

SATELLITE

DATA INTELLIGENCE

VISIONTECH

Pitch Deck



Commercial Data



Sales Value Price

Residential Data



Neighbourhood

Self Driving Vehicle
Autonomous Level 4/5



L4/L5

Climate Change Data



Weather Carbon Charts



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About Us

Conversational AI



Next-Generation AI-Powered Real Estate Platform

Vision Tech Software Solutions LLC, founded in 2021, is an innovative proptech company transforming the real estate industry through AI-driven technology. The company has developed advanced software that uses intelligent algorithms and data analytics to help users identify the most profitable real estate opportunities.

Since 2021, Vision Tech has focused on building a world-class real estate platform for both commercial and residential properties. Our system offers deep industry specialization across more than 40 asset classes, delivering precise insights and smarter decision-making.

With a management team bringing over 30 years of combined experience in real estate, Vision Tech continues to lead the shift toward intelligent, data-powered property solutions.

Vision Tech is not just software—it's the future of intelligent real estate.



Click to Play

Personal Virtual Assistant

Business Model & Revenue Model

Real Estate Software · Income Subscription

Vision Tech is dedicated to continually enhancing its real estate software with advanced property search and decision-making features. The company offers a range of subscription packages, starting from a basic fee package and extending to a VIP package subscription to access and utilize the platform, ensuring users can benefit from its powerful tools and features on an ongoing basis.

Auto Makers Contract Endorsement · Licensing Fees

Vision Tech plans to establish contractual agreements with automaker companies to secure endorsements and licenses for integrating its software into their vehicle systems. Automakers will be charged a licensing fee for the integration of the software into their vehicles.

Real Estate Projects · Real Estate Project Profits

In addition to its software solutions, Vision Tech actively engages in real estate project development, which encompasses the acquisition, development, and sale of properties. Through these endeavors, Vision Tech has the potential to generate profits either from property sales or from the ongoing operations of the properties.

Commerical and Residential Data Intelligenece



Vision Tech is transforming real estate with AI-powered software. Its dedicated team leverages intelligent tools to identify high-potential properties, perform advanced analytics, streamline acquisitions, and Assets Under Management (AUM).



Agentic AI – Personal Virtual Assistant-RAG (Relevant validation)

Key Features of Software:



Generative AI



Data Analytics



Data Science



Machine Learning



Deep Dive Learning



Conversational AI



Multilingual Support

Data Intellegence - 40 Assesst Class

Vision Tech's Software Menu Content consists of:

☀ Commercial Real Estate:

This includes multi-family apartments, office buildings, horse stables, churches, and manufacturing facilities, among others.

☀ Residential Real Estate:

This encompasses various types of properties, including single-family units, multi-family units, vacant land, and modular homes, among others.

The monthly subscription packages, for our users, are as follows:

Silver



\$49.99

Gold



\$79.99

Platinum



\$499

VIP



\$9999

Software Technology

#1 World Class Real Estate Software

Deal Flow Finder
Commercial & Residential

Global Brand

National Brand

Online Shopping Mall

40 ASSET CLASS Business Center

9229 Queens Boulevard,
Suite CU4, Rego Park, NY 11374

300 Carnegie Center, Drive
Suite 150, Princeton, NY 08540

(718) 421-4248 | (609) 912-3260

Software Technology

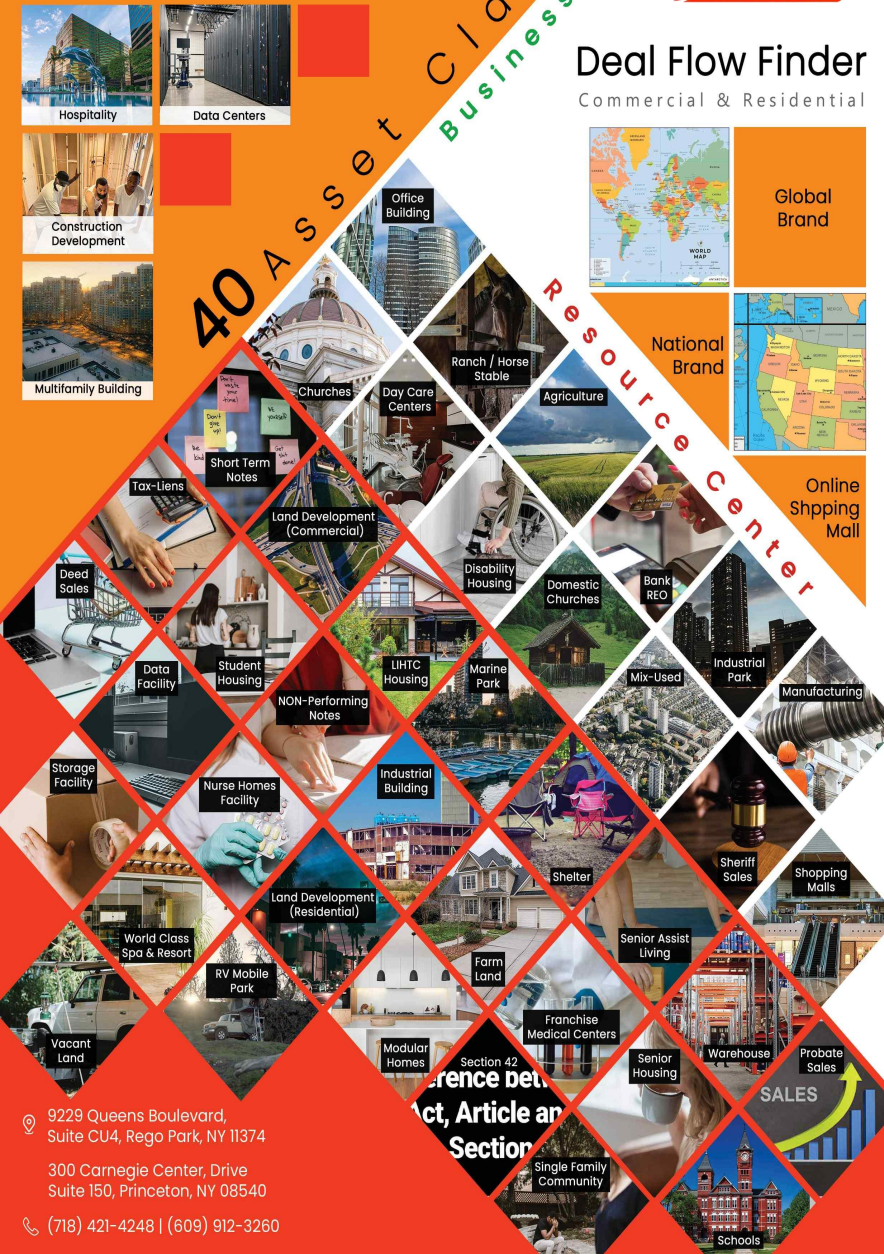
#1 World Class Real Estate Software



Deal Flow Finder

Commercial & Residential

40 Asset Class Business Center Resource Center



1. OFFICE BUILDING
2. CHURCHES
3. SHORT TERM NOTES
4. TAX-LIENS
5. DEED SALES
6. DAY CARE CENTERS
7. RANCH / HORSE STABLE
8. LAND DEVELOPMENT (COMMERCIAL)
9. DISABILITY HOUSING
10. AGRICULTURE
11. STUDENT HOUSING
12. DATA FACILITY
13. STORAGE FACILITY
14. LIHTC HOUSING
15. NON-PERFORMING NOTES
16. NURSE HOMES FACILITY
17. WORLD CLASS SPA & RESORT
18. VACANT LAND
19. RV MOBILE PARK
20. LAND DEVELOPMENT (RESIDENTIAL)
21. INDUSTRIAL BUILDING
22. MARINE PARK
23. DOMESTIC CHURCHES
24. BANK REO
25. INDUSTRIAL PARK
26. MIXED-USED
27. SHELTER
28. FARM LAND
29. MODULAR HOMES
30. FRANCHISE MEDICAL CENTERS
31. SENIOR ASSIST LIVING
32. SHERIFF SALES
33. MANUFACTURING
34. SINGLE FAMILY COMMUNITY
35. SENIOR HOUSING
36. WAREHOUSE
37. SHOPPING MALLS
38. SECTION 42
39. PROBATE SALES
40. SCHOOLS

9229 Queens Boulevard,
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(718) 421-4248 | (609) 912-3260

License Agreement with Automakers - Market Research

The insights on the current market show how there are endless opportunities for Vision Tech in the auto manufacturers fields.

The market of automakers is worth more than **\$4.50 trillion**.

With Google's assistance, **Mercedes-Benz** is expecting to generate around **\$20 billion** in additional revenue through software-based features.

Vision Tech's specialized AI solutions, powered by data science and machine learning, can enhance many auto manufacturers' vehicles and transform the automotive experience with Autonomous Self driving vehicles level 4 & 5



Semi-Conductor Micro Chip for Automakers

For Reliability

- Quickly design test plans and define needed sample sizes.
- Accurately simulate and forecast failure rates.
- Present results interactively to decision-makers.
- Create time-to-failure models that are dependent on multiple factors, such as process, voltage, temperature, and frequency.

For Process And Equipment Engineering

- Qualify and release new process tools into production faster, with fewer errors.
- Design experiments to develop robust new recipes and tune existing ones.
- Quickly identify and troubleshoot drifts or failures.
- Easily create interactive wafer maps.
- Increase speed and quality of analyses by automating routine tasks.
- Efficiently monitor processes to ensure consistent quality.



We harness NVIDIA H100 microchips with on-demand GPU power to drive high-performance semiconductor hardware operations. For research and development, we leverage OpenAI's advanced AI technologies to accelerate innovation and optimize performance.

Phase of Software Development (Timeline)

(We are Here)



**Phase IV
(In Progress)**

Phase I



**Research Data
Feed / Data Test**

We collect and analyze real estate data to build a comprehensive, AI-powered database for smarter insights and decision-making.

Phase II



**Trains Data
Pattern/
prompt
engineering**

Leverage advanced machine learning methodologies to train algorithms using curated datasets.

Phase III



**Developed
Prototype
Software (Dec
2022)**

Work with trained machine learning models, explore deep learning in depth, and build agentic AI personal assistants.



**Conversational
AI-Developing
python data
points through
architectural
design**

Deployed agentic AI on NVIDIA H100 Tensor Core GPU hardware, transferring real estate, satellite, and climate data to semiconductor chips.

Phase V



**Marketing
software
data to the
automakers
(Jan2027)**

Establish new partnerships with automakers through a subscription-based model, targeting Ford Motor Company, Toyota Motor Corporation, and Mercedes-Benz Group AG.

Phase VI



**Partnership -
licensing
agreements
with automakers
(automakers
telecommunication vendors)
(june2027)**

Formalize contractual partnerships with these companies to strengthen and secure long-term collaboration.

Phase VII



**Developed for
training labs -
data lab ,
physics lab ,
neural network
lab , logic and
reasoning
lab(Sept 2027)**

Implement guardrails, security, privacy, and compliance measures.

Private Placements Memorandum (PPM)- Securites offering



By leveraging artificial intelligence (AI) and data analytics, VisionTech acquires, develops, and manages a diverse portfolio of assets, including distressed bank assets, institutional deals, off-market opportunities, multifamily housing, medical franchises, tax liens, deed sales, non-performing notes, and premium resorts.



Our objective is to safeguard investor interests by strategically acquiring Clean Energy Development Projects and Multi-family Complexes, which are proven to be resilient and effective in protecting wealth across market cycles

Vision Tech is currently negotiating with a TV Producer to participate in a national Public Relations venue. This platform will:

Create national visibility

Scale our opportunity for funding

Vision Tech investment mandates has two Private Placement Offering. The first Private Placement Offering (\$50 Million). The second Private Placement Offering (\$250 Million).

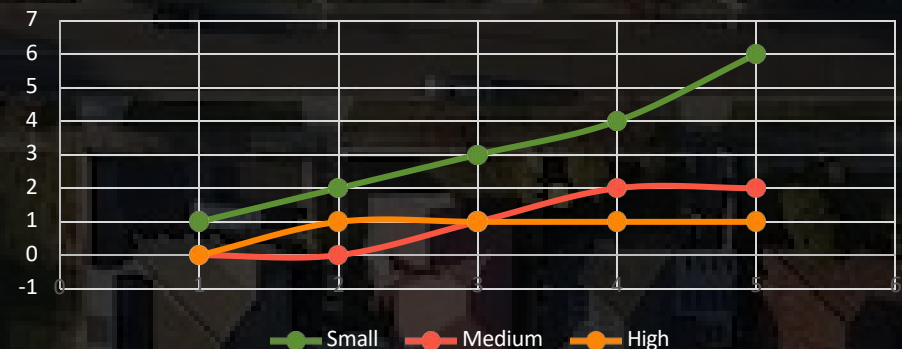
Vision Tech will have three scales of projects investments:

\$3M Pre-Seed Funding

\$10M Seed Funding

\$50M Series A Funding

Vision Tech three scales of projects



Assests Under Management(AUM)- Vision Tech Portfolio



Before

After



Land Development

National Park, New Jersey Development

\$500K

Investment Property, Vacant 1 Family, Lot Size: 40 X 100,
Sq. FT. 1,138, Full Interior Rehab. Large Rear Yard,
Excellent Location, close to schools, community amenities.

Jamaica Luxury Development

\$1.5M

Investment Property, Lot Size: 41 X 100, 2
Family DET Resident, 6 Bedrooms, 2 Bathrooms 2
Kitchens, Clean Energy, Technology, Remote Control
panel Heat & A/C

Marketing Strategy

Conferences:

Utilize industry conferences as a platform to promote the brand and engage with key stakeholders.

Digital Marketing:

Harness the power of traditional digital marketing tools such as SEO (Search Engine Optimization), Email Marketing, and Social Media Marketing.

Marketing Team:

Cultivate a dedicated marketing team proficient in strategic planning, campaign execution, and data-driven analysis.

Event Organization:

Host and organize targeted events to engage with the target audience directly to demonstrate offerings and generate leads through face-to-face interactions.

Brand Awareness:

Through strategic content creation, thought leadership initiatives, and consistent messaging, we will enhance brand visibility and perception.

Collaboration and Partnerships:

Forge strategic collaborations and partnerships with complementary businesses and industry influencers.



Our Team



Sherwin Wilson
CEO & Founder



Astro W. Magar
Web Designer/ IT Support



Debra Madison
Director of Strategic Development
& Marketing / Trade Show Exhibitor



Jose Chasi
Director of Construction
Development & Management



Angelica Funes
Director of Financial Services /Trade
Show Exhibitor



Kevin Wilson
Regional Facility Manager



Christian Andrade
Director of Construction
Development &
Management



Joshua Wilson
Intern Apprentice



Aria Safi
COO – Finalysiz
(Financial Advisory
Firm)



Ahmad Qazi
CEO – Finalysiz
(Financial Advisory
Firm)

Use of Funds

ITEMIZE BUDGET: \$10 MILLION



SEED FUNDING= \$10,000,000

Office Building



INVESTOR'S PORTAL DATA ROOM

EMAIL: visiontechsoftware@yahoo.com | WEBSITE: www.visiontechdata.ai

1. CO-FOUNDER | PROFESSIONAL RESUME | AI & REAL ESTATE TECHNOLOGY

2. EDUCATION LEVEL COMPLETED

■ A. University Attended

B. Developed First Online Real Estate Course Curriculum

- 1. 2000 Spring College Bulletin
- 2. 2001 Fall College Bulletin

A. Columbia University B. Venture Capital Private Equity Program

■ B. ADVANCED AI TRAINING COURSES & LABS

- 1. Johns Hopkins University - Prompt Engineering
- 2. Johns Hopkins University - Agentic AI (Developed in the year 1999)
- 3. Harvard University - Data Science Initiatives
- 4. University of Texas School of Business Combination
 - A. Data Analytics
- 5. NVIDIA Developers On Demand

3. VISION TECH'S AI INFRASTRUCTURE

1. Large Language Model Build Hardware GPU H200
2. Conversational AI / Virtual AI Assistant
 - A. Quantum Computing – Cold Fusion
 - B. Quantum Mechanics
 - C. Quantum Physics
 - D. Satellite Imagery Data Intelligence
 - E. Residential & Commercial Data Intelligence
 - F. IDX Data Feed – MLS Services
 - G. API Data Integration
 - H. Labs (Experiments & Machine Learning / Reinforcement)

4 & 5. IQ TEST RESULTS

- 3. IQ Test Result – AI Patterns & Shapes Score: Top 4% In the World
- 4. IQ Score Certificate – Result Similar to Abraham Lincoln

6 – 7. FINANCIAL & DUE DILIGENCE CREDENTIALS

- 5. 2026 Credit Report
- 6. Due Diligence Report
 - A. *Vcheck Global Report*

8. CORPORATION STRUCTURE (ASSET PROTECTION)

- A. Sub-Entities – Real Estate Holding
- B. 2026 Franchise Taxes (PAID)

9. 2019 – 2026 CAPITAL FUNDS INVESTED – VISION TECH

- A. Personal Equity: \$500,000
- B. Business Loans: \$1,300,000

10. 2022 OUTSOURCE SOFTWARE COMPANY

- A. 2022 Contract Agreement – Chetu

11 – 13. VISION, PITCH DECK & PPM

- 10. Co-Founder – Vision for the Future in AI
- 12. Co-Founder Video
- 13. Pitch Deck

14. Private Placement Memorandum (PPM)

- A. PPM – \$10M (Pending)
- B. PPM – \$50M (Available)
- C. PPM – \$250M (Available)

15. VISION TECH – FINANCIAL DOCUMENTS

- A. Financial Statement
- B. Balance Sheet

16. 2022 – 2026 EVENTS

- A. Trade Shows
- B. Pitch to Investor Events
- C. Family Office Super Summit
- D. Guest Speaker – Family Office
 - *TOPIC: How to scale your portfolio to \$100M in 3 years or less?*
- E. NVIDIA GTC Conference – San Jose, CA (March 15–19, 2026)
 - *1. Training Labs*
 - *2. Exhibitors / Sponsorships*

17. AUTONOMOUS SELF-DRIVING VEHICLES (LEVEL 3 & 4)

- A. FORD – Direct Contact with the Product Department
- B. FORD – Global Product Department – Address & Telephone Number

18 – 19. ELITE TEAM, LOCATION & SUBSCRIPTIONS

- A. Elite Team & Location
- B. Prospective Subscription
 - *1. Software Patent – Pending*
 - *2. In-House Subscription Base Members = 50 Total*

20 – 21. MARKETING & INCOME STREAMS

- 20. Vision Tech – 1 Pager
 - *A. Vision Tech – Flyer / Brochure (40 Asset Classes)*
- 21. Vision Tech – Four Income Streams



Note: Founder Bio is available upon request.



Conversational AI

Autonomous Self-Driving Vehicle Level 4/5

SEMI-CONDUCTOR MICRO CHIP

Thank You

With over 7 years of experience
in AI-powered real estate solutions

Residential Data

Commercial Data

Climate Change
Data

Contact Us

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