



## FRANCHISE DISCLOSURE DOCUMENT

Toastique Holdings, LLC  
An Arizona limited liability company  
764 Maine Avenue SW  
Washington, D.C. 20024  
Tel: (202) 484-5200  
franchiseinfo@toastique.com  
www.toastique.com

The franchise that we offer is for Toastique, a gourmet fast casual toast and juice bar serving a fresh, seasonal, and responsibly sourced menu of toast style meals, fruit bowls, juices, smoothies, and other menu items (each, a “Franchised Business” or “Restaurant”). We offer individual unit Restaurant franchises and area development franchises for the development of multiple Restaurants within a designated territory.

The total investment necessary to begin operation of a Toastique Restaurant under a franchise agreement is \$471,152 to \$890,846. This includes \$93,000 to \$95,000 that must be paid to the franchisor or its affiliates. The total investment necessary to begin operation of a Toastique Restaurant under a franchise agreement with a 1-3 multi-franchise addendum is ~~\$584,526~~,152 to ~~\$1,000,945~~,846. This includes \$148,000 to \$150,000 that must be paid to the franchisor or its affiliates. The total investment necessary to begin operation of a Toastique Restaurant under a franchise agreement with a 1-4 multi-franchise addendum is ~~\$644,559~~,152 to ~~\$1,033,978~~,846. This includes \$181,000 to \$183,000 that must be paid to franchisor or its affiliates. The total investment necessary to begin operation of a Toastique Restaurant under a franchise agreement with a 1-5 multi-franchise addendum is ~~\$644,586~~,152 to ~~\$1,060,1,005~~,846. This includes \$208,000 to \$210,000 that must be paid to franchisor or its affiliates. The total investment necessary to begin operation of a Toastique Restaurant under a multi-unit development agreement is \$611,152 for six Restaurants to \$1,142,846 for 10 Restaurants. This includes \$93,000 to \$95,000 that must be paid to the franchisor or its affiliates, along with a development fee of \$28,000 for each additional Restaurant that you are authorized to establish under the multi-unit development agreement.

This disclosure document summarizes certain provisions of your franchise agreement and other information in plain English. Read this disclosure document and all accompanying agreements carefully. You must receive this disclosure document at least 14 calendar-days before you sign a binding agreement with, or make any payment to, the franchisor or an affiliate in connection with the proposed franchise sale. **Note, however, that no government agency has verified the information contained in this document.**

You may wish to receive your disclosure document in another form that is more convenient for you. To discuss the availability of disclosures in different forms, contact Brianna Keefe, Toastique Holdings, LLC, 764 Maine Avenue SW, Washington, D.C. 20024, (202) 484-5200.

The terms of your contract will govern your franchise relationship. Do not rely on the disclosure document alone to understand your contract. Read your entire contract carefully. Show your contract and this disclosure document to an advisor, like a lawyer or an accountant.

Buying a franchise is a complex investment. The information in this disclosure document can help you make up your mind. More information on franchising, such as “A Consumer’s Guide to Buying a Franchise,” which can help you understand how to use this disclosure document, is available from the Federal Trade Commission. You can contact the FTC at 1-877-FTC-HELP or by writing to the FTC at 600 Pennsylvania Avenue, NW, Washington, D.C. 20580. You can also visit the FTC’s home page at [www.ftc.gov](http://www.ftc.gov) for additional information. Call your state agency or visit your public library for other sources of information on franchising. There may also be laws on franchising in your state. Ask your state agencies about them.

Issuance Date: January 9, 2026

## Special Risks to Consider About *This* Franchise

Certain states require that the following risk(s) be highlighted:

1. **Out-of-State Dispute Resolution**. The franchise agreement and multi-unit development agreement require you to resolve disputes with the franchisor by mediation, arbitration, and/or litigation only in Washington, D.C. Out-of-state mediation, arbitration, or litigation may force you to accept a less favorable settlement for disputes. It may also cost more to mediate, arbitrate, or litigate with the franchisor in Washington, D.C. than in your own state.
  
2. **Spousal Liability**. Your spouse must sign a document that makes your spouse liable for all your financial obligations under the franchise agreement even though your spouse has no ownership interest in the franchise. This guarantee will place both you and your spouse's marital and personal assets, perhaps including your house, at risk if your franchise fails.
  
- ~~2.3.~~ **Unopened Franchises**. The Franchisor has signed a significant number of Franchise Agreements with franchisees who have not yet opened their outlets. If other franchisees are experiencing delays in opening their outlets, you may also experience delays in opening your own outlet.

Certain states may require other risks to be highlighted. Check the "State Specific Addenda" (if any) to see whether your state requires other risks to be highlighted.

Toastique®  
Franchise Disclosure Document

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Nathan Law, Corporate Trainer

Nathan Law is our Corporate Trainer and he has served in this role since September 2024. From May 2023 to August 2024, Mr. Law was the Director of Operations for Shouk Restaurant in Washington, D.C. From March 2022 to May 2023, Mr. Law was a District Manager for Tropical Smoothie in Washington, D.C.

Tristen Smith, Senior Project Manager

Tristen Smith is our Senior Project Manager and she has served in this role since October 2023. From September 2021 to October 2023, Ms. Smith was the Project Manager at Commercial Lighting Industries in Indio, California.

Jolie Richards, Marketing Manager

Jolie Richards is our Marketing Manager and she has served in this role since October 2023. From May 2019 to October 2023, Ms. Richards was the Brand and Marketing Manager at NexTech Solutions in Tampa, Florida.

Kelley Gosk, Events Manager

Kelley Gosk is our Events Manager and she has served in this role since December 2023. From July 2023 to November 2023, Ms. Gosk worked in Public Relations at Prosek Partners in Washington, D.C. Prior to that, Ms. Gosk attended Elon University until May 2023 in Elon, North Carolina.

Morissa Goodman, Director of Franchise Development

Morissa Goodman is our Director of Franchise Development and she has served in this role since September 2024. From October 2021 to September 2024, Mrs. Goodman was a Senior Relationship Manager at Raintree in Denver, Colorado.

Jake de la Torre, Director of Franchise Development

Jake de la Torre is our Director of Franchise Development and has served in this role since January 2025. From April 2024 and continuing to date, Mr. de la Torre holds an active license as Broker Associate at Compass in Denver, Colorado. From October 2022 to September 2024, Mr. de la Torre was a Development Manager at Raintree in Denver, Colorado. From November 2020 to April 2024, Mr. de la Torre was a Broker Associate for milehimodern in Denver, Colorado.

Gabrielle Farrell, Digital Marketing Coordinator

Gabrielle Farrell is our Digital Marketing ~~Coordinator~~Coordinator, and she has served in this role since March 2025. From January 2023 to February 2025, Ms. Farrell was a Campaign Performance Specialist at TeamSnap following its acquisition of LeagueSide in Philadelphia, Pennsylvania. From March 2022 to December 2022, Ms. Farrell was an Operations Manager at LeagueSide in Philadelphia, Pennsylvania. From January 2021 to March 2022, Ms. Farrell was a Marketing Specialist at The Right Click Agency in Elkins Park, Pennsylvania.

Alison Mey, Vice President of Franchise Operations

Alison Mey is our Vice President of Franchise ~~Operations~~Operations, and she has served in this role since ~~July~~October 2025. From April 2025 to October 2025, Ms. Mey was unemployed. From February 2024 to April 2025 Ms. Mey was the Director of Deal Strategy at Restaurant Brand International in Miami, Florida. From January 2022 to ~~June~~April 2024, Mrs. Mey was a Director of Franchise Profitability and Deal Strategy at Restaurant Brand International in Miami, Florida. From January 2019 to December 2021, Mrs. Mey was a Director of Franchise Operations and Development at Restaurant Brands International in New Orleans, Louisiana.

Ricardo Delgado, Senior Construction Project Manager

Ricardo Delgado is our Senior Construction Project Manager, and he has served in this role since September 2025. From June 2024 to September 2025, Mr. Delgado was a Construction Project Manager with Scale Franchising in Orlando, Florida. From February 2024 to July 2024, Mr. Delgado was a Project Coordinator with TITAN, Consultants and Engineers, LLC in Orlando, Florida. From February 2023 to July 2024, Mr. Delgado was a Project Coordinator at The Carroll Adams Group in Orlando Florida. From October 2021 to February 2023, Mr. Delgado was a Project Coordinator with Forerunner Technologies in Orlando, Florida. From January 2021 to October 2021 Mr. Delgado was a courier with Amazon in Orlando, Florida.

~~Ricardo Delgado is our Senior Construction Project Manager and he has served in this role since September 2025. From June 2024 to September 2025, Mr. Delgado was a Construction Project Manager with Scale Franchising in Orlando, Florida. From February 2024 to July 2024, Mr. Delgado was a Project Coordinator with TITAN, Consultants and Engineers, LLC in Orlando, Florida. From October 2021 to February 2023, Mr. Delgado was a Project Coordinator with Forerunner Technologies in Orlando, Florida.~~

#### Iryna Boyko, Corporate Trainer

Iryna Boyko is our Corporate Trainer and she has served in this role since July 2025. From April 2024 to July 2025, Ms. Boyko was a Supervisor and a Food Server at Washington Inn Restaurant located in Cape May, New Jersey. From June 2020 to July 2025, Ms. Boyko was a Managing Partner and Operations Manager at Victory Cleaning Company in Cape May, New Jersey. From May 2020 to July 2025, Ms. Boyko was an Associate Manager and Senior Service Coordinator at George's Place Restaurant in Cape May, New Jersey.

#### Katherine Orellana, Community and Influencer Marketing Coordinator

Katherine Orellana is our Community and Influencer Marketing Coordinator and she has served in this role since August 2025. From January 2025 to August 2025, Ms. Orellana was the Marketing Associate at World Panel Products located in Riviera Beach, Florida. From November 2023 to August 2025, Ms. Orellana was a Sales Advisor at Sephora in Arlington, Virginia and Commack, New York. ~~After graduating from Binghamton University in 2021, Ms. Orellana spent time caring for a family member before relocating briefly to Montreal, Canada until 2023.~~

### **ITEM 3** **LITIGATION**

#### Litigation

*Toastique Holdings, LLC v. C & G Restaurant Holdings, Inc., Carrie M. Carretta, and Richard L. Giambastini, Jr.*, filed on December 27, 2024 in the United States District Court for the District of Columbia, bearing Case No. 1:24-CV-03611. We served C & G Restaurant Holdings, Inc., Carrie M. Carretta, and Richard L. Giambastini, Jr. (collectively, "C&G"), our former franchisee, with a Complaint seeking a Temporary Restraining Order to prevent the immediate and irreparable harm of C&G's operation of a competing business and disparaging, defaming, or otherwise harming the Toastique brand. In the Complaint, we seek injunctive relief related to the breach of contract, a declaratory judgement related to the enforcement of the non-competition provisions of the Franchise Agreement, and a declaratory judgement to stay the arbitration pending this action. As of the date of this Disclosure Document, we are scheduling a pre-hearing conference with C&G.

#### Arbitration

*C & G Restaurant Holdings, Inc. v. Toastique Holdings LLC, Raintree Franchise Growth LLC a/k/a Raintree Franchise Growth Corporation, Brianna Keefe, George "Kyle" Izett, Sean Keefe, and Julia Berman*, Demand for Arbitration filed on December 27, 2024 with the American Arbitration Association,

your furniture, fixtures, and equipment. The costs listed here do not include any transportation or set up costs. Third party financing may be available for qualified candidates for some of the leasehold improvement costs, however, with such financing comes associated costs and fees which will cause the cost to exceed what is indicated in this chart.

Note 5: Signage – You are required to purchase, subject to our design and construction specifications and approval, interior and exterior signs and displays that we designate. This estimate is for the cost to produce wall signage to be mounted to the outside of the building as well as all interior signage. This estimate includes other elements of brand identification within the Restaurant such as wall graphics.

Note 6: Computer, Software, and Point of Sale System – You will be required to purchase, license and use the point of sale systems, ordering systems, and applications that we designate. This estimate includes the cost of the QuickBooks system. Information about the point of sale and computer systems are disclosed in Item 11 of this Disclosure Document.

Note 7: Grand Opening Marketing Expense – You must spend a minimum of \$20,000 prior to the opening of your Restaurant to promote your grand opening. You must conduct your grand opening marketing plan in accordance with the grand opening marketing strategy we have established with Agenda PR, our designated vendor that will assist with the grand opening of your Restaurant.

Note 8: Initial Inventory – Your initial inventory comprised of small wares, branded items, marketing materials, printed materials, uniforms and supplies, ingredients, and your on-going inventory and supplies (including System Supplies) that you are required to obtain from us, our affiliate or from our designated suppliers are paid for at standard prices and terms and your ongoing inventory must be purchased from either us or our approved vendors.

Note 9: Utility Deposits – To secure the appropriate utilities required for the operation of your Restaurant, including gas, electric, water, sewer and internet access, you will be required to pay upfront deposits to each applicable utility company.

Note 10: Insurance Deposits – Three Months – You are required to maintain certain insurance coverage. Your actual payments for insurance and the timing of those payments will be determined based on your agreement with your insurance company and agent. This estimate is for the cost of an initial deposit in order to obtain the minimum required insurance and we estimate this deposit to be equal to the amount of three months of monthly insurance premium payments. We recommend that you consult with your insurance agent before signing a Franchise Agreement.

Note 11: Travel for Initial Training – You must complete our pre-opening training program before opening your Restaurant. We do not charge a fee for our pre-opening initial training. This estimate is for estimated travel and lodging expenses that you will incur to attend our pre-opening initial training program.

Note 12: Professional Fees – This estimate is for costs associated with the engagement of professionals such as attorneys, accountants, and architects for advisories consistent with the start-up of a Restaurant. You will be required to hire an architect to develop plans that meet our standards and specifications and comply with applicable laws, rules and regulations for the development and operation of your Restaurant. We recommend that you seek the assistance of professional advisors when evaluating this franchise opportunity, this Disclosure Document, the Franchise Agreement and, if applicable, the Multi-Unit Development Agreement. It is also advisable to consult with these professionals to review any lease and other contracts that you will enter into as part of the development and operation of your Restaurant.

**YOUR ESTIMATED INITIAL INVESTMENT**

**B. Franchise Agreement with 1-3 Multi-Franchise Addendum**

Type of Expenditure	Amount	Method of Payment	When Due	To Whom Payment is Made
Initial Franchise Fee <sup>(Note 1)</sup>	\$110,000 – \$110,000	Lump sum	When Franchise Agreement is signed with Multi-Franchise Addendum	Us
Estimated Initial Investment to Open One Restaurant <sup>(Note 2)</sup>	<del>\$474,416</del> , – <del>\$890,835</del> ,846 152                      46		Estimated Initial Investment is based on estimate contained in Table A, above, of this <u>Item 7</u> , for a Franchise Agreement but excluding the Initial Franchise Fee of \$55,000 since the Initial Franchise Fee is higher for a Franchise Agreement with a 1-3 Multi-Franchise Addendum. See Table A.	
Total Estimate <sup>(Note 3)</sup>	<del>\$584,526</del> ,152 – <del>\$1,000,945</del> ,846			

**YOUR ESTIMATED INITIAL INVESTMENT**

**C. Franchise Agreement with 1-4 Multi-Franchise Addendum**

Type of Expenditure	Amount	Method of Payment	When Due	To Whom Payment is Made
Initial Franchise Fee <sup>(Note 1)</sup>	\$143,000 – \$143,000	Lump sum	When Franchise Agreement is signed with Multi-Franchise Addendum	Us
Estimated Initial Investment to Open One Restaurant <sup>(Note 2)</sup>	<del>\$416,152</del> = <del>\$835,846</del> \$ <del>\$471,152</del> – <del>890,846</del>		Estimated Initial Investment is based on estimate contained in Table A, above, of this <u>Item 7</u> , for a Franchise Agreement but excluding the Initial Franchise Fee of \$55,000 since the Initial Franchise Fee is higher for a Franchise Agreement with a 1-4 Multi-Franchise Addendum. See Table A.	
Total Estimate <sup>(Note 3)</sup>	<del>\$614,559</del> ,152 – <del>\$1,033,978</del> ,846			

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## YOUR ESTIMATED INITIAL INVESTMENT

### D. Franchise Agreement with 1-5 Multi-Franchise Addendum

Type of Expenditure	Amount	Method of Payment	When Due	To Whom Payment is Made
Initial Franchise Fee <sup>(Note 1)</sup>	\$170,000 – \$170,000	Lump sum	When Franchise Agreement is signed with Multi-Franchise Addendum	Us
Estimated Initial Investment to Open One Restaurant <sup>(Note 2)</sup>	<del>\$416,152</del> – <del>\$835,846</del> \$471,152 – \$90,846	Estimated Initial Investment is based on estimate contained in Table A, above, of this Item 7, for a Franchise Agreement but excluding the Initial Franchise Fee of \$55,000 since the Initial Franchise Fee is higher for a Franchise Agreement with a 1-5 Multi-Franchise Addendum. See Table A.		
Total Estimate <sup>(Note 3)</sup>	<del>\$641,586</del> ,152 – <del>\$1,060,005</del> ,846			

#### Explanatory Notes to Item 7

#### For a Franchise Agreement Supplemented with a 1-3, 1-4, or 1-5 Multi-Franchise Addendum

Note 1: Initial Franchise Fee – The Initial Franchise Fee for a single franchise under a Franchise Agreement that includes a 1-3 Multi-Franchise Addendum is \$110,000. The Initial Franchise Fee for a single franchise under a Franchise Agreement that includes a 1-4 Multi-Franchise Addendum is \$143,000. The Initial Franchise Fee for a single franchise under a Franchise Agreement that includes a 1-5 Multi-Franchise Addendum is \$170,000. Our 1-3, 1-4, and 1-5 Multi-Franchise Addendum are attached to this Disclosure Document as Exhibit F.

Note 2: Estimated Initial Investment – This is the estimated initial investment for the development of one Toastique Restaurant as reflected in Table A of this Item 7, excluding only the Initial Franchise Fee since the Initial Franchise Fee is higher under a 1-3, 1-4, or 1-5 Multi-Franchise Addendum.

Note 3: Total Estimate – This estimate is only for the development of one Toastique Restaurant, and except for your first Toastique Restaurant, this estimate does not include the estimated initial investment that you will incur each and every time you develop a Restaurant pursuant to the terms of each respective Toastique Franchise Agreement and modification as to your Initial Franchise Fee obligations as set forth in your respective 1-3, 1-4, or 1-5 Multi-Franchise Addendum.

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production requirements, the suppliers quality control, whether or not we are the exclusive supplier of the particular item, whether or not our affiliate or affiliates are the exclusive supplier of the particular item, and whether or not the suppliers approval, in our sole determination, will allow us to advance the overall interests of the System and our company.

We estimate that your purchase of goods and services from us or our approved suppliers, or that must conform to our specifications, will represent approximately 80% of your total purchases in establishing your Restaurant and approximately 80% of your total purchases in the continuing operations of your Restaurant. We currently require that you purchase or lease the following source restricted goods and services:

1. Lease – We do not review the terms of the lease for your Restaurant Location but require that your landlord acknowledge our rights as set forth in the lease agreement rider attached as Exhibit 4 to the Franchise Agreement (the “Lease Agreement Rider”) and that you collaterally assign the lease to us as set forth in the collateral assignment of lease attached as Exhibit 5 to the Franchise Agreement (the “Collateral Assignment of Lease”). We possess the right to disapprove of a proposed lease if the landlord refuses to sign the Lease Agreement Rider in substantially the form set forth in Exhibit 4 to the Franchise Agreement. The Lease Agreement Rider grants certain rights to us, including our right to be notified in the event of a lease default and, potentially, for us to enter the premises of your Restaurant.

2. System Supplies – Your Restaurant must maintain an initial and ongoing inventory of System Supplies. You must purchase the System Supplies, as designated by us, from us and/or our affiliates. During the fiscal year ending December 31, 2025<sup>4</sup>, we have not earned any revenue from franchisee purchases of inventory from us.

3. Furniture and Fixtures – Your Restaurant must be equipped with branded and unbranded furniture and fixtures that we designate and that meet our standards and specifications. You may purchase unbranded furniture and fixtures from any supplier of your choosing, provided that the furniture and fixtures meet our specifications and standards, which may also include specified manufacturers, brands, and models. If the furniture and fixtures that we designate are specified to be branded with the Licensed Marks, then you may only purchase them from our designated exclusive suppliers.

4. Signage – The signage for your Restaurant must meet our standards and specifications and must be purchased from our designated suppliers.

5. Point of Sale System and Computer Equipment – Currently you are required to purchase, license and utilize a CAKE by Mad Mobile point of sale system with one configured hardware terminal. Additionally, you must purchase and maintain a computer system on-site at your Restaurant Location. In general, you will be required to obtain a computer system that will consist of certain hardware, software, and peripheral devices such as printers. You will be required to meet our requirements involving back office and point of sale systems, security systems, printers, back-up systems, and high-speed internet access.

6. Credit Card Processing – You must use our designated supplier and vendor for credit card processing which may be integrated with the point of sale system that we designate. Credit card processing fees will, generally, be based on a percentage of all credit card processed Gross Sales.

7. Online Ordering, Customer Rewards, Customer Reviews, and Gift Cards – You must use our designated supplier and vendor for the ability to access and use online, point of sale integrated, web based, and/or app based, ordering, customer rewards, customer reviews, and/or gift card systems. Currently our

insurance, office supplies and software, QuickBooks, repairs and maintenance, service subcontractors, and miscellaneous expenses. Operating Expenses do not include expenses and charges related to interest, taxes, depreciation, or amortization and do not include Franchise Related Expenses that you would be expected to pay to us.

- (t) Order – means a unique transaction wherein a Customer purchases one or more menu item(s) from a Toastique Restaurant and resulting in Gross Sales. If, at a different time, the Customer purchases additional menu items, such Order would count as a separate Order.
- (u) Outlet – refers to a Toastique Restaurant that is either a Company Owned Outlet or a Franchise Outlet, as the context requires.
- (v) Ticket – means the Gross Sales for a particular Order.
- (w) Traditional Outlet – means an Outlet that is not a Non-Traditional Outlet.

**BASES AND ASSUMPTIONS**

The financial information was not prepared on a basis consistent with generally accepted accounting principles. Data for our Company Owned Outlets is based on information reported to us by our affiliates. Data for the Operational Franchise Outlets is based on financial information reported to us by our franchisees. The information in this analysis has not been audited, is based on historical financial data, and is not a forecast or projection of future financial performance.

**ANALYSIS OF RESULTS OF COMPANY OWNED OUTLETS**

During the 2025 Calendar Year we had eight Company Owned Outlets. Of our eight Company Owned Outlets, six Outlets were Operational Company Owned Outlets and two Outlets were New Company Owned Outlets. The table below provides a summary of our Operational Company Owned Outlets.

<b>Operational Company Owned Outlet Summary</b>	
<b>Outlet Name</b>	<b>Outlet Description</b>
<b>Traditional Outlets</b>	
Alexandria	The Alexandria Outlet opened for business in April 2019 and is located at 1605 King Street, Alexandria, Virginia 22314. This Outlet operates in a Restaurant Location that is located in a historic district and is approximately 1,100 square feet. This Outlet operates daily from 7:00 AM to 5:00 PM. This Outlet operates as a Traditional Outlet.
Navy Yard	The Navy Yard Outlet opened for business in July 2020 and is located at 1331 4 <sup>th</sup> Street SE, Unit 104, Washington, D.C. 20003. This Outlet operates in a Restaurant Location that is located in an urban mixed-use redevelopment area and is approximately 1,835 square feet. This Outlet operates daily from 7:00 AM to 7:00 PM. This Outlet operates as a Traditional Outlet.
<b>Non-Traditional Outlets</b>	
The Wharf	The Wharf Outlet opened for business in July 2018 and is located at 764 Maine Avenue SW, Washington, D.C. 20024. This Outlet operates in a Restaurant Location that is located in a high foot traffic waterfront development area and is approximately 1,056 square feet. This Outlet operates daily from 7:00 AM to 7:00 PM. This Outlet is a Non-Traditional Outlet and receives juice delivered from the Union Market Outlet.
Dupont Circle	The Dupont Circle Outlet opened for business in September 2021 and is located at 1899

	N Street NW, Washington, D.C. 20036. This Outlet operates in a Restaurant Location that is located in downtown area and is approximately 1,240 square feet. This Outlet operates daily from 7:00 AM to 5:00 PM. This Outlet is a Non-Traditional Outlet and receives juice delivered from the Union Market Outlet.
Union Market	The Union Market Outlet opened for business in September 2022 and is located at 325 Morse Street NE, Washington, D.C. 20002. This Outlet operates in a Restaurant Location that is located in main area near other restaurants, shops, and a large food market and is approximately 1,785 square feet. This Outlet operates daily from 7:00 AM to 5:00 PM. This Outlet is a Non-Traditional Outlet and acts as a commissary for The Wharf and Dupont Circle Outlets. This Outlet also houses all juice waste for The Wharf and Dupont Circle Outlets.
Clarendon/Equinox	The Clarendon Outlet opened for business in September 2024 and is located at 3100 Clarendon Boulevard, Arlington, Virginia 22201. This Outlet operates in a Restaurant Location that is located in high traffic downtown area near other restaurants, shops, and markets, and is approximately 1,307 square feet. This Outlet operates daily from 7:00 AM to 5:00 PM. This Outlet is a Non-Traditional Outlet that acts as a commissary for the Clarendon Outlet and two Equinox locations, one that commenced operations in May 2025 and the other in June 2025. Since the Clarendon Outlet operates as a commissary for multiple locations, this location is not representative of the offering under this Disclosure Document and the financial information for this Outlet is excluded from this <u>Item 19</u> .

Below we report select financial performance data as to each Operational Company Owned Outlet during the 2025 Calendar Year. We do not report financial performance data for any New Company Owned Outlets or any Company Owned Outlets that are not an Operational Company Owned Outlet. Material financial and operational characteristics that are reasonably anticipated to differ from future operational franchise outlets include including: (a) managerial skill and efficiency experienced by our Company Owned Outlets as a result of our extensively experienced management team; (b) brand recognition within the local markets in which our Company Owned Outlets operate; and (c) no obligation to pay ongoing fees that a franchisee will pay to us, such as Royalty Fees and Brand Development Fund Fees.

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**FRANCHISEES****(As of December 31, 2025)**

<b>State</b>	<b>Business Address</b>	<b>Franchisee</b>	<b>Phone Number</b>
AZ	7001 N Scottsdale Road, Suite A-100 Scottsdale, AZ 85253	Modest Foods Company LLC *	(480) 203-2445
CA	3345 Buena Vista Road, Suite 600 Bakersfield, CA 93311	LuckyBK LLC	(661) 473-1711
	350 Railroad Avenue, Suite 100 Danville, CA 94526	Morning Glory Partners LLC*	(925) 725-4786
	6255 Sunset Boulevard, Suite 170 Los Angeles, CA 90028	VS Hospitality Inc.*	(323) 645-7400
	226 Marine Avenue Newport Beach, CA 92662	Orange Seed LLC *	(949) 430-9395
	20101 West Rinaldi Street, Suite 120 Los Angeles, California 91326	Kriscca LLC*	(818) 818.5535
	27642 Antonio Parkway, Suite C Ladera Ranch, CA 92694	Pure Bites LLC*	(945) 503-2168
	5418 Crossings Drive, Suite 103, Rocklin, CA 95677	SJCONRAD LLC	(916) 259-1159
	13855 City Center Dr, Suite 3010 Chino Hills CA 91709	Ravkar LLC*	(909) 248-1125
CO	418 S. Tejon Street, Suite 140 Colorado Springs, CO 80903	FourTeem LLC*	(707) 372-3099
	11590 Ridgeline Drive, Suite 100 Colorado Springs, CO 80921	Gourmet Toasts, Juices, and Smoothies, LLC*	(719) 900-1590
	955 Albion Street Denver, CO 80220	9+CO LLC*	(303) 263-2701
	8501 E Arapahoe Road, Suite B Greenwood Village, CO 80112	Sadeen, LLC*	(303) 862-8694
	9567 S University Boulevard, Unit C3 Highlands Ranch, CO 80126	coPeachy LLC*	(720) 379-7920
FL	10 S Lemon Avenue, Suite C Sarasota, FL 34236	Clementine Toast & Coffee, Inc.*	(813) 532-6353
	1011 East Cumberland Avenue Tampa, FL 33602	Live Whole Water St LLC *	(407) 797-6212
	14410 Shoreside Way, Suite 170 Winter Garden, FL 34787	Live Whole Hamlin LLC *	(407) 797-6212
GA	1230 W. Peachtree Street NW Atlanta, GA 30309	Always Wrights Juicery LLC*	(404) 968-9866
	4250 Roswell Rd. Suite #510 Marietta, GA 30062	Sonorange Corp*	(470) 787-2159
KS	9747 E. 21st Street North, Suite 115 Wichita, KS 67206	Hoffmann Investments LLC*	(316) 618-9484
MD	214 Harker Place Annapolis, MD 21401	MAJC Group LLC / FreshFunAH LLC *	(443) 430-0085
	6201 Mango Tree Road Columbia, MD 21044	Friends Trio LLC	(240) 278-9689
	10209 Grand Central Avenue, Suite 118 Owings Mills, MD 21117	Get Toasted LLC	(301) 675-8449
MI	200 E Washington Street	Toasty Life LLC	(734) 585-5965

	Ann Arbor, MI 48104		
	89 Monroe Street, Detroit, MI 48226	SISTERS K LLC *	(313) 262-6479
MN	320 Engel Street Wayzata, MN 55391	HummBerdee LLC *	(952) 600-5766
NJ	11 S. Passaic Avenue Chatham, NJ 07098	Wardius Family LLC *	(973) 524-8281
	1450 Washington Street Hoboken, New Jersey 07030	MJ-ARA Growth Enterprises LLC*	(732) 710-0007
	2-4 Garber Square Ridgewood, NJ 07450	Toasty Jules LLC *	(201) 595-0170
	280 96 <sup>th</sup> Street, Unit B Stone Harbor, NJ 08247	Toastique Stone Harbor LLC	(610) 247-3611
	70 Speedwell Avenue, Suite 2 Morristown, NJ 07960	ONA Hospitality LLC*	(973) 221-0040
NY	604 North Avenue New Rochelle, NY 10801	Stuart Partners Franchise Holdings LLC *	(914) 455-8011
	445 5th Avenue New York, NY 10016	Tabernacle & Toast LLC	(212) 401-5577
NC	1120 South Tryon Street, Suite 150 Charlotte, NC 28203	Fit and Fresh Corporation *	(704) 910-5200
	1000 Social St suite 130 Raleigh, NC 27609	LYNK ENTERPRISES LLC	(919) 348-9488
OH	200 Park Avenue Unit# 140 Beachwood Ohio 44122	DiCesare Corp	( 216) 400-7522
PA	108 Square Drive Newtown Square, PA 19073	Delco Toast LLC	(484) 420-4381
	700 Washington Road Pittsburgh, PA 15228	Steel Town Toast, LLC *	(412) 561-9888
SD	612 6th Street Suite 7 Rapid City, SD 57701	AHEART LLC	(605) 416-9617
TN	820 4th Avenue North Nashville, TN 37219	Jay Randal Asher LLC*	(615) 669-3566
TX	5467 Belt Line Road Dallas, TX 75254	Vitalroots Ventures Inc*	(214) 258-5194
	4610 Long Prairie Road, Suite 130 Flower Mound, TX 75028	Wrightway Toast Incorporated*	(469) 464-3021
	3220 Amy Donovan Plaza Austin, TX 78758	ELPLUS FUND CORP*	(512) 296-2019
	7470 Cimarron Plz, Building 14, Suite 100 El Paso, TX 79911	Laura Alcantar*	(915) 219-9908
	1119 Fenwick Dr. Laredo, TX 78041	VALBRI FOODS ENTERPRISES LLC*	(956) 441-0249
UT	1091 N Bluff Street, Unit 1004 St. George, UT 84770	Toastique STG, LLC	(435) 922-8865
VA	535 Belaire Avenue Chesapeake, VA 23320	Fueled by Health LLC*	(757) 515-4106
	244 19th Ct S suite 40 Arlington, VA 22202	Bunny and Squirrel LLC	(703) 718-4416
	208 Dominion Rd NE Vienna, VA 22180	REEN CAPITAL LLC*	(703) 223-5355

Key:

\* Multi-Unit Operator

<b>FRANCHISEES</b>			
<b>(Outlets Not Yet Open as of January 1, 2026)</b>			
<b>State</b>	<b>Territory</b>	<b>Franchisee</b>	<b>Phone Number</b>
AZ	TBD	Corey Thompson	765-278-9571
CA	TBD	M DINA LA LLC	949-466-3805
	TBD	Palyanytsya LLC	818-877-3626
	TBD	INVERTIS FRANCHISE GROUP LLC	470-954-7108
	TBD	ADR Holdings LLC	530-813-2457
	TBD	Cordova Legacy, LLC	949-565-6221
	TBD	Well Nourish LLC	408-708-7088
	TBD	Tomasa Serrano	818-809-6722
	TBD	Sindhu Dantuluri	732-372-1230
CT	TBD	Stuart Partners Franchise Holdings LLC	914-455-8011
	TBD	Royal Family Toast LLC	203-258-0104
FL	TBD	Gourmet Toast Miami, LLC	617-470-1968
	TBD	CHOPWERKS LLC	734-755-6589
	TBD	Lion Innovation Group LLC	619-315-1153
GA	TBD	Amolya Corporation	404-968-9866
	TBD	Tom Chung	404-556-9199
	TBD	Appetite Alchemists LLC	404-925-6741
	TBD	SRJS Enterprises Inc	203-912-8314
ID	TBD	Eric Alonzo	415-265-2145
IL	TBD	WELLTOAST LLC	773-398-4487
IA	TBD	Daniel Gannon	515-314-2629
KS	TBD	HappyHealthyHumble LLC	816-466-0786
MA	TBD	KAAKEH LLC	508-661-9985
MD	TBD	AVERIAN LEGACY GROUP INC.	908-623-9231
	TBD	MC PARTNERS LLC	301-250-0745
MI	TBD	Healthy Eats LLC	313-575-5098
MO	TBD	NES Investments, LLC	636-399-2486
	TBD	Paul Larson	314-255-8519
NE	TBD	Juicy Ventures LLC	301-659-0330
NV	TBD	Fresh Vibes LLC	301-659-0330
NJ	TBD	Shreeji Toasts INC.	908-331-3459
	TBD	FRESH HOLDINGS LLC	201-625-2247
NY	TBD	CAP5 ENTERPRISES LLC	631-827-1498
	TBD	AJJS FRANCHISE, LLC	917-244-4429
NC	TBD	Kobiri LLC	919-749-0833
	TBD	Latisha Reagan	472-259-8382
	TBD	FreshCore Operations LLC	770-713-3955
OH	TBD	Neil Fortier	216-339-0371
RI	TBD	TGR MANAGEMENT & CONSULTING, LLC	508-789-9242
TX	TBD	D+N Lozano LLC	956-589-6698
	TBD	TOASTORY GROUP INC	701-340-0821
	TBD	MOCC, LLC	409-330-7969
	TBD	WHEELER RECIPES LLC	956-319-1507
	TBD	DBOSS LLC	214-718-4076

## MARYLAND FRANCHISE AND DEVELOPMENT AGREEMENT AMENDMENT

### Amendments to the Toastique Holdings, LLC Franchise Agreement

In recognition of the requirements of the Maryland Franchise Registration and Disclosure Law, the parties to the attached Toastique Holdings, LLC Franchise Agreement (the “Franchise Agreement”) and, if Franchisor and Franchisee both sign the Toastique Holdings, LLC Multi-Unit Development Agreement (the “Development Agreement”), as follows:

1. The Franchise Agreement provides that disputes are resolved through arbitration. A Maryland franchise regulation states that it is an unfair or deceptive practice to require a franchisee to waive its right to file a lawsuit in Maryland claiming a violation of the Maryland Franchise Law. In light of the Federal Arbitration Act, there is some dispute as to whether this forum selection requirement is legally enforceable.
2. The general release required as a condition of renewal, sale, and/or assignment/transfer shall not apply to any liability under the Maryland Franchise Registration and Disclosure Law.
3. Article 18.G. of the Franchise Agreement and, if Franchisee executes a Development Agreement, Section 7.6 of the Development Agreement, under the heading “Choice of Law, Non-Binding Mediation, Binding Arbitration, and Consent to Jurisdiction,” shall be amended by the addition of the following statement added to Article 18.G. of the Franchise Agreement and Section 7.6 of the Development Agreement:

A franchisee may bring a lawsuit in Maryland for claims arising under the Maryland Franchise Registration and Disclosure Law.

4. Article 18.I. of the Franchise Agreement and, if Franchisee executes a Development Agreement, Section 7.8 of the Development Agreement, under the heading “Limitations of Claims,” shall be amended by the addition of the following statement added to Article 18.I. of the Franchise Agreement and Section 7.8 of the Development Agreement:

Any claims arising under the Maryland Franchise Registration and Disclosure Law must be brought within three years after the grant of the franchise.

A general release required as a condition of renewal, sale, and/or assignment or transfer of a Franchise Agreement shall not apply to any liability under the Maryland Franchise Registration and Disclosure Law.

5. All representations requiring prospective franchisees to assent to a release, estoppel, or waiver of liability are not intended to nor shall they act as a release, estoppel or waiver of any liability incurred under the Maryland Franchise Registration and Disclosure Law.
6. Each provision of this amendment shall be effective only to the extent, with respect to such provision, that the jurisdictional requirements of the Maryland Franchise Registration and Disclosure Law are met independently without reference to this amendment.
7. No statement, questionnaire or acknowledgement signed or agreed to by a franchisee in connection with the commencement of the franchise relationship shall have the effect of: (i) waiving any claims under any applicable state franchise law, including fraud in the inducement, or (ii) disclaiming reliance on any statement made by any franchisor, franchise seller, or other person acting on behalf of the franchisor. This provision supersedes any other term of any document executed in connection with the franchise.
8. Article 18.Q of the Franchise Agreement is hereby deleted.
9. Section 7.16 of the Multi-Unit Development Agreement is hereby deleted.

[SIGNATURE PAGE TO FOLLOW]

IN WITNESS WHEREOF, the parties have duly executed and delivered this Maryland amendment to the Toastique Holdings, LLC Franchise Agreement and, if applicable, the Development Agreement on the same date as the Franchise Agreement and Development Agreement were, respectively, executed.

Franchisor: Toastique Holdings, LLC

Franchisee:

By: \_\_\_\_\_  
Signature of Franchisor

\_\_\_\_\_  
Signature of Franchisee

\_\_\_\_\_  
Name and Title

\_\_\_\_\_  
Name (please print)

Date: \_\_\_\_\_

Date: \_\_\_\_\_

Address: \_\_\_\_\_

\_\_\_\_\_  
Signature of Franchisee

\_\_\_\_\_  
Name (please print)

Date: \_\_\_\_\_

Address: \_\_\_\_\_