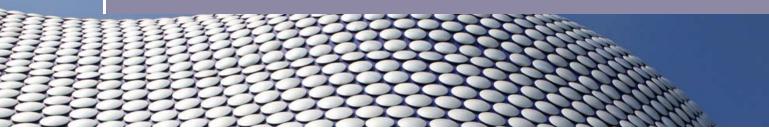
SSC, Inc. Corporate Intelligence & Investigation

Due Diligence



Commercial Real Estate Development Firm relies on SSC to illustrate risk

♦ Analytical Risk Rating Chart categorizes risk and prevents costly partnership

Reynolds Development, a commercial real estate development firm, located in Hartford County, CT with under 1000 employees contracted SSC to provide a due diligence investigation into a possible commercial property lessee. (Names within this document are fictitious.)

The Situation

Signing a lease is a financial commitment for the lesser and the lessee. The lesser encounters the most risk from the lessee, both financially and commercially. When deciding whether to sign a contract or not, it is a good idea to investigate the signor(s).

Reynolds Development had two objectives when hiring SSC; the first to determine if they should enter into a real estate contract with John Smith and if they did, what risks to anticipate what issues they might face in doing so. Their second objective was to assess the type of risk John Smith would present to the organization if they signed the lease.

The Solution

In consulting Reynolds Development, SSC first presented extensive background investigations of John Smith and his wife Deborah. SSC's backgrounds consisted of more than basic information resulting from database searches; investigators conducted onsite document reviews and visits to the subjects' primary residence. A full profile, past and present financial, professional, and personal statuses were provided.



A proprietary *Analytical Risk Rating Chart* is used to visually categorize and assess the type of risk John Smith would present to Reynolds Development. Many due diligence vendors list associated risks; SSC offers this information as an image to better demonstrate the levels and impact of risk on the lessee. SSC's presentation of information is straightforward, allowing for effortless decision-making. This differentiates SSC from other vendors.



"The SSC Analytical Risk Rating Chart helped us avoid a costly, inevitable lawsuit."

SSC Benefits

- Reports include an analytical component unlikely provided by other investigative firms
- Mecisions are facilitated by the possibility of saving Reynolds Development millions of dollars worth of breached contracts, unpaid rent, and civil litigation
- Insight into John Smith's personal lifestyle; this may have conflicted with the proposed use of the leased commercial property
- Property was leased to a more suitable, less risky tenant

Investigative Tools Used

- Database searches of the nation's leading data provider's
- X Extensive online research utilizing public and proprietary sources
- On site document retrieval of court and property records
- On site surveillance of subject's primary residence
- Manalytics applied to the results of investigation in order to provide the SSC Analytical Risk Rating Chart

The SSC Analytical Risk Rating Chart (ARC) is a complete analysis of specific attributes based on investigative criteria provided by the client. The purpose of the ARC is to provide the client with a quick overview in the Executive Summary of the report and a detailed documentation of findings in the final report. The ARC goal is to supply our clients with information to **aid in risk reduction**.

Analytical Risk Rating Chart

