

Client Relationship Summary
Peachtree PC Investors, LLC
June 30, 2020

Peachtree PC Investors, LLC (“PPCI”) is registered with the Securities and Exchange Commission (“SEC”) and the Financial Industry Regulatory Authority (“FINRA”) as a broker-dealer. Brokerage and investment advisory services and fees differ and it is important for you to understand the differences. This document is a summary of the services and fees we offer to retail investors which are natural persons who seek or receive securities services primarily for personal, family, or household purposes. Additionally, free and simple tools are available to research firms and financial professionals at [HTTPS://INVESTOR.GOV](https://investor.gov) which also provides educational materials about broker-dealers, investment advisers, and investing and brokercheck.finra.org which provides pertinent facts including disciplinary history about member firms and individual registered representatives.

**FOR MORE INFORMATION ABOUT THIS FORM AND WHY YOU ARE RECEIVING IT, VISIT:
[HTTPS://INVESTOR.GOV/CRS](https://investor.gov/crs)**

What investment services and advice can you provide me?

Peachtree PC Investors, LLC is the broker-dealer affiliate of Peachtree Hotel Group II, LLC (“PHG II”), a sponsor of commercial real estate investment programs. We do not offer traditional brokerage services, accounts and investment services to retail investors, nor do we offer account monitoring services. We only serve as the broker-dealer for real estate investment securities that are sponsored by our affiliate.

The securities offered by Peachtree PC Investors, LLC are private placement offerings that are unregistered or exempt from registration under federal and state securities laws. Each investment program will have a Private Placement Memorandum (“PPM”) disclosure document that goes into detail about the particular investment offering, including its risks, suitability and investment minimums.

Conversation Starters: *Given my financial situation, should I choose a brokerage service? Why or Why Not?
How will you choose investments to recommend to me?
What is your relevant experience, including your licenses, education and other qualifications? What do these qualifications mean?*

What fees will I pay?

Peachtree PC Investors, LLC does not charge separate fees to its retail customers. However, each investment program has a multitude of fees and expenses associated with the investment that are earned by affiliates of Peachtree PC Investors, LLC. Those fees and expenses are explained in detail in the PPM for each investment and present a natural conflict of interest between Peachtree PC Investors, LLC and you.

You will pay fees and costs whether you make or lose money on your investments. Fees and costs will reduce any amount of money you make on your investments over time. Please make sure you understand what fees and costs you are paying.

For detailed information regarding our fees, refer to the disclosures in the PPM disclosure document.

Conversation Starters: *Help me understand how these fees and costs might affect my investments.
If I give you \$100,000 to invest, how much will go to fees and costs, and how much will be invested for me?*

What are your legal obligations to me when providing recommendations? How else does your firm make money and what conflicts of interest do you have?

When we provide you with a recommendation, we must act in your best interest and not put our interest ahead of yours. At the same time, the way we make money creates some conflicts with your interests. You should understand and ask us

about these conflicts because they can affect the recommendations we provide you. Here are some examples to help you understand what this means.

- *Proprietary Products:* We only offer investments in funds with which we are affiliated. Our affiliates may earn substantial fees as the sponsor and manager of the investment programs offered by us.
- *Compensation:* Our financial professionals may earn commission in their capacities as registered representatives, in connection with investment recommendations made to you.

Conversation Starters:

How might your conflicts of interest affect me, and how will you address them?

For additional information on our conflicts of interest, please see the disclosure in the investment program private placement memorandum.

How do our financial professionals make money?

We receive payments from an affiliate that is used to provide our financial professionals transaction-based compensation. Your salesperson may get paid a cash incentive when you make an investment; such sales commission presents a direct conflict of interest. Our employees and financial professionals also may receive salaries and bonuses that are derived from PHG II, which necessarily includes revenue related to the proprietary investment products that are recommended to you.

Do you or your financial professionals have legal or disciplinary history?

Yes. Disclosures for our firm or our financial professionals can be found by going to [HTTPS://ADVISERINFO.SEC.GOV](https://adviserinfo.sec.gov).

Conversation Starters:

*As a financial professional, do you have any disciplinary history?
For what type of conduct?*

You can find additional information about our brokerage services and request a copy of the relationship summary at (678) 250-9368.

Conversation Starters:

*Who is my primary contact person?
Is he or she a representative of an investment adviser or a broker-dealer?
Who can I talk to if I have concerns about how this person is treating me?*