



From: Joe Faris, President KJF Partners, Inc.

KJF Partners, Inc. is a Principal that buys fast food/QSR properties with drive-thrus. We purchase for cash and protect and reward the brokers that bring us properties.

QSR's w/Drive-Thru:

- Property Type:** QSR's w/drive-thru
Lease terms under 5 years or currently vacant
- Area:** Strong retail locations nationwide (MSAs of 500,000 or more people).
Traffic count of at least 25,000 cars per day with strong residential support surrounding property and nationally recognized QSR's in immediate vicinity.
- Price Range:** \$1million and under
- Parameters:** Prefer leases w/less than 5 years of total lease term remaining with below market rents or vacant QSRs w/drive-thru. We will consider well located properties with issues such as: vandalism damage, over-market rents, short lease terms, termination clauses, sub-standard franchisees, local or regional tenants, poorly written leases....
- Major Objective:** **Creation of stable, growing, long term cash flow and future value**

Recent Acquisitions:

- Locations:** Tallahassee FL; Houston TX; White Settlement TX; Sylvan Lake MI; Fort Worth TX; Tulsa OK; Pensacola FL; Allen Park MI; Memphis TN; Phoenix AZ; Mobile AL; Lexington KY; Marietta GA; Modesto CA; Yuma AZ, Scottsdale AZ; Long Beach CA; Fountain Valley CA; Apple Valley CA; Albertville AL; Hesperia CA

Call Joe Faris @ 949-275-5038 or email to: jfaris@kjfpartners.com

A REAL ESTATE INVESTMENT COMPANY