

# Portfolio

## Pitch Deck Design

★★★★★ 5.0 | Sep 5, 2024 - Sep 18, 2024

"One of my all-time best experiences on UpWork. We needed a pitch deck that would stand out and Unser and his team delivered. Design can be a very tricky thing and this team has a true eye for great design. They also understand how to use design to help deliver a clear business narrative. They were very fast, beat all the deadlines and communicated clearly. I highly recommend this team and will use them again soon." [less](#)

## Sales Presentation

★★★★★ 5.0 | Sep 12, 2024 - Sep 16, 2024

"Unser did an excellent job creating a PowerPoint presentation for a client sales call, especially given the tight timeline. He was eager to take on the challenge and collaborated closely with me throughout the process to ensure he fully understood our objectives and how best to bring them to life. I greatly appreciated his clear communication, prompt responses, and dedication to the project. the project." [less](#)

## Professional Presentation Designer for IT Sales Pitch - 24 Hours Delivery

★★★★★ 5.0 | Feb 19, 2024 - Feb 27, 2024

"True Professional, Really enjoyed working with him and will soon revert back for more. Skill level 100 /100"

## MyPetWallet Logo and Branding

★★★★★ 5.0 | Mar 10, 2025 - Apr 5, 2025

"Unser is very professional and easy to work with. His work is exceptional. I will use him for future projects. I highly recommend him."



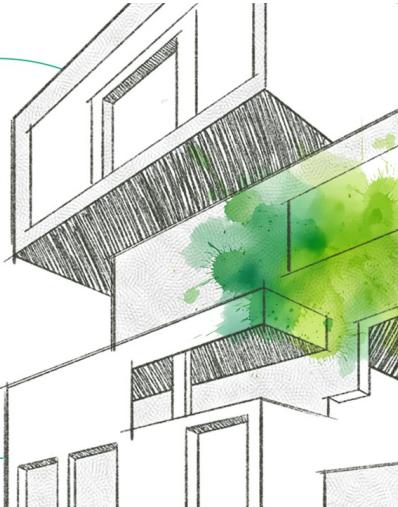
The **next-gen** workflow  
and data platform for  
real estate

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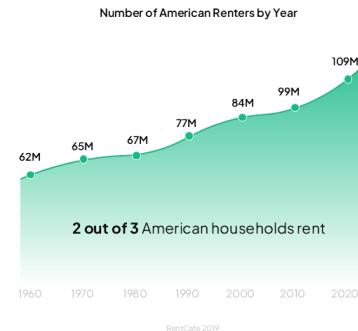
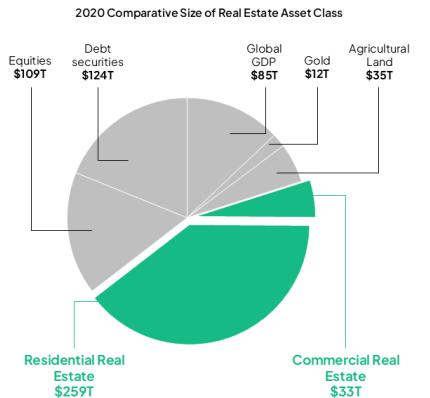


The **next-gen** workflow and data platform for real estate



#### PROBLEM

**Nearly everyone rents a home at some point in their life**



#### PROBLEM

**The old way of managing leads is inefficient**

**Fractured.**  
Leasing agents split their attention across multiple channels: email, text, messaging apps, and per-listing-site messaging. Calendars and scheduling are also handled separately.

**Individual & Manual.**  
For each prospect, the leasing agent performs the same repetitive actions: send a welcome message, qualify the lead, find availability, and schedule a showing.

**Short-Term & Transactional.**  
When a lead enters the sales funnel, they are viewed only in the context of that specific vacancy, in that time period. The lead is then lost in the system and never resurrected.



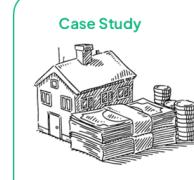
#### PROBLEM

**The rental world has a workflow problem and a data problem**



**Leasing agents**  
cannot keep up with rental inquiries

**Decision Makers**  
cannot view real-time, critical data from their leasing funnel to make strategic decisions



#### Case Study

Current Customer (~3,000 rentals)

3 leasing agents covering ~3,000 rentals  
20% vacant annually  
783 new leads in one week

Which leasing site results in highest conversion  
What are my leasing team's response metrics  
What are the customer profiles for a specific area/property



Renewable Energy Services, Inc.

Investment Proposal

# SHAMROCK RENEWABLES

Transforming **50,000+**  
Acres into America's  
Solar Future



## OUR STRATEGY

### Extracting Value at Various Stages of Solar Development

Shamrock Renewables leverages its extensive land holdings to maximize value throughout the solar energy pipeline. Our strategy provides flexibility in monetizing assets to benefit our stakeholders optimally.



## DELL CITY SOLAR PROJECT

### A Case Study

#### Project Overview:

Dell City, Texas	<b>Location</b>
<b>1,000 acres</b>	
Land Area	
<b>312,000 kW (312 MW)</b>	<b>Financial Highlights</b>
System Size	
<b>\$405,600,000</b>	
Total Project Cost	
<b>519,600,000 kWh</b>	
Annual Energy Production	
<b>\$120,680,000</b>	
Federal Income Tax Credit	



## EXECUTIVE SUMMARY

### Empowering America's Renewable Future

Shamrock RH has overcome the most significant hurdle in solar farming by securing tens of thousands of acres of prime land across Texas, Oklahoma, and New Mexico.

With land control—the industry's biggest challenge—successfully behind us, we're poised to transform these vast landscapes into efficient and profitable solar farms.



## THE OPPORTUNITY

### Strategic Locations

Land situated in areas with optimal sunlight exposure and infrastructure access.

### Market Demand

Growing need for renewable energy sources presents a timely investment opportunity.





Nick Global Health

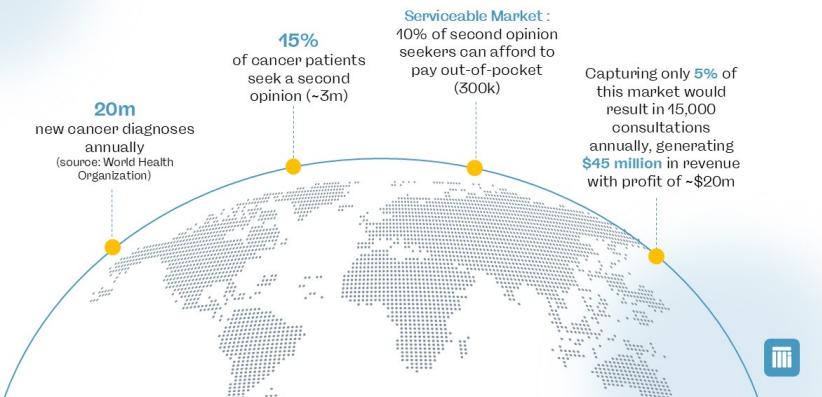
# RAISING THE BAR IN CANCER CARE



**Hossein Sadrzadeh, MD,**  
Hematologist Oncologist,  
Founder & CEO  
[Hsadrzadeh@nickglobal.org](mailto:Hsadrzadeh@nickglobal.org)

Confidential

## B2C Market for Second Opinion (Global)



### PROBLEMS with Current Cancer Support Competitors



OncoHealth Jasper Thyme Care OSABA HEALTH Quantum Health access hope

- ✗ No follow up support
- ✗ Lack of patient advocacy
- ✗ Not culturally aligned and lack multilingual support
- ✗ Long wait times
- ✗ Lack integration with local healthcare systems
- ✗ Lack sub-specialization and access to world class experts
- ✗ Lack doctor engagement and personalization
- ✗ Lack familiarity with and applicability to the patient's local healthcare system
- ✗ Lack multidisciplinary approach or tumor boards

## Cancer Care Is Notoriously Inefficient

Every year, **20 million** people face a life-changing cancer diagnosis—

a number that will surge to **30 million** by **2040**. The journey is filled with **uncertainty, fear, and limited guidance**, leaving many patients overwhelmed.



Cancer Care is Known to be Fragmented



Limited access to experts



The cost of cancer care in the US will exceed **\$245 billion by 2030**, impacting millions of families with overwhelming medical expenses.

## Our Solution

- ✓ Second Opinions from Thought Leaders
- ✓ Local and US-based Professionals
- ✓ Individual Comprehensive Care Plan
- ✓ Culturally Aligned Dedicated Team
- ✓ Caregiver Support
- ✓ Same Language Spoken by Dedicated Team
- ✓ Advocacy
- ✓ Ongoing MD Guidance on Innovations and Clinical Trials



Unlike traditional cancer support services, Nick Global offers continuous, **personalized support** through every stage of the cancer journey, tailored to your language, culture, and needs—led by the **world's top cancer specialists**.

CRYPTO.

# Unlocking Opportunities in Cryptocurrency Investments



25k+  
Real time users



# Deciphering Cryptocurrency Fundamentals



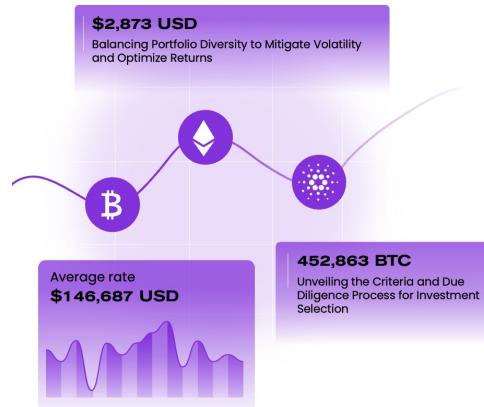
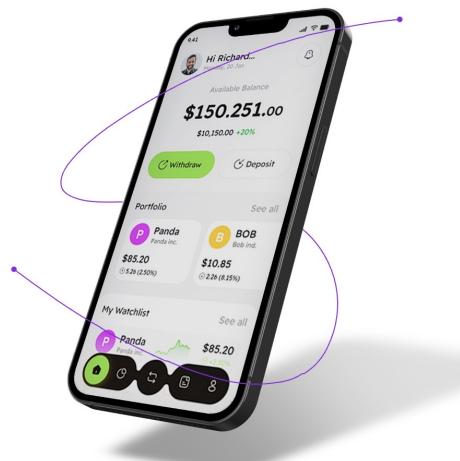
## Evaluation Framework

Examining the Core Metrics for Assessing Project Viability



## Success Stories

Drawing Insights from Successful Projects Based on Strong Fundamentals



# Crafting a Winning Investment Strategy

## 02.

### Strategic Diversification:

Allocating Resources Across Varied Assets for Risk Mitigation

## 01.

### Core Principles:

Establishing Long-term Value Creation as the Foundation

[Learn more](#)

## 03.

### Fundamental Analysis:

Embracing a Disciplined Approach to Investment Selection

# Safeguarding Investments Through Proactive Risk Management

## Importance of Risk Management:

Highlighting the Significance of Protecting Capital in a Volatile Market

## Strategies for Volatility Management:

Implementing Stop-loss Orders, Position Sizing, and Portfolio Hedging Techniques