to pay under this Agreement. This authorization shall not impose any legal obligation on Franchisor to make such withdrawals. Franchisor's decision not to withdraw funds during a given time period shall not constitute a waiver of any amounts due pursuant to this Agreement. Franchisee agrees that Franchisor shall incur no liability as a result of any withdrawal being dishonored by Franchisee's bank or financial institution and that no payment shall be considered paid until Franchisor actually receives the funds for such payment.

8. Additional Payment Obligations. In addition to paying the Technology Fee, Franchisee shall be responsible for all shipping and installation costs relating to, and for the reimbursement to Franchisor of any property, sales, use or other similar taxes required to be paid in connection with, the Software, Services, and Equipment.

9. Term. The term of this Agreement will begin on the Effective Date and shall automatically terminate upon the earlier of: (i) expiration or termination of the Franchise Agreement; or (ii) Franchisor's delivery of written notice of termination of this Agreement to Franchisee, which Franchisor may provide at any time, with or without cause.

10. Return to Franchisor. Upon the termination of this Agreement or as required by Franchisor, including, but not limited to, upon the removal of particular Other Software or a particular piece of Equipment from Exhibit A, Franchisee, at its sole expense, will (i) cause the applicable Other Software to be de-installed from all hardware and certify in writing that the de-installation has occurred, (ii) cause the applicable Equipment to be de-installed, packed using the manufacturer's standard packing materials and shipped to a location designated by Franchisor ("**Return Location**"), and (iii) comply with any other requirements specified by Franchisor related to the de-installation, return, or destruction of the applicable Other Software or Equipment. If Franchisee fails to timely return the Equipment to the Return Location, Franchisee shall be responsible for reimbursing Franchisor for all costs incurred by Franchisor for Franchisee's failure to timely return the Equipment. Franchisee retains the risk of loss until the Equipment reaches the Return Location.

11. Use. Franchisee shall maintain the Equipment and at the Franchised Location and shall not move it to a different location without Franchisor's prior written consent. Franchisee shall use the Software only in connection with Equipment leased hereunder.

12. Inspection. Franchisor, or its designated agent, may, after reasonable notice and at reasonable times during business hours, enter the Franchised Location for the purposes of inspecting the Equipment and the manner in which it and the Software are being used.

13. Maintenance. Until the return of the Equipment to Franchisor, Franchisee, at its expense, shall properly maintain such Equipment, shall use it in a careful manner, shall keep it in good working order and repair, and shall not make any alterations or attachments to such Equipment without Franchisor's prior written consent. If, at any time during term of this Agreement, Franchisee fails to maintain the Equipment as required herein or if the Equipment is not operating according to the manufacturer's specifications, Franchisor may charge Franchisee for all costs, losses, expenses and fees associated with such Equipment and the repair or replacement thereof by adding such amounts to the amount of the payments to be withdrawn from Franchisee's bank account pursuant to Sections 5(d) and 5(e) of the Franchise Agreement.

14. Loss and Damage. Franchisee shall assume and bear the risk of loss, theft and damage to the Equipment and all component parts thereof from any and every cause whatsoever, whether or not covered by insurance. No loss or damage to the Equipment or any component part thereof shall impair any obligation of Franchisee under this Agreement. Franchisee, at its expense, shall repair or cause to be repaired all damage to the Equipment.

15. Insurance. With respect to each piece of Equipment, until the Equipment is returned to Franchisor or as otherwise provided herein, Franchisee, at its expense, shall maintain (i) property and casualty insurance insuring the Equipment for its casualty loss value and naming Franchisor or its assigns as loss payee; and (ii) comprehensive public liability and third-party property insurance naming Franchisor and its assigns as additional loss payees. The insurance shall cover the interests of Franchisee and Franchisor in the Equipment, or as the case may be, shall protect Franchisee and Franchisor in respect to all risks arising out of the condition, delivery, installation, maintenance, use or operation of the Equipment. All insurance shall provide for 30 days prior written notice to Franchisor and Franchisee of cancellation, restriction, or reduction of coverage. Franchisee's insurance obligations shall survive the expiration, termination, cancellation or assignment of this Agreement and shall be binding upon Franchisee's successors and permitted assigns.

16. Indemnity. Franchisee agrees to indemnify and hold Franchisor harmless at all times after the date hereof against and with respect to any claims, actions, suits, proceedings, demands, assessments, judgments, damages, losses, costs, expenses (including, without limitation, reasonable attorneys' fees at trial and on appeal) or deficiencies, of any nature whatsoever, asserted against Franchisor and (I) arising out of or resulting from Franchisee's failure to satisfy any of its respective liabilities or obligations under this Agreement, (ii) arising out of or resulting from or related to any misrepresentation or breach of warranty or breach or violation of any covenant or agreement on the part of Franchisee which is contained in this Agreement, (iii) arising out of or resulting from or in connection with Franchisee's use of any Equipment or Software under or pursuant to this Agreement, or (iv) arising out of, resulting from or in connection with the performance by Franchisee of any obligation under or pursuant to this Agreement. Franchisee's duty to defend and indemnify Franchisor shall survive the expiration, termination, cancellation or assignment of this Agreement and shall be binding upon Franchisee's successors and permitted assigns.

17. Assignment. Franchisee shall not assign, transfer, pledge, hypothecate or otherwise dispose of this Agreement or any interest therein without the prior written consent of Franchisor. Franchisor may assign this Agreement and/or grant a security interest in any Equipment, in whole or in part, without notice to Franchisee.

18. Default. Upon the occurrence of a default by Franchisee of any obligation of payment, obligation to perform, or of any term, covenant or condition of this Agreement ("**Default**"); or the occurrence of a default under the Franchise Agreement ("**FA Default**"); or upon the expiration or termination of the Franchise Agreement, Franchisor and/or its agents may, without notice, liability or legal process, enter upon the

Franchised Location, or upon any other premises where the Software and Equipment may be located at the time of such Default, FA Default, expiration or termination, and un-install the Software and repossess the Equipment, disconnecting and separating it from any other property and using all means necessary to do so. Franchisee acknowledges that Franchisor has the right to un-install the Software and repossess the Equipment should a Default or FA Default occur. As additional remedies, Franchisor may recover all Technology Fees and other amounts due as of the date of such Default, FA Default, expiration or termination; recover all Technology Fees and other amounts to be paid by Franchisee hereunder; recover the casualty loss value of the Equipment; terminate any or all of Franchisee's rights, but not its obligations associated with this Agreement; require Franchisee to deliver the Equipment to a location designated by Franchisor; or pursue any other remedy Franchisor may otherwise have, at law, equity or under any statute, and recover damages and expenses, including attorney's fees, incurred by Franchisor by reason of Franchisee's Default or FA Default. Franchisor may accept past due payments in any amount without modifying the terms of this Agreement and without waiving any rights of Franchisor hereunder.

19. Attorneys' Fees. In any action, suit or proceeding to enforce, defend or interpret the rights of either Franchisor or Franchisee under the terms of this Agreement or to collect any amounts due Franchisor or Franchisee hereunder, the prevailing party, pursuant to a final order of a court having jurisdiction over said matter as to which applicable periods within which to appeal have elapsed, shall be entitled to recover all reasonable costs and expenses incurred by said prevailing party in enforcing, defending or interpreting its rights hereunder, including, without limitation, all collector and court costs, and reasonable attorneys' fees, whether incurred out of court, at trial, on appeal, or in any bankruptcy proceeding.

20. Entire Agreement. The terms of this Agreement (including Exhibit A, as periodically revised pursuant to Section 6, and the POS Software Rider) and the Franchise Agreement constitute the entire agreement between Franchisor and Franchisee with respect to the Software, Services, and Equipment.

21. Binding Arbitration. Any controversy or claim arising out of or relating to this contract, or the breach thereof, shall be settled by arbitration administered by the American Arbitration Association under its Commercial Arbitration Rules. The number of arbitrators shall be one. The place of arbitration shall be Tampa, Florida. Florida law shall apply. Judgment on the award rendered by the arbitrator(s) may be entered in any court having jurisdiction thereof.

22. Binding Effect. This Agreement binds, and inures to the benefit of, the parties to this Agreement and their respective heirs, executors, administrators, legal representatives, successors, and assigns when this Agreement permits.

23. Survival of Obligations. All covenants, agreements, representations, and warranties contained in this Agreement, or in any document attached hereto, shall survive the execution and delivery of this Agreement and the expiration or other termination of this Agreement.

24. Severability. If any one or more of the terms, covenants or conditions in this Agreement, or the application thereof, are for any reason held by a court of competent jurisdiction to be invalid, illegal, or unenforceable in any respect, the invalidity, illegality, or unenforceability will not affect any other term, covenant or condition of this Agreement, and the remainder of this Agreement, or the application thereof, will be construed as if it had not included the invalid, illegal or unenforceable term, covenant or condition, and be valid and enforced to the fullest extent permitted by law.

25. Amendment/Modification. Except as provided in Section 6, no amendment, modification, or alteration of this agreement is binding unless in writing, dated subsequent to the date of this Agreement, and

duly executed by the parties hereto or their respective successors in interest. No act or omission of any employee or other agent of either party hereto shall alter, change or modify any of the provisions hereof.

26. Cumulative Remedies/Waiver. The rights and remedies provided by this Agreement are cumulative, and either party's using any right or remedy will not preclude or waive its right to use any other remedy. These rights and remedies are in addition to any other rights the parties may have under the Franchise Agreement or by law, statute, ordinance, or otherwise. The parties hereto also agree that the failure of either party to insist upon strict observance of any of the terms, covenants or conditions of this Agreement at any time shall not be deemed a waiver of such party's right to insist upon strict observance thereafter.

27. Warranties of Signatures. The individuals executing this Agreement hereby warrant that they have all necessary authority to bind the respective party to this Agreement.

28. Agreement Construction. The captions and section numbers appearing in this Agreement are inserted only as a matter of convenience and in no way define the scope or intent of such sections of this Agreement or in any way affect this Agreement. Whenever herein the singular number is used, the same shall include the plural and the masculine gender shall include the feminine and neutral genders.

29. Counterparts. This Agreement may be executed in counterparts, each of which shall constitute an original and all of which when taken together shall constitute one and the same instrument.

30. Schedule of Exhibits and Riders.

Exhibit A: Equipment & Technology Fees Schedule

Rider 1: POS Software Rider

IN WITNESS WHEREOF, the parties have executed this Agreement with an Effective Date as herein provided.

FRANCHISOR:

BUDDY'S FRANCHISING AND
LICENSING LLC

(Signature)

Michael Bennett

(Name)

Chief Executive Officer

(Title)

8529 Southpark Circle, Suite 150

Orlando, FL 32819

(Address)

FRANCHISEE:

(Franchisee Name)

(Signature)

(Name)

Manager

(Title)

(Address)

Exhibit A

Equipment, Software, and Services and Technology Fees Schedule

(EXAMPLE ONLY)

| Exhibit A | | | | | | |
|---|--|------|--|--|-----------------------------|---------------|
| Equipment and Technology Fees Schedule - Leased Equipment Monthly Rates | | | | | | |
| Store # | Address | Date | | | | |
| Q1 Hardware and networking <i>Note: these rates are locked in for the duration of the lease.</i> | | | | | PRICE | TOTAL |
| 1 | Server - HP ProDesk 600 G1 Mini 16GB RAM - Intel Core i7 CPU | | | | 22.61 | 22.61 |
| 1 | Manager - HP ProDesk 600 G1 Mini 8GB RAM - Intel Core i5 | | | | 17.97 | 17.97 |
| 4 | Workstation - HP ProDesk 600 G1 Mini 8GB RAM - Intel Core i3 | | | | 15.63 | 62.52 |
| 6 | HP ProDesk Workstation computer monitors | | | | 3.26 | 19.58 |
| 5 | HP Desktop Mini Security, Dual VESA Sleeve | | | | 0.87 | 4.36 |
| 6 | HP Care Pack NBD Hardware - extended service agreement - 5 years - on-site | | | | 1.88 | 11.28 |
| 1 | MX64w-Hw - Meraki MX64w Security Appliance | | | | 10.34 | 10.34 |
| 1 | LIC-MX64w-SEC-3YR 5YR Meraki MX64w Advanced Security license | | | | 21.34 | 21.34 |
| 1 | Cisco Small Business 200 Series Smart Switch | | | | 3.06 | 3.06 |
| 1 | BUFFALO LinkStation 210 - NAS server - 2 TB - | | | | 3.16 | 3.16 |
| 1 | Side Mount Deep Open Frame Rack Cabinet | | | | 6.47 | 6.47 |
| 2 | Cantilever Shelf Fixed Mount 2U x 19" | | | | 0.71 | 1.43 |
| 1 | Belkin RJ-45 1.5m Green | | | | 0.10 | 0.10 |
| 24 | Belkin RJ-45 4.3m Blue | | | | 0.07 | 1.71 |
| 2 | Belkin RJ-45 3m Red | | | | 0.14 | 0.29 |
| 1 | Tripp Lite SmartPro 500RT1U - UPS - 300 Watt - 500 VA | | | | 3.76 | 3.76 |
| 5 | Tripp Lite 550VA UPS Compact Low Profile Standby | | | | 1.45 | 7.26 |
| 1 | Receipt Printer Epson TM-T88V-330 Ethernet USB Printer w Edge & Power | | | | 8.14 | 8.14 |
| 1 | Barcode Printer Zebra 2824+ DT 203dpi EPL ZPL USB 10 100 Ethernet Printer | | | | 6.54 | 6.54 |
| 1 | Buddy's Printing Solution - HP Laserjet Pro MFP M521dn & HP LaserJet M402n | | | | 129.00 | 129.00 |
| | | | | | Total | 340.90 |
| | | | | | Payment | 340.90 |
| Software and Services | | | | | | |
| 1 | Microsoft Office 365 | | | | 39.00 | 39.00 |
| 1 | Online and Mobile Payments | | | | 29.00 | 29.00 |
| 1 | VersiRent | | | | 227.00 | 227.00 |
| 1 | Infrastructure & Backup | | | | 195.00 | 195.00 |
| 1 | Support | | | | 75.00 | 75.00 |
| | | | | | Payment | 565.00 |
| | | | | | Est. Monthly Payment | 905.90 |

RIDER 1

SOFTWARE LICENSE AGREEMENT

This Software License Agreement (this “**Agreement**”) is entered into simultaneously with the foregoing Technology Agreement (“**Technology Agreement**”) by and between Franchisor and Franchisee (as identified in the Technology Agreement) (“**Licensee**”). Any capitalized term not defined in this Agreement will have the meaning given to it in the Technology Agreement.

RECITALS

A. Pursuant to the Franchise Agreement, Licensee has been granted a franchise to operate a franchised rent-to-own home furnishings, electronics and appliances business identified by the trade name and service mark “BUDDY’S HOME FURNISHINGS.”

C. Franchisor and its affiliates own the source code to proprietary point of sale (“POS”) software known as Versirent powered by Idealt (“**Software**”) which Franchisor makes available to its franchisees;

D. The Franchise Agreement requires Licensee to use the Software in the operation of the franchised business; and

E. Licensee wishes to obtain a non-exclusive license to use the Software, and Franchisor is willing to grant such non-exclusive license to Licensee on the terms set forth in this Agreement.

NOW, THEREFORE, in consideration of the mutual promises and conditions contained herein, the parties agree as follows:

1. **Software.**

1.1 **License Grant.** Subject to Licensee’s compliance with the terms and conditions of this Agreement, Franchisor hereby grants Licensee a limited, personal, revocable, non-transferable, non-exclusive license during the term of this Agreement, to use the Software for internal business purposes and permit users authorized by Licensee (“**Users**”) to use the Software for internal business purposes. The Software will be made available to Licensee under this Agreement in object code only; no source code is provided to Licensee under this Agreement.

1.2 **Delivery and Acceptance.** Following execution of this Agreement, Franchisor shall enable Licensee to download the Software from the Site, or shall otherwise make the Software available to Licensee. The Software (and any future Software updates or upgrades that Franchisor may make available to Licensee from time-to-time and which are included in the defined term “Software”) will be deemed accepted upon Franchisor making the Software (or the relevant update or upgrade) available to Licensee.

1.3 **Restrictions.** Licensee may not, and will not permit or induce any third party (including, without limitation, any User) to: (i) decompile, reverse engineer, disassemble or otherwise attempt to reconstruct or discover the source code, underlying ideas or algorithms of any components of the Software; (ii) alter, modify, translate, adapt in any way, or prepare any derivative work based upon the Software; (iii) rent, lease, network, loan, pledge, encumber, sublicense, sell, distribute, disclose, assign or otherwise transfer the Software or any copy thereof; (iv) use the Software in commercial timesharing, rental or other sharing arrangements; (v) use the

software on any computer equipment or hardware other than equipment and hardware leased from Franchisor; (vi) remove any proprietary notices from the Software or any related documentation or other materials furnished or made available hereunder. In addition, Licensee agrees to comply with all applicable local, state, national, and international laws, rules and regulations applicable to Licensee’s use of the Software.

1.4 **Proprietary Rights.** Franchisor or its licensors retain all right, title and interest in and to the Software and related documentation and materials, including, without limitation, all patent, copyright, trademark, and trade secret rights, embodied in, or otherwise applicable to the Software, whether such rights are registered or unregistered, and wherever in the world those rights may exist. Licensee shall not commit any act or omission, or permit or induce any third party to commit any act or omission inconsistent with Franchisor’s or its licensors’ rights, title and interest in and to the Software and the intellectual property rights embodied therein or applicable thereto. All materials embodied in, or comprising the Software, including, but not limited to, graphics, user and visual interfaces, images, code, applications, and text, as well as the design, structure, selection, coordination, expression, “look and feel”, and arrangement of the Software and its content, and the trademarks, service marks, proprietary logos and other distinctive brand features found in the Software (“**Buddy’s Marks**”), are all owned by Franchisor or its licensors. This Agreement does not grant a license to use the Buddy’s Marks. Title to the Software shall not pass from Franchisor to Licensee, and the Software and all copies thereof shall at all times remain the sole and exclusive property of Franchisor. There are no implied rights or licenses in this Agreement. All rights are expressly reserved by Franchisor.

1.5 Third Party Software. Franchisor may in its sole discretion, make available third party software (“**Third Party Software**”) embedded in, or otherwise provided with, the Software. Third Party Software is expressly excluded from the defined term “Software” as used throughout this Agreement. Licensee’s use of the Third Party Software is subject to the applicable third party license terms which will be made available to Franchisee when applicable and such Third Party Software is not licensed to Licensee under the terms of this Agreement. If Licensee does not agree to abide by the applicable license terms for the Third Party Software, then Licensee may not access or use the Software or the Third Party Software.

1.6 Inspection. Franchisor shall have the right to review Licensee’s use of the Software (consistent with Franchisor’s inspections rights under the Franchise Agreement) to verify Licensee’s compliance with the terms of this Agreement.

2. Fees & Payment Terms.

2.1 Software License Fees. Licensee shall pay Franchisor a monthly (or such other period designated by Franchisor) fee by the 10th day of each month during the term of this Agreement (the “**License Fee**”) or as otherwise provided in the Technology Agreement. This License Fee is for support, maintenance and access to the Software. The License Fee is included in the Technology Fee paid by Licensee to Franchisor under the terms of the Technology Agreement.

2.2 Payment Terms. All payments under this Agreement shall be made in currently available funds and payments may be made by check, wire transfer, or by such other means as Franchisor may specify from time-to-time. All fees are payable in U.S. currency. All fees specifically exclude (and Licensee is responsible for) any and all applicable sales, use and other taxes, other than taxes based on Franchisor’s income. Any amounts due under this Agreement which are not paid within thirty (30) calendar days of their due date shall be subject to a late payment charge of the lower of: (i) one and one half percent (1.5%) per month (and shall thereafter bear interest at a rate of eighteen percent (18%) per annum until paid); and (ii) the highest interest rate permitted by applicable law. Each party is responsible for its own expenses under this Agreement. All fees payable under this Agreement are non-refundable. Franchisor will not issue any invoices for the fees due hereunder unless expressly requested by Licensee; provided however, that all fees are automatically due as set forth in this Section 3 irrespective of the date of issue of any invoice.

3. Term & Termination.

3.1 Term. Subject to termination as set forth in this Section 3, the term of this Agreement will commence on the Effective Date and will continue for as long as any Software is being provided by Franchisor to Licensee under this Agreement. Franchisor may cease providing the Software at any point during the term of this Agreement upon sixty (60) days’ prior written notice to Licensee.

3.2 Termination.

(a) Franchisor may terminate this Agreement upon written notice to Licensee -: (i) upon the institution by the Licensee of insolvency, receivership or bankruptcy proceedings or any other act of bankruptcy or proceedings for the settlement of its debts; (ii) upon the institution of bankruptcy proceedings against the Licensee, which are not dismissed or otherwise resolved in its favor within ninety (90) days thereafter; (iii) upon the Licensee making a general assignment for the benefit of creditors, whether voluntary or involuntary, or calling a general meeting of the party’s creditors for purposes of compromising any of the party’s debts; or (iv) upon the Licensee dissolving, liquidating, winding up, or ceasing to conduct business in the ordinary course.

(b) Franchisor may terminate this Agreement immediately, if Licensee willfully and maliciously commits a material breach of Section 1.3 (Restrictions) or commits another breach of this Agreement.

(c) Franchisor may terminate this Agreement if Licensee is in default under the Franchise Agreement, Technology Agreement, or the Franchise Agreement or Technology Agreement is terminated by Franchisor or expires.

3.3 Effects of Termination. Upon the termination of this Agreement for any reason: (i) the licenses granted under this Agreement in respect of the Software shall immediately terminate and Licensee shall cease to use Software and shall cease making the Software or any services available to Users; (ii) Licensee shall pay to Franchisor the full amount of any outstanding fees due hereunder; and (iii) within ten (10) calendar days of such termination, each party shall destroy or return all confidential and/or proprietary information of the other party in its possession, and will not make or retain any copies of such information in any form, except that the receiving party may retain one (1) archival copy of such information solely for purposes of ensuring compliance with this Agreement. Notwithstanding the foregoing, the following terms shall survive the termination of this Agreement, together with any other terms which by their nature are intended to survive such termination: Sections 1.3 (Restrictions), 1.4 (Proprietary Rights), 2 (Fees & Payment Terms), 3.3 (Effects of Termination), 4 (Confidentiality), 5.2 (Disclaimer of Warranties), 6 (Indemnification), 7 (Limitation of Liability), 9 (Governing Law & Jurisdiction), 10 (Notices), and 11 (General Provisions).

4. Confidentiality.

- 4.1 General. If a party (the “**Receiving Party**”) obtains access to Confidential Information (as defined below) of the other party (the “**Disclosing Party**”) in connection with the negotiation or performance of this Agreement, the Receiving Party agrees: (a) not to directly or indirectly disclose the Confidential Information to any third party except as contemplated by this Agreement; and (b) to use the Confidential Information only to perform its obligations and exercise its rights under this Agreement. The Receiving Party shall use at least the same degree of care to protect the Confidential Information of the Disclosing Party from unauthorized disclosure or access that the Receiving Party uses to protect its own Confidential Information, but not less than reasonable care. The Receiving Party shall immediately notify the Disclosing Party of any actual or suspected loss or unauthorized use, disclosure of or access to the Disclosing Party’s Confidential Information of which it becomes aware and take all steps reasonably requested by the Disclosing Party to limit, stop or otherwise prevent such loss or unauthorized use, disclosure or access.
- 4.2 Confidential Information. “**Confidential Information**” shall mean: (a) all information about or belonging to the Disclosing Party or a third party that is disclosed or otherwise becomes known to the Receiving Party in connection with this Agreement and that is not a matter of public knowledge; (b) all trade secrets, customer information and intellectual property owned or licensed by the Disclosing Party; (c) all personal information about individuals contained in the Disclosing Party’s records (including names, addresses, social security numbers, and credit card and other financial information); and (d) the Software. The terms of this Agreement are the Confidential Information of both parties, which may be disclosed by a party, only to the extent reasonably necessary, to its legal and financial advisors and to subcontractors or other third parties that will be providing services in connection with the Agreement and who are under an obligation to protect the confidentiality of the Confidential Information.
- 4.3 Exclusions. Any particular information of the Disclosing Party shall not be considered Confidential Information if it: (a) was previously rightfully known by the Receiving Party free of any obligation to keep it confidential; (b) is or becomes publicly known through no wrongful act of the Receiving Party; (c) is independently developed by the Receiving Party without reference to the Confidential Information of the Disclosing Party; or (d) is subject to disclosure pursuant to a subpoena, judicial or governmental requirement, or order, provided that the Receiving Party has given the Disclosing Party sufficient prior notice of such subpoena, requirement, or order, to permit the Disclosing Party a reasonable opportunity to object to the subpoena, requirement, or order and to allow the Disclosing Party the opportunity to seek a protective order or other appropriate remedy.

5. Warranties & Disclaimer of Warranties.

- 5.1 General Representations and Warranties. Each party represents and warrants to the other party that: (i) it has the full power and authority to enter into this Agreement and to carry out its obligations under this Agreement; and (ii) it has complied, and will in the future comply, with all applicable laws, rules and regulations in connection with the execution, delivery and performance of this Agreement.
- 5.2 Disclaimer of Warranties. EXCEPT AS EXPRESSLY SET FORTH ABOVE IN THIS SECTION 6: (I) THE SOFTWARE ARE PROVIDED TO LICENSEE ON AN “AS IS” BASIS, WITH ANY AND ALL FAULTS, AND WITHOUT ANY WARRANTY OF ANY KIND; AND (II) FRANCHISOR EXPRESSLY DISCLAIMS ALL REPRESENTATIONS, WARRANTIES AND CONDITIONS WHETHER EXPRESS, IMPLIED, STATUTORY, OR OTHERWISE, INCLUDING WITHOUT LIMITATION, THE IMPLIED WARRANTIES OF MERCHANTABILITY, FITNESS FOR A PARTICULAR PURPOSE, SATISFACTORY QUALITY, AND NON-INFRINGEMENT OF THIRD PARTY RIGHTS. FRANCHISOR DOES NOT WARRANT THAT THE SOFTWARE WILL MEET LICENSEE’S OR ITS USERS’ REQUIREMENTS, OR THAT THE OPERATION OF THE SOFTWARE WILL BE UNINTERRUPTED OR ERROR-FREE, OR THAT DEFECTS IN THE SOFTWARE WILL BE CORRECTED. LICENSEE EXPRESSLY ACKNOWLEDGES AND AGREES THAT THE USE OF THE SOFTWARE AND ALL RESULTS OF SUCH USE IS SOLELY AT LICENSEE’S AND ITS USERS’ OWN RISK. NO ORAL OR WRITTEN INFORMATION OR ADVICE GIVEN BY FRANCHISOR OR ITS AUTHORIZED REPRESENTATIVES SHALL CREATE A WARRANTY OR IN ANY WAY INCREASE THE SCOPE OF ANY WARRANTY. SOME JURISDICTIONS MAY NOT ALLOW THE EXCLUSION AND/OR LIMITATION OF IMPLIED WARRANTIES OR CONDITIONS, OR ALLOW LIMITATIONS ON HOW LONG AN IMPLIED WARRANTY LASTS, SO THE ABOVE LIMITATIONS OR EXCLUSIONS MAY NOT APPLY TO LICENSEE. IN SUCH EVENT, FRANCHISOR’S WARRANTIES AND CONDITIONS WITH RESPECT TO THE SOFTWARE WILL BE LIMITED TO THE GREATEST EXTENT PERMITTED BY APPLICABLE LAW IN SUCH JURISDICTION.

6. Indemnification.

- 6.1 Indemnification. Licensee hereby agrees to indemnify, defend and hold harmless Franchisor and its parents, affiliates, subsidiaries, licensors, and third party service providers, and its and their respective officers, directors, employees, agents, representatives, and contractors (each, a “**Franchisor Party**”), from and against any and all liability and costs (including, without limitation, attorneys’ fees and costs) incurred by any Franchisor Party in connection with any actual or alleged claim arising out of, or relating to: (i) Licensee’s breach of this Agreement, or violation of any applicable law, rule or

regulation and (ii) Licensee's gross negligence, fraudulent misrepresentation or willful misconduct.

6.2 **Procedure.** Counsel Licensee selects for the defense or settlement of a claim must be consented to by Franchisor prior to counsel being engaged to represent any Franchisor Party. Licensee and Licensee's counsel will cooperate as fully as reasonably required, and provide such information as reasonably requested, by Franchisor in the defense or settlement of any claim. Franchisor reserves the right, at its own expense, to assume the exclusive defense or settlement, and control of any matter otherwise subject to indemnification by Licensee. Licensee shall not in any event, consent to any judgment, settlement, attachment, or lien, or any other act adverse to the interests of any Franchisor Party without the prior written consent of each relevant Franchisor Party.

7. **Limitation of Liability.**

7.1 **Consequential Damages Waiver.** UNDER NO CIRCUMSTANCES, SHALL ANY FRANCHISOR PARTY BE LIABLE TO LICENSEE FOR ANY INDIRECT, INCIDENTAL, SPECIAL, EXEMPLARY, PUNITIVE, RELIANCE, OR CONSEQUENTIAL DAMAGES, (INCLUDING, WITHOUT LIMITATION, DAMAGES FOR LOSS OF BUSINESS PROFITS, BUSINESS INTERRUPTION, LOSS OF BUSINESS INFORMATION AND THE LIKE) ARISING OUT OF OR RELATING TO THE USE AND/OR INABILITY TO USE THE SOFTWARE, REGARDLESS OF THE LEGAL THEORY UPON WHICH ANY CLAIM FOR SUCH DAMAGES IS BASED AND EVEN IF A FRANCHISOR PARTY HAS BEEN ADVISED OF THE POSSIBILITY OF SUCH DAMAGES.

7.2 **Limitation of Damages.** WITHOUT LIMITING THE FOREGOING, IN NO EVENT SHALL THE FRANCHISOR PARTIES' TOTAL CUMULATIVE LIABILITY TO LICENSEE FOR ALL DAMAGES, LOSSES AND CAUSES OF ACTION (WHETHER IN CONTRACT, TORT, INCLUDING NEGLIGENCE AND STRICT LIABILITY, OR OTHERWISE) EXCEED THE TOTAL AMOUNT OF FEES PAID BY LICENSEE TO FRANCHISOR DURING THE TWELVE (12) MONTH PERIOD IMMEDIATELY PRECEDING THE EVENT GIVING RISE TO THE FRANCHISOR PARTIES' LIABILITY.

7.3 **Failure of Essential Purpose.** THE PARTIES AGREE THAT THESE LIMITATIONS SHALL APPLY EVEN IF THIS AGREEMENT OR ANY LIMITED REMEDY SPECIFIED HEREIN IS FOUND TO HAVE FAILED OF ITS ESSENTIAL PURPOSE.

7.4 **Jurisdictional Issues.** Some jurisdictions may not allow the exclusion or limitation of incidental, special, consequential, or other damages, so the above limitations or exclusions may not apply to Licensee. In such event, the liability of the Franchisor Parties for such damages with respect to the Software will be limited to the greatest extent permitted by applicable law in such jurisdiction.

8. **Export.** Licensee acknowledges that the laws and regulations of the United States of America and foreign jurisdictions may restrict the export and re-export of certain commodities and technical data of United States of America origin, including the Software. Licensee agrees that it will not export or re-export the Software without the appropriate United States or foreign government licenses or permits.

9. **Governing Law & Jurisdiction.** This Agreement will be construed and enforced in all respects in accordance with the laws of the state of Florida, without reference to its choice of law rules. Any action or proceeding permitted to be brought in court, shall be brought in the state courts located in the state and county in which Franchisor's principal place of business is located or the federal courts of the state and district in which Franchisor's principal place of business is located. For any action or proceeding permitted to be brought in court, Licensee consents to the jurisdiction of the state courts located in the state and county in which Franchisor's principal place of business is located and the federal courts of the state and district in which Franchisor's principal place of business is located. The parties hereto waive all questions of personal jurisdiction or venue for the purposes of carrying out this provision. The exclusive choice of jurisdiction and venue does not preclude the enforcement by either party hereto of any judgment obtained in such jurisdiction, in any appropriate jurisdiction. Notwithstanding anything in this Agreement to the contrary, Franchisor may seek injunctive or other equitable relief in any court of competent jurisdiction to protect any actual or threatened misappropriation or infringement of its intellectual property rights or those of its licensors, and Licensee hereby submits to the exclusive jurisdiction of such courts and waives any objection thereto on the basis of improper venue, inconvenience of the forum or any other grounds. Licensee agrees that any breach of the license restrictions or other infringement or misappropriation of the intellectual property rights of Franchisor or its licensors will result in immediate and irreparable damage to Franchisor for which there is no adequate remedy at law. The United Nations Convention on Contracts for the International Sale of Goods in its entirety is expressly excluded from this Agreement, including, without limitation, application to the Software provided hereunder. Furthermore, this Agreement will not be governed or interpreted in any way by referring to any law based on the Uniform Computer Information Transactions Act (UCITA) or any other act derived from or related to UCITA.

10. **Notices.** All notices permitted or required under this Agreement shall be in writing and shall be delivered by personal delivery, e-mail, or by certified or registered mail, return receipt requested, and shall be deemed given upon personal delivery, five (5) business days after deposit in the U.S. mail, or upon confirmation of transmission if sent by e-mail. Notices shall be sent to each party at their respective addresses as set forth in this Agreement, as such contact information may be updated by each party from time-to-time pursuant to this Section 11.

11. **General Provisions.** Licensee shall not assign this Agreement or transfer any of its rights hereunder, or delegate the performance of any of its duties or obligations arising under this Agreement, whether by merger, acquisition, sale of assets, operation of law, or otherwise, without the prior written consent

of Franchisor. Any purported assignment in violation of the preceding sentence is null and void. Subject to the foregoing, this Agreement shall be binding upon, and inure to the benefit of, the successors and assigns of the parties thereto. Except as otherwise specified in this Agreement, this Agreement may be amended or supplemented only by a writing that refers explicitly to this Agreement and that is signed on behalf of both parties. No waiver will be implied from conduct or failure to enforce rights. No waiver will be effective unless in a writing signed on behalf of the party against whom the waiver is asserted. If any term of this Agreement is found invalid or unenforceable that term will be enforced to the maximum extent permitted by law and the remainder of this Agreement will remain in full force. The parties are independent contractors and nothing contained herein shall be construed as creating an agency, partnership, or other form of joint enterprise between the parties. This Agreement represents the entire agreement between the parties relating to its subject

matter and supersedes all prior and/or contemporaneous representations, discussions, negotiations and agreements, whether written or oral. Except for Licensee's payment obligations hereunder, neither party shall be liable to the other party or any third party for failure or delay in performing its obligations under this Agreement when such failure or delay is due to any cause beyond the control of the party concerned, including, without limitation, acts of God, governmental orders or restrictions, fire, or flood, provided that upon cessation of such events such party shall thereupon promptly perform or complete the performance of its obligations hereunder. Except as otherwise expressly provided in this Agreement, all remedies provided for in this Agreement shall be cumulative and in addition to and not in lieu of any other remedies available to either party at law, in equity or otherwise. This Agreement may be entered into in one or more counterparts, each of which will be deemed an original, and all of which taken together shall constitute one and the same instrument.

IN WITNESS WHEREOF, the parties have executed this Agreement as of the Effective Date.

BUDDY'S FRANCHISING AND LICENSING LLC

[Name of Licensee]

By: _____

By: _____

Name: _____

Name: _____

Title: _____

Title: _____

Address: _____

Address: _____

EXHIBIT F
Signage Lease Agreement

SIGNAGE LEASE

THIS SIGNAGE LEASE (this “**Agreement**”) is effective on the _____ day of _____, 20____, (“**Effective Date**”) by and between Buddy’s Franchising and Licensing LLC, a Florida limited liability company, with its principal place of business at 8529 Southpark Circle, Suite 150, Orlando, Florida 32819 (“**Lessor**”), and _____, a _____, with a business address of _____ (“**Lessee**”).

RECITALS

A. Lessee and Lessor are parties to a Franchise Agreement dated _____, 20____ (the “**Franchise Agreement**”) for the operation of a Buddy’s Home Furnishings retail business at the location described in Exhibit A to this Agreement (the “**Retail Business**”).

B. Lessee desires to lease the Signage (defined below) from Lessor and Lessor desires to lease the Signage to Lessee, all upon the terms and subject to the terms of this Agreement.

In consideration of the foregoing and the mutual covenants and consideration below, Lessor and Lessee agree as follows:

1. **Scope.** Lessee agrees to lease from Lessor the signage, identified on Exhibit A attached hereto and incorporated herein by reference (“**Signage**”).
2. **Term.** The term of this Agreement shall commence on the Effective Date and shall expire simultaneously with the expiration or termination of the Franchise Agreement (including any renewal period for the Franchise Agreement or renewal of the right to operate the Retail Business under a successor franchise agreement).
3. **Payment.** Beginning on the date the Signage is installed (“**Installation Date**”), Lessee shall commence making weekly lease payments (each, a “**Weekly Lease Payment**”) (i) in the amount set forth in Exhibit A during the first five (5) years after the Installation Date and (ii) in the amount of one dollar (\$1) per week thereafter for the remainder of this Agreement. Each Weekly Lease Payment will be due and payable in accordance with the provisions in Section 5(d) and 5(e) of the Franchise Agreement. This Agreement is not a finance lease.
4. **Payment of Taxes and Charges.** In addition to the payment described in Section 3 hereof, Lessee agrees to pay (and does hereby agree to indemnify and hold Lessor harmless from and against) all assessments and taxes of every type and nature including but not limited to sales, use, property, ad valorem, and value-added (including penalties and interest unless caused by the fault of Lessor) imposed against Lessor, Lessee or the Signage, upon or with respect to the Signage or upon the ownership, delivery, lease, possession, use, operation or return of the Signage hereunder or upon the rentals or receipts arising therefrom or with respect to this Agreement, unless and to the extent only that such tax, levy or charge is being contested by Lessee in good faith and by appropriate proceedings. The foregoing taxes, penalties and interest, if any, shall be promptly paid by Lessee. Any taxes imposed in lieu of or in substitute of any such existing sales, use or property tax, shall be for the account of Lessee.
5. **Free of Encumbrances; Assignment.** Lessee shall keep and maintain the Signage and the lease payments due under this Agreement free and clear of all liens, charges, security interests and encumbrances (except any placed thereon by Lessor or its assignee or secured party). Lessee shall not assign, transfer, pledge, hypothecate or otherwise dispose of this Agreement or any interest therein without the prior written

consent of Lessor. Lessor may assign this Lease and/or grant a security interest in the Signage without notice to Lessee.

6. Risk of Loss. Beginning on the Installation Date, the risk of loss for any damage to or destruction of the Signage shall be upon Lessee. If, at any time following the passage of risk of loss to Lessee, the Signage (or any portion of the Signage) is damaged, lost or destroyed by any cause, Lessee shall be liable for the expense of repairing the Signage, or if the Signage cannot be repaired, then Lessee shall be responsible for replacing the Signage. Lessee agrees to give Lessor prompt notice if the Signage or any part of the Signage is damaged, lost or destroyed.

7. Indemnity/Insurance. Lessee hereby agrees to defend, indemnify and save harmless Lessor and Lessor's assignee or secured party, if any, from all claims, expenses (including reasonable attorneys' fees), damages and liabilities arising out of or pertaining to Lessee's possession of the Signage or by reason of any default in the performance of any obligation of Lessee hereunder. Notwithstanding the foregoing, Lessee shall not be responsible under the terms of this Section 7 for any claims, costs, expenses, damages or liabilities caused solely by the gross negligence or willful misconduct of Lessor. The indemnities and covenants contained herein shall survive termination of this Agreement.

Lessee will obtain an insurance policy or policies (i) that protects Lessee and Lessor against risks such as flood, fire, vandalism and other perils typically covered by a standard fire and extended coverage property insurance policy, (ii) covers the Signage in an amount not less than the signage cost referenced on Exhibit A ("**Signage Cost**") and (iii) names Lessor as loss payee under such insurance. Lessee shall deliver to Lessor certificates of insurance evidencing the same.

8. Use, Location. Lessee shall be entitled to full-time use of the Signage solely at the Retail Business. Lessee shall provide proper care for the Signage and shall at all times use the Signage strictly in accordance with all applicable laws, ordinances and regulations.

9. Maintenance and Repairs. Lessee shall, during the term of this Agreement, at its expense, keep the Signage in good working condition and protect the Signage from deterioration.

10. Enforcement of Warranty. LESSOR MAKES NO EXPRESS OR IMPLIED WARRANTIES AS TO ANY MATTER WHATSOEVER, INCLUDING THE CONDITION, QUALITY, DURABILITY OR SUITABILITY OF THE SIGNAGE, OR THE MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE WITH RESPECT TO THE SIGNAGE. LESSEE ACKNOWLEDGES THAT LESSOR DOES NOT MANUFACTURE THE SIGNAGE AND HAS NOT INSPECTED THE SIGNAGE PRIOR TO DELIVERY TO LESSEE.

On written request from Lessee, at Lessee's sole cost, Lessor shall take all reasonable action requested by Lessee to enforce any manufacturer's warranty, express or implied, relating to the condition or performance of the Signage which is enforceable by Lessor in its own name; provided, however, that Lessor shall not be obligated to resort to litigation to enforce any such warranty unless Lessee shall pay all expenses in connection therewith. If any such warranty is enforceable in Lessee's name, Lessee shall take all reasonable action at its sole expense to enforce any such warranty.

11. Transportation, Installation and Return of the Signage. All transportation and other charges for delivery and installation of the Signage at Lessee's premises shall be paid by Lessee. If a pole is required, the pole and the costs of the foundation for the pole, including installation, shall be paid by Lessee. Transportation charges for the pole shall be paid by Lessee. On the expiration or termination of the Franchise Agreement, Lessee, at its own risk and expense, will immediately return the Signage to Lessor

or, at Lessor's option, Lessor may retrieve the Signage and charge Lessee for all transportation and other charges for removal of the Signage and delivery of the Signage to a location designated by Lessor.

12. Events of Default and Remedies. If (a) Lessee shall default (i) in the payment of any lease payments or other monies due under this Agreement and fail to make such payment within 30 days after receipt from Lessor of written notice to Lessee of said default, or (ii) in performing any of the material terms or provisions of this Agreement and shall fail to cure such default within 30 days after receipt from Lessor of written notice to Lessee of said default; (b) there is a filing of tax or other liens that may affect this Agreement or the Franchise Agreement; (c) there is a voluntary or involuntary bankruptcy by or against Lessee or any of Lessee's owners; (d) Lessee's insolvency; (e) Lessee makes an assignment for the benefit of creditors or any similar voluntary or involuntary arrangement for the disposition of assets of Lessee for the benefit of creditors; or (f) if the Franchise Agreement between Lessor and Lessee is terminated or expires then, and in any of said events (herein called "**Events of Default**"), Lessor shall have the right to do any one or more of the following, without notice, liability or legal process, (in addition to any and all other rights and remedies provided in this Agreement or by applicable law): (x) to terminate this Agreement and to take possession of and remove any or all of the Signage, wherever situated, and for such purpose, to enter upon any premises for so doing; (y) whether or not this Agreement is terminated or not, to take possession of and remove any or all of the Signage, wherever situated, and for such purpose, to enter upon any premises for so doing; and (z) to sell, dispose of, hold, use or release any or all of the Signage, as Lessor in its sole discretion may decide.

Upon termination of this Agreement due to events stated in Section 12, any other default by Lessee or in the event of the termination of the Franchise Agreement, Lessee shall be liable to Lessor for any unpaid Weekly Lease Payments at the time of termination.

13. Miscellaneous Provisions. The Signage shall remain the personal property of Lessor at all times during the term of this Agreement and any time after termination of this Agreement or renewal of this Agreement. The Signage shall not become a part of any real estate, whether as a fixture or otherwise. Upon request, Lessee shall execute financing statements to evidence Lessor's interest and the interest of any assignee or secured party of Lessor in the Signage and the lease payments or, at Lessor's option, Lessee authorizes Lessor and its assignees to file financing statements (signed only by Lessor or its assignees where allowed by law). Lessor and its assignees may file financing statements as provided under this Agreement in all places where Lessor or its assignees deem it necessary or desirable to protect its or their interest in and to the Signage.

This Agreement shall constitute the entire agreement between Lessor and Lessee relating to the lease of the Signage. No waiver, consent, modification or change of terms of this Agreement shall bind either party, including Lessor's secured party, unless in writing and signed by an officer of both Lessor and Lessee and then such waiver, consent, modification or change shall be effective only in the specific instance and for the specific purpose given.

All notices will be addressed to the parties at the addresses set forth in the heading of this Agreement or to such other address as any party may notify the other parties of in a writing delivered in accordance with this Section. Additionally, all notices mailed to Lessee at the address of the Signage shall be deemed sufficient. Any notice required or permitted to be given under this Agreement will be deemed given: (i) when delivered personally to the party to receive such notice, if a natural person, or to an officer of any party which is a corporation or limited liability company or to any member or partner as the case may be of any party which is a partnership; (ii) 5 days after mailing by express courier service, fully prepaid, addressed as provided in this Agreement, or upon actual receipt of such mailing, whichever will first occur; or (iii) upon receipt of confirmation from the addressee acknowledging receipt of such notice if by e-mail, facsimile or other electronic transmission service (provided that in the case of notice delivered

in accordance with this clause (iii), a copy of the notice is also simultaneously sent in accordance with clause (ii) above).

This Agreement may be executed in any number of counterparts, each of which shall be but one and the same instrument.

The remedies herein granted to Lessor shall not be exclusive or mutually exclusive, and Lessor shall have such other and additional remedies against Lessee as may be permitted in law or in equity at any time. Any exercise of a right of termination by Lessor shall not be construed to eliminate or discharge any right of Lessor to damages on account of any default of Lessee.

In the event any provision of this Agreement is held by any court having jurisdiction over any dispute arising hereunder to be invalid or unenforceable, then (a) such court shall reinterpret such provision so as to carry out the intent of the parties hereto in a valid and enforceable manner, and (b) the invalidity or unenforceability of such provision within the jurisdiction of such court shall not affect the validity or enforceability of such provision in any other jurisdiction and the remainder of this Agreement shall remain in full force and effect. However, in the event that any material term of this Agreement shall be stricken or declared invalid, Lessor reserves the right to terminate this Agreement at its sole option.

THIS AGREEMENT HAS BEEN DELIVERED AND ACCEPTED AND SHALL BE DEEMED TO HAVE BEEN MADE AT ORLANDO, FLORIDA. THE TERMS AND PROVISIONS OF THIS AGREEMENT SHALL BE INTERPRETED IN ACCORDANCE WITH AND GOVERNED BY THE LAWS OF THE STATE OF FLORIDA WITHOUT REGARD TO PRINCIPLES OF CONFLICTS OF LAW. AS A SPECIFICALLY BARGAINED INDUCEMENT FOR LESSOR TO ENTER INTO THIS AGREEMENT, LESSEE AGREES THAT ANY ACTION, SUIT OR PROCEEDING IN A COURT OF LAW IN RESPECT OF OR ARISING OUT OF THIS AGREEMENT, ITS VALIDITY OR PERFORMANCE, WITHOUT LIMITATION ON THE ABILITY OF LESSOR, ITS SUCCESSORS AND ASSIGNS, TO EXERCISE ALL RIGHTS (INCLUDING THOSE WHICH CAN BE EXERCISED IN A COURT OF LAW) AS TO THE POSSESSION OF OR EXECUTION OR FORECLOSURE ON THE SIGNAGE AND IN ANY APPLICABLE JURISDICTION WHERE THE SIGNAGE IS LOCATED, SHALL BE INITIATED AND PROSECUTED AS TO ALL PARTIES AND THEIR SUCCESSORS AND ASSIGNS IN ORLANDO, FLORIDA, UNLESS JURISDICTION CANNOT BE OBTAINED OVER ANY PARTY WHO IS A "NECESSARY PARTY" UNDER APPLICABLE RULES OF CIVIL PROCEDURE IN ORLANDO, FLORIDA. LESSEE CONSENTS TO AND SUBMITS TO THE EXERCISE OF JURISDICTION OVER ITS PERSON BY ANY COURT SITUATED IN ORLANDO, FLORIDA HAVING JURISDICTION OVER THE SUBJECT MATTER. LESSEE WAIVES ANY OBJECTION BASED ON FORUM NON CONVENIENS, AND ANY OBJECTION TO VENUE OF ANY ACTION, SUIT OR PROCEEDING INSTITUTED HEREUNDER.

IN WITNESS WHEREOF, the parties have executed and delivered this Agreement as of the Effective Date.

WITNESSES:

WITNESSES:

LESSOR:

**BUDDY'S FRANCHISING AND
LICENSING LLC**

By: _____

Name: _____

Title: _____

LESSEE:

[_____]

By: _____

Name: _____

Title: _____

EXHIBIT A
TO SIGNAGE LEASE

WEEKLY LEASE PAYMENT: _____

LOCATION OF SIGNAGE: _____

SIGNAGE IDENTIFICATION: _____

SIGNAGE COST: _____

EXHIBIT G

Prospective Franchisee Confidentiality Agreement

The undersigned (“you”) are interested in obtaining information about the BUDDY’S HOME FURNISHINGS franchise program.

In order for you to better understand our franchise system, Buddy’s Franchising and Licensing LLC (“we”) may share with you confidential plans, materials, methods, techniques, processes, records, business plans, market research, supplier data, customer data, financial analysis, pricing information and other information, including electronically stored information (collectively, “Proprietary Information”). It is important that we maintain the confidentiality of our Proprietary Information.

Thus, you agree to the following conditions regarding our disclosure of Proprietary Information to you:

- 1) You agree to maintain as confidential the Proprietary Information and not to copy or try to duplicate our Proprietary Information;
- 2) You agree not to use the Proprietary Information in any manner or for any purpose other than pursuant to a written agreement with us;
- 3) You agree not to disclose or disseminate the Proprietary Information to anyone without our prior written approval;
- 4) You agree not to reproduce any of the Proprietary Information and to return to us all Proprietary Information received by you immediately upon our request;

We agree that Proprietary Information does not include information: a) which is known to you at the time of disclosure as demonstrated by your files and records; b) becomes known to you from another source without confidentiality restrictions; or c) is or becomes part of the public domain through no act or omission by you.

Use, exploitation, disclosure or dissemination of the Proprietary Information in breach of this Agreement shall be deemed to cause us irreparable harm for which monetary damages are not an adequate remedy, and we will be entitled to specific performance, injunctive relief or other equitable relief in addition to any other remedy we may have at law or in equity.

Accepted and agreed to this __ day of _____, 20__.

By: _____

Its: _____

EXHIBIT H

Franchisee Acknowledgment

**ACKNOWLEDGMENT TO
BUDDY'S HOME FURNISHINGS® FRANCHISE AGREEMENT**

THIS ACKNOWLEDGMENT SHALL NOT BE COMPLETED BY YOU, AND WILL NOT APPLY, IF THE OFFER OR SALE OF THE FRANCHISE IS SUBJECT TO THE STATE FRANCHISE DISCLOSURE LAWS OF CALIFORNIA, HAWAII, ILLINOIS, INDIANA, MARYLAND, MICHIGAN, MINNESOTA, NEW YORK, NORTH DAKOTA, RHODE ISLAND, SOUTH DAKOTA, VIRGINIA, WASHINGTON, OR WISCONSIN. IF THE FRANCHISE IS TO BE OPERATED IN, OR YOU ARE A RESIDENT OF, MARYLAND, DO NOT SIGN THIS ACKNOWLEDGMENT.

* * *

As you know, you and we are entering into a Franchise Agreement for the operation of a BUDDY'S HOME FURNISHINGS franchise. The purpose of this Acknowledgment is to determine whether any statements or promises were made to you that we have not authorized or that may be untrue, inaccurate or misleading. Please review each of the following questions carefully and provide honest responses to each question.

Acknowledgments and Representations*:

1. Did you receive a copy of our Franchise Disclosure Document (and all exhibits and attachments) at least 14 calendar days prior to signing the Franchise Agreement? Check one: Yes No. If no, please comment: _____

2. Have you studied and reviewed carefully our Franchise Disclosure Document and Franchise Agreement? Check one: Yes No. If no, please comment: _____

3. Did you understand all the information contained in both the Franchise Disclosure Document and Franchise Agreement? Check one Yes No. If no, please comment: _____

4. Was any oral, written or visual claim or representation made to you which contradicted the disclosures in the Franchise Disclosure Document? Check one: No Yes. If yes, please state in detail the oral, written or visual claim or representation: _____

5. Except as stated in Item 19 of our Franchise Disclosure Document, did any employee or other person speaking on behalf of Buddy's Franchising and Licensing LLC make any oral, written or visual claim, statement, promise or representation to you that stated, suggested, predicted or projected sales, revenues, earnings, income or profit levels at any BUDDY'S HOME FURNISHINGS location or business, or the likelihood of success at your franchised business? Check one: No Yes. If yes, please state in detail the oral, written or visual claim or representation: _____

6. Except as stated in Item 19 of our Franchise Disclosure Document, did any employee or other person speaking on behalf of Buddy's Franchising and Licensing LLC make any statement or promise regarding the costs involved in operating a franchise or that is contrary to, or different

from, the information contained in the Franchise Disclosure Document. Check one: Yes No. If yes, please comment: _____

7. Do you understand that the Franchise Agreement (and the representations in the Franchise Disclosure Document) constitute the entire agreement between you and us concerning the franchise for the Business, meaning that any prior oral or written statements not set out in the Franchise Agreement will not be binding? Check one: Yes No. If no, please comment: _____

8. Do you understand that the success or failure of your Business will depend in large part upon your skills and experience, your business acumen, your location, the local market for products under the BUDDY'S HOME FURNISHINGS trademarks, interest rates, the economy, inflation, the number of employees you hire and their compensation, competition and other economic and business factors? Further, do you understand that the economic and business factors that exist at the time you open your Business may change? Check one Yes No. If no, please comment: _____

9. Do you understand that you are bound by the non-compete covenants (both in-term and post-term) in Sections 8(h), 8(i), and 8(j) of the Franchise Agreement and, if applicable, in Section 8 of the Development Agreement and that an injunction is an appropriate remedy to protect the interests of the BUDDY'S HOME FURNISHINGS system if you violate the covenant(s)? Yes No. If no, please comment: _____

YOU UNDERSTAND THAT YOUR ANSWERS ARE IMPORTANT TO US AND THAT WE WILL RELY ON THEM. BY SIGNING THIS ACKNOWLEDGMENT, YOU ARE REPRESENTING THAT YOU HAVE CONSIDERED EACH QUESTION CAREFULLY AND RESPONDED TRUTHFULLY TO THE ABOVE QUESTIONS. IF MORE SPACE IS NEEDED FOR ANY ANSWER, CONTINUE ON A SEPARATE SHEET AND ATTACH.

NOTE: IF THE RECIPIENT IS A CORPORATION, PARTNERSHIP, LIMITED LIABILITY COMPANY OR OTHER ENTITY, EACH OF ITS PRINCIPAL OWNERS MUST EXECUTE THIS ACKNOWLEDGMENT.

[Signature Page Follows]

Signed:

Print Name:

Date:

Signed:

Print Name:

Date:

Signed:

Print Name:

Date:

APPROVED ON BEHALF OF
BUDDY'S FRANCHISING AND
LICENSING LLC

Signed:

Print Name:

Date:

EXHIBIT I

Table of Contents of Operations Manual

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Exhibit J
Sample Release

SAMPLE RELEASE OF CLAIMS

THIS IS A CURRENT FORM THAT IS SUBJECT TO CHANGE OVER TIME.

For and in consideration of the Agreements and covenants described below, Buddy's Franchising and Licensing LLC ("Franchisor") and _____ ("Franchisee") enter into this Release of Claims ("Agreement").

RECITALS

- A. Franchisor and Franchisee entered into BUDDY'S HOME FURNISHINGS Franchise Agreement dated _____.
- B. [NOTE: Described the circumstances relating to the release.]
- C. Subject to and as addressed with greater specificity in the terms and conditions set forth below, Franchisor and Franchisee now desire to settle any and all disputes that may exist between them relating to the Franchise Agreement.

AGREEMENT

- 1. **Consideration.** [NOTE: Describe the consideration paid.]
- 2-3. [NOTE: Detail other terms and conditions of the release.]
- 4. **Release of Claims by Franchisor.** In consideration of, and only upon full payment of \$_____ to Franchisor, and the other terms and conditions of this Agreement, the receipt and sufficiency of which is hereby acknowledged, Franchisor, for itself and for each of its affiliated corporations, subsidiaries, divisions, insurers, indemnitors, attorneys, successors, and assigns, together with all of its past and present directors, officers, employees, attorneys, agents, assigns and representatives does hereby release and forever discharge Franchisee and each of his heirs, executors, successors, and assigns of and from any and all actions, suits, proceedings, claims (including, but not limited to, claims for attorney's fees), complaints, judgments, executions, whether liquidated or unliquidated, known or unknown, asserted or unasserted, absolute or contingent, accrued or not accrued, disclosed or undisclosed, related to the Franchise Agreement. This release does not release Franchisee from any obligations he may have under this Agreement.
- 5. **Release of Claims by Franchisee.** In consideration of the other terms and conditions of this Agreement, the receipt and sufficiency of which is hereby acknowledged, Franchisee, for himself and for each of his heirs, executors, administrators, insurers, attorneys, agents, representatives, successors, and assigns, does hereby release and forever discharge Franchisor and each of its respective affiliated corporations, subsidiaries, divisions, insurers, indemnitors, attorneys, successors, and assigns, together with all of their past and present directors, officers, employees, attorneys, agents, assigns and representatives in their capacities as such, of and from any and all actions, suits, proceedings, claims (including, but not limited to, claims for attorney's fees but excluding claims under the Maryland Franchise Registration and Disclosure Law), complaints, charges, judgments, executions, whether liquidated or unliquidated, known or unknown, asserted or unasserted, absolute or contingent, accrued or not accrued, related to the Franchise Agreement.

6. **Reservation of Claims Against Non-Settling Parties.** Franchisor and Franchisee expressly reserve their right and claims against any non-settling persons, firms, corporations, or other entities for whatever portion or percentage their damages are found to be attributable to the wrongful conduct of said non-settling parties.

7. **Entire Agreement.** This Agreement constitutes the entire agreement between the parties relative to the subject matter contained herein, and all prior understandings, representations and agreements made by and between the parties relative to the contents contained in this Agreement are merged into this Agreement.

8. **Voluntary Nature of Agreement.** The parties acknowledge and agree that they have entered into this Agreement voluntarily and without any coercion. The parties further represent that they have had the opportunity to consult with an attorney of their own choice, that they have read the terms of this Agreement, and that they fully understand and voluntarily accept the terms.

9. **Governing Law and Jurisdiction.** This Agreement will be construed and enforced in accordance with the law of the state of _____.

10. **Claims Under Washington Franchise Investment Protection Act.** This Release of Claims shall not apply to any claims arising under the Washington Franchise Protection Act, RCW 19.100, and the rules adopted thereunder.

11. **Attorneys' Fees.** All rights and remedies under this Agreement shall be cumulative and none shall exclude any other right or remedy allowed by law. In the event of a breach of this Agreement that requires one of the parties to enforce the terms and conditions of this Agreement, the non-prevailing party shall pay the prevailing party's attorneys' fees and costs incurred by reason of the breach.

Dated: _____, 20__

FRANCHISOR:
BUDDY'S FRANCHISING AND
LICENSING LLC

By _____
Its _____

Dated: _____, 20__

FRANCHISEE:

By _____

EXHIBIT K

Current and Former Franchisees

Franchisees as of December 30, 2023

The following is a list of franchisees and their franchised Buddy's Home Furnishings retail businesses as of December 30, 2023:

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|--------------------------|--------------------------------|---------------|-------|----------|------------------|
| bb BHF Stores LLC | 9260 Hwy 119 | Alabaster | AL | 35007 | 205-620-9292 |
| MW Management, Inc. | 600 S Jefferson Street; Ste M | Athens | AL | 35611 | 256-206-9505 |
| bb BHF Stores LLC | 106 River Square Plaza; Ste 2 | Bessemer | AL | 35023 | 205-491-1632 |
| bb BHF Stores LLC | 1644 2nd Ave SW | Cullman | AL | 35055 | 256-736-5959 |
| bb BHF Stores LLC | 924 Beltline Road | Decatur | AL | 35602 | 256-341-5908 |
| bb BHF Stores LLC | 2511 W Meighan Blvd | Gadsden | AL | 35904 | 256-543-2322 |
| MW Management, Inc. | 2005 Jordan Lane | Huntsville | AL | 35816 | 256-427-4574 |
| bb BHF Stores LLC | 800 Hwy 78 | Jasper | AL | 35501 | 205-295-9292 |
| bb BHF Stores LLC | 1725 Asheville Rd Unit 101 | Leeds | AL | 35094 | 659-223-4623 |
| Magnolia Furniture, Inc. | 4055 Cottage Hill Rd; Ste 104A | Mobile | AL | 36609 | 251-662-5730 |
| bb BHF Stores LLC | 3734 Pepperell Pkwy | Opelika | AL | 36801 | 334-705-6760 |
| bb BHF Stores LLC | 43 Elm Street | Oxford | AL | 36203 | 256-733-6448 |
| bb BHF Stores LLC | 26 North Broadway Ave. | Sylacauga | AL | 35150 | 256-570 5115 |
| Magnolia Furniture, Inc. | 5831 Hwy 90 West; Ste C | Theodore | AL | 36582 | 251-459-7148 |
| bb BHF Stores LLC | 1520 Skyland Blvd E | Tuscaloosa | AL | 35405 | 205-758-3667 |
| Buddy Mac Holdings LLC | 2330 Harrison St. | Batesville | AR | 72501 | 870-612-7076 |
| Buddy Mac Holdings LLC | 140 W Market Street | Clarksville | AR | 72830 | 479-705-9090 |
| bb BHF Stores LLC | 2263 N Washington St | Forrest City | AR | 72335 | 870-633-6002 |
| Buddy Mac Holdings LLC | 3800 Towson Ave | Fort Smith | AR | 72901 | 479-226-3392 |
| Buddy Mac Holdings LLC | 3827 Midland Blvd | Fort Smith | AR | 72904 | 479-709-9702 |
| Buddy Mac Holdings LLC | 8117 Rogers Ave | Fort Smith | AR | 72903 | 479-452-5257 |
| Buddy Mac Holdings LLC | 1025 MLK Blvd | Malvern | AR | 72104 | 501-332-2068 |
| Buddy Mac Holdings LLC | 330 Highway 62 E | Mountain Home | AR | 72653 | 870-425-3999 |
| Buddy Mac Holdings LLC | 1821 Hwy. 67 S | Pocahontas | AR | 72455 | 870-892-8841 |
| Buddy Mac Holdings LLC | 2004 W Walnut Street; Ste 101 | Rogers | AR | 72756 | 479-899-6969 |
| Buddy Mac Holdings LLC | 1810 W Sunset; Ste A | Springdale | AR | 72762 | 479-751-8808 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|----------------------------------|----------------|--------------|-----------------|-------------------------|
| Buddy Mac Holdings LLC | 500 Hwy. 463 North | Trumann | AR | 72472 | 870-483-7076 |
| Buddy Mac Holdings LLC | 2425 Fayetteville Road | Van Buren | AR | 72956 | 479-471-8870 |
| Buddy Mac Holdings LLC | 610 Hwy 67 N. | Walnut Ridge | AR | 72476 | 870-886-9702 |
| Buddy Mac Holdings LLC | 1600 N. Falls Blvd. | Wynne | AR | 72396 | 870-238-4442 |
| Pentex Franchises, LLC | 834 S Alma School Rd #2 | Mesa | AZ | 85210 | (480) 739-2166 |
| Pentex Franchises, LLC | 10410 N 35th Ave, Suite 108 | Phoenix | AZ | 85051 | (480) 739-2170 |
| RKR Ventures LLC | 701 Mike's Pike St Ste B | Winslow | AZ | 86047 | 928-289-6782 |
| Buddy Mac Holdings LLC | 2514 9Th St W | Bradenton | FL | 34205 | 941-748-7023 |
| TPGBHF, LLC | 1455 FL-436, Suite 103 | Casselberry | FL | 32707 | (321) 972-2929 |
| TPGBHF, LLC | 821 N. Nova Rd. | Daytona Beach | FL | 32117 | (386) 255-2988 |
| bb BHF Stores LLC | 8807 Lem Turner | Jacksonville | FL | 32208 | 904-766-2183 |
| bb BHF Stores LLC | 8595 Beach Blvd Ste 321 | Jacksonville | FL | 32216 | 904-642-3141 |
| bb BHF Stores LLC | 5201 Norwood Ave | Jacksonville | FL | 32208 | 904-652-0100 |
| bb BHF Stores LLC | 7200 Normandy Blvd., Suite 4 | Jacksonville | FL | 32205 | 904-652-0280 |
| bb BHF Stores LLC | 5276 Blanding Blvd., Suite 2 | Jacksonville | FL | 32210 | 904-317-5208 |
| bb BHF Stores LLC | 1990 SR 44 | New Smyrna | FL | 32168 | 386-426-2226 |
| bb BHF Stores LLC | 868 Blanding Blvd, Suite 120-121 | Orange Park | FL | 32065 | 904-621-0020 |
| TPGBHF, LLC | 5920 Metropolis Way | Orlando | FL | 32811 | (407) 472-8900 |
| bb BHF Stores LLC | 919 S Hwy 19 | Palatka | FL | 32177 | 386-329-1190 |
| bb BHF Stores LLC | 1467 Capital Circle NW | Tallahassee | FL | 32303 | 850-765-1008 |
| Buddy Mac Holdings LLC | 6608 Adamo Drive | Tampa | FL | 33619 | 813-621-9767 |
| Buddy Mac Holdings LLC | 10015 N Nebraska Ave | Tampa | FL | 33612 | 813-977-5362 |
| Buddy Mac Holdings LLC | 2211 E Hillsborough Ave | Tampa | FL | 33610 | 813-238-6461 |
| Buddy Mac Holdings LLC | 5505 N Armenia Ave | Tampa | FL | 33603 | 813-873-0111 |
| Buddy Mac Holdings LLC | 7029 W Waters Ave | Tampa | FL | 33634 | 813-888-8388 |
| Buddy Mac Holdings LLC | 41278 Us Hwy 19 N | Tarpon Springs | FL | 34689 | 727-942-0616 |
| Kamerade Group, LLC | 203 N Hutchinson Ave | Adel | GA | 31620 | 229-896-2050 |
| TryBudCoLLC | 2401 North Slappey Blvd | Albany | GA | 31701 | 229-355-2005 |
| Rentown Sales, LLC | 1205 W Parker St | Baxley | GA | 31513 | 912-366-8040 |
| A-Team Leasing, LLC | 138 Market Sq | Cartersville | GA | 30120 | 770-607-8443 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|-----------------------------|------------------------------------|---------------|--------------|-----------------|-------------------------|
| Pierce RTO Enterprises, LLC | 170 Banks Crossing Drive | Commerce | GA | 30529 | 706-309-2334 |
| A-Team Leasing, LLC | 1190 West Ave Sw | Conyers | GA | 30012 | 770-929-8443 |
| Pierce RTO Enterprises, LLC | 3193 North Elm Street | Covington | GA | 30014 | 470-205-1901 |
| A-Team Leasing, LLC | 3570 Memorial Dr Ste 101 | Decatur | GA | 30032 | (404) 288-3480 |
| A-Team Leasing, LLC | 7003 North Concourse Parkway Ste 1 | Douglasville | GA | 30134 | 770-577-0772 |
| Pierce RTO Enterprises, LLC | 512-B North Jefferson Street | Dublin | GA | 31021 | 478-274-1818 |
| A-Team Leasing, LLC | 130 John W Morrow Jr Pkwy Ste H | Gainesville | GA | 30501 | 770-718-9992 |
| A-Team Leasing, LLC | 1661 North Expressway Suite A | Griffin | GA | 30223 | 770-227-8600 |
| TryBudCoLLC | 900 Hogansville Road, Suite K | LaGrange | GA | 30241 | 706-883-5088 |
| A-Team Leasing, LLC | 250 Grayson Hwy Ste H | Lawrenceville | GA | 30046 | 770-962-1660 |
| A-Team Leasing, LLC | 1289 Veterans Memorial Hwy SW | Mableton | GA | 30126 | 770-745-5330 |
| TryBudCoLLC | 892 Pierce Ave | Macon | GA | 31204 | 478-200-2246 |
| bb BHF Stores LLC | 31 st St NW | Moultrie | GA | 31768 | 229-985-5005 |
| Kamerade Group, LLC | 310 S Davis Street | Nashville | GA | 31639 | 229-686-7953 |
| A-Team Leasing, LLC | 1108 Bullsboro Dr Suite 107 | Newnan | GA | 30265 | 770-252-9800 |
| WRCT Investments, LLC | 866 W Hwy 80 | Pooler | GA | 31322 | 912-988-1975 |
| WRCT Investments, LLC | 11 Coach Lee Hill Blvd. | Statesboro | GA | 30458 | 912-764-6868 |
| A-Team Leasing, LLC | 5529 N Henry Blvd. | Stockbridge | GA | 30281 | 770-506-7100 |
| WRCT Investments, LLC | 523 S Main Street | Swainsboro | GA | 30401 | 478-289-8487 |
| Kamerade Group, LLC | 15082 US Hwy 19 S | Thomasville | GA | 31757 | 229-228-0925 |
| Kamerade Group, LLC | 216 E Us Hwy 82 | Tifton | GA | 31794 | 229-387-9900 |
| bb BHF Stores LLC | 2019 Marion Street | Valdosta | GA | 31602 | 229-241-1122 |
| WRCT Investments, LLC | 1105 E 1 St | Vidalia | GA | 30474 | 912-538-0215 |
| TryBudCoLLC | 1825 Watson Blvd | Warner Robins | GA | 31094 | 478-217-9988 |
| Pauhana Associates Limited | 655 Harmon Loop Road | Dededo | GUAM | 96929 | 671-588-5858 |
| Pauhana Associates Limited | 124 Jesus Mariano Street; Ste 103 | Mangilao | GUAM | 96913 | 671-969-6699 |
| Bhavani LLC | 902 W Kimberly; Ste 14 | Davenport | IA | 52806 | 563-386-4095 |
| Bhavani LLC | 704-708 N. Gilbert St. | Danville | IL | 61832 | 217-443-1935 |
| Buddy Mac Holdings LLC | 103 N Carbon St | Marrion | IL | 62959 | 618-998-0099 |
| Bhavani LLC | 3735 Avenue Of The Cities | Moline | IL | 61265 | 309-797-1495 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|---|----------------|--------------|-----------------|-------------------------|
| Bhavani LLC | 5856 East State St | Rockford | IL | 61108 | 815-226-3970 |
| bb BHF Stores LLC | 1710 E 10 th Street; Suite 3 | Jeffersonville | IN | 47130 | 812-284-6878 |
| Buddy Mac Holdings LLC | 2524 N Broadway | Pittsburg | KS | 66762 | 620-308-6271 |
| bb BHF Stores LLC | 611 W Poplar Street; Suite A7 | Elizabethtown | KY | 42701 | 270-765-3045 |
| bb BHF Stores LLC | 3942 7Th Street Rd | Louisville | KY | 40216 | 502-449-6096 |
| bb BHF Stores LLC | 2119 W Broadway | Louisville | KY | 40211 | 502-778-7733 |
| bb BHF Stores LLC | 5338-D South 3 rd St | Louisville | KY | 40214 | 502-361-1173 |
| bb BHF Stores LLC | 11330 Preston Hwy; Unit 1 | Louisville | KY | 40229 | 502-962-0850 |
| bb BHF Stores LLC | 5717 Preston Hwy | Louisville | KY | 40219 | 502-968-2982 |
| bb BHF Stores LLC | 250 Segler Drive | Oak Grove | KY | 42262 | 270-640-6417 |
| Baton Rouge Group LLC | 8345 Florida Blvd | Baton Rouge | LA | 70806 | 225-355-8000 |
| Baton Rouge Group LLC | 849 D Thibaut Drive | Donaldsonville | LA | 70346 | 225-473-9100 |
| bb BHF Stores LLC | 4631 Westbank Expy | Marrero | LA | 70072 | 504-341-2899 |
| bb BHF Stores LLC | 1800 Louisville Ave | Monroe | LA | 71201 | 318-699-8405 |
| Buddy Mac Holdings LLC | 129 Twin City Mall | Crystal City | MO | 63019 | 636-933-0400 |
| Buddy Mac Holdings LLC | 907 W. Business U.S 60 | Dexter | MO | 63841 | 573-614-4694 |
| Buddy Mac Holdings LLC | 205 E Karsch Blvd | Farmington | MO | 63640 | 573-760-9090 |
| Buddy Mac Holdings LLC | 409 West Main | Fredericktown | MO | 63645 | 573-783-7776 |
| Buddy Mac Holdings LLC | 1710 West 7th St | Joplin | MO | 64801 | 417-206-7368 |
| Buddy Mac Holdings LLC | 600 Cottonwood Plaza | Kennett | MO | 63857 | 573-717-1377 |
| Buddy Mac Holdings LLC | 102-B Strauss Drive | Park Hills | MO | 63601 | 573-431-7730 |
| Buddy Mac Holdings LLC | 121 Perry Plaza | Perryville | MO | 63775 | 573-547-1999 |
| Buddy Mac Holdings LLC | 1349 North Westwood Blvd. | Poplar Bluff | MO | 63901 | (573) 758-9088 |
| Buddy Mac Holdings LLC | #3 Parkway Shopping Center | Potosi | MO | 63664 | 573-438-6688 |
| Buddy Mac Holdings LLC | 1501 E. Malone Avenue | Sikeston | MO | 63801 | 573-472-1100 |
| Buddy Mac Holdings LLC | 1413 Mitchell Road | West Plains | MO | 65775 | 417-255-2225 |
| Buddy Mac Holdings LLC | 810 W 13th St | Carutherville | MO | 63830` | 573-333-0813 |
| Buddy's Rollco LLC | 211 Eisenhower Drive, Unit A | Biloxi | MS | 39531 | 228-388-2888 |
| bb BHF Stores LLC | 1002 E Peace Street | Canton | MS | 39046 | 601-859-4176 |
| bb BHF Stores LLC | 1009 South State St | Clarksdale | MS | 38614 | 662-627-1131 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|--------------------------------------|----------------|--------------|-----------------|-------------------------|
| bb BHF Stores LLC | 1831 Hwy 45 North | Columbus | MS | 39701 | 662-570-1147 |
| bb BHF Stores LLC | 1001 Hwy 82 East | Indianola | MS | 38751 | 662-887-5877 |
| MMS Group, LLC | 2031 B Hwy 15 North | Laurel | MS | 39440 | 601-651-6117 |
| bb BHF Stores LLC | 106 A South Applegate St | Winona | MS | 38967 | 662-283-4388 |
| bb BHF Stores LLC | 764 E Fifteenth St. | Yazoo City | MS | 39194 | 662-746-2573 |
| Hodge RTO Group Inc. | 1520 E Dixie Drive, Suite L | Asheboro | NC | 27203 | 336-308-5331 |
| MTM Ventures, LLC | 1116 Patton Avenue | Asheville | NC | 28806 | 828-257-8383 |
| bb BHF Stores LLC | 1703 N. Church St. | Burlington | NC | 27217 | 336-228-8668 |
| WRCT Investments, LLC | 201 N. Berkley Blvd., Suite 203 | Goldsboro | NC | 27534 | 919-778-0275 |
| bb BHF Stores LLC | 3729 W. Gate City Blvd. | Greensboro | NC | 27407 | 336-937-8027 |
| bb BHF Stores LLC | 2400 S. Memorial Drive Ste 10 | Greenville | NC | 27834 | 252-215-3051 |
| bb BHF Stores LLC | 120 Raleigh Road | Henderson | NC | 27536 | (252) 430-6179 |
| MTM Ventures, LLC | 116 Henderson Crossing Plaza | Hendersonville | NC | 28792 | 828-697-8955 |
| WRCT Investments, LLC | 2200 Gum Branch Road, Suite E | Jacksonville | NC | 28546 | 910-968-2710 |
| bb BHF Stores LLC | 1206 W. Vernon Ave. | Kinston | NC | 28501 | 252-208-1855 |
| Hodge RTO Group Inc. | 1987 Cotton Grove Road | Lexington | NC | 27292 | 336-300-7342 |
| MTM Ventures, LLC | 1116 E Main Street | Lincolnton | NC | 28092 | 704-735-5380 |
| bb BHF Stores LLC | 1619 Cross Link Rd; Ste 106 | Raleigh | NC | 27610 | 919-832-0153 |
| KAPPA Investments LLC | 349 South Madison Blvd. | Roxboro | NC | 27573 | 336-439-1060 |
| MTM Ventures, LLC | 306 W Dixon Blvd | Shelby | NC | 28152 | 704-482-5185 |
| bb BHF Stores LLC | 1201 Ward Blvd; Ste D | Wilson | NC | 27893 | 252-237-0439 |
| WRCT Investments, LLC | 1925 Oleander Drive Suites B, C, & D | Wilmington | NC | 28403 | 910-338-1348 |
| Buddy Mac Holdings LLC | 5517 Menaul Blvd. Ne | Albuquerque | NM | 87110 | 505-883-0046 |
| Buddy Mac Holdings LLC | 520 S. Main St. | Belen | NM | 87002 | 505-861-3681 |
| Buddy Mac Holdings LLC | 2330 E. Main Street | Farmington | NM | 87401 | 505-675-4227 |
| Buddy Mac Holdings LLC | 1100 North Highway 491 | Gallup | NM | 87301 | 505-722-2120 |
| Buddy Mac Holdings LLC | 1301 N Turner Street Suite A | Hobbs | NM | 88240 | 575-393-7043 |
| Buddy Mac Holdings LLC | 2300 N. Main Suite 201 | Las Cruces | NM | 88001 | 575-449-3240 |
| Buddy Mac Holdings LLC | 2510 Main Street NE, Suite D | Los Lunas | NM | 87031 | 505-565-2177 |
| Buddy Mac Holdings LLC | 1500 Silver Heights Blvd | Silver City | NM | 88061 | 575-956-9553 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|--|-------------|--------------|-----------------|-------------------------|
| Buddy Mac Holdings LLC | 801 Broadway Ave | Ada | OK | 74820 | 580-967-0485 |
| Buddy Mac Holdings LLC | 14041 Hwy 51 S | Coweta | OK | 74429 | 918-486-7025 |
| Buddy Mac Holdings LLC | 3153 North Highway 81 | Duncan | OK | 73533 | 580-910-2111 |
| Pentex Franchises, LLC | 615 Westside Drive | Durant | OK | 74701 | 580-634-2034 |
| Buddy Mac Holdings LLC | 1404 N Main St. | Guymon | OK | 73942 | 580-307-3337 |
| Buddy Mac Holdings LLC | 1001 NW Sheridan Road | Lawton | OK | 76505 | 580-771-3223 |
| Buddy Mac Holdings LLC | 516 South George Nigh Expressway | McAlester | OK | 74501 | 918-302-0484 |
| Buddy Mac Holdings LLC | 729 N Moore Ave | Moore | OK | 73160 | 405-876-7999 |
| Buddy Mac Holdings LLC | 2801 N Broadway | Poteau | OK | 74953 | 918-647-5127 |
| Buddy Mac Holdings LLC | 36 S. Adair St | Pryor | OK | 74361 | 918-824-1222 |
| Buddy Mac Holdings LLC | 412 W Cherokee | Sallisaw | OK | 74955 | 918-775-4571 |
| Buddy Mac Holdings LLC | 218 N Main Street | Seminole | OK | 74868 | 405-382-3593 |
| Buddy Mac Holdings LLC | 1803 N Harrison | Shawnee | OK | 74804 | 405-273-1030 |
| Buddy Mac Holdings LLC | 1366 S Muskogee | Tahlequah | OK | 74464 | 918-453-1058 |
| Buddy Mac Holdings LLC | 1138 S Garnett Rd | Tulsa | OK | 74128 | 918-439-9700 |
| Buddy Mac Holdings LLC | 500 W Cherokee Street | Wagoner | OK | 74467 | 918-485-0230 |
| Buddy Mac Holdings LLC | 1337 E. Lindsey | Norman | OK | 73071 | 405-300-8580 |
| Pentex Franchises, LLC | 621 Conchester Hwy | Boothwyn | PA | 19061 | 610-485-2391 |
| Pentex Franchises, LLC | 461 N Enola Rd (Summerdale Plaza) | Enola | PA | 17025 | 717-635-8162 |
| Pentex Franchises, LLC | 1000 Carlisle St Suite 1125 | Hanover | PA | 17331 | 717-698-3636 |
| Pentex Franchises, LLC | 400 Kenhorst Plaza | Reading | PA | 19607 | 610-777-2472 |
| Pentex Franchises, LLC | 1236 Greensprings Drive | York | PA | 17402 | 717-885-5657 |
| Pentex Franchises, LLC | 2150 White St (Carlisle Commerce Center) | York | PA | 17404 | 717-885-5071 |
| MTM Ventures, LLC | 937 Hwy 29 South | Anderson | SC | 29626 | 864-226-7700 |
| bb BHF Stores LLC | 2419 Broad River Road | Columbia | SC | 29210 | 803-772-9062 |
| bb BHF Stores LLC | 3810 Two Notch Road; Ste C | Columbia | SC | 29204 | 803-754-2220 |
| bb BHF Stores LLC | 1358 South Irby Street Suite A & B | Florence | SC | 29505 | 843-317-1808 |
| MTM Ventures, LLC | 6134 White Horse Road; Ste. D | Greenville | SC | 29611 | 864-269-7032 |
| MTM Ventures, LLC | 718 Bypass 25 NE; Suite B | Greenwood | SC | 29646 | 864-953-2195 |
| bb BHF Stores LLC | 253 N. Ron McNair Blvd | Lake City | SC | 29560 | 843-394-0805 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|------------------------------------|------------------|--------------|-----------------|-------------------------|
| bb BHF Stores LLC | 110 Bi-Lo Drive; Ste A | Moncks Corner | SC | 29461 | 843-237-4600 |
| bb BHF Stores LLC | 7540 Dorchester Road | North Charleston | SC | 29418 | 843-531-6170 |
| bb BHF Stores LLC | 1361 Chestnut Street; Unit B | Orangeburg | SC | 29115 | 803-534-1101 |
| MTM Ventures, LLC | 120 Garner Road; Ste A | Spartanburg | SC | 29303 | 864-582-2201 |
| bb BHF Stores LLC | 975 Bacons Bridge Road | Summerville | SC | 29485 | 843-486-1562 |
| bb BHF Stores LLC | 6025 E. Brainerd Road; Ste 106 | Chattanooga | TN | 37421 | 423-499-2453 |
| bb BHF Stores LLC | 4355 Keith St. NW | Cleveland | TN | 37312 | 423-476-0043 |
| bb BHF Stores LLC | 768 S. Jefferson Ave; Ste E | Cookeville | TN | 38501 | 931-528-9158 |
| bb BHF Stores LLC | 319 North Cumberland Street | Lebanon | TN | 37087 | 615-449-3505 |
| bb BHF Stores LLC | 1218 NW Broad Street | Murfreesboro | TN | 37129 | 615-494-3950 |
| Kamerade Group, LLC | 9358 Dayton Pike; #112 | Soddy-Daisy | TN | 37379 | 423-332-5712 |
| Buddy Mac Holdings LLC | 3202 North 1st Street Ste D | Abilene | TX | 79603 | 325-672-2956 |
| Pentex Franchises, LLC | 1211 E. Frontage Road US 83 | Alamo | TX | 78516 | 956-688-8954 |
| Buddy Mac Holdings LLC | 4301 SW 45th Ave Suite #400 | Amarillo | TX | 79109 | 806-646-4688 |
| Buddy Mac Holdings LLC | 1207 N Main St | Andrews | TX | 79714 | 432-400-1140 |
| Pentex Franchises, LLC | 220 Crestway Dr, Suite 100 | Athens | TX | 75751 | 430-502-6191 |
| Pentex Franchises, LLC | 3851 Airport Blvd; Suite 101 | Austin | TX | 78722 | 512-476-2899 |
| Pentex Franchises, LLC | 2508 E Riverside Dr. | Austin | TX | 78741 | 512-782-9071 |
| Pentex Franchises, LLC | 7517 Cameron Rd, Suite 103 | Austin | TX | 78752 | (512) 382-5502 |
| Pentex Franchises, LLC | 2400 Garth Road | Baytown | TX | 77520 | 281-422-0143 |
| Pentex Franchises, LLC | 115 Eastgate Plaza, Suite 01C | Bellmead | TX | 76704 | 254-867-8148 |
| Pentex Franchises, LLC | 1801 E FM 700-C6 | Big Spring | TX | 79720 | (432) 219-6105 |
| Buddy Mac Holdings LLC | 501 W. Main Street | Brownfield | TX | 79316 | 806-637-8477 |
| Pentex Franchises, LLC | 1627 Resaca Village Drive, Suite A | Brownsville | TX | 78521 | 956-525-4544 |
| Gator Elite RTO LLC | 2009 S Texas Ave | Bryan | TX | 77802 | 979-822-1800 |
| Pentex Franchises, LLC | 114-A Truly Plaza | Cleveland | TX | 77327 | 281-592-8200 |
| Pentex Franchises, LLC | 1029 Plantation Drive | Clute | TX | 77531 | 979-388-0337 |
| Pentex Franchises, LLC | 309 E US Hwy 190 | Copperas Cove | TX | 76522 | 254-238-7329 |
| Pentex Franchises, LLC | 4232 Ayers Street | Corpus Christi | TX | 78415 | 361-814-8224 |
| Buddy Mac Holdings LLC | 1809 W 7th Ave Suite E | Corsicana | TX | 75110 | 430-562-9700 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|---------------------------------------|------------------|--------------|-----------------|-------------------------|
| Pentex Franchises, LLC | 1012 West Business 380 | Decatur | TX | 76234 | 940-539-0446 |
| Gator Elite RTO LLC | 503 E 6 th Street | Del Rio | TX | 78840 | 830-775-5804 |
| Buddy Mac Holdings LLC | 303 W. Camp Wisdom Rd. Suite 279 | Duncanville | TX | 75116 | 469-658-8780 |
| Pentex Franchises, LLC | 3621 N Closner Blvd. | Edinburg | TX | 78541 | (956) 289-1997 |
| Pentex Franchises, LLC | 700 N Zaragoza Rd; Suite A2 & A3 | El Paso | TX | 79907 | (915) 701-2272 |
| Pentex Franchises, LLC | 9308 Dyer Road; Suite B | El Paso | TX | 79924 | (915) 701-2273 |
| Pentex Franchises, LLC | 1470 N Fabens St. | Fabens | TX | 79838 | (915) 701-2271 |
| Buddy Mac Holdings LLC | 253 NE 28 th Street | Fort Worth | TX | 76164 | 817-625-3977 |
| Pentex Franchises, LLC | 2013 W Lincoln St. | Harlingen | TX | 78552 | 956-622-7381 |
| Pentex Franchises, LLC | 414 West Little York Rd., Suite 414 | Houston | TX | 77076 | 281-447-5236 |
| Pentex Franchises, LLC | 11655 Gulf Freeway; Suite B | Houston | TX | 77034 | 713-947-2899 |
| Pentex Franchises, LLC | 1524 11 th Street; Suite F | Huntsville | TX | 77340 | 936-291-1819 |
| Pentex Franchises, LLC | 1627 South Jackson Street | Jacksonville | TX | 75766 | (903) 458-9352 |
| Buddy Mac Holdings LLC | 334 E Gibson Street | Jasper | TX | 75951 | 409-384-9281 |
| Pentex Franchises, LLC | 1305 Sidney Baker South; Suite B | Kerrville | TX | 78028 | 830-258-8888 |
| Buddy Mac Holdings LLC | 1501 US-259 BUS | Kilgore | TX | 75662 | 903-983-5201 |
| Pentex Franchises, LLC | 801 E Rancier Ave | Killeen | TX | 76541 | 254-526-2110 |
| Pentex Franchises, LLC | 830 S. Fort Hood St. | Killeen | TX | 76541 | 254-634-0961 |
| Pentex Franchises, LLC | 301 West Calton | Laredo | TX | 78041 | 956-242-6719 |
| Pentex Franchises, LLC | 2314 S Zapata Hwy. | Laredo | TX | 78046 | 956-205-0724 |
| Buddy Mac Holdings LLC | 1130 West Main Street, Suite #B | Lewisville | TX | 75067 | 469-464-3152 |
| Pentex Franchises, LLC | 3004 N Main Street | Liberty | TX | 77575 | 936-336-1234 |
| Buddy Mac Holdings LLC | 1809 W Loop 281 | Longview | TX | 75604 | 903-759-2440 |
| Buddy Mac Holdings LLC | 2014 50th Street | Lubbock | TX | 79412 | 806-744-0493 |
| Pentex Franchises, LLC | 19337 McDonald St | Lytle | TX | 78052 | (830) 266-4477 |
| Pentex Franchises, LLC | 1004 N Ware Rd OFC | McAllen | TX | 78501 | 956-255-5979 |
| Buddy Mac Holdings LLC | 3306 W. Illinois Ave Suite 200 | Midland | TX | 79703 | 432-686-2452 |
| Pentex Franchises, LLC | 219 E Expressway 83 | Mission | TX | 78572 | 956-391-1021 |
| Pentex Franchises, LLC | 1203 W Ferguson Road | Mount Pleasant | TX | 75455 | (903) 292-0392 |
| Buddy Mac Holdings LLC | 5234 Rufe Snow Dr; Ste A | N Richland Hills | TX | 76180 | 682-334-1029 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|--|-----------------|--------------|-----------------|-------------------------|
| Buddy Mac Holdings LLC | 1008 North St; Ste 1 | Nacogdoches | TX | 75961 | 936-559-9600 |
| Buddy Mac Holdings LLC | 2261 Linda Ave | Odessa | TX | 79763 | 432-332-8480 |
| Pentex Franchises, LLC | 2030 Crockett Road | Palestine | TX | 75801 | 903-731-7007 |
| Buddy Mac Holdings LLC | 1533 N Hobart St. | Pampa | TX | 79065 | 806-696-3669 |
| Pentex Franchises, LLC | 116 W Southmore Avenue | Pasadena | TX | 77502 | 713-475-5057 |
| Pentex Franchises, LLC | 1300 S Cage Blvd | Pharr | TX | 78577 | 956-238-4097 |
| Buddy Mac Holdings LLC | 414 N Columbia Street | Plainview | TX | 79072 | 806-296-5663 |
| Pentex Franchises, LLC | 1177 W Oaklawn; Ste D | Pleasanton | TX | 78064 | 830-569-8803 |
| Pentex Franchises, LLC | 4031 E US Highway 83 | Rio Grande | TX | 78582 | 956-391-1296 |
| Pentex Franchises, LLC | 359 West Avenue J | Robstown | TX | 78380 | 361-387-2186 |
| Pentex Franchises, LLC | 2534 Avenue H | Rosenburg | TX | 77471 | 281-232-0103 |
| Pentex Franchises, LLC | 110 W. Palm Valley Blvd., Suite 120 | Round Rock | TX | 78664 | 512 814 0332 |
| Buddy Mac Holdings LLC | 2725 Sherwood Way; Suite 500 | San Angelo | TX | 76901 | 325-942-8037 |
| Pentex Franchises, LLC | 6812 Huebner Road | San Antonio | TX | 78238 | 210-681-7292 |
| Pentex Franchises, LLC | 12016 Perrin Beitel Rd | San Antonio | TX | 78217 | 210-655-2899 |
| Pentex Franchises, LLC | 6818 S Zarzamora St., Suite 105 | San Antonio | TX | 78224 | (210) 390-0082 |
| Pentex Franchises, LLC | 721 Castroville Rd | San Antonio | TX | 78237 | (210) 390-0139 |
| Pentex Franchises, LLC | 238 SW Military Dr. Suite 108 | San Antonio | TX | 78221 | 210-390-0077 |
| Pentex Franchises, LLC | 1872 S WW White Rd. | San Antonio | TX | 78220 | (210) 774-4290 |
| Pentex Franchises, LLC | 1145 Ross Rd Suite D | San Benito | TX | 78586 | 956-622-4094 |
| Pentex Franchises, LLC | 108 State Hwy 495 | San Juan | TX | 78589 | 956-688-8957 |
| Pentex Franchises, LLC | 1023 Hwy 80 #113 | San Marcos | TX | 78666 | (512) 392-5950 |
| Pentex Franchises, LLC | 490 S State Hwy, Bypass 123; Suite 488 | Seguin | TX | 78155 | 830-379-1772 |
| Buddy Mac Holdings LLC | 1727 Texoma Pkwy | Sherman | TX | 75090 | 903-487-2424 |
| Buddy Mac Holdings LLC | 1147 South Broadway Street | Sulphur Springs | TX | 75482 | 903-355-2850 |
| Pentex Franchises, LLC | 309 NE Georgia Ave Suite 190 | SweetWater | TX | 79556 | 325-933-2536 |
| Pentex Franchises, LLC | 2603 Thorton Lane; Suite 150 | Temple | TX | 76502 | 254-778-8002 |
| Buddy Mac Holdings LLC | 1706 New Boston Road; #A | Texarkana | TX | 75501 | 903-794-9000 |
| Buddy Mac Holdings LLC | 1404 W Gentry Parkway | Tyler | TX | 75702 | 903-526-1302 |
| Gator Elite RTO LLC | 602 E Main Street | Uvalde | TX | 78801 | 830-278-3990 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|------------------------------------|-----------------|--------------|-----------------|-------------------------|
| Pentex Franchises, LLC | 924 N Valley Mills Dr | Waco | TX | 76710 | 254-772-8383 |
| Pentex Franchises, LLC | 1311 W. Expressway 83 | Weslaco | TX | 78599 | 956-688-8958 |
| Buddy Mac Holdings LLC | 2924 Kemp Blvd | Wichita Falls | TX | 76308 | 940-264-0688 |
| W.R.E., LLC | 251 Washington Highway, Suite 6 | Ashland | VA | 23005 | 804-798-3082 |
| KAPPA Investments LLC | 1128 East Lynchburg-Salem Turnpike | Bedford | VA | 24523 | 540-586-1775 |
| W.R.E., LLC | 1513 South Main Street | Blackstone | VA | 23824 | 434-292-4383 |
| KAPPA Investments LLC | 2536 Virginia Avenue | Collinsville | VA | 24078 | 276-622-5116 |
| KAPPA Investments LLC | 365 Lowes Dr., Suite H | Danville | VA | 24540 | 434-791-3115 |
| W.R.E., LLC | 1407 South Main Street | Farmville | VA | 23901 | 434-392-7283 |
| MID Atlantic RTO, LLC | 439 Emancipation Hwy | Fredericksburg | VA | 22401 | 540-371-1062 |
| KAPPA Investments LLC | 1790 E Market Street; Suite 10-14 | Harrisonburg | VA | 22801 | 540-705-0461 |
| W.R.E., LLC | 40 Old Fair Grounds Way | Kilmarnock | VA | 22482 | 804-577-4171 |
| KAPPA Investments LLC | 5205 Fort Avenue | Lynchburg | VA | 24502 | 434-333-7216 |
| KAPPA Investments LLC | 212 Amelon Square | Madison Heights | VA | 24572 | 434-845-1913 |
| bb BHF Stores LLC | 4994 Mercury Blvd; Suite A | Newport News | VA | 23605 | 757-262-0854 |
| bb BHF Stores LLC | 1782 E. Little Creek Rd. | Norfolk | VA | 23518 | 757-587-5973 |
| bb BHF Stores LLC | 4832 George Washington Hwy | Portsmouth | VA | 23702 | 757-487-1352 |
| bb BHF Stores LLC | 2821 Williamsburg Rd. | Richmond | VA | 23231 | 804-226-6913 |
| bb BHF Stores LLC | 3099 Mechanicsville Turnpike | Richmond | VA | 23223 | 804-494-8074 |
| KAPPA Investments LLC | 3506 Williamson Road NW | Roanoke | VA | 24012 | 540-904-6633 |
| W.R.E., LLC | 1280 Smithfield Plaza Court | Smithfield | VA | 23430 | 757-357-9787 |
| W.R.E., LLC | 717 East Atlantic Street | South Hill | VA | 23970 | 434-447-3900 |
| MID Atlantic RTO, LLC | 1636 Tappahannock Blvd | Tappahannock | VA | 22560 | 804-445-2474 |
| Pentex Franchises, LLC | 3704 172Nd St Ne; Suite G | Arlington | WA | 98223 | 360-403-0228 |
| Pentex Franchises, LLC | 252 East Main St | Auburn | WA | 98002 | 253-833-7800 |
| Pentex Franchises, LLC | 1405 S Gold | Centralia | WA | 98531 | 360-736-0550 |
| Pentex Franchises, LLC | 34815 Pacific Hwy S | Federal Way | WA | 98003 | 253-839-0000 |
| Pentex Franchises, LLC | 2911 W Kennewick Ave | Kennewick | WA | 99336 | 509-735-9500 |
| Pentex Franchises, LLC | 11007 Bridgeport Way SW | Lakewood | WA | 98499 | 253-584-0824 |
| Pentex Franchises, LLC | 840 Ocean Beach Hwy., Suite 100 | Longview | WA | 98632 | 360-425-3410 |

| Franchisee | Address | City | State | Zip Code | Telephone Number |
|------------------------|---------------------|-------------|--------------|-----------------|-------------------------|
| Pentex Franchises, LLC | 1141 S Pioneer Way | Moses Lake | WA | 98837 | 509-766-6460 |
| Pentex Franchises, LLC | 3664 Pacific Ave SE | Olympia | WA | 98501 | 360-459-0707 |
| Pentex Franchises, LLC | 15003 Meridian East | Puyallup | WA | 98375 | 253-848-6644 |
| Pentex Franchises, LLC | 134 Rainier Ave S | Renton | WA | 98057 | 425-226-6160 |
| Pentex Franchises, LLC | 5431 Pacific Ave | Tacoma | WA | 98408 | 253-536-1910 |
| Pentex Franchises, LLC | 239 N Wenatchee Ave | Wenatchee | WA | 98801 | 509-663-5580 |
| Pentex Franchises, LLC | 24 So First Street | Yakima | WA | 98901 | 509-457-0500 |

*all franchisees above are developers, except for franchisees located in Winslow, AZ and Statesboro, GA

Franchisees Who Were Terminated, Canceled, Not Renewed, or Otherwise Voluntarily or Involuntarily Ceased To Do Business Under the Franchise Agreement or a License Agreement During 2023:

The following franchised Buddy’s Home Furnishings retail businesses were terminated or closed between January 1, 2023 and December 30, 2023 for the reasons set forth in this chart:

| Company Name* | Contact Person(s) | City | State | Telephone Number(s) | Reason |
|------------------------|--------------------------|-----------------|--------------|-------------------------------|---------------------------------|
| Buddy's Rollco LLC | Joe Gazzo | Ft Walton Beach | FL | 813-927-8103 | Ceased Operations Other Reasons |
| Buddy's Rollco LLC | Joe Gazzo | Panama City | FL | 813-927-8103 | Ceased Operations Other Reasons |
| Buddy's Rollco LLC | Joe Gazzo | Pensacola | FL | 813-927-8103 | Ceased Operations Other Reasons |
| Pentex Franchises, LLC | Mike and Patrick Greene | Brownsville | TX | 407-948-5484 and 863-651-7871 | Termination |
| Pentex Franchises, LLC | Mike and Patrick Greene | Houston | TX | 407-948-5484 and 863-651-7871 | Termination |
| Pentex Franchises, LLC | Mike and Patrick Greene | Houston | TX | 407-948-5484 and 863-651-7871 | Termination |
| Pentex Franchises, LLC | Mike and Patrick Greene | McAllen | TX | 407-948-5484 and 863-651-7871 | Termination |
| Pentex Franchises, LLC | Mike and Patrick Greene | Palmhurst | TX | 407-948-5484 and 863-651-7871 | Termination |
| Pentex Franchises, LLC | Mike and Patrick Greene | San Antonio | TX | 407-948-5484 and 863-651-7871 | Termination |
| Pentex Franchises, LLC | Mike and Patrick Greene | Everett | WA | 407-948-5484 and 863-651-7871 | Termination |

*the above franchisees continue to operate franchised Buddy’s Home Furnishings retail businesses

EXHIBIT L
State Addenda

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATES OF CALIFORNIA, HAWAII, ILLINOIS, INDIANA, MARYLAND, MICHIGAN,
MINNESOTA, NEW YORK, NORTH DAKOTA, RHODE ISLAND, SOUTH DAKOTA,
VIRGINIA, WASHINGTON, AND WISCONSIN**

The following provision applies only to franchisees and franchised Buddy's Retail Businesses that are subject to the state franchise disclosure laws of California, Hawaii, Illinois, Indiana, Maryland, Michigan, Minnesota, New York, North Dakota, Rhode Island, South Dakota, Virginia, Washington, or Wisconsin:

No statement, questionnaire, or acknowledgement signed or agreed to by you in connection with the commencement of the franchise relationship shall have the effect of (1) waiving any claims under any applicable state franchise law, including fraud in the inducement, or (2) disclaiming reliance on any statement made by us, any franchise seller, or any other person acting on behalf of us. This provision supersedes any other term of any document executed in connection with the Retail Business.

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF ILLINOIS**

In recognition of the requirements of the Illinois Franchise Disclosure Act of 1987, 815 ILCS 705/1-44 (West 2014), the Disclosure Document for Buddy's Franchising and Licensing LLC for use in the State of Illinois shall be amended to include the following:

Illinois law governs the franchise agreements.

In conformance with Section 4 of the Illinois Franchise Disclosure Act, any provision in a franchise agreement that designates jurisdiction and venue in a forum outside of the State of Illinois is void. However, a franchise agreement may provide for arbitration to take place outside of Illinois.

A Franchisee's rights upon termination and non-renewal are set forth in Sections 19 and 20 of the Illinois Franchise Disclosure Act.

In conformance with Section 41 of the Illinois Franchise Disclosure Act, any condition, stipulation or provision purporting to bind any person acquiring any franchise to waive compliance with the Illinois Franchise Disclosure Act or any other law of Illinois is void.

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF INDIANA**

In recognition of the requirements of the Indiana Franchise Disclosure Law, Indiana Code §§ 23-2-2.5-1 to 23-2-2.5-51, and the Indiana Deceptive Franchise Practices Act, Indiana Code §§ 23-2-2.7-1 to 23-2-2.7-10, the Franchise Disclosure Document for Buddy's Franchising and Licensing LLC for use in the State of Indiana shall be amended as follows:

1. Item 8, "Restrictions on Sources of Products and Services," shall be amended by the addition of the following language:

Any benefits derived as a result of a transaction with suppliers for Indiana franchisees will be kept by us as compensation for locating suppliers and negotiating prices for you.

2. Item 12, "Territory," shall be amended by the addition of the following paragraph:

We will not compete unfairly with you within a reasonable area.

3. Item 17, "Renewal, Termination, Transfer and Dispute Resolution," shall be amended by the addition of the following paragraphs at the end of the Item:

The Indiana Deceptive Franchise Practices Act requires that any release executed by a Franchisee or transferor must not include any claims arising under the Indiana Franchise Disclosure Law or the Indiana Deceptive Franchise Practices Act.

The Indiana Deceptive Franchise Practices Act requires that Indiana law govern any cause of action which arises under the Indiana Franchise Disclosure Law or the Indiana Deceptive Franchise Practices Act.

4. No release language set forth in the Disclosure Document or the Franchise Agreement shall relieve us or any other person directly or indirectly from liability imposed by the laws concerning franchising of the State of Indiana.

5. Each provision of this Addendum to the Disclosure Document shall be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Indiana Franchise Disclosure Law, Indiana Code §§ 23-2-2.5-1 to 23-2-2.5-51, and the Indiana Deceptive Franchise Practices Act, Indiana Code §§ 23-2-2.7-1 to 23-2-2.7-10, are met independently without reference to this Addendum to the Disclosure Document.

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF MARYLAND**

The following applies to franchises and franchisees subject to Maryland statutes and regulations.

Item 17

1. Any claims arising under the Maryland Franchise Registration and Disclosure Law must be brought within three years after we grant you a BUDDY'S HOME FURNISHINGS franchise.
2. Our termination of the Franchise Agreement because of your bankruptcy may not be enforceable under applicable federal law (11 U.S.C.A. 101 et seq.)
3. Pursuant to COMAR 02.02.0816L, the general release required as a condition of renewal and/or assignment/transfer will not apply to any liability under the Maryland Franchise Registration and Disclosure Law.
4. This franchise agreement provides that disputes are resolved through arbitration. A Maryland franchise regulation states that it is an unfair or deceptive practice to require a franchisee to waive its right to file a lawsuit in Maryland claiming a violation of the Maryland Franchise Law. In light of the Federal Arbitration Act, there is some dispute as to whether this forum selection requirement is legally enforceable.
5. No statement, questionnaire, or acknowledgement signed or agreed to by you in connection with the commencement of the franchise relationship shall have the effect of (1) waiving any claims under any applicable state franchise law, including fraud in the inducement, or (2) disclaiming reliance on any statement made by us, any franchise seller, or any other person acting on behalf of us. This provision supersedes any other term of any document executed in connection with the Retail Business.

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF NEW YORK**

1. The following information is added to the cover page of the Franchise Disclosure Document:

INFORMATION COMPARING FRANCHISORS IS AVAILABLE. CALL THE STATE ADMINISTRATORS LISTED IN EXHIBIT A OR YOUR PUBLIC LIBRARY FOR SOURCES OF INFORMATION. REGISTRATION OF THIS FRANCHISE BY NEW YORK STATE DOES NOT MEAN THAT NEW YORK STATE RECOMMENDS IT OR HAS VERIFIED THE INFORMATION IN THIS FRANCHISE DISCLOSURE DOCUMENT. IF YOU LEARN THAT ANYTHING IN THE FRANCHISE DISCLOSURE DOCUMENT IS UNTRUE, CONTACT THE FEDERAL TRADE COMMISSION AND NYS DEPARTMENT OF LAW, BUREAU OF INVESTOR PROTECTION AND SECURITIES, 23 LIBERTY STREET, 21ST FLOOR, NEW YORK, NEW YORK 10005. THE FRANCHISOR MAY, IF IT CHOOSES, NEGOTIATE WITH YOU ABOUT ITEMS COVERED IN THE FRANCHISE DISCLOSURE DOCUMENT. HOWEVER, THE FRANCHISOR CANNOT USE THE NEGOTIATING PROCESS TO PREVAIL UPON A PROSPECTIVE FRANCHISEE TO ACCEPT TERMS WHICH ARE LESS FAVORABLE THAN THOSE SET FORTH IN THIS FRANCHISE DISCLOSURE DOCUMENT.

2. The following is added at the end of Item 3:

Except as provided above, with regard to the franchisor, its predecessor, a person identified in Item 2, or an affiliate offering franchises under the franchisor's principal trademark:

A. No such party has an administrative, criminal or civil action pending against that person alleging: a felony, a violation of a franchise, antitrust or securities law, fraud, embezzlement, fraudulent conversion, misappropriation of property, unfair or deceptive practices or comparable civil or misdemeanor allegations.

B. No such party has pending actions, other than routine litigation incidental to the business, which are significant in the context of the number of franchisees and the size, nature or financial condition of the franchise system or its business operations.

C. No such party has been convicted of a felony or pleaded nolo contendere to a felony charge or, within the 10 year period immediately preceding the application for registration, has been convicted of or pleaded nolo contendere to a misdemeanor charge or has been the subject of a civil action alleging: violation of a franchise, antifraud or securities law, fraud, embezzlement, fraudulent conversion or misappropriation of property, or unfair or deceptive practices or comparable allegations.

D. No such party is subject to a currently effective injunctive or restrictive order or decree relating to the franchise, or under a Federal, State or Canadian franchise, securities, antitrust, trade regulation or trade practice law, resulting from a concluded or pending action or proceeding brought by a public agency; or is subject to any currently effective order of any national securities association or national securities exchange, as defined in the Securities and Exchange Act of 1934, suspending or expelling such person from membership in such association or exchange; or is subject to a currently effective injunctive or restrictive order relating to any other business activity as a result of an action brought by a public agency or department, including, without limitation, actions affecting a license as a real estate broker or sales agent.

3. The following is added to the end of Item 4:

Neither the franchisor, its affiliate, its predecessor, officers, or general partner during the 10-year period immediately before the date of the offering circular: (a) filed as debtor (or had filed against it) a petition to start an action under the U.S. Bankruptcy Code; (b) obtained a discharge of its debts under the bankruptcy code; or (c) was a principal officer of a company or a general partner in a partnership that either filed as a debtor (or had filed against it) a petition to start an action under the U.S. Bankruptcy Code or that obtained a discharge of its debts under the U.S. Bankruptcy Code during or within 1 year after the officer or general partner of the franchisor held this position in the company or partnership.

4. The following is added to the end of Item 5:

The initial franchise fee and development fee constitute part of our general operating funds and will be used as such in our discretion.

5. The following is added to the end of the “Summary” sections of Items 17(c), titled “**Requirements for franchisee to renew or extend,**” and 17(m), titled “**Conditions for franchisor approval of transfer**”:

However, to the extent required by applicable law, all rights you enjoy and any causes of action arising in your favor from the provisions of Article 33 of the General Business Law of the State of New York and the regulations issued thereunder shall remain in force; it being the intent of this proviso that the non-waiver provisions of GBL Sections 687.4 and 687.5 be satisfied.

6. The following language replaces the “Summary” section of Item 17(d), titled “**Termination by franchisee**”:

You may terminate the agreement on any grounds available by law.

7. The following is added to the end of the “Summary” section of Item 17(j), titled “**Assignment of contract by franchisor**”:

However, no assignment will be made except to an assignee who, in good faith and judgment of the franchisor, is willing and financially able to assume the franchisor’s obligations under the franchise agreement or development agreement.

8. The following is added to the end of the “Summary” sections of Items 17(v), titled “**Choice of forum,**” and 17(w), titled “**Choice of law**”:

The forgoing choice of law should not be considered a waiver of any right conferred upon the franchisor or upon the franchisee or developer by Article 33 of the General Business law of the State of New York.

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF NORTH DAKOTA**

In recognition of the requirements of the North Dakota Franchise Investment Law, N.D. Cent. Code §§ 51-19-01 through 51-19-17, and the policies of the Office of State of North Dakota Securities Commissioner, the Franchise Disclosure Document for Buddy's Franchising and Licensing LLC for use in the State of North Dakota shall be amended as follows:

1. The North Dakota Securities Commissioner has held the following to be unfair, unjust, or inequitable to North Dakota franchisees (Section 51-19-09, N.D.C.C.):
 - A. Restrictive Covenants: Any provision which discloses the existence of covenants restricting competition contrary to Section 9-08-06, N.D.C.C., without further disclosing that such covenants will be subject to this statute.
 - B. Situs of Arbitration Proceedings: Any provision requiring that the parties must agree to arbitrate disputes at a location that is remote from the site of the franchisee's business.
 - C. Restriction on Forum: Any provision requiring North Dakota franchisees to consent to the jurisdiction of courts outside of North Dakota.
 - D. Liquidated Damages and Termination Penalties: Any provision requiring North Dakota franchisees to consent to liquidated damages or termination penalties.
 - E. Applicable Laws: Any provision which specifies that any claims arising under the North Dakota franchise law will be governed by the laws of a state other than North Dakota.
 - F. Waiver of Trial by Jury: Any provision requiring North Dakota franchisees to consent to the waiver of a trial by jury.
 - G. Waiver of Exemplary and Punitive Damages: Any provision requiring North Dakota franchisees to consent to a waiver of exemplary and punitive damages.
 - H. General Release: Any provision requiring North Dakota franchisees to execute a general release of claims as a condition of renewal or transfer of a franchise.
2. No statement, questionnaire, or acknowledgement signed or agreed to by you in connection with the commencement of the franchise relationship shall have the effect of (1) waiving any claims under any applicable state franchise law, including fraud in the inducement, or (2) disclaiming reliance on any statement made by us, any franchise seller, or any other person acting on behalf of us. This provision supersedes any other term of any document executed in connection with the Retail Business.

**ADDENDUM TO
BUDDY’S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF RHODE ISLAND**

In recognition of the requirements of the Rhode Island Franchise Investment Act, §§ 19-28.1-1 through 19-28.1-34, the Franchise Disclosure Document for Buddy’s Franchising and Licensing LLC for use in the State of Rhode Island shall be amended as follows:

1. Item 17, “Renewal, Termination, Transfer and Dispute Resolution,” shall be amended by the addition of the following paragraph at the end of the Item:

§ 19-28.1-14 of the Rhode Island Franchise Investment Act provides that “A provision in a franchise agreement restricting jurisdiction or venue to a forum outside this state or requiring the application of the laws of another state is void with respect to a claim otherwise enforceable under this Act.”

2. Each provision of this Addendum shall be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Rhode Island Franchise Investment Act §§ 19-28.1-1 through 19-28.1-34, are met independently without reference to this Addendum to the Disclosure Document.

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF VIRGINIA**

In recognition of the restrictions contained in Section 13.1-564 of the Virginia Retail Franchising Act, the Franchise Disclosure Document for Buddy's Franchising and Licensing, LLC for use in the Commonwealth of Virginia shall be amended as follows:

The following statements are added to Item 17.h.:

1. Under Section 13.1-564 of the Virginia Retail Franchising Act, it is unlawful for a franchisor to cancel a franchise without reasonable cause. If any grounds for default or termination stated in the franchise agreement or development agreement does not constitute "reasonable cause," as that term may be defined in the Virginia Retail Franchising Act or the laws of Virginia, that provision may not be enforceable.

2. Pursuant to Section 13.1-564 of the Virginia Retail Franchising Act, it is unlawful for a franchisor to use undue influence to induce a franchisee to surrender any right given to him/her under the franchise. If any provision of the franchise agreement or development agreement involves the use of undue influence by the franchisor to induce a franchisee to surrender any rights given to him/her under the franchise, that provision may not be enforceable.

**ADDENDUM TO
BUDDY'S HOME FURNISHINGS®
DISCLOSURE DOCUMENT FOR THE
STATE OF WASHINGTON**

In recognition of the requirements of the Washington Franchise Investment Protection Act, Wash. Rev. Code §§ 19.100.010 to RCW 19.100.940, the Franchise Disclosure Document for Buddy's Franchising and Licensing LLC for use in the State of Washington shall be amended as follows:

1. In the event of a conflict of laws, the provisions of the Washington Franchise Investment Protection Act, Chapter 19.100 RCW will prevail.

2. RCW 19.100.180 may supersede the franchise agreement in your relationship with the franchisor including the areas of termination and renewal of your franchise. There may also be court decisions which may supersede the franchise agreement in your relationship with the franchisor including the areas of termination and renewal of your franchise.

3. In any arbitration or mediation involving a franchise purchased in Washington, the arbitration or mediation site will be either in the state of Washington, or in a place mutually agreed upon at the time of the arbitration or mediation, or as determined by the arbitrator or mediator at the time of arbitration or mediation. In addition, if litigation is not precluded by the franchise agreement, a franchisee may bring an action or proceeding arising out of or in connection with the sale of franchises, or a violation of the Washington Franchise Investment Protection Act, in Washington.

4. A release or waiver of rights executed by a franchisee may not include rights under the Washington Franchise Investment Protection Act or any rule or order thereunder except when executed pursuant to a negotiated settlement after the agreement is in effect and where the parties are represented by independent counsel. Provisions such as those which unreasonably restrict or limit the statute of limitations period for claims under the Act, or rights or remedies under the Act such as a right to a jury trial, may not be enforceable.

5. Transfer fees are collectable to the extent that they reflect the franchisor's reasonable estimated or actual costs in effecting a transfer.

6. Pursuant to RCW 49.62.020, a noncompetition covenant is void and unenforceable against an employee, including an employee of a franchisee, unless the employee's earnings from the party seeking enforcement, when annualized, exceed \$100,000 per year (an amount that will be adjusted annually for inflation). In addition, a noncompetition covenant is void and unenforceable against an independent contractor of a franchisee under RCW 49.62.030 unless the independent contractor's earnings from the party seeking enforcement, when annualized, exceed \$250,000 per year (an amount that will be adjusted annually for inflation). As a result, any provisions contained in the franchise agreement or elsewhere that conflict with these limitations are void and unenforceable in Washington.

7. RCW 49.62.060 prohibits a franchisor from restricting, restraining, or prohibiting a franchisee from (i) soliciting or hiring any employee of a franchisee of the same franchisor or (ii) soliciting or hiring any employee of the franchisor. As a result, any such provisions contained in the franchise agreement or elsewhere are void and unenforceable in Washington.

8. The franchisor may use the services of franchise brokers to assist it in selling franchises. A franchise broker represents the franchisor and is paid a fee for referring prospects to the franchisor and/or selling the franchise. Do not rely only on the information provided by a franchise broker about a franchise. Do your own investigation by contacting the franchisor's current and former franchisees to ask them about their experience with the franchisor.

9. No statement, questionnaire, or acknowledgement signed or agreed to by you in connection with the commencement of the franchise relationship shall have the effect of (1) waiving any claims under any applicable state franchise law, including fraud in the inducement, or (2) disclaiming reliance on any statement made by us, any franchise seller, or any other person acting on behalf of us. This provision supersedes any other term of any document executed in connection with the Retail Business.

State Effective Dates

The following states have franchise laws that require that the Franchise Disclosure Document be registered or filed with the state, or be exempt from registration: California, Hawaii, Illinois, Indiana, Maryland, Michigan, Minnesota, New York, North Dakota, Rhode Island, South Dakota, Virginia, Washington, and Wisconsin.

This document is effective and may be used in the following states, where the document is filed, registered or exempt from registration, as of the Effective Date stated below:

| STATE | EFFECTIVE DATE |
|--------------|---|
| Illinois | May 15, 2024, as amended <i>Pending</i> |
| Indiana | May 6, 2024 |
| Maryland | August 26, 2024, as amended <i>Pending</i> |
| Michigan | April 30, 2024 |
| New York | July 9, 2024, as amended <i>Pending</i> |
| North Dakota | June 18, 2024, as amended <i>Pending</i> |
| Rhode Island | May 26, 2024, as amended <i>Pending</i> |
| South Dakota | May 1, 2024 |
| Virginia | May 17, 2024, as amended <i>Pending</i> |
| Washington | September 13, 2024, as amended <i>Pending</i> |

Other states may require registration, filing, or exemption of a franchise under other laws, such as those that regulate the offer and sale of business opportunities or seller-assisted marketing plans.

