



CAROLINA CENTER FOR FOREIGN INVESTMENT



Exceptional Project Investment Opportunities

CCFI is unique in its number of approved target industries. Unlike most Regional Centers that restrict investors to limited projects, CCFI has the ability to deploy immigrant investor capital into multiple high quality projects including:



- ♦ Technology
- ♦ Health Services
- ♦ Tourism and Hospitality
- ♦ Manufacturing and Trade
- ♦ Automotive Research
- ♦ Mixed Use: Retail, Office, Hotel and Residential

Vision, Mission, Values

The Carolina Center for Foreign Investment seeks to be the leader among EB-5 regional centers, delivering job creation through real estate development projects that qualify under the EB-5 program, through operational excellence, superior financial performance, and investor satisfaction. It is the goal of CCFI to provide each investor with the necessary program credentials to obtain their permanent residency visa. Above all are the core values of:

TRUST, EXPERIENCE, and TRANSPARENCY.

More \$500,000 Opportunities

- ♦ Statewide reach allows the regional center to offer investors more target employment areas (TEA).
- ♦ TEA projects require a reduced capital contribution of US \$500,000.
- ♦ CCFI works hand-in-hand with state organizations to continually identify TEA opportunities.



CCFI Program Objectives

Capital Protection ♦ Job Creation Qualifications ♦ Solid Return on Investment

CCFI Program Benefits

- ♦ **Trusted team of advisors, including a designated US Immigration attorney**

At the core of CCFI is a team of leaders dedicated to the values of trust, experience, responsibility, and transparency. This includes an experienced immigration attorney on hand to discuss your needs and move you through the immigration process. Let experience take you through the process, from preparing the I-526 to Adjustment of Status.

- ♦ **Statewide Opportunities**

CCFI is the approved regional center for the entire state of South Carolina. Investors have broad opportunities to choose a project that meets their investment criteria.

- ♦ **Defined Exit Strategy**

Our advisors work closely with investors to identify and map the ideal exit strategy. With a strong plan of exit in place, investors can simply focus on their return on investment and securing their EB-5 visa.

Why Choose South Carolina?

- ♦ Strong track record of direct foreign investment.
- ♦ For decades, Upstate South Carolina has been the recipient of more foreign investment per capita than any other region in the United States. (Fortune Magazine)
- ♦ \$2.2 billion in capital investments and 5,730 jobs were announced in Upstate South Carolina in 2008, making it a national hotspot for economic development.
- ♦ Charleston, South Carolina is the 4th busiest port in the nation.
- ♦ More than \$60 million in port expansion projects already underway for 2009.

Experience Beyond Compare: Over 120 Years

CCFI is owned by The Furman Co., Investment Advisory Services LLC., an integral part of South Carolina's oldest and most respected full service commercial real estate firm with over 120 years experience.

Track Record

- ♦ Extensive history of masterplanning communities and corporate developments
- ♦ Awarded the Carolinas Chapter of the Counselors of Real Estate (CRE) Creative Thinkers Awards for Collaboration 3 developed on the CU-ICAR Campus
- ♦ Developed Collaboration 3, the first LEED® Gold Certified Core & Shell Building in South Carolina, located on the CU-ICAR Campus



CCFI Principals



Stephen Navarro is the primary shareholder and President of The Furman Co., Inc., a real estate investment and advisory firm which has been in existence since 1888. The Furman Co. is a full service commercial real estate firm with divisions that specialize in brokerage, asset and risk management, development, insurance and investment advisory services, with an emphasis in sustainable "green" development.



Alan Ballew is the Managing Principal of CCFI, and serves as the Executive Vice President and Principal of The Furman Co., Investment Advisory Services LLC. He has over 20 years experience in complex public and private corporate finance entities. He has served as chief financial officer for an international public commercial real estate firm as well as president and chief investment officer for a commercial investment fund of over \$400,000,000.



James Rogers has been a member of the South Carolina Bar for over 20 years works with one of the oldest and largest firms in Greenville, South Carolina. He is a member of the American Immigration Lawyers Association. He speaks Spanish and Portuguese and is Chairman of the Greenville Area Development Corporation (a public-private entity charged by the County of Greenville with growing the local economy).

Regional Center Designated Attorney



Edward C. Beshara, Esq. is the Managing Partner of Beshara, P.A. Mr. Beshara is a third generation Australian and third generation U.S. Citizen. Mr. Beshara received a Juris Doctor Degree from the University of Florida Law School in 1981. He received a Bachelor of Jurisprudence and Bachelor of Laws Degree from Monash University Law School (Australia) in 1977. He pursued a Masters of Law Degree in International Law.

Contact Information

Alan Ballew
 P.O. Box 2487 ♦ Greenville, SC 29602
 Phone: (864) 242-5151 ♦ Fax: (864) 233-9878
 aballew@furmanco.com