



Investor & Owner Participation Agreement: Love Bali Villas

Introduction:

This Investor & Owner Participation Agreement ("Agreement") is made and entered into between Love Bali Villas ("the Company") and the undersigned investor(s) and/or owner(s) ("Investor/Owner"). This Agreement outlines the terms and conditions under which the Investor/Owner may participate in the ownership and management of properties managed by Love Bali Villas in Bali, Indonesia.

1. Participation:

1.1 The Investor/Owner hereby expresses their interest in participating in the ownership and management of properties managed by Love Bali Villas.

1.2 The Investor/Owner acknowledges that participation in the Company's property portfolio is subject to the terms and conditions set forth in this Agreement.

2. Investment:

2.1 The Investor/Owner agrees to make the investment amount specified in Schedule A attached hereto ("Investment Amount") towards the acquisition and management of properties in Bali.

2.2 The Investor/Owner understands and accepts the risks associated with real estate investments and acknowledges that returns on investment are not guaranteed.

3. Ownership Structure:

3.1 The Investor/Owner shall own a percentage of the equity interest in the properties managed by Love Bali Villas proportional to their Investment Amount.

3.2 The Investor/Owner agrees to comply with the Company's policies and procedures regarding property ownership, management, and decision-making.

4. Management and Operations:

4.1 Love Bali Villas shall be responsible for the day-to-day management and operations of the properties in accordance with industry best practices and applicable laws and regulations.

4.2 The Investor/Owner acknowledges that Love Bali Villas has the sole discretion to make decisions regarding property management, rental pricing, marketing, and guest services.

5. Financial Arrangements:

5.1 The Investor/Owner shall be entitled to a share of the rental income generated by the properties in proportion to their ownership interest.

5.2 Love Bali Villas shall deduct a management fee from the rental income as compensation for the services provided, as specified in Schedule A.

5.3 The Investor/Owner acknowledges that rental income may fluctuate based on market conditions and occupancy rates.

6. Term and Termination:

6.1 This Agreement shall commence on the Effective Date and continue until terminated by either party in accordance with the terms herein.

6.2 Either party may terminate this Agreement upon written notice to the other party, subject to any obligations accrued prior to termination.

7. Governing Law and Dispute Resolution:

7.1 This Agreement shall be governed by and construed in accordance with the laws of Indonesia.

7.2 Any disputes arising out of or in connection with this Agreement shall be resolved through amicable negotiation between the parties. If a resolution cannot be reached, the parties agree to submit to arbitration in accordance with the rules of [arbitration institution], with the seat of arbitration in [city], Indonesia.

8. Entire Agreement:

8.1 This Agreement constitutes the entire agreement between the parties with respect to the subject matter herein and supersedes all prior and contemporaneous agreements and understandings, whether written or oral.

8.2 Any amendments or modifications to this Agreement must be made in writing and signed by both parties.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the Effective Date.

Love Bali Villas