

Contest Terms and Conditions

Any individual (each such individual is hereinafter referred to as a "Participant") who enters, attempts to enter or in any way participates or attempts to participate in the Referral Contest ("Contest") conducted by Roots Real Estate Investment Community I, LLC ("Roots") agrees to be bound by the terms and conditions provided in these Contest Terms and Conditions ("Contest Rules"), as well as by Roots' interpretations of these Contest Rules, which are final and binding in all matters.

1. **Contest Period:** The Contest will run from June 4, 2024, to June 11, 2024.
2. **Eligibility:**
 - a. To be eligible to participate in this Contest, entrants must be (i) a registered investor of Roots as of the close of business on June 11, 2024, (ii) aged 18 years or older, and (iii) a legal resident of the United States.
 - b. The officers, directors, employees, contractors, and agents of Roots (all such persons and entities, including Roots, collectively referred to herein as, the "Contest Entities"), and their immediate family members (and those living in the same household, whether or not related), are prohibited from participating in the Contest and do not qualify as Participants. "Immediate family members" shall include spouses, siblings, parents, children, grandparents, and grandchildren, whether as "in-laws", or by current or past marriage, remarriage, adoption, cohabitation or other familial extension.
3. **How to Enter:**
 - a. Eligible Participants must refer potential investors to Roots during the Contest Period. Referrals must result in a verified investment transaction during the Contest Period to qualify.
 - b. One contest entry will be awarded for each referral submitted. For every five (5) referrals, you get an extra ten (10) contest entries, and for every ten (10) referrals, you get an extra twenty (20) contest entries. The more referrals you submit, the better your chances of winning. Referrals must be real people and steps will be taken to confirm their existence.
 - c. No purchase or payment is necessary to enter or win. A purchase or payment will not improve your chances of winning. All federal, state, local, and municipal laws and regulations apply. Void where prohibited.
4. **Elimination:** If a Participant uses fraudulent methods or otherwise attempts to circumvent the rules, such Participant's submission may be removed from eligibility at the sole discretion of Roots. Participants who, in the view of Roots, provide false, fraudulent, or deceptive entries or who engage in false, fraudulent or deceptive acts in connection with the Contest will be disqualified and subject to criminal prosecution. Any false information provided within the context of the Contest by any participant concerning identity, mailing address, telephone number, E-mail address, ownership of right or non-compliance with these Contest Rules or the like may result in the immediate elimination of the Participant from the Contest. Roots further reserves the right to disqualify any entry that it believes in its sole and unfettered discretion infringes upon or

violates the rights of any third party, otherwise does not comply with these Contest Rules, or violates federal or applicable state or local law.

5. **Winner Selection:** The Winner will be chosen by Roots on the day following the last day of the Contest Period. Only one winner will be chosen. The odds of winning a prize are determined by the number of qualified referrals during the Contest Period. The Winner is subject to verification, including without limitation, verification of eligibility, compliance with these Contest Rules, and completion of all required documents. Participants agree that Roots has the sole right to decide all matters and disputes arising from this Contest and that all decisions of Roots are final and binding. Roots reserves the right not to award a Winner, if, in its sole discretion, the Winner is found to be ineligible or does not have a qualified entry and/or referral.
6. **Prize:** The winner will receive a trip for two (winner and a guest that is aged 18 years or older) to Atlanta from 9/13/24-9/15/24, equivalent of up to \$4,000, including:
 - a. Two roundtrip first class fare plane tickets to Atlanta on a domestic airline of Roots' choosing from another major domestic airport. If the winner resides within one hundred (100) miles of the Atlanta metropolitan area, the winner will receive \$1,000 in cash in lieu of plane tickets.
 - b. Hotel accommodation for two guests for up to 2 nights for the duration of the Roots' fundraiser weekend, at a hotel of Roots' choosing.
 - c. Daily spending money, up to \$100 a day, (\$200 value) for meals and incidentals.
 - d. Two tickets to Roots' fundraiser weekend events, including New Music Night & Golf Tournament.

Approximate Retail Value ("ARV") is \$5,440. No transfer, assignment or substitution of a prize is permitted, except Roots, in its sole discretion, reserves the right to substitute a prize for an item of equal or greater value. Any difference between the actual value and the approximate retail value of any prize will not be awarded. No substitution or cash equivalent will be made. Roots reserves the right to substitute a prize of equal or greater value if the awarded prize is unavailable for any reason.

Prior to being awarded a prize, the winner may be required to provide (1) a valid government-issued photo identification depicting proof of age and (2) a valid taxpayer identification number or social security number. The social security number may be used for tax-reporting purposes. Roots reserves the right to deny awarding the prize if the winner fails to provide satisfactory identification, as determined in Roots' sole discretion.

7. **Notification:** The winner will be notified via email or phone within seven (7) days after the last day of the Contest Period. If the winner cannot be contacted or does not respond within 14 days of notification, they will forfeit the prize, and an alternate winner will be selected.

Notification is deemed to have occurred immediately at the time Roots transmits, messages, emails, or otherwise communicates such notification. Roots will only be required to send one email. Roots reserves the right, but not the obligation, to attempt to contact any Participant(s) and/or Winner more than once, in its sole and absolute discretion, and will not be required to attempt to contact Participant(s) and/or Winner an equal number of times or in the same manner. Roots is not responsible for any change of email address, mailing address, and/or telephone number of Participant(s) and/or

Winner. Roots is not responsible and shall not be liable for late, misdirected or unsuccessful efforts to notify any Participant(s) and/or Winner, and in the case of minors, for late, misdirected, or unsuccessful efforts of the Participant to provide signed parental or guardian consent.

Roots shall have no liability for a Participant prize-winner's failure to receive notices due to spam, junk e-mail or other security settings or for Participant's provision of incorrect or otherwise non-functioning contact information. If the selected Participant prize-winner cannot be contacted, is ineligible, fails to claim the prize within 14 days from the time award notification was sent, or fails to timely return completed and executed documents and releases as required, prize may be forfeited and an alternate winner selected.

In the event multiple users of the same mobile phone, email, website, app, or social media account, as applicable, enter the Contest and a dispute thereafter arises regarding the identity of the Participant, the Authorized Account Holder at the time of entry will be considered the Participant. For purposes of the Contest Rules, "Authorized Account Holder" is defined as the one (1) natural person who, in the case of a mobile phone or email account, is assigned the mobile phone number or email account by an Internet access provider, online service provider, telephone service provider or other organization which is responsible for assigning phone numbers or email addresses.

8. **Trip Prize Conditions:** If travel is being awarded, actual value of any trip may vary based on point of departure and other considerations. Any difference between stated approximate retail value and actual value of Prize will not be awarded and is specified in these Contest Rules. Selection of accommodations and other prize features are solely within Roots' discretion. **Meals, gratuities, ground transportation, luggage fees, incidental hotel charges and any other travel-related expenses not specified herein are the sole responsibility of winner and their guest(s), if any.** Travel for the trip awarded must take place on and/or within the designated dates and is subject to schedule and availability, alternative travel dates will not be provided. If the prize winner(s) is unavailable for travel on the designated dates, the specified prize will be forfeited and may or may not be awarded to an alternate prize winner(s) at the sole discretion of Roots. Exact travel dates and arrangements may be subject to availability whether specified or not. Winner and travel guest(s), if any, must travel on same itinerary. Travel guests may be required to sign and return a travel release before any ticketing of travel occurs. Winner and guest must have all necessary identification and/or travel documents (e.g., a valid U.S. driver's license) required for travel. Roots shall not be responsible for any cancellations, delays, diversions or substitution or any act or omissions whatsoever by the hotels, venue operators, transportation companies, prize providers or any other persons providing any prize-related services or accommodations. Additional prize award details and travel information to be provided to the winner at the time of notification. Winner and guest(s), if any, may be required to complete and return certain forms and releases, including, but not limited to, a prize acceptance form, provide the information for their travel guest(s), a W-9 form, an affidavit or verification of eligibility, and a liability/publicity release (where permitted). Prize winner(s) and guests are also responsible for obtaining travel insurance (and all other forms of insurance) at their option and hereby acknowledge that Roots has not and will not obtain or provide

travel insurance or any other form of insurance. Certain travel restrictions and blackout dates may apply. Any and all ground transportation, meals, incidentals, gratuities, phone calls, luggage fees, travel insurance and applicable taxes (including, but not limited to all local, state and federal taxes) and any and all other expenses not specifically mentioned herein are the sole responsibility of the prize winner. If, for any reason, any part of the trip package is canceled or shall become unavailable, postponed or canceled, Roots shall have no further responsibility for that portion of the prize and the prize will be awarded without the inclusion of the item on the same itinerary. If concerts or other ticketed events have been awarded as part of the prize package and the concert or event is postponed, rained out, canceled, or for other reasons beyond our control does not occur, Roots will not be responsible for replacing that portion of the prize. Roots is not responsible for late, lost, damaged or stolen luggage. Any provided tickets are subject to certain terms and conditions specified thereon. Roots is not responsible for any travel delays, flight cancellations or difficulty. If travel delays, cancellations or difficulty prevent arrival in time for any and all elements of trip, Roots is not responsible for awarding any compensation in lieu thereof. Any changes to completed travel arrangements, once booked, are the sole responsibility of the winner, and are solely at the winner's expense. Winner agrees that acceptance of any trip taken as a prize is done so entirely upon their own initiative, risk, and responsibility. BY ACCEPTING PRIZE, WINNERS ACCEPT THE INHERENTLY DANGEROUS NATURE AND RISK IN ANY TRAVEL OR TRANSPORTATION, INCLUDING AIR TRANSPORTATION, SUCH RISK INCLUDING PERSONAL INJURY AND/OR DEATH, ACKNOWLEDGES THAT HIS/HER PARTICIPATION IN THE PRIZE EVENT IS VOLUNTARY, ACKNOWLEDGES THAT THERE ARE NATURAL FACTORS AND OCCURRENCES WHICH MAY IMPACT ON OR AFFECT THE SAFETY OF THE ACTIVITIES HE/SHE IS PARTICIPATING IN AND HE/SHE ASSUMES THE RISK OF SUCH FACTORS AND OCCURRENCES AND AGREES THAT ROOTS AND RELEASED PARTIES SHALL NOT BE IN ANY WAY RESPONSIBLE FOR ANY RESULTING INJURY AND/OR DEATH.

9. **Publicity:** By participating in the Contest, participants irrevocably grant Roots and its affiliates, legal representatives, assigns, agents and licensees the unconditional and perpetual right and permission to use his or her name and/or likeness and/or voice/photograph and municipality of residence for promotion and/or advertising purposes in any manner and in any medium (including, without limitation, radio broadcasts; newspapers and other publications; television or film releases; slides; videotape; distribution over the Internet; and picture data storage) without limitation as to time or territory, and without additional compensation or approval from the Participant or any other party. Participant agrees not to sue or assert any claim against Roots for the use of the Participant's Likeness or statements.

Unless prohibited by applicable law, Participant authorizes and irrevocably grants to Roots and its employees, officers, managers, agents and members, and Roots' parent company, affiliates, and subsidiaries, and each of their employees, officers, managers, agents and members (the "Released Parties") permission to, from time to time, reference and discuss Participant and their participation in the Contest in publications and/or on their website(s) in photographs, video recordings, digital images, audio recordings, as

well as in newsletters, news releases, other printed materials, and in materials made available on the Internet or in other media now known or hereafter developed for any purpose Roots and/or the Released Parties deem proper. Such reference and discussion may involve Participant's name and voice, and other personal/biographical material or their participation on-air.

10. **Taxes and Expenses:** The winner is solely responsible for any taxes or expenses related to the prize, including but not limited to income taxes, travel expenses not explicitly covered in the prize description, and any other incidental costs. Specifically, the winner is solely responsible for determining and paying all federal, state and local taxes (including any sales taxes), as applicable.
11. **Disqualification:** All Participants agree to be bound by these Contest Rules. Non-compliance with any of these Contest Rules will result in disqualification and all privileges as a Participant will be immediately terminated. Roots, in its sole discretion, further reserves the right to disqualify any person for: (i) tampering with the entry process or the operation of the Contest; (ii) gaining an unfair advantage in participating in the Contest; (iii) obtaining winner status using false, fraudulent or deceptive means; or (iv) engaging in otherwise unethical, unsportsmanlike, disruptive, annoying, harassing, or threatening behavior or inappropriate conduct.
12. **Amendments and Interpretations:** Roots reserves the right, in its sole discretion, to cancel, modify, suspend, or terminate the Contest or these terms and conditions at any time without prior notice. Roots reserves the right in its sole discretion to supplement or make changes to these Contest Rules as well as the rules of any contest at any time without notice. Roots reserves the right in its sole discretion to interpret the rules of any contest, and such interpretation shall be binding upon all participants
13. **Governing Law (Void Where Prohibited):** The Contest is subject to and governed by the laws and regulations of the State of Georgia and applicable federal and local laws and regulations. Participation in this Contest is void where prohibited or otherwise restricted by law. Any dispute arising from the Contest shall be governed by the laws of Georgia without regard to its conflict of laws rules and the Superior Court located in Fulton County, State of Georgia shall have jurisdiction over any action arising from the Contest. With respect to any suit, action or proceeding arising out of or related to this Contest, the parties hereby submit to the jurisdiction and venue of the Superior Court of Fulton County, State of Georgia.
14. **Participation Problem Disclaimer:** Even if alleged to be caused by the sole or partial negligence of Roots or any of the other Contest Entities, Roots and the other Contest Entities are not responsible for any problems which affect, or result from, Participation or attempted Participation in the Contest. This includes, but is not limited to, the following problems:
 - a. Incorrect, incomplete or inaccurate entry information;
 - b. Human errors;
 - c. Failures, omissions, interruptions, deletions or defects of any wireless network, telephone network, internet service, computer systems, servers, utility providers, or software;

- d. Inability to send a text-message;
- e. Identity theft;
- f. Tampering, destruction or unauthorized access to, or alteration of, entries or computer data;
- g. Network hackers or other unauthorized access to Roots' computer network;
- h. Data that is processed late or incorrectly or is incomplete or lost due to wireless network, telephone network, computer or electronic malfunction or traffic congestion on wireless or telephone networks;
- i. Printing errors;
- j. Equipment malfunctions; and
- k. Late, misdirected, lost, misplaced, illegible, mutilated or postage-due entries.

15. Release Of Liability And Indemnification: As consideration for entering a Contest, all Participants agree to RELEASE, DISCHARGE AND COVENANT NOT TO SUE Roots, the other Released Parties, from and against all claims, damages, charges, injuries, losses, proceedings, suits, actions (including but not limited to tort actions, product liability actions, wrongful death actions, warranty actions, breach of contract actions, privacy and defamation actions, misappropriation of likeness actions, identity theft, loss of consortium claims), expenses and attorney fees that they or anyone on their behalf (including but not limited to their heirs, representatives or next of kin) have or might have for any death, injury, damage or claimed injury or damage arising out of, involving or relating to their participation in the Contest, including, but not limited to, any claim that the act or omission complained of was caused in whole or in part by the strict liability or negligence in any form of the Released Parties.

Additionally, as consideration for entering the Contest, all Participants agree to INDEMNIFY, HOLD HARMLESS, AND DEFEND the Released Parties in any action or proceeding from and against all claims, damages, charges, injuries, losses, proceedings, suits, actions (including but not limited to tort actions, product liability actions, wrongful death actions, warranty actions, breach of contract actions, privacy and defamation actions, misappropriation of likeness actions, identity theft, loss of consortium claims), expenses and attorney fees that they or anyone on their behalf (including but not limited to their heirs, representatives or next of kin) have or might have for any death, injury, damage or claimed injury or damage arising out of, involving or relating to their participation in the Contest or for their failure to comply with the terms of the above release provision. This agreement to indemnify, hold harmless and defend applies even if the act or omission complained of was allegedly caused in whole or in part by the strict liability or negligence in any form of the Released Parties.

16. Contest Rules/Winner: Copies of these Contest Rules may be found on [Roots' website](#). For the identity of a winner, send a self-addressed envelope to: 1344 La France, Atlanta, Georgia 30307 c/o Daniel Dorfman.

17. CAUTION: ANY ATTEMPT BY ANY PARTICIPANT OR ANY OTHER INDIVIDUAL TO DELIBERATELY CIRCUMVENT, DISRUPT OR DAMAGE ORDINARY AND NORMAL OPERATION OF THE CONTEST, TELEPHONE SYSTEMS OR WEB SITE, OR UNDERMINE THE LEGITIMATE OPERATION OF ANY CONTEST IS A VIOLATION OF CRIMINAL AND CIVIL LAWS. SHOULD SUCH AN ATTEMPT BE MADE, ROOTS

RESERVES THE RIGHT TO SEEK DAMAGES FROM ANY SUCH INDIVIDUAL TO THE FULLEST EXTENT PERMITTED BY LAW.

By participating, Participant agrees to be fully unconditionally bound by these Contest Rules, and Participant represents and warrants that he or she meets the eligibility requirements set forth herein. In addition, Participant agrees to accept the decisions of Roots as final and binding as it relates to the content. The Contest is subject to all applicable federal, state and local laws.