

D&E
HOLDINGS

Ioannis Danalis
Chairman
Erez Eliahu
CEO and Vice Chairman

D&E Holdings and Management, LLC.
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MEET US

Ioannis Danalis

Chairman

From the very first day of his very first job, Ioannis has worked like the place was his own—whether he was a dishwasher, a bartender, or the owner. From day one he has refused to do work that he couldn't be proud of.

Born in Greece, Ioannis arrived in the US at the age of 14 just like any immigrant might: with no money, but with a lot of dreams. And, like many other immigrants, he started in the restaurant business. He quickly moved from dishwasher up through the ranks, learning every aspect of the business until the age of 22 when he realized his dream and opened a restaurant of his own: The Village Den. It was an instant success, and Ioannis was able to sell the restaurant for 10 times the amount he had paid for it three years earlier.

He was hooked. With unshakable confidence, he continued to open businesses and turn them around for a profit—adapting, changing, and developing with uncanny instinct. He was constantly on the lookout for the next thing, so the move to the dynamic world of real estate development was a logical progression. He started in Greece with residential and commercial buildings, building an infrastructure of finance and construction that is still in operation today, but soon he was bringing his hands-on style of management to properties in New York.

Competition is fierce, and Ioannis is always thinking one step ahead of his competition. His edge is personal touch—he maintains excellent relationships with clients and tenants by caring for his clients' investments as if they were his own and caring for his tenants' buildings as if he lived there himself.

From immigrant dishwasher all the way to chairman, he has pride in everything he's done, and has done everything with passion—expanding, growing, and changing to achieve the very best.



Erez Elichu

CEO and Vice Chairman

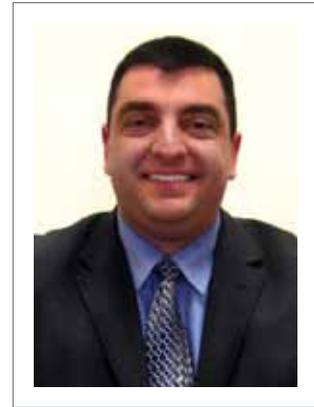
Erez closes deals with a handshake—the old fashioned way.

District manager for a retail chain by day and student by night, Erez studied economics and law following three and a half years of service in the Israeli Defense Forces. He specialized in international law and taxation, and joined the Fiscal/Economic Department of the Northern District of Israel's DA office after graduating in 2000. Two years later he opened a private practice with his brother, while maintaining a real estate firm—Ofek Investment LTD—that soon became international ... and soon became his passion.

Erez loves the thrill of negotiation and the intricacies of deal-making. He never tires of the feeling he gets from seeing the neglected buildings he buys develop into beautiful homes, showing the previous owners the possibilities in a property that they couldn't see. His enthusiasm is evident—and contagious—in the way he approaches every deal.

His enthusiasm for the deal extends to his clients. Of utmost importance to him is to be deserving of the trust put in him by the doctor, the dentist, the grocery store manager—the people close to him who invest, and come back to invest time after time after time because they know their money is being well cared for. He maintains his relationships with his clients and with his tenants on a very personal level, and looks forward to his interactions with them. He makes sure every question is answered, every concern is resolved, and every step is taken to ensure everyone is smiling at the end of the day.

Erez's deal-closing handshake is his way of remaining true to himself and to the values in which he so firmly believes: Go the extra mile. Provide high-quality service. Earn the trust of the people you work with to build a better future for everyone. And do something you can be proud of.



ABOUT US

D&E From Start to Finish

D&E Holdings and Management, LLC provides the investor with opportunity.

If you are considering investing in real estate, you should have two concerns: Security and profit. D&E gives you the opportunity to join a group of investors with a proven track record of integrity and high yield returns so you can feel confident in your investment and know that you're not only a client, but a partner—D&E invests our own money along with yours, giving you the security that can only come from a team working towards the same goal. We see our investors as partners, and work hard to find a scenario that will bring everyone the highest profit possible in the shortest period of time.

How does it work? We use a perfect combination of legal and financial expertise with a healthy dose of vision to create success. As an investor, you become part of a team and put money in an escrow account to be used only after the group approves a proposed real estate venture. As security for your investment, you are granted shares in the company that owns the property. The property will be managed solely by D&E Holdings and Management, LLC but any major decisions regarding the property will never be made without consulting you

and the other members of your group—D&E's integrity and professionalism will always be there to protect you. You'll get a monthly report with details regarding the property and your investment, complete with a timetable charting the progress of the group's goal.

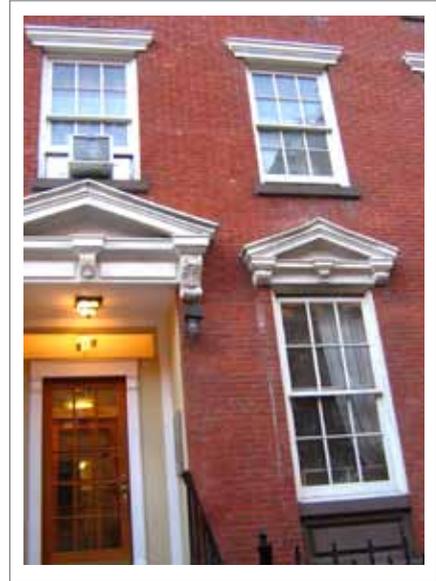
And it works: Our success rate is 100%—through our careful planning, our partners have seen an average of 67-83% return on their money in just one year. Our years of experience have helped us assemble strategies and teams that provide a full spectrum of services from research and financing to a network of superintendents, contractors and vendors that ensure costs are kept low. Also, D&E's expansive international network brings us information about deals in upcoming countries like Germany, Greece and Israel that enable us to take advantage of the considerable economic growth these countries are experiencing—we invest early and get a high income and a high return on those investments.

The equation is simple: Service plus partnership equals success. Let us give you the opportunity for success you've been looking for.

The Process

How We Invest With You

- 1. Locating the property.** This is one of the most delicate and complicated things to do because the right property is not necessarily a property that is currently on the market. D&E will initiate negotiations with the property owner to sell.
- 2. Analyzing the property.** Would the property best serve the group as a short- or long-term investment? D&E will analyze its potential and needs for both scenarios.
- 3. Creating the team.** Once a property has been secured, D&E finds the investors who would be best suited for that type of investment.
- 4. Analyzing the financials.** D&E studies the property, calculating the principal and exploring financing options such as banks and other financial institutions to complete the purchase.
- 5. Purchasing the property.** D&E takes care of all the details, keeping you informed every step of the way.
- 6. Immediate response.** D&E immediately responds to any issues regarding the property, including repairs and renovations.
- 7. Maintenance.** Whether the property will be held for a long-term, steady income or renovated and sold within a short period of time, D&E will work to increase—and maintain—the value of the property.



*Real Estate Property
West 20th Street, New York City*



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West 20th Street, New York City*

FIND US

Property Deals Around the World*





GREECE

Athens

Kos Island



MANHATTAN

East
77th St.

West
20th St.

Bank St.

Abingdon
Square

West
8th St.

Cornelia St.

*Locations marked as of April 2007.

CREDIT US

How We've Been Recognized

MultiFamily Executive Magazine

September 15, 2006

“Once a deal is struck, operators use a variety of strategies to increase an asset’s value. In New York City, Ioannis “John” Danalis ... has a two-pronged approach.”

The Real Deal

2005

“... specializes in buying under-performing rental buildings, removing low-rent tenants, spiffing up the buildings, and maintaining them as market rentals – instead of converting them to condominiums.”

AHK Israel Newsletter

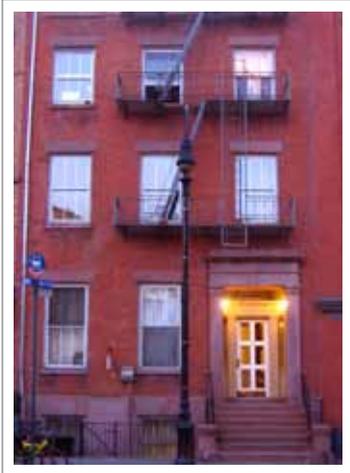
December 2003

“... [Erez Eliahu] is the former Israeli tax authority adviser to the district attorney’s office for Haifa and the Northern District, an expert in national and international tax law and a member of the Israeli – German Chamber of Commerce and Industry.”

Property Management

March 8, 2006

“A strong hand at the helm ... benefits the tenants and ultimately boosts the rent rolls, resulting in satisfied clients.”



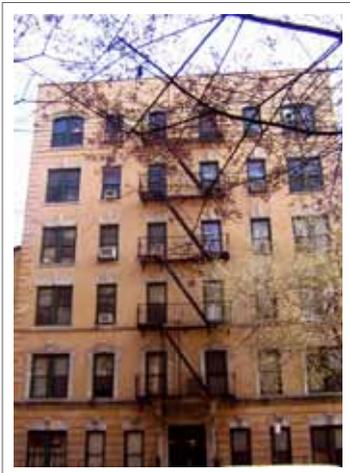
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Abingdon Square, New York City*



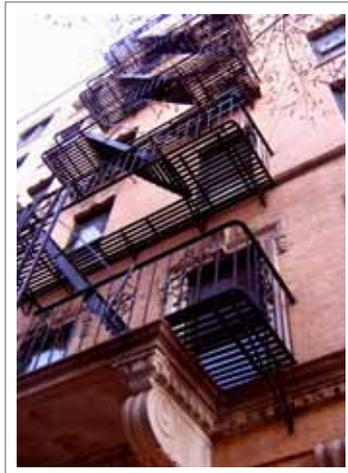
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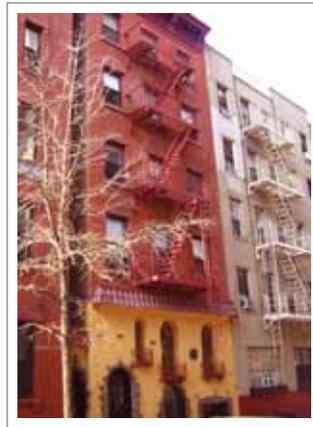
*Real Estate Property
Bank Street, New York City*



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*Real Estate Property
Comelia Street, New York City*



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