

Concrete _____ Asphalt _____ No. of spaces _____
 Describe condition: _____

Interior:

	Interior corridor	Exterior corridor	Elevators (Y or N)
Bldg 1			
Bldg 2			
Bldg 3			
Bldg 4			

Number of meeting or banquet rooms _____ Description and capacity

Swimming pool (Yor N) _____ Truck parking (Yor N)

Restaurant (Yor N) _____ If yes, is it _____ Leased _____ Closed _____ Owner operated _____ Description and capacity
 _____ Terms _____ What includes _____ Lounge

(Yor N) _____ If yes, is it _____ Leased _____ Closed _____ Owner operated _____ Description and capacity
 _____ Terms _____ What includes _____

Televisions:

No. of units			
Brand Name			
Age			
Remote (Yor N)			

HVAC: Central _____ Individual Units _____

No. of units			
Brand Name			
Age			

Bathroom description (i.e. flooring, tubs, ceilings, etc.)

Reservation system description

Other computer system description

Telephone system description

If any of the following items are leased or to be leased within the next 12 months, mark below and attach copies of leases.

TV's _____ Telephones _____ Reservation system

Signs _____ Furniture _____ Phone system

Date and summary of scope of last renovation

3. HOTEL LOCATION:

Physical address of property

Nearby highways

Street in front of property:

One way - Yes___ No___ How many lanes?_____ Direct access - Yes___ No

Turning lane - Yes___ No___ Speed limit_____

Hotel traffic:

Destination_____% Transient_____% Tourist_____% Local_____%

Any construction being performed on this road now or being planned in the future?___ If so, to what degree?

_____ Are there any drainage problems?___ If so, please explain_____

Competitors:

Name	Rooms	Property age	ADR	Occupancy	Distance away
1.					
2.					
3.					
4.					
5.					
6.					

Are you aware of any to-be-completed properties which will compete with this property? Yes___ No
If yes, please describe

Restaurants:

Name Distance away

Gas Stations:

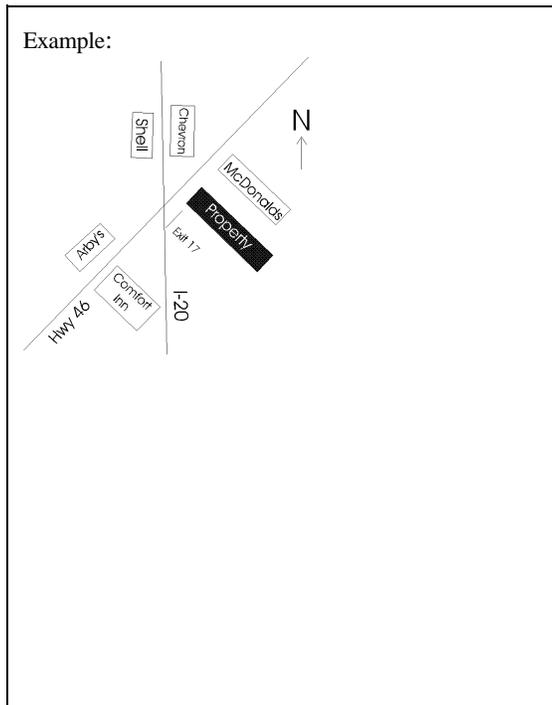
Name Distance away

1.			1.	
2.			2.	
3.			3.	
4.			4.	

Describe in detail other businesses in the area:

Are there any Adult Entertainment businesses nearby? Yes ___ No ___ If yes, detail

In detail, please draw a map of the area indicating property, nearby highways, competitors, access to property, etc. (See Example)



Items to attach:

A). Pictures of property

including:

- | | |
|--|--------------------------------------|
| 1. Outside - All sides | 2. Rooms - All types |
| 3. Bath area | 4. Hallways |
| 5. Lobby | 6. Pool area |
| 7. View on street facing across street | 8. View on street facing to the left |
| 9. View on street facing to the right | 10. View of property from highway |

B). Recent appraisals (if available)

C). Last franchise inspection report

Signature _____ Date _____

