

FRANCHISE DISCLOSURE DOCUMENT



JII Franchise Group, LLC
a Florida limited liability company
 501 North Wymore Road
 Winter Park, Florida 32789
 Telephone: (407) 622-1868
 E-mail: franchise@jeremiahsice.com
 Website: www.jeremiahsice.com

The franchisee will operate a “Jeremiah’s Italian Ice” business providing a distinctive menu featuring a variety of Italian Ice, gelati, and soft ice cream, related approved merchandise, and other related products and approved merchandise, as well as other limited time offerings (a “**Jeremiah’s Italian Ice Shop**”).

If you sign a franchise agreement, then your total initial investment necessary to begin operation of a Jeremiah’s Italian Ice Shop will range from \$221,105 to \$486,618 for a traditional shop and from \$98,755 to \$202,290 for a kiosk. This includes \$17,200 to \$43,000 that must be paid to the franchisor or one of our affiliates.

If you sign an area development agreement, your estimated initial investment under that agreement will vary depending on how many Jeremiah’s Italian Ice Shops you agree to develop. This includes a development fee that you must pay to us in the amount of \$30,000 for the first Jeremiah’s Italian Ice Shop to be developed plus a discounted fee of \$15,000 for the second and \$5,000 for each additional Jeremiah’s Italian Ice Shop to be developed; so the total amount of the development fee will be subject to our mutual agreement and will vary taking into account a number of factors (such as the total number of Shops that you want to develop). We also offer a 20% discount to active duty service members and qualified U.S. military veterans. See Item 5 for details.

This disclosure document summarizes certain provisions of your franchise agreement and other information in plain English. Read this disclosure document and all accompanying agreements carefully. You must receive this disclosure document at least 14 calendar-days before you sign a binding agreement with, or make any payment to, the franchisor or an affiliate in connection with the proposed franchise sale. **Note, however, that no governmental agency has verified the information contained in this document.**

You may wish to receive your disclosure document in another format that is more convenient for you. To discuss the availability of disclosures in different formats, contact Casey Cooley at JII Franchise Group, LLC, 501 North Wymore Road, Winter Park, Florida 32789 (tel: 407.622.1868).

The terms of your contract will govern your franchise relationship. Don’t rely on the disclosure document alone to understand your contract. Read all of your contract carefully. Show your contract and this disclosure document to an advisor, like a lawyer or an accountant.

Buying a franchise is a complex investment. The information in this disclosure document can help you make up your mind. More information on franchising, such as “[A Consumer’s Guide to Buying a Franchise](#),” which can help you understand how to use this disclosure document, is available from the Federal Trade Commission. You can contact the FTC at 1-877-FTC-HELP or by writing to the FTC at 600 Pennsylvania Avenue, NW, Washington, D.C. 20580. You can also visit the FTC’s home page at www.ftc.gov for additional information. Call your state agency or visit your public library for other sources of information on franchising.

There may also be laws on franchising in your state. Ask your state agencies about them.

The issuance date of this Franchise Disclosure Document is May 21, 2019.

STATE COVER PAGE

Your state may have a franchise law that requires a franchisor to register or file with a state franchise administrator before offering or selling in your state. REGISTRATION OF A FRANCHISE BY A STATE DOES NOT MEAN THAT THE STATE RECOMMENDS THE FRANCHISE OR HAS VERIFIED THE INFORMATION IN THIS DISCLOSURE DOCUMENT.

Call the state franchise administrator listed in Exhibit C for information about the franchisor or about franchising in your state.

MANY FRANCHISE AGREEMENTS DO NOT ALLOW YOU TO RENEW UNCONDITIONALLY AFTER THE INITIAL TERM EXPIRES. YOU MAY HAVE TO SIGN A NEW AGREEMENT WITH DIFFERENT TERMS AND CONDITIONS IN ORDER TO CONTINUE TO OPERATE YOUR BUSINESS. BEFORE YOU BUY, CONSIDER WHAT RIGHTS YOU HAVE TO RENEW YOUR FRANCHISE, IF ANY, AND WHAT TERMS YOU MIGHT HAVE TO ACCEPT IN ORDER TO RENEW.

Risk factors:

- *1. THE FRANCHISE AGREEMENT PERMITS THE FRANCHISEE TO LITIGATE AND MEDIATE ONLY IN FLORIDA. OUT OF STATE LITIGATION OR MEDIATION MAY FORCE YOU TO ACCEPT A LESS FAVORABLE SETTLEMENT FOR DISPUTES. IT MAY ALSO COST MORE TO LITIGATE OR MEDIATE WITH THE FRANCHISOR IN FLORIDA THAN IN YOUR HOME STATE.
- *2. THE FRANCHISE AGREEMENT STATES THAT THE LAW OF FLORIDA GOVERNS THE AGREEMENT, AND THIS LAW MAY NOT PROVIDE THE SAME PROTECTIONS AND BENEFITS AS LOCAL LAW. YOU MAY WANT TO COMPARE THESE LAWS.
- 3. THERE MAY BE OTHER RISKS CONCERNING THIS FRANCHISE.
 - * Local law may supersede these agreement provisions. Certain states require the superseding provisions to appear in an addendum to this disclosure document (please see Exhibits I and J of this disclosure document).

We may use the services of one or more FRANCHISE BROKERS or referral sources to assist us in selling our franchise. A franchise broker or referral source represents us, not you. We pay this person a fee for selling our franchise or referring you to us. You should be sure to do your own investigation of the franchise.

Effective Date: See the next page for state effective dates.

STATE EFFECTIVE DATES

The following states require that the Franchise Disclosure Document be registered or filed with the state or be exempt from registration: California, Hawaii, Illinois, Indiana, Maryland, Michigan, Minnesota, New York, North Dakota, Rhode Island, South Dakota, Virginia, Washington, and Wisconsin; as well as exemption from the business opportunity registration requirements in Florida, Kentucky, Nebraska, Texas, and Utah.

States	Effective Date
California	Not filed
Connecticut	Not filed
Florida	May 21, 2019
Hawaii	Not filed
Illinois	Not filed
Indiana	
Kentucky	Not filed
Maryland	Not filed
Michigan	June 10, 2019
Minnesota	Not filed
Nebraska	Not filed
New York	Not filed
North Dakota	Not filed
Rhode Island	Not filed
South Dakota	
Texas	June 10, 2019
Utah	Not filed
Virginia	Not filed
Washington	Not filed
Wisconsin	Not filed

In all other states, the effective date of this Franchise Disclosure Document is the issuance date of May 21, 2019.

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