

VIRGIN BEACH TOKEN (VBI)

WHITE PAPER

Premium Beachfront Land – Blockchain-Enabled Scarcity

Document Information

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ENGLISH VERSION

1. Executive Summary

Virgin Beach Token (VBI) is a real-estate-backed digital asset designed to give investors exposure to premium beachfront land in North, Central and South America. The project focuses on acquiring strategic coastal properties in high-appreciation areas and maintaining them as long-term value reserves. VBI combines the stability of real estate with the flexibility and transparency of blockchain technology.

Only **24,000,000 VBI tokens** will be issued. Each token represents indirect exposure to a diversified portfolio of beachfront land. The project is designed with a long-term horizon (5+ years), prioritizing capital preservation, appreciation, and controlled liquidity.

2. Vision and Philosophy

Virgin Beach was created with a simple but powerful idea: **prime beachfront land is finite, scarce, and historically appreciating**. Our vision is to protect and accumulate irreplaceable coastal land while allowing investors to participate through a digital, transparent, and globally accessible structure.

Premium real estate has always been a cornerstone of resilient portfolios. Virgin Beach aims to modernize this asset class using blockchain while maintaining conservative, real-world fundamentals.

3. Market Opportunity

Beachfront land in North, Central and South America has shown significant appreciation since 2020, outperforming many traditional asset classes in several regions. Key drivers include:

- Limited and non-reproducible coastal land supply
- Growing international tourism and remote work trends
- Rising construction and replacement costs
- Inflation-driven demand for hard assets

Target countries include:

- Mexico
- Belize
- El Salvador
- Costa Rica
- Panama
- Brazil

These regions offer a combination of natural beauty, growing demand, and still-attractive entry prices compared to global beachfront markets.

4. Project Structure

Virgin Beach operates by:

1. Identifying and acquiring strategic beachfront and nearby coastal land.
 2. Holding land through dedicated legal entities.
 3. Maintaining land as a long-term reserve asset.
 4. Lot subdivisions and lots sales.
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5. Token Overview

- **Token Name:** Virgin Beach Token
- **Ticker:** VBI
- **Total Supply:** 24,000,000 VB (fixed)
- **Blockchain:** Polygon
- **Availability:** Limited supply

VB tokens provide exposure to the underlying real estate portfolio and participation in the project's liquidity mechanisms.

6. Holding Strategy and Value Cycle

The recommended holding period is **5 to 7 years**, aligning with real estate appreciation cycles. Investors may:

- Hold tokens to benefit from long-term land appreciation.
 - Re-enter future cycles if desired.
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7. Use of Funds

Funds raised are allocated as follows:

- **83%** Treasury, Liquidity Pool & Land Acquisition
- **5%** Team and Operations
- **12%** Legal, Compliance, and Administrative Fees

Transparency reports will be published regularly, detailing acquisitions and treasury status.

8. Risk Factors

Investing in VBI involves risks, including but not limited to:

- Real estate market fluctuations
- Regulatory changes
- Liquidity limitations
- Blockchain and smart contract risks

Virgin Beach is designed as a **long-term investment**, not a short-term speculative product.

9. Legal Disclaimer

VB tokens do not represent direct ownership of land or equity in a company. They provide economic exposure through a structured digital model. This document is not investment advice.

10. Technical Architecture

10.1 Blockchain Infrastructure

Virgin Beach Token (VBI) is deployed on the **Polygon blockchain**, selected for its low transaction costs, scalability, and compatibility with the Ethereum ecosystem. Polygon enables efficient token transfers, transparent on-chain verification, and accessibility for global users.

10.2 Smart Contracts

The VB ecosystem is supported by a set of audited smart contracts that manage:

- Token issuance (fixed supply)
- Token transfers
- Buyback and burn mechanism
- Treasury interaction

Smart contracts are designed to be **non-mintable** after deployment, ensuring that the total supply of 24,000,000 VBI tokens can never be increased.

10.3 Buyback and Burn Logic

- Once the land has been acquired, subdivided and sold, the buyback system operates through a dedicated contract:
- Users may offer VBI tokens for resale through the official platform interface.
- The protocol executes buybacks using treasury funds.
- Purchased tokens are permanently sent to a burn address.

This process is fully transparent and verifiable on-chain.

10.4 Treasury and Multisignature Control

Treasury funds are secured using a **multisignature (multisig) wallet**, requiring multiple authorized signatures for any transaction. This structure:

- Reduces single-point-of-failure risk
- Increases investor confidence
- Ensures disciplined capital allocation

Multisig signers include core project members and may include independent or third-party participants.

10.5 Security and Auditing

Before public deployment:

- Smart contracts undergo internal testing
- External audits are planned or conducted by independent security firms
- Critical contract functions are restricted and monitored

Security updates and audit summaries will be published for transparency.

10.6 Transparency and Reporting

Virgin Beach commits to regular disclosures, including:

- Treasury balances
- Token supply and burned tokens
- Land acquisition updates
- Strategic reports

Blockchain data remains publicly verifiable at all times.

11. Annex – Value Flow: Buyback, Burn & Scarcity

This annex explains the economic cycle that supports long-term value creation for VB token holders.

Step 1: Capital Allocation

Funds raised through VBI token distribution are allocated primarily to beachfront land acquisition and treasury reserves.

Step 2: Land Appreciation

The underlying real estate portfolio appreciates over time due to scarcity, location, and macroeconomic factors such as inflation and tourism growth.

Step 3: Liquidity Demand

As the project matures, that is, as the land has been subdivided and sold, investors can realize the profits generated.

Step 4: Buyback Execution

The protocol uses treasury funds to repurchase VBI tokens offered for resale.

Step 5: Token Burn

Repurchased tokens are permanently removed from circulation by sending them to a burn address.

Step 6: Supply Reduction and Scarcity

Each burn event reduces total supply, increasing scarcity and strengthening the economic position of remaining holders.

This cycle aligns real-world asset appreciation with on-chain scarcity dynamics.

Step 7: Supply Reduction and Scarcity

In the event that the sale of Tokens does not reach 5% of the total supply by December 31, 2026, 97% of the total invested in each account will be refunded, the remaining 3% will be used to cover charges and commissions of the platforms involved and the entire series of Tokens issued will automatically lose their value.

12. Legal Framework & No-Security Positioning

12.1 Legal Nature of the VBI Token

Virgin Beach Token (VBI) is designed as a **utility-based digital token** that provides economic exposure to a real-estate-backed ecosystem. VBI does not represent:

- Equity or shares in a company
- Direct ownership of land or real estate assets
- Voting rights or governance rights in a legal entity
- Guaranteed profits, dividends, or yields

VB tokens function as access units to a structured resale and buyback mechanism linked to the project's treasury and asset management strategy.

12.2 No-Security Positioning

The VBI token is structured to avoid classification as a security by:

- Not promising fixed or guaranteed returns
- Not distributing dividends or passive income
- Not granting ownership or profit rights
- Emphasizing long-term use, access, and optional liquidity

Any appreciation in token value is a **market-driven outcome**, not an obligation of the issuer.

12.3 Investor Responsibility

Token holders participate voluntarily and independently. Each participant is responsible for:

- Evaluating personal risk tolerance
- Understanding local regulatory requirements
- Seeking independent legal, tax, or financial advice

Virgin Beach does not provide personalized investment advice.

12.4 Jurisdictional Considerations

Virgin Beach operates internationally. Regulations regarding digital assets and real estate exposure vary by jurisdiction. Participation may be restricted in certain countries depending on local laws.

The project reserves the right to limit access where legally required.

12.5 Forward-Looking Statements

This white paper may contain forward-looking statements based on current expectations. Actual results may differ materially due to market conditions, regulatory changes, or operational factors. We therefore reserve the right to modify, expand or terminate any of the projects if it is deemed necessary for the sustainability of Virgin Beach or any other of its projects.

Virgin Beach – Premium Real Estate for the future.