



# Lighthouse Realty Fund Happenings

March 22, 2010

***“When it’s raining gold, reach for a bucket, not a thimble”  
Warren Buffet***

## **Lighthouse joins forces with IRON Properties, LLC**

On March 15, 2010, Lighthouse Realty Fund, L.P. (LHRF) and IRON Properties, LLC signed an agreement whereby IRON Properties will provide up to TEN MILLION dollars (\$10,000,000) for the acquisition of real estate projects that would be jointly owned by both parties. All projects will be managed by LHRF. This agreement will pave the way for LHRF investors to reap significant profits as the two parties work together to find and finance real estate projects that can be acquired at significant discounts in the current economy. Two projects have already been identified as potential targets and LHRF COO Bob Sipple is negotiating with the banks and other parties involved in the projects. Expect significant announcements in the weeks and months ahead as more projects are identified and acquired.

## **Lighthouse attracts attention of a myriad of Broker Dealers**

LHRF is in the process of negotiating sales agreements with a number of broker dealers to provide Accredited Investors the opportunity to participate in LHRF as Limited Partners.

## **Warren Buffett ‘heavily invested’ in a real estate recovery**

One might ask, “why are investors suddenly paying attention to LHRF?” The answer is simple: the time is right. On March 1 Business Week reported that the Oracle of Omaha, Warren Buffett, was quoted February 27 in the Berkshire Hathaway annual report as opining that “the U.S. residential real estate slump will end by about 2011, predicting that’s how long it will take demand for homes to catch up with the supply. ‘Within a year or so, residential housing problems should largely be behind us...’

LHRF management has been warning that the window of opportunity to acquire real estate projects will not stay open indefinitely, adding that the next 12 – 18 months would be the most opportune time for LHRF to actively seek to control properties. This coincides nicely with Mr. Buffett’s recent comments, as he adds “People thought it was good news a few years back when housing starts -- the supply side of the picture -- were running about two million annually. But household formations -- the demand side --only amounted to about 1.2 million.” The investment sage suggested that now the condition has reversed, with demand exceeding supply. This will eventually eliminate excess inventory and produce profits for those invested in real estate dependent businesses. Buffett’s Berkshire Hathaway owns a real-estate brokerage, a business that constructs pre-fabricated houses and units that make products used in homebuilding, many acquired by Berkshire in the last two years as investors panicked.

Business Week quoted Tom Russo, partner at Gardner Russo & Gardner, an active owner of Berkshire Hathaway stock, as pointing out that “(Warren Buffett)’s very deeply invested in this.” LHRF management is pleased to share an investment position with Mr. Buffett, one of the greatest and most successful investors of all time.

In the Berkshire Hathaway Annual Report, the Chairman further clarifies why he has directed his company to invest in a real estate recovery the last two years. “We’ve put a lot of money to work during the chaos of the last two years. It’s been an ideal period for investors: A climate of fear is their best friend. Those who invest only when commentators are upbeat end up paying a heavy price for meaningless reassurance...When it’s raining gold, reach for a bucket, not a thimble.”

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**Lighthouse Realty Fund, L.P. is currently seeking:**

- ***Business Development Representatives***
- ***External Wholesalers***
- ***Fund Distributors / Introducers***
- ***Real Estate Development Partners***

**For more information, please contact:**

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