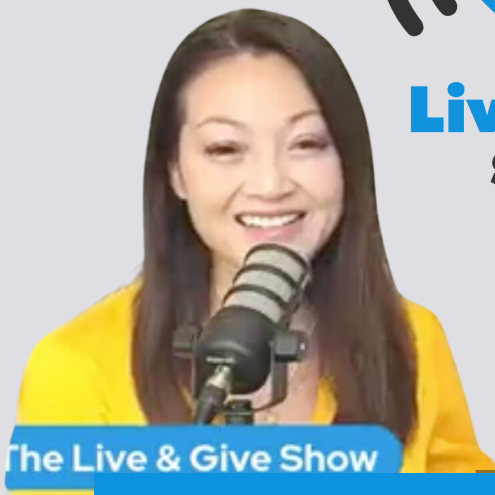


Welcome to this edition of B.I.G. News! Your place to find out what we've been up to since we last caught up!!

This quarter has been off to a great start filled with Living and Giving! See what I did there?!! ICYMI (In case you missed it), **The Live and Give Show is now LIVE!!** [Read more on Page 2.](#)



The Live & Give Show

OUR PODCAST IS LIVE!

New Episodes on Mondays at 11AM CST

..... INSIDE THIS ISSUE

- We Launched a Podcast!1-2
- The correlation between Charity & Success.....2
- The Market Beat.....3-4
- An Update on FINCEN's CTA.....4
- Property Updates.....5
- What's Next: A Memorial Day Tribute.....6

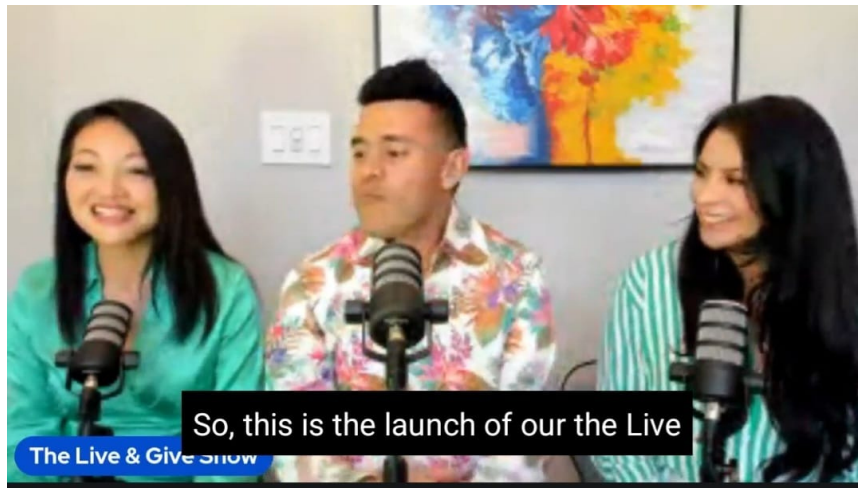


Before and After Exterior Paint at The Henry at Lake Houston, Blacksteel Investment Group's newest acquisition. More on Page 5.

AND JUST LIKE THAT...WE'RE LIVE!

On February 5, 2024, the team embarked on fulfilling one of its long time visions which was to launch a podcast sharing insight into our journeys towards personal success and giving back to others! Armed with a host full of gadgets, microphones, cameras and even a BBQ grill, a rubber band and a weight set (more on that later) we were READY!

Click the link below to watch previous episodes on our YouTube Channel! We ask for grace as we were figuring out the connectivity and sound. **We hope you will join us Mondays at 11am CST on Dr. Hoa's Facebook for future episodes!**



The Live and Give Show Podcast

@TheLiveandGiveShowPodcast · 5 subscribers · 8 videos

More about this channel >

Subscribe

GIVING BACK - VIETNAM CHARITY TRIP



Recently Dr. Hoa shared a beautiful reel on facebook where she recapped the recent Charity Trip to. Click the icon above to watch the reel.

In March, Dr. Jaime and Dr. Hoa and their daughter Athena, collaborated with Dr. Katie and Mr. Thanh Pham, their daughters and their family in Vietnam, namely Dr. Chau Pham (Thanh's Father and neurosurgeon at Cho Ray hospital), his wife, and Thanh's brother Kevin. Thanks to the efforts of many friends, mentors, business partners and investors, they raised over \$12K in donations and were able to supply much needed food and supplies to some of the most vulnerable in Vietnam in an orphanage, an elderly center, as well as provide surgeries and treatment to the critically ill in Cho Ray hospital.

Our vision is to continue doing this charity trip annually in Vietnam and in other countries. If you'd like to collaborate, please reach out to us!

THE CORRELATION BETWEEN CHARITY AND SUCCESS

On one of the most recent podcasts, we discuss the topic of whether you have to be successful to be charitable and share our thoughts on why we feel you should be charitable to be successful! Join us on future episodes and chime in with your thoughts and ideas! We would love to have your support!

Anything you would like for us to cover? Reach out to us and let us know!!





Dr. Hoa, Dr. Jaime and Maria networking with some friends and fellow investors at the conference.

THE TEAM ATTENDED THIS YEAR'S **Texas Middle-Market Multifamily Forum**



Maria speaking with a colleague about the current state of the market and conference learnings.

One of our favorite pastimes is to network with other like minded individuals in the industry. As such, you will often find us in various conferences, sometimes teaching but always LEARNING! As a passive investor yourself, *or a potential investor if you have yet to begin your journey*, we always want to stress the importance of continuous learning. As our CEO, Dr. Hoa says, just as other professions have CE's Continuing Education, so do we in the real estate world! We encourage you to always keep your eyes and ears open and if you ever have any questions or wish to share your insight, we are always here to receive it!

The overall sentiment at this year's IMN event was that of optimism and being creative amidst the current state of the market. The idea that many investors are pulling back was reiterated but so was the determination to successfully get to the other side of the current environment by being good stewards of our investor's funds. We will continue to do this by finding ways to be creative while still maintaining a sense of responsibility to underwrite deals conservatively in an effort to ensure that the "buy box" does not shift our stringent criteria.

CONSERVATIVE UNDERWRITING

We are often asked about our sentiment as it pertains to deal acquisition. While we review every deal that comes across our desks for viability, one of our most important metrics will always be the impact to our investors. We take very seriously our commitment to being as conservative with our underwriting as possible, while always attempting to secure the very best returns for our investors. As a result, you may often hear the term “The Deal doesn’t Pencil” or “The Math isn’t Mathing”. In short, this means that our founders, while bullish in acquisitions, are also super stringent when it comes to underwriting and deals undergo a large amount of scrutiny, review on paper and in person before a deal even makes its way to you.

NEWSWORTHY UPDATE:

FREDDIE MAC APPOINTS MICHAEL T. HUTCHINS AS INTERIM CEO, FOLLOWING THE RETIREMENT OF FORMER CEO MICHAEL J. DEVITO.

Who: Mike Hutchins, Freddie Mac’s president since 2020

What: Will temporarily step into the CEO role Freddie Mac Interim CEO

Why: Previous CEO Michael J. DeVito stepped down on March 15 after announcing his retirement in September 2023

Why this matters:

Freddie Mac, together with Fannie Mae, the two government-sponsored entities have originated more than half of the \$1.1 trillion in outstanding multifamily debt maturing within the next ten years – \$300 million of which comes due in the next five years.



POLL: Click the image below to fill out our 2 question survey!



Investor Confidence Newsletter Survey

How likely are you to invest in Multifamily Syndications in 2024?

- Likely
- Not Likely
- I am not an Investor Yet

What else can Blacksteel Investment Group do to increase Investor Confidence?

Email

SUBMIT



Mike Hutchins, Freddie Mac’s Interim CEO

AN UPDATE ON THE CORPORATE TRANSPARENCY ACT

Did you know: The Corporate Transparency Act is now in force! Depending on when you established an LLC or Corp, the deadline to disclose to FinCen could be approaching. Work with your reporting entity to stay ahead by researching filing deadlines, penalties, and potential exemptions. Dive into details at <https://fincen.gov/boi> Act now to ensure compliance and secure your business future.



B.I.G Property Updates at The Henry at Lake Houston!

We're thrilled to share some fantastic updates on our recent acquisition, The Henry at Lake Houston! Over the past several months, we've been hard at work transforming this community into an even more vibrant and welcoming space for our residents and their furry friends. Check out some pictures and some of the updates so far!

Exterior Makeover:

Thanks to a fresh coat of paint and some much-needed TLC, the exterior of The Henry at Lake Houston is looking better than ever!



Clubhouse & Community Areas:

Residents can now enjoy upgraded amenities and a refreshed atmosphere.

Outdoor Pagodas & Kitchen Renovation:

Perfect for hosting gatherings or simply relaxing in the fresh air, these spaces are sure to become favorite hangout spots.

Dog Park Addition!

For our four-legged residents, we're excited to announce the addition of our brand-new dog park! The turf is in and it's almost complete!

WHAT'S NEXT?

THE FREEDOM TO PURSUE OUR DREAMS HAS NOT COME EASY AND WE ARE ETERNALLY GRATEFUL FOR THOSE WHO HAVE PAID THE ULTIMATE SACRIFICE.

This Memorial Day, our Team would love to share a compilation of names and pictures of those who have paid the ultimate sacrifice. As part of the Blacksteel Investment Group Family, Investor or not, we stand beside you in support of those who have served!

If you have someone that you would like to have featured in our video, please contact Maria at maria@blacksteel23.com and share your story!

We look forward to sharing our appreciation this Memorial Day!



Don't forget to follow us!



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