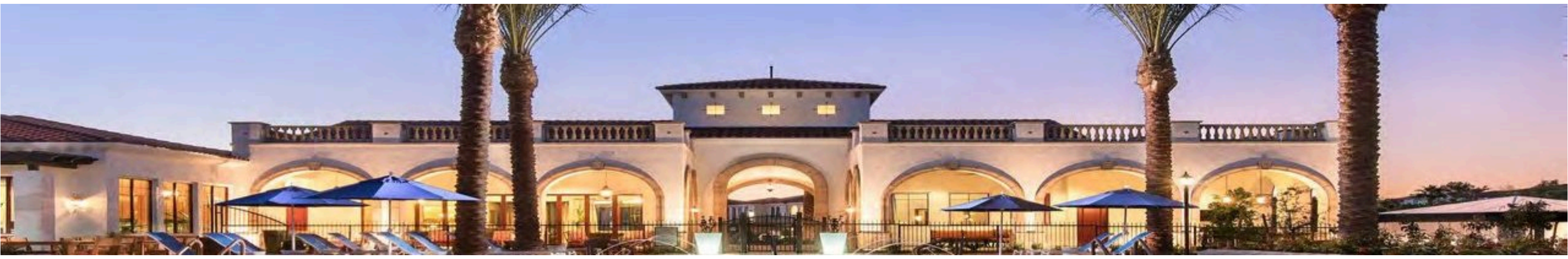
NexTrend® SECURITIES

Member FINRA/SIPC



About NexTrend Securities

1031 Delaware Statutory Trust (DST) Real Estate

We help accredited investors complete tax-deferred 1031 exchanges into institutional-quality Delaware Statutory Trust (DST) real estate.

NexTrend Securities has operated since 1997, through many different market conditions and business cycles. The firm specializes exclusively in Regulation D real estate private placements, with a primary focus on 1031 Delaware Statutory Trust (DST) transactions for accredited investors.

Unlike a traditional full-service brokerage firm, we do not offer stocks, bonds, mutual funds, options, commodities or managed-money programs. Real estate private placements are all we do.

The firm at a glance

Founded	1997. FINRA-registered broker-dealer.
Focus	Regulation D real estate private placements — 1031 DST exchanges, 1033 exchanges and Qualified Opportunity Zones.
Investors	Accredited investors only.
Role	On every offering we present, NexTrend Securities is the broker-dealer of record.
Principal	Mark S. Cherlin, President and Chief Compliance Officer. FINRA-registered since 1986. Series 7, 14, 24, 31, 52, 53, 63, 65, 79, 99 and SIE; FINRA arbitrator; Texas real estate licensee.

Why Investors Choose NexTrend Securities

Narrow Focus, Broad Selection

We specialize in 1031 DST real estate. We maintain current offerings from established sponsors across a wide range of property types and financing structures, providing options for many different exchange needs.

Independent by Design

We are not tied to any single DST sponsor, marketing organization or outside entity, and we do not create offerings of our own. That independence helps reduce potential or perceived conflicts of interest.

We Look Beyond the Numbers

We have never sold a 1031 DST offering without a Due Diligence Legal Opinion. We review the offering documents and conduct our own analysis. Over the years, we have visited many of the properties — and you can too.

Hands-On, Personal Service

From identifying replacement properties to meeting your 45-day and 180-day deadlines, we work with you throughout the exchange. We explain, answer questions and help you review options.

The 1031 Process

1. **Sell Your Property**

   Make sure your sale contract includes 1031 exchange cooperation language, and engage a qualified intermediary before the sale closes.

2. **Qualified Intermediary**

   At closing, your Qualified Intermediary receives and holds the sale proceeds so you do not take constructive receipt of the funds.

3. **Review & Identify**

   We help you review available DST offerings across a range of sponsors and identify replacement property within the 45-day deadline.

4. **1031 DST Closing**

   Once you select your replacement property, NexTrend works with the DST sponsor and your QI to close within the required timeframes.

Working With NexTrend

You work directly with NexTrend Securities throughout the exchange. We coordinate with you, your Qualified Intermediary and the DST sponsor.

1 We start with your exchange — not a property

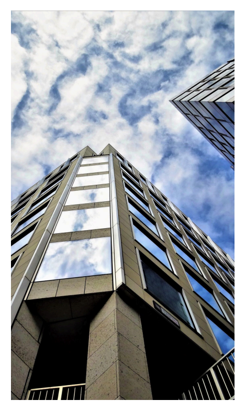
Every exchange is different. We start with the details of your sale: the equity, debt and property value, your closing date and deadlines, and what you want next. From there we review replacement-property options and levels of leverage, including debt-free alternatives.

2 We give you choices — then help you narrow them

We maintain relationships with established DST sponsors across property types, states and loan-to-value levels, so we can compare options rather than fit one sponsor or one property to every investor. Every offering goes through the same review before it reaches you, and if another approach may suit you better, we will say so.

3 Nothing moves until it is right

We complete the subscription documents with you and submit them to the sponsor, while confirming amounts and dates with your QI — including the 45-day and 180-day deadlines. The exchange funds never pass through NexTrend.



4 Our job does not end at closing

A DST is typically held for several years. We assist with account and ownership changes and help establish investment portal access. When the property is sold we evaluate the disposition with you, and if you are considering another exchange we coordinate with the sponsor and your QI and review replacement options.

We Are the Broker-Dealer

A DST is a securities investment, typically offered through a broker-dealer — a firm registered with FINRA and subject to its rules and supervision. The firm marketing a DST is not always the one completing the transaction.

NexTrend Securities is the broker-dealer, and has been a FINRA member since 1997. The firm you talk to, the firm that reviews the offerings and the firm that handles the securities transaction are the same firm.

Why Investors Use 1031 DSTs

- Potential for monthly income
- No day-to-day property management
- Access to larger, professionally managed properties
- Diversification by property type and region
- Debt is typically non-recourse
- Financing is already in place — no loan qualification
- Lower minimums, so equity can span several offerings
- Depreciation may pass through to investors

Where a DST also helps

- Can fit tight exchange timelines, identify within 45 days
- Can absorb cash that would otherwise be taxable boot

Our 1031 Calculators

Four free calculators on nextrend1031.com.

Tax Deferral
Estimate the tax you may be able to defer.

Deadline
See your 45-day and 180-day dates.

Leverage
Compare debt levels before you reinvest.

Replacement
Checks equity, debt and value.

NexTrend Securities, Inc.
PO Box 12108
Austin, Texas 78711

(972) 661-1283
info@NexTrendSecurities.com
nextrend1031.com

Service as a FINRA Non-Public Arbitrator is independent and does not imply FINRA's endorsement of NexTrend Securities.

Important Risk Disclosures — For Accredited Investors Only

This information has been prepared for educational purposes only and does not constitute an offer to purchase or sell any security. The benefits described above are potential benefits, not assurances.

Specific risks of investing in a 1031 Delaware Statutory Trust (DST) include, but are not limited to, inability of the DST to actively manage the property, strict timing limitations and the risk of not meeting requirements for 1031 exchange tax treatment, substantial fees and expenses, and other negative tax consequences. Risks of investing in real estate and DST properties include loss of entire investment principal, declining market values, tenant vacancies, and lack of liquidity with restrictions on ownership and transfer. Potential cash flow, returns and appreciation are not guaranteed and could be substantially lower than anticipated. Diversification does not guarantee profits or protection against losses.

Additional risks include general real estate, financing, tax, interest rate, management, operating and market risks, uninsured losses, risks relating to the trust structure, and adverse changes in laws and regulations. Private placement offerings are not suitable for all investors, are speculative and illiquid and involve a high degree of risk. NexTrend Securities, Inc. is not a tax advisor or law firm and does not provide tax or legal advice. Any pictures depicted in this document are for example purposes only and may be currently or previously owned by DST sponsors or their affiliates. For full risk disclosures, see nextrend1031.com/risk-disclosures.

Member FINRA/SIPC