

FRANCHISE DISCLOSURE DOCUMENT

MAKIS PLACE FRANCHISING LLC
a Florida Limited Liability Company
2801 Florida Ave, Suite "D"
Miami, FL 33133
Telephone (786) 294-0128
Email franchise@makisplace.us
Web site www.makisplace.us

Received
LA Mailroom

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Department of
Business Oversight

We offer you the right to recruit and screen prospective franchisees in an agreed upon development area, and to provide training and support to our franchisees in the development area. You must open and operate at least one Makis Place restaurant throughout the term of the Area Representative Agreement. A Makis Place restaurant offers the sale of food and beverage items for direct consumption, specialized in Japanese cuisine, with an emphasis on a type of sushi called "Temaki", coupled with an assortment of additional products.

The total estimated investment necessary to begin development in the Development Area, including the opening of one Makis Place restaurant is approximately **\$390,500.00 to \$1,585,000.00**, broken down as follows between **\$187,500 and \$287,500** for development of the first Makis Place restaurant, and between **\$203,000 and \$1,297,500** for the commissary and other development costs under the Development Agreement. This latter amount includes a Development Fee that must be paid to us. The Development Fee ranges from **\$100,000.00 to \$1,000,000.00**, depending on the number of restaurants we agree must be opened in the Development Area during the initial term of the Area Representative Agreement.

This disclosure document summarizes certain provisions of your franchise agreement and other information in plain English. Read 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 Gustavo Gerald Toja Frachia at 3740 SW 26 Terr, Suite E" or by mail at P O Box 330204, Miami, FL, 33233 or by phone at (786) 294-0128 or by email at franchise@makisplace.us

The terms of your contract will govern your franchise relationship. Don't rely on this Disclosure Document alone to understand your contract. Read your entire 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.

Issuance Date for states not requiring franchise registration or filing **April 5, 2016**

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 OR HAS VERIFIED THE INFORMATION IN THIS DISCLOSURE DOCUMENT.

Call the state franchise administrator listed in **Exhibit A** 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.

Please consider the following RISK FACTORS before you buy this franchise:

1. THE AREA REPRESENTATIVE AGREEMENT AND THE FRANCHISE AGREEMENT REQUIRE YOU TO RESOLVE DISPUTES WITH US BY ARBITRATION ONLY IN FLORIDA. OUT OF STATE ARBITRATION MAY FORCE YOU TO ACCEPT A LESS FAVORABLE SETTLEMENT FOR DISPUTES. IT MAY ALSO COST YOU MORE TO ARBITRATE WITH US IN FLORIDA THAN IN YOUR OWN STATE.
2. THE AREA REPRESENTATIVE AGREEMENT AND FRANCHISE AGREEMENT REQUIRE THAT THE LAWS OF FLORIDA GOVERN THE AGREEMENTS, AND THIS LAW MAY NOT PROVIDE THE SAME PROTECTIONS AND BENEFITS AS LOCAL LAW YOU MAY WANT TO COMPARE THESE LAWS.
3. THE FRANCHISEE AND AREA REPRESENTATIVE ARE NOT GRANTED AN EXCLUSIVE TERRITORY AND THE FRANCHISOR CAN COMPETE WITH THE FRANCHISEE AND AREA REPRESENTATIVE IN NON-TRADITIONAL LOCATIONS AND BY SELLING PRODUCTS THROUGH OTHER CHANNELS OF DISTRIBUTION IN YOUR DESIGNATED TERRITORY.
4. THE FRANCHISE AGREEMENT CONTAINS A PROVISION THAT YOU WAIVE YOUR RIGHT TO A JURY TRIAL. THIS PROVISION MAY NOT BE ENFORCEABLE IN CALIFORNIA.
5. THERE MAY BE OTHER RISKS CONCERNING THIS FRANCHISE.

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 make sure to do your own investigation of the franchise.

Effective Date The effective date for specific registration states is noted in the following page titled State Effective Dates. The issuance date is April 5, 2016, which is not the same as the 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

This Franchise Disclosure Document is registered, on file or exempt from registration in the following states having franchise registration and disclosure laws, with the following effective dates

STATE	EFFECTIVE DATE	ANNIVERSARY DATE
California	04 28 2015	04 20 2016
Hawaii		
Illinois		
Indiana		
Maryland		
Michigan		
Minnesota		
New York	06 22 2015	04 30 2016
North Dakota		
Rhode Island		
South Dakota		
Virginia		
Washington		
Wisconsin		

In all the other states, the effective date of this Franchise Disclosure Document is the same as the issuance date of April 5, 2016

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