



# AltsDb

The Alternative  
Investment Database

## Alts Expo Investor Deck

December 8, 2022

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## DIAMOND PARTNERS



## PLATINUM PARTNERS



## GOLD PARTNERS

revitate



cherry tree  
CAPITAL PARTNERS



## OTHER PARTNERS



# Alternative Wealth Partners

## Offering Overview

AWP Diversity Fund I is a blended portfolio of alternative assets ranging from working interest in Oil & Gas to FinTech and Manufacturing companies. Investors can spread their capital and risk across 20+ portfolio companies to maximize returns from a single investment.

## Minimum Investment

\$100,000



## Contact Information

- Kelly Ann Winget
- [k.winget@Alternativewealthpartners.com](mailto:k.winget@Alternativewealthpartners.com)
- 214-799-6977

## Pitch Replay

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LIVE ALTERNATIVE INVESTMENTS EVENT

**ALTS EXPO 2022**

Thursday, December 8, 2022 - [AltsExpo.com](https://altsexpo.com)

**Alternative Wealth Partners**

Presented By Kelly Ann Winget



# Urban Catalyst Opportunity Zone Fund II

## Offering Overview

On the heels of our successful fundraising for Fund I, Fund II will build Icon (420,000 SF of office) and Echo (300+ multifamily rental units) in downtown San Jose. The epitome of transit-oriented development, this project is yards away from the future Bay Area Rapid Transit (BART) Station, and a short walk from City Hall and SJSU.

## Minimum Investment

\$250,000



URBAN  
CATALYST

## Contact Information

- Mo Obeid
- 408.502.4502
- mobeid@urbancatalyst.com

## Pitch Replay

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**Urban Catalyst  
Opportunity Zone Fund II**

Presented By Erik Hayden



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CATALYST



@ALTSDB

# Legacy Group / Green Coffee Company

## Offering Overview

The Green Coffee Company, a Legacy Group portfolio company, is a consolidated coffee farming operation based in Medellin, Colombia. The company's innovative business model allows complete control of the supply chain: from cultivation, through processing, to direct trade with end-clients.

## Minimum Investment

\$100,000



## Contact Information

- Josh Ziegelbaum
- (609) 610-8288
- [investor.relations@legacy-group.co](mailto:investor.relations@legacy-group.co)

## Pitch Replay

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**Legacy Group  
Green Coffee Company**

Presented By Josh Ziegelbaum



# Harvest Returns

## Offering Overview

Harvest Returns offers a variety of passive investments in sustainable agriculture companies. We focus on several verticals including grass-fed livestock, controlled environment agriculture, specialty crops, and early stage agtech companies.

## Minimum Investment

\$10,000 to \$25,000



## Contact Information

- Grandle Thompson  
[info@harvestreturns.com](mailto:info@harvestreturns.com)
- 844-673-8876

## Pitch Replay

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**Harvest Returns**

Presented By Chris Rawley



# Caliber Opportunistic Growth Fund III

## Offering Overview

COGF III leverages the experience gained from Caliber's previous multi-asset funds to provide you with attractive risk-adjusted returns. The fund is purchasing a blend of development and value-add properties so that you can potentially receive distributions early in the fund's life cycle.

## Minimum Investment

\$100,000



## Contact Information

- Caliber Investor Relations
- [invest@caliberco.com](mailto:invest@caliberco.com)
- 480-295-7600

## Pitch Replay

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**Caliber Opportunistic  
Growth Fund III**

Presented By Greg Talcott





# CBUS OZ Funds

## Offering Overview

The fund delivers value to investors while improving the urban neighborhoods of Columbus, Ohio by renovating and building housing and mixed-used properties. Building on the success of CBUS OZ Funds I and II, Fund III was launched in late 2021 to raise up to \$50 million.

## Minimum Investment

\$100,000



## Contact Information

- Chris Knoppe
- 614-333-0780
- [Invest@CbusOZFunds.com](mailto:Invest@CbusOZFunds.com)

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**CBUS OZ Fund III**

Presented By Chris Knoppe



# Revitate Cherry Tree Multifamily Fund I, L.P.

## Offering Overview

The Fund seeks to invest in multifamily opportunities which will generate a strong risk-adjusted return over a 5-7 year hold period. The primary focus of the Fund is Midwest Workforce Housing with a target purchase price range of \$10 to \$40+ million.

## Minimum Investment

\$250,000



## Contact Information

- Paulo Aguilar
- 201-952-7237 (m)
- paulo@revitate.co

## Pitch Replay

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**Revitate Cherry Tree  
Multifamily Fund I**

Presented By  
Robert Lang, Chris Marsh, and Kunal Merchant



# DIG Real Estate Multifamily OZ Project

## Offering Overview

DIG Real Estate is seeking \$2 million to finalize the equity fundraising on a \$25 million suburban multifamily Opportunity Zone development in Tigard, Oregon. DIG's principals have led the development of over 3,600 multifamily units in Oregon and Southwest Washington for over a decade.

## Minimum Investment

\$100,000



## Contact Information

- Josh Daniels
- [invest@digrealestate.com](mailto:invest@digrealestate.com)
- (503) 277-8300

## Pitch Replay

*Note: this project is no longer accepting new investments.*

# Gold Leaf Farming

## Offering Overview

GLF Core Fund LP owns and operates almond, pistachio and date farms in California and Arizona.

## Minimum Investment

\$50,000



**GOLD LEAF**  
FARMING

## Contact Information

- Josh Guggenheim
- [investors@goldleaf.ag](mailto:investors@goldleaf.ag)

## Pitch Replay

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**Gold Leaf Farming  
Core Fund**

Presented By Josh Guggenheim



# Hall Venture Partners

## Offering Overview

Vanderhall is a leading manufacturer of innovative light mobility vehicles.

## Minimum Investment

\$250,000



## Contact Information

- Will Walker
- [wwalker@hallvp.com](mailto:wwalker@hallvp.com)
- 760-583-7277

## Pitch Replay

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**Hall Venture Partners  
Vanderhall Motor Works**

Presented By Will Walker



# Modular Housing Fund I, LP

## Offering Overview

A modular for rent, workforce housing solution. Portfolio of 8-10 communities. Targeted 25.5% IRR over 7 years, 2.5x multiple with 8-10+ cash on cash return upon stabilization. Another 3-4% due to tax benefits.

## Minimum Investment

\$100,000

# Evergreen

## Contact Information

- DJ Van Keuren
- [dj@evergreenpropertypartners.com](mailto:dj@evergreenpropertypartners.com)

## Pitch Replay

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### Modular For Rent Housing Communities

Presented By DJ Van Keuren



Evergreen



# Alts Expo Spring 2023

May 4th, 2023

Registration available in February 2023 at [AltsExpo.com](https://AltsExpo.com)

Contact **Michael Johnston** for information about partnership opportunities:  
[michael@kingsburymedia.com](mailto:michael@kingsburymedia.com)



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