



FRANCHISE DISCLOSURE DOCUMENT PIZZA RESOURCES CORPORATION

1998 E. 2100 N. Road
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www.monicals.com
PRC@PizzaResources.com

You will operate a dine-in restaurant featuring pizza and an extensive menu offering salads, sandwiches and pasta. We offer 2 franchises, a single Monical's restaurant and multiple Monical's restaurants.

1. A single Monical's restaurant. The total investment necessary to begin operation of a single Monical's restaurant is \$609,050 to \$876,200. This includes \$25,000 to \$45,000 that must be paid to the franchisor or affiliate.

2. Multiple Monical's restaurants within a defined geographic area. You will receive a defined geographic territory, and you will operate single-unit franchised restaurants in the territory granted to you. The total investment necessary to begin operation of multiple Monical's restaurants is \$674,050 to \$921,200 but this estimate varies and could be substantially more due to several factors. The initial franchise fee for Monical's restaurants opened by a multi-unit developer is \$30,000. The development fee is equal to \$15,000 for each Monical's restaurant you agree to develop. For example, assuming you agree to develop 5 Monical's restaurants, your initial investment will include a franchise fee of \$30,000 for the initial Monical's restaurant plus a development fee of \$60,000 for the remaining 4 Monical's restaurants to be developed in the future.

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 Sean Wittenborn, 1998 E 2100 N Road, Watseka, IL 60970, (815) 432-2439, or seanw@pizzaresources.com

The terms of your contract will govern your franchise relationship. Don't rely on this 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.

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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 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 FRANCHISE AGREEMENT REQUIRES YOU TO RESOLVE DISPUTES WITH US BY ARBITRATION, IN TIPPECANOE COUNTY, INDIANA. 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 INDIANA THAN IN YOUR HOME STATE.
2. THE FRANCHISE AGREEMENT STATES THAT INDIANA LAW GOVERNS THE AGREEMENT, AND INDIANA LAW MAY NOT PROVIDE THE SAME PROTECTIONS AND BENEFITS AS YOUR STATE'S LAW. YOU MAY WANT TO COMPARE THESE LAWS.
3. THERE MAY BE OTHER RISKS CONCERNING THIS FRANCHISE.

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:

Illinois	April 26, 2017
Indiana	June 28, 2016

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EXHIBITS

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- B. LIST OF STATE AGENTS FOR SERVICE OF PROCESS
- C. FRANCHISE AGREEMENT
- D. TABLE OF CONTENTS OF CONFIDENTIAL OPERATIONS MANUAL
- E. AREA DEVELOPMENT AGREEMENT
- F. FINANCIAL STATEMENTS
- G. LIST OF CURRENT AND TERMINATED FRANCHISEES
- H. FRANCHISEE DISCLOSURE QUESTIONNAIRE
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