



Connecting Real Estates and Properties Globally on
Blockchain

Whitepaper V1.0

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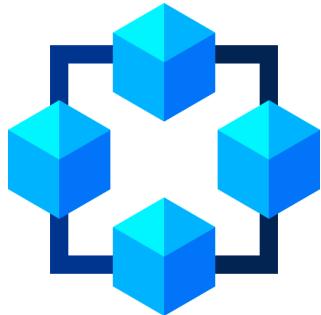
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Introducing Bricks Estate

Introduction



BricksEstate is a community blockchain project that will allow investors access to a variety of real estates and properties owning full or parts of these assets through fractional ownership and be part of the ever-growing real estate industry.

BricksEstate aims to offer clients a verifiable record of property data that would allow the parties to complete a deal who generally don't know each other and to trust that the seller actually has true ownership of that property through both the blockchain immutable ledger and utilisation of NFT ownership certificates.

These powerful tools will allow all parties involved in a domestic or international transfer of property to see without any question or doubt that there are not any claims against the title of that property outside of the current purchase.

Having an undisputed history of record is incredibly important, and while this may be possible without this technology, using blockchain can help make the process more efficient and secure than processes currently in place today.



Explanation of Market

Market



The current property market has always been attractive for savers and investors with the general assumption outside of market dips that market value of property will always hold in a predictable manner against market inflation.

With this the property market has always seen a steady flow of investors moving in and out of the market making for a use case for commercial real estate however there are certain examples where this can fail and where BricksEstate can provide a quick solution if we take a look at the following item:

In certain scenarios a market moves suddenly or as in current climate situations as of 2021 we see ourselves in technical recession, investors may wish to move or liquidate property assets quickly and efficiently in order to hedge against such fluctuations or even simply just to realise profits.

BricksEstates will not only make this process more streamlined and effective but will also enable this process to be completed in such a timely manner that investors will be

able to capitalise almost automatically from market gains along with instant transfer of property title deeds and Land Registry through our NFT certificates.

Real Estate is the most gigantic asset class globally. The impact of Blockchain technology has been recognised by Real Estate professionals and commercial enterprises in various areas of applications ranging from retail and property sale optimization, efficient payment and certification. BRICKS ESTATE harnesses the benefits of Blockchain applications to revamp the real estate sector and ameliorate previous challenges regarding real estate sales and ownership transfer.

BricksEstate uphold transparency and efficiency by implementing real estate asset tokenization, faster transaction process, reduced fees, digital certification in form of NFTs and marketplace for NFT property auctions / trading.

Problems With Traditional Real Estates and Property

Management

Problems

Little or no transparency



Realtors or brokers usually keep property buyers and sellers in the dark. Most are just concerned about the commission charged from both buyer and seller with zero transparency. Most real estate agents do not act in the client's best interest, it's always a tedious task to search for an agent who will act in the best interest of the client without putting commission first.

Property data safety issues

Third-party property listing sites tend to charge high subscription fees whereas property data stored on their centralized server is prone to hack and not safe.

The information on forms or documents used by Real Estate agents for property purchase/sale can be lost if not properly backed up or in case of unforeseen contingencies like server hack, hard disk crash or fire outbreak.

Title management issues

A lot of fraud and errors occur with title management. If there is a mistake with property title, it is always cumbersome to rectify and the owner is at risk of losing the property. Manual paperwork hugely used in traditional real estate transactions is the major cause of this issue.

Rising issues with fraud / scam

So many people get scammed trying to buy/sell properties either from fake agents or direct dealings.

Difficulty in negotiating a contract due to high fees/commission from traditional middleman (broker)

Most times property buyers and sellers tend to nullify negotiations due to very high commissions from brokers.

Other problems include

Paper property documentation system used in many real estate transactions is outdated.
Limited or no accessibility to average investors.



Solutions Offered By Bricks Estate

Solutions



BricksEstate platform adopts blockchain technology to curb safety problems by allowing listing on an immutable decentralized network, unlike Third-party property listing sites. Data stored in the blocks are highly encrypted giving high levels of safety assurance to property buyers and sellers.

Safety is fostered by storing documents in BricksEstate document vault which is a core product, and also issuing advanced secure property certificates in form of non-fungible tokens or collectibles. BricksEstate will be a key player in Real Estate tokenization.

Cross border restriction solution

BricksEstate makes it easy for average and accredited investors in various locations worldwide to easily invest in Real Estate with no boundary barriers. Cryptocurrency as a

payment option in BricksEstate platform can be used for faster transactions. BricksEstate NFT Marketplace will also enhance accessibility for property ownership transfer with no location barriers. NFT property certificates can easily be transferred from seller to buyer via this medium with the help of smart contracts.

Remarkable solution to title management issues

BricksEstate provides immutable property record management to record titles digitally on the blockchain. Brick Estates' solution curbs the need to spend huge amounts on title insurance by tokenizing property and issuing NFT certificates. This makes the entire process swift and avoids unnecessary spending or panic arising from this issue.

Solution to Fraud/scam

BricksEstate will ensure scam-free transactions between buyers and sellers. All necessary information will be stored on the blockchain. The information stored on the blockchain cannot be altered and is protected against damage.

Fair commission fees

BricksEstate ensures high commission is not the cause of failed negotiations by implementing fair commission fees, partly paid in BRICK which is the native token of the platform.



BRICK Token

Token

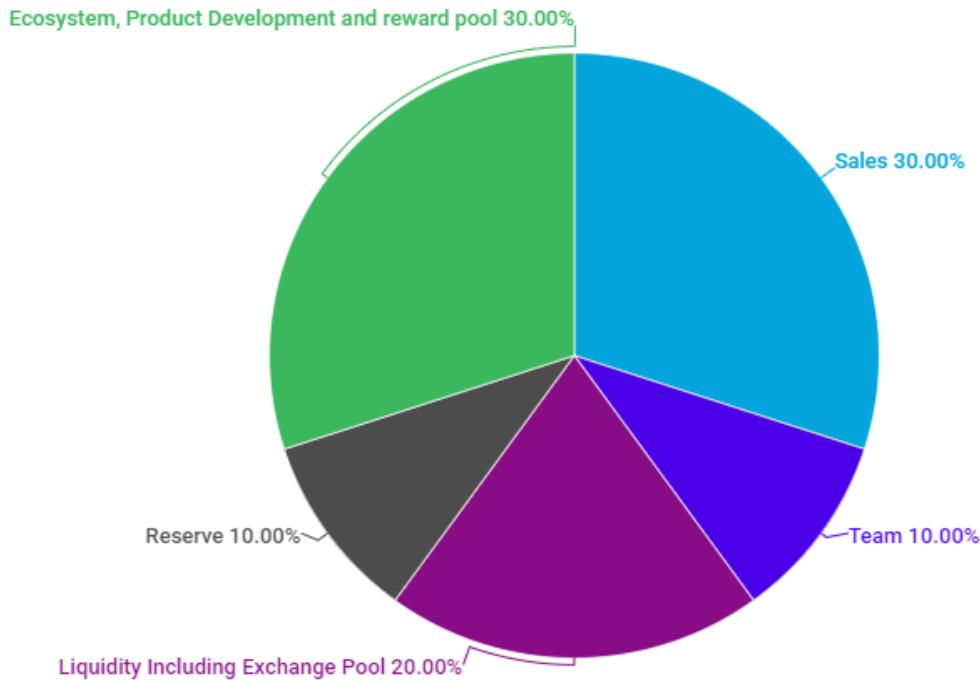


BRICK is the native token of Bricksestate built on the BSC BEP-20 network. BRICK is designed to empower the connection of real estates and properties through a fully transparent, community-owned platform on Binance Smart Chain.



Token Distribution

The total BRICK token supply is 1,000,000. Token distribution is as follows:

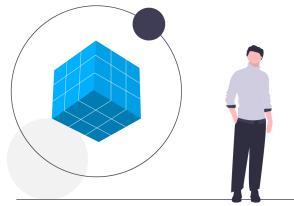


25% - IFO: 25% will be sold on Public sales.

5% - 5% of BRICK token will be sold on private sales.

Unsold Tokens - Unsold tokens will be returned to Reserve.

30% - Ecosystem Fund: 30% will be used for partners to build BricksEstate project and its ecosystem as a vault.



10% - Team: Team token will be vested and small portions would be released monthly for a period of 2 years.

10% - Reserve: 10% of BRICK will be reserved for future BricksEstate projects.

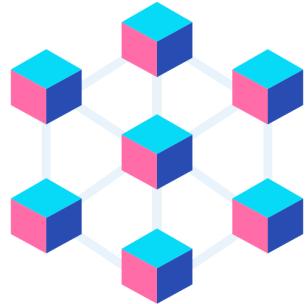
20% - Liquidity: 20% of BRICK will be used to provide liquidity including exchange pools.

Non-mutable -No new tokens will be created. BRICK total supply will remain the same forever.



Role of BRICK Token

Role



BRICK will be used for paying part of the agent fees to BricksEstate. A percentage of

BRICK paid as agent fees will be burnt quarterly, hence more scarcity and value for BRICK holders.

BRICK can be used as full payment or part payment for purchasing properties depending on agreement between both parties (buyer and seller). However, both parties can decide to use BTC, ETH, listed stable coins on BricksEstate platform or FIAT for full payment.

Fees will be paid in BRICK for storing / securing property documents on BrickEstate Document Vault.

Role of BricksEstate NFTs and NFT Marketplace

According to Wikipedia, a non-fungible token (NFT) is a special type of [cryptographic token](#) which represents something unique. NFTs are called non-fungible because they are not mutually interchangeable, since they contain unique information, although it is possible to mint any number of NFTs representing the same object. Source: https://en.m.wikipedia.org/wiki/Non-fungible_token

BricksEstate NFTs will serve as certification for property validation and also reward loyal BRICK holders. Hence, there will exist two variants of BricksEstate NFTs; Property NFTs,



Reward NFTs. These NFTs will be issued on multiple blockchains depending on the client's preferences. NFTs will be issued on Binance Smart Chain as BEP-721 or BEP-1155 token standard; Ethereum Blockchain as ERC-721 or ERC-1155; TRON blockchain as TRC-721. We will also expand to Polkadot and Solana when applicable.

Basically, as we make the NFT per property sale, we can let clients choose what network they want the NFT. This allows us to tailor the NFT certification on sale and also help the customer with their chosen network. The more NFT networks arise the more we can offer to our members, thus making our NFT deployment cross chain. These NFTs will be tradable collectibles.

Bricks Estate NFT Marketplace

The NFTs can be easily stored in compatible wallets like Trust Wallet and BRICK Wallet which will be available for Android, IOS and Windows users as we progress. Our NFT Marketplace will allow P2P buying and selling of reward NFTs, but there will be a second verification level for property NFTs thereby complying with our license policy.

Bricks Estate PROPERTY NFTs

The property NFTs will serve as digital certificates which will be validated by a physical notary / property registry as property certificates. Notarisation is essential for fraud prevention and enables document authenticity. The original owner's documents will be locked in BricksEstate Document Vault, built on Blockchain technology due to its immutable nature to ensure transparency. Electronic document origin verification and validation will be ensured using Blockchain as a trust source via BricksEstate document Vault.

BricksEstate REWARD NFTs

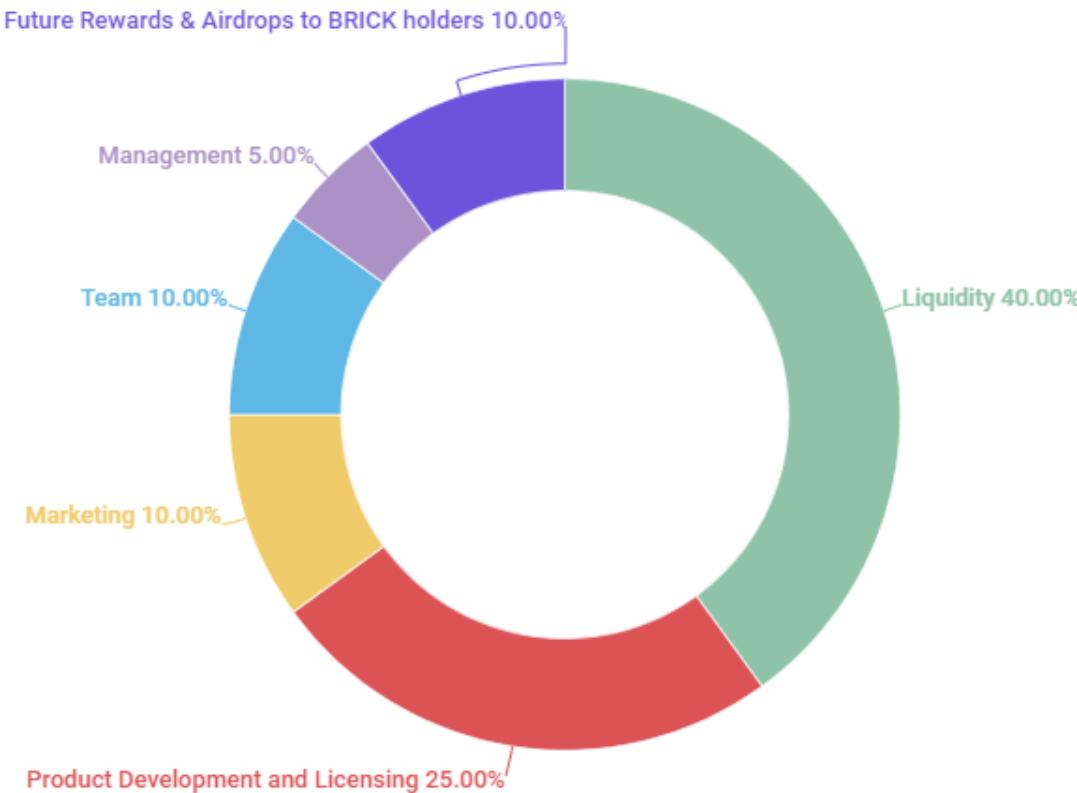
The reward NFTs will be distributed to top BRICK holders at stipulated time frames on quarterly basis. A mandatory duration for holding will be given for this and snapshot will be taken to ascertain qualified holders. Liquidity providers who are ready to lock their LP (Liquidity Pool) tokens for a given duration are not left out on the reward NFTs.



Policy to Use Raised Funds

Total funds raised during private and public sales would be used as follows:

Policy

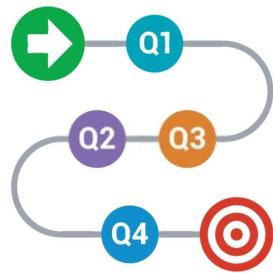




Roadmap

Bricks Estate Roadmap for 2021

Roadmap



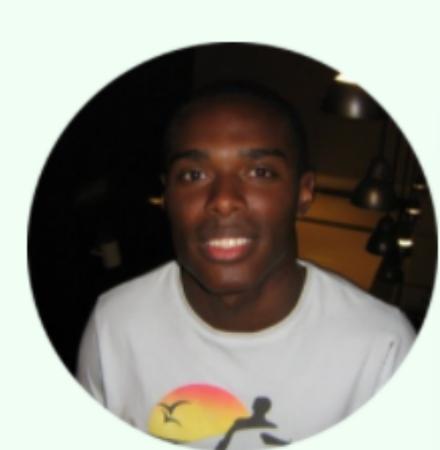
1st Quarter	2nd Quarter	3rd Quarter	4th Quarter
Community Building	CEX Listing	Real Estate Testnet Launch	Platform Expansion
BEP-20 Smart Contract Deployment	Creating More Telegram Communities With Native Language Support	More Brick App Features And Integration	International Meet-Ups With Various Communities Across The Globe
BEP-20 Smart Contract Audit	Mobile App Launch	Addition Of More Cryptocurrency Assets	Hosting Virtual Meetups For Awareness
BRICK Token (Pre-Sale)	Brick Wallet Launch	Property Selling And Real Estate Listing	Platform Update For The Year
DEX Listing	In App Staking Program	Implementing NFT Support	2022 Roadmap Release
Liquidity Program	More Marketing And Partnership	In-App Staking Program For More Tokens	
Staking Pools		Social Marketing Campaign, Additional Pools	
Marketing & Partnership Campaigns		More Partnerships With Key Industry Players	



Bricks Estate Team

Team

With over 20years of experience in Real estate, property management and Blockchain development our team of professionals deliver solutions to property management and acquisition using Blockchain technology.



Simon Sinclair

CEO/Blockchain
Technology Expert and
Europe representative.

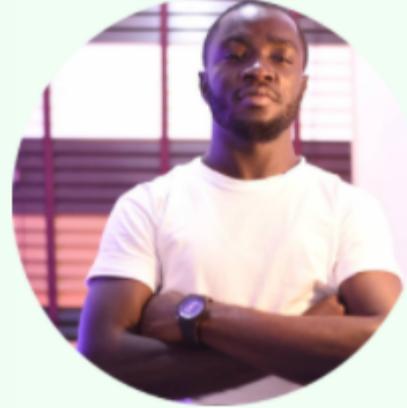


Jude Peter

Co Founder/Lead
blockchain developer, IT
Consultant. Africa
representative



Echo Huang
Business development
manager/Co founder and
Asia representative.



Alex Nalbandyan
Web Developer/Blockchain
developer



Technical and Platform Operation

Operation



BricksEstate platform adopts blockchain technology to curb safety problems. As a result, BricksEstate makes it easy for buyers and investors in various locations of the world to easily buy properties without barriers.

BricksEstate blockchain technology is a platform where users can acquire properties after listing. When a user wants to buy a property, the user will create a profile on the platform and then click to buy. It will prompt the site admin that a property is listed, then the property will be verified. An escrow service will be used for negotiations, after an agreement is reached based on the amount of the property, the document will be handed over to Bricks Estate for it to be digitalized and backed up in Bricks Estate document VOD.

The property will be represented by NFT and it will also serve as a certificate of the property which is backed up legally. Transfer of ownership will be done, then the buyer of the property will be handed over the NFT.



When developing Smart Contract for BricksEstate every fair attempt was made in accordance to Real Estate standards to the extent possible. The contract used by BricksEstate is open source and all code can be found in BricksEstate Github.

All code addition is independently reviewed by our developers of the development team because the security of BricksEstate system is vital to the organization.

Source Code Details <https://github.com/bricksestate>

Use



Commercial Use

BricksEstate will solve many current issues within the current real estate market with innovative systems put in place to empower and enable its users across the world to take part in a market previously not accessible.

There are a number of reasons for this, some delays are avoidable and some are inevitable. With so many people involved in the completion process, it is often difficult for the buyer and seller to know what is happening at each stage.

Our ambition is to become the world's leading Blockchain Real Estate and land registry hub allowing for speed, simplicity and an open approach to data transfer and title ownership. Our continuous research into blockchain enables us to explore new methods and technology to make processes such as buying and selling property simpler, faster and cheaper.

These are some of the benefits and use cases the BricksEstate platform and token provide the market and Investors:

Tokenization and fractionalization

Tokenization of a real asset allows it to be traded on the blockchain through exchanges like any token, eliminating barriers to entry.

Smart contracts for payments

Smart contracts can be chained into workflows that automate payment of stamp duties, taxes, and agents' fees, ensuring compliance and reducing administrative load.

Reliable proof of ownership

Land ownership records kept on blockchain are accessible and immutable. Only authorized persons can change them, and each change is recorded.



Secure, accessible data for analysis

Easily analyse data and extract meaningful insights from it by using standard big data techniques on-chain with Turing-complete, blockchain-based dapps.

Self-administration

Common activities can be automated using smart contracts, record-keeping is automated as standard on the blockchain, setting employees free for higher-value tasks.

Trustless and immutable

No trusted third party is required, blockchain cryptology removes intermediaries, establishing a trust less environment between contracting parties and sharply reducing transaction risks.

Transparent records

Immutable, auditable records of transactions and entities establish transparency and compliance, eliminating the possibility of criminal activity.

Liquidity and access

Conversion into non fungible tokens (NFT's) makes real estate markets more liquid without becoming more volatile. Lowered barriers to entry increase aggregate demand and stimulate supply.



Disclaimer

Disclaimer



This confidential document is not intended as an offer to sell, or the solicitation of an offer to purchase any type of security. The information set forth in this document is provided for informational and discussion purposes only and is qualified in its entirety by reference to the BricksEstate white paper and company.

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differ materially from such projections and forward-looking statements. These projections and forward-looking statements are based on current assumptions, and the Company assumes no obligation to update this information. These assumptions may be affected by a number of risk factors, many of which are beyond the Company's control, and, accordingly, there can be no assurance that any of these assumptions will be realized.



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