



RealMTRX

an M.U.C.H. company

Real Data, Real Savings, Real Knowledge

A/P SOLUTION

Is your real estate portfolio expanding rapidly? Let us take some of the stress off, by paying those properties' recurring invoices. Then we send you one easy-to-pay bill.

SEAMLESS INTEGRATION

Our solution will interface with your accounting/property management software fluidly.

RECONCILIATIONS

Your tenants' accounts will be reconciled for all estimated reads/adjustments, effectuated immediately as actual reads are made available.

REMOTE READS

With our sub-meter transceivers, we can remotely read each resident's usage, so your tenants remain undisturbed.

COMPATIBLE COMMUNICATION

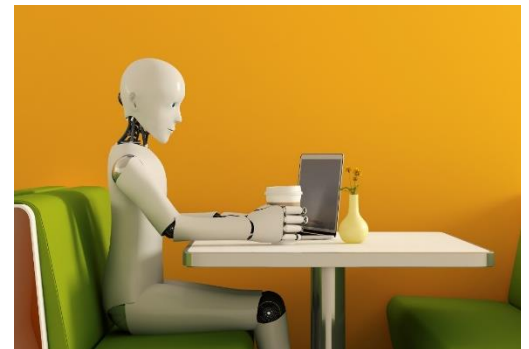
We are aware of the intricacies involved in the industry. We align our solution to integrate with all lease start/end process agreements. Additionally, we extrapolate utility service start/stop cycles.

The previous sentiment in the rental property community is that owners were responsible for shouldering the burden of paying utilities and recouping that cost via the augmentation of rental prices for their tenants. This is far from economical and installing additional meters through the utility provider is costly. Let me introduce you to Tony. Tony is far from environmentally conscience and in a long-term fixed lease. As such, the property manager is unable to increase his rent for the next year to offset Tony's careless utility consumption. The only options are to eat the cost of the uptick in usage, or to increase the other tenants rent. Now there is another solution! We offer sub-meter system validation, installation, or upgrade.

A simple process of installing a transceiver on the existing meter can allow us to remotely read usage in real time. Using proprietary software, we can then take that usage and accurately apportion it among the occupied units. This grants tenants not only accountability over their utility consumption, but the cost affiliated as well. This also allows rental property owners to circumvent the overhead of utility costs, and at the same time facilitating potential savings for their tenants. This all sounds nice, but how are portfolios supposed to bill each individual unit? RealMTRX will take care of that part too! With our unique Tenant Billing solution, we will handle the calculation, billing, and distribution process from start to finish.

Customer Support

We can all feel a little robotic some days. But when issues arise, we value a human connection to listen, troubleshoot and resolve them. With RealMTRX, your portfolio will be assigned a dedicated Client Account Representative to address all questions and concerns with a personal touch.



- **On-Demand Access**

Upon request, capitalize with access to project assessment and management from solar, meter consolidation, etc.

- **100% Recoupment**

We focus on 100% minimum recoupment of your utility spend.

- **S.O.C. Certified**

Our data and documents are auditable certified, giving our clients peace of mind when it comes to

- **No Late Fees!**

RealMTRX guarantees their clients absolutely no late fees on all utility bill payables.

NAMED A FINALIST FOR

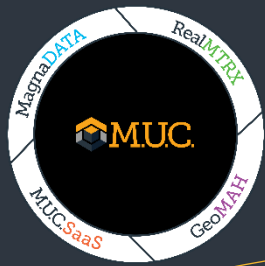
CINCINNATI BUSINESS COURIER



2020 BEST PLACES TO WORK



WWW.MUC-CORP.COM



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Features and Benefits

DATA WAREHOUSING

MUC will store all your utility-centric information for the length of the agreement.

DATA INTEGRITY

We guarantee the validity of our data and are happy to answer any tenant inquiries regarding the calculation of their monthly invoice.

LEAK DETECTION

Our solution includes 24-hour leak detection. If your property's gas or water usage spikes beyond the established consumption threshold, we will promptly notify the property manager.

TENANT BILLING

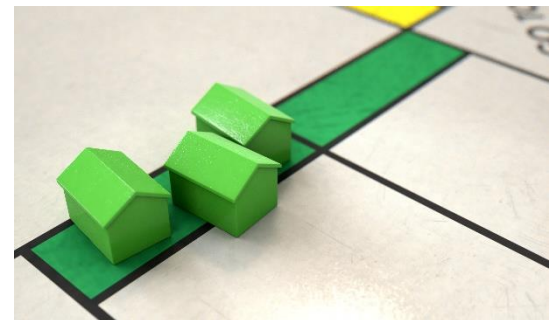
The most popular feature of our services, Tenant Billing allows property management to accurately bill back tenants their utility consumption, so you don't overpay for your portfolio's commodities.



Our services come with a wide variety of benefits all geared towards simplicity and cost-effectiveness. We specialize in shopping and strip malls, as well as apartment buildings and complexes. We are always searching for new opportunities. So regardless of what your real estate portfolio may look like, explore turning it into a profit center with RealMTRX!

Solution Requirements

- Detail of portfolio structure (divisions and/or enterprises) MUC will provide the account inventory template.
- Identify all sites, billable accounts, and their meters/services.
- Accounting G/L coding by meter and share % where applicable.
- Property management software UBP mapping for import functionality.
- Letter of authorization to grant MUC access to utility account data from various vendors.
- Identify master user, key contacts, and system users.



AVAILABLE FEATURES

- A/P Solution
- Seamless Integration
- 24/7 Online Access
- Remote Reads
- Compatible Communication
- Data Warehousing
- Data Integrity
- Leak Detection
- Tenant Billing

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