



THE CLUB
JW MARRIOTT DESERT RIDGE

FREQUENTLY ASKED QUESTIONS

The following questions and answers are designed to provide an understanding of The Club, JW Marriott Desert Ridge Club (the "Club") and the membership opportunity available at the Club. As these questions and answers are only summary in nature, you should read the Membership Plan and Rules and Regulations prior to purchasing a membership.

Q: What is The Club, JW Marriott Desert Ridge?

A: The Club, JW Marriott Desert Ridge is a new resort golf and spa club located at the JW Marriott Desert Ridge Resort & Spa in Phoenix, Arizona (the "Resort") featuring exceptional resort, golf, spa, tennis, swimming, health and fitness, dining, spa and social facilities, as well as travel opportunities using Marriott Reward Points. The Club is offering Platinum, Gold with Golf option, Gold with Spa option and Silver Memberships.

Q: Who owns the Club Facilities?

A: DRR Tenant Corporation, a Delaware corporation (the "Company"), leases the Club Facilities from Desert Ridge Resort, LLC, its affiliate. The Club Facilities are managed by Marriott International, Inc. or its successors or assigns.

Q: What facilities will the Club offer?

A: Members, their families and guests will enjoy the following exceptional Club Facilities:

- **Wildfire Golf Club.** The JW Marriott Wildfire Golf Club features the following courses and amenities:
 - 18-hole Nick Faldo Championship golf course
 - 18-hole Arnold Palmer Signature golf course
 - Outstanding golf practice facility with two putting greens, chipping/bunker green and an all grass driving range
 - 2,500 square foot Wildfire Golf Shop with the latest in attire and equipment
 - All golf carts feature oversized GPS screen with CBS Sportsline Ticker with the latest professional and collegiate sports scores
 - Private, group and corporate lessons, clinics and schools
 - Meritage Steakhouse at Wildfire Golf Club, perfect for breakfast, lunch, dinner or drinks on the patio.

- **Revive Spa.** Revive Spa's 41 elegantly appointed treatment rooms offer a diverse menu of spa experiences that incorporate beautiful, tranquil settings and indigenous flora and fauna into signature treatments where ancient rituals join force with cutting-edge techniques.
 - *The Salon at Revive Spa.* The Salon is a full service salon offering both salon services as well as an adjoining boutique.
 - *Sanctuary Pool and Cabanas.* Revive's relaxing Sanctuary Pool features classic poolside cabanas for relaxation and enjoyment to compliment your chosen spa treatment or enhance your perfect getaway.
 - *Spa Bistro.* The Spa Bistro provides breakfast and lunch dining with fruit smoothie as well as beer and wine beverage options.
 - *Revive Spa Boutique.* Revive Spa features the Boutique, providing the opportunity to purchase gift certificates and luxury cosmetic and beauty items, as well as luxury spa products and exotic candles and teas.
- **Revive Health Club.** Revive features a spacious indoor Health Club with floor to ceiling windows which slide open to allow the fresh Sonoran Desert air to invigorate your workout and offers the latest in fitness equipment, fitness classes and trainers, Revive's Health Club provides you the opportunity to strengthen your mind, body and soul.
- **Meetings and Event Facility.** Allow the beautiful Sonoran Desert backdrop and 240,000 square feet of indoor and outdoor event space to serve as your palette as you plan your event. Enjoy working with a variety of space, indoors and out.
- **Tennis Center.** The Tennis Center features eight premier hard, lighted courts, a multitude of instruction options including group, one-on-one, daily clinics, ball machine rental and a full-service pro-shop carrying the latest selection of apparel, equipment and same-day racquet stringing.
- **Lazy River & Pools.** With four different and unique pool options as well as two spas within the main pool complex, cooling off has never been so easy!
 - *Lazy River and Waterslide.* The Lazy River features under water jets so you can sit in your inner tube and enjoy the cool, relaxing ride. If you are in the mood for something faster paced, hit the Lazy River's waterslide with 89 feet of excitement in store!
 - *Wildfire Pool.* The Wildfire pool is the largest of the five pools and features the grand Wildfire water tower in the center acting as your beacon to the main pool complex.
 - *Sidewinder Pool.* The Sidewinder Pool is a good option for those who want to converse back and forth as it has a more narrow width than the other pools.

- *Mesa Pool.* With an umbrella of tropical palms above, splash or glide on into this refreshing pool, which is ideal for families.
- *Isla Del Sol and Lazy River Spas.* The Isla Del Sol Spa is isolated on its own peninsula within the main pool complex. The Lazy River Spa is tucked up on the grassy hill that overlooks the Lazy River and waterslide.
- ***Dining.*** With nine eateries to choose from, you will find that the Club has re-defined Arizona dining. From casual poolside fare at Just a Splash to elegant Italian cuisine in Ristorante Tuscany, rated AAA Four-Diamond or Prime aged beef in Meritage, the dining options are vast and varied at this grand Arizona resort and club. And if that's not enough, celebrity restaurateur Roy Yamaguchi has joined forces with the resort to present his signature-style creations at Roy's, a favorite of Phoenix Restaurants.
- ***Nickelodeon Activities Zone Club.*** The NAZ Club is a full service on-property children's recreation program featuring fun-filled days of interactive games and activities that exercise the mind as well as the body. The NAZ Club offers fun filled days with peace of mind for parents: counselors with current CPR, First-Aid and Water Safety certification, and activities planned according to age and interests.

Q: What are the privileges of a Platinum Membership?

A: Platinum Members may use all of the golf, spa, tennis, swimming, health and fitness, dining, and social facilities of the Club. Platinum Members will not be required to pay greens fees for use of the Wildfire Golf Club facilities (golf cart fees are included in greens fees) or court fees for use of the Tennis Center, will have unlimited access to the Revive Spa and Salon (including eight complimentary 50-minute spa treatments or regular salon services per month, and will receive a 25% discount off of the resort guest prices for spa treatments and salon services thereafter), and will not be required to pay access or group fitness class fees for use of the Revive Spa Health Club facilities. An automatic gratuity will be charged to the member's account for each spa treatment or salon service received, in accordance with the Rules and Regulations. Platinum Members may reserve golf starting times 14 days in advance for the Member Preferred Course (as hereinafter defined) and three days in advance for the Resort Course (as hereinafter defined).

Q: What are the privileges of a Gold Membership?

A: Gold Members may use all of the golf, spa, tennis, swimming, health and fitness, dining, and social facilities of the Club. Gold Members may choose either the Golf Option or Spa Option Gold Membership.

Golf Option. Golf Option Gold Members will not be required to pay greens fees or cart fees for use of the Wildfire Golf Club facilities, and may reserve golf starting times 10 days in advance for the Member Preferred Course and three days in advance for the

Resort Course. Golf Option Gold Members will receive a 25% discount off of the resort guest price for any spa or salon treatment at the Revive Spa.

Spa Option. Spa Option Gold Members will have unlimited access to the Revive Spa (including eight complimentary 50-minute spa treatments or regular salon services per month, and will receive a 25% discount off of the resort guest price for spa treatments and salon services thereafter). Spa Option Gold Members may reserve golf starting times five days in advance for the Member Preferred Course and three days in advance for the Resort Course, and play golf at the Wildfire Golf Club upon payment of 50% of the full greens fee. (Golf cart fees are included in greens fees.)

Neither Golf Option nor Spa Option Gold Members will be required to pay court fees for use of the Tennis Center, nor will they be required to pay access or group fitness class fees for use of the Revive Spa Health Club facilities. An automatic gratuity will be charged to the member's account for each spa treatment or salon service received, in accordance with the Rules and Regulations.

Q: What are the privileges of a Silver Membership?

A: Silver Members may use all of the golf, spa, tennis, swimming, health and fitness, dining, and social facilities of the Club. Silver Members will receive a 25% discount off of the resort guest price for any spa treatment or salon service at the Revive Spa, and may reserve golf starting times five days in advance for the Member Preferred Course and three days in advance for the Resort Course and play golf at the Wildfire Golf Club upon payment of 50% of the full greens fee. (Golf cart fees are included in greens fees.)

Q: Will members have tee times allocated for their exclusive use?

A: In order to ensure adequate member access to the golf facilities, the Club will, from time to time, block a portion of or all of the tee times for use by Club members only (the "Members' Blocked Tee Times") on one of the golf courses designated by the Club each day for Members' Blocked Tee Times ("Member Preferred Course"). The course that is not the Member Preferred Course on a particular day is the "Resort Course." Members' Blocked Tee Times, which are not reserved by Club members three days in advance of the day of play may be assigned by the Club on a first-come first-served basis to members, resort guests and non-members not staying at the Resort. The Club plans to designate the entire designated Member Preferred Course for Members' Blocked Tee Times when 225 active Platinum and Golf Option Gold memberships are outstanding.

Q: What is a Corporate Membership?

A: The Club may offer Platinum, Gold and Silver Memberships to actual legal, business entities, as determined by the Club from time to time, in its sole discretion. Each Corporate Membership will entitle the Corporate Member to designate from two (2) to six (6) persons to use the Club Facilities. The Corporate Membership initiation fee will

be determined based on the number of designated users appointed, as more specifically set forth in the Corporate Membership Agreement, and represents a discount on a cumulative basis compared to an equivalent number of individual memberships as determined by the Club. Each designated user of the Corporate Membership will be required to pay the same dues and will be entitled to use the Club Facilities on the same basis as an individual member in the category of membership selected for the Corporate Membership or a lesser membership category, provided that at least two (2) designated users pay the same dues as an individual member in the membership category selected for the Corporate Membership. Each designated user must be an owner, director, officer, partner, shareholder or employee of the entity and will be subject to approval of the Club, in its sole discretion. A Corporate Member may change one or more of the designated users one time per membership year, upon payment of a redesignation fee and subject to the terms and conditions established by the Club from time to time.

Q: What are the special features of membership in the Club?

A: In addition to exceptional Club Facilities and an extensive array of programs and activities for members and their families, membership in the Club offers the following attractive benefits.

- **Marriott Rewards Points.** All membership categories will earn Marriott Rewards Points each month on their monthly dues and any incidental charges made on their membership account, which may be used for accommodations and other services or amenities at Marriott resorts and vacation clubs worldwide. The Marriott Rewards program is subject to the rules and regulations of the Marriott Rewards program and is subject to change from time to time.
- **Preferred Pricing.** Members receive preferred pricing at Club facilities as listed in the "Member Preferred Pricing" schedule, published by the Club from time to time.
- **Preferred Resort Accommodations.** Members and their guests are eligible for a corporate rate on Resort rooms, subject to availability, and an automatic upgrade to a suite if one is available on the day of arrival, at no additional charge.
- **Complimentary Valet Parking.** Members will receive complimentary valet parking at the Resort and Club Facilities.
- **Access to Other Marriott Golf Courses.** Members will have access to over 40 Marriott golf courses, upon payment of cart fees (if applicable); greens fees will be waived. To receive reciprocal access, the member must be a registered guest at the resort where he or she is playing golf, and must reserve tee times through the Club's Membership Office in advance. Program is subject to change or the number of participating clubs is subject to change each year. See the Marriott Hotel Reciprocal Golf Membership Program schedule for current benefits and participating resorts.

- **Immediate Family Privileges.** A member, his or her spouse and their unmarried children, under the age of 23 who are living at home, attending school on a full-time basis or in the military are entitled to membership privileges without having to pay additional membership dues.
- **Extended Family Privileges.** The parents, children who do not fall within the definition of immediate family, grandparents, grandchildren and great-grandchildren of the member and spouse and the spouses of such family members may use the Club Facilities upon payment of preferred fees.
- **Guest Privileges.** Accompanied and unaccompanied guests of members may use the Club Facilities upon payment of guest and access fees, as determined by the Club from time to time.
- **No Assessments.** Members are not subject to either operating or capital assessments.
- **Legacy Privileges.** Members may apply for Legacy Privileges for their adult children under the age of 35.
- **Legacy Transfer.** Members can request the transfer of their membership through the Club to their adult child or grandchild.
- **Inheritability.** Upon the death of a member, the membership can be transferred to his or her spouse or adult child or grandchild.
- **Personal Concierge Service.** Personal concierge service is available for members to arrange for a variety of personal services and business assistance.
- **Platinum Member Cloud Club Passes.** Platinum Members will receive four complimentary visits for two people each month permitting them access to and benefits at the exclusive Cloud Club, including complimentary food and beverage items as may be offered from time to time. In addition to the four complimentary visits, the member may use the Cloud Club as often as he or she likes for a daily access fee as determined by the Club from time to time.
- **Member's Only Website.** Members will receive a user name and password to access the Member's only website, located at www.theclubjwdesertridge.com. The Member website is used as a resource of information and will replace a Club newsletter. Members can log on and view details about upcoming events and activities, staff profiles, facility photos and descriptions, tournament results, club event photos for downloading and much more.

Q: Will my family members be welcome at the Club?

A: Yes. The ability to spend quality time with members of the family is of paramount importance these days. The Club is committed to providing a pleasant environment where this can be accomplished. Each membership in the Club is a family membership,

which includes full privileges for the member's spouse and any person the law deems is entitled to the same privileges as a spouse and their unmarried children under the age of 23 who either live at home, attend school on a full-time basis, or serve in the military. The Club intends to provide programs and activities that are appealing to family members of all ages.

A member's extended family will be permitted to use the Club Facilities in accordance with the member's category of membership upon payment of preferred fees. The extended family shall include the parents, children who do not fall within the definition of immediate family, grandparents, grandchildren and great-grandchildren of the member and spouse and the spouses of such family members.

Q: May I invite guests to the Club?

A: Yes. Having your friends enjoy the Club's outstanding facilities with you is a wonderful attribute of membership in the Club. Therefore, members are entitled to have guests use the Club Facilities in accordance with the member's category of membership and the Rules and Regulations adopted by the Club to preserve the exclusivity of its facilities.

The Club will have the right to allow unaccompanied guests of Platinum Members and Golf Option Gold Members to play golf upon the payment of an unaccompanied guest fee. Unaccompanied guests must be sponsored by a Platinum Member or Golf Option Gold Member in advance. Tee times for unaccompanied guests of the Club may be restricted as determined by the Club from time to time. The Club allows all membership levels the right to accompany a guest to play golf or use the spa upon payment of an accompanied guest fee.

Q: Will there be any other types of membership available in the Club?

A: The Club may, in its sole discretion, offer memberships on an annual, seasonal or recallable basis, or a fractional membership, on such terms and conditions as determined by the Club from time to time. The Club will also permit the general public, Resort guests and members of other clubs and guests at other resorts to use the Club Facilities on such terms and conditions as it may determine appropriate from time to time. Company and Honorary Memberships may be issued.

Q: Can members be assessed to cover any operating deficits or capital improvements?

A: No. Members will not be subject to any liability for capital or operating assessments for the costs and expenses of ownership or operation of the Club or the Club Facilities. The Company will pay all operating deficits incurred in the operation of the Club Facilities and will retain all operating revenues resulting from operation of the Club Facilities.

Q: How will the Club keep informed of the desires of the members?

A: The Club is committed to providing the types of services, programs, activities and events that the membership is desirous of having. An advisory Board of Governors comprised of members of the Club will be formed and will enable members to have input on the foregoing items as well as other matters that are of concern to the members.

The Club may also form committees on which members will serve. These committees will focus on specific areas of responsibility and will serve as a conduit to management for ideas and suggestions of the membership.

Q: How do I become a member?

A: To become a member of the Club, you must submit to the Club a fully completed and signed Membership Agreement and a check in the amount of the required initiation fee. In the event your agreement is not acted upon favorably, the initiation fee will be fully refunded, without interest.

Q: What if I have additional questions?

A: Please contact the Membership Director at:

The Club, JW Marriott Desert Ridge
5350 E. Marriott Drive
Phoenix, AZ 85054
(480) 293-3935