

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."

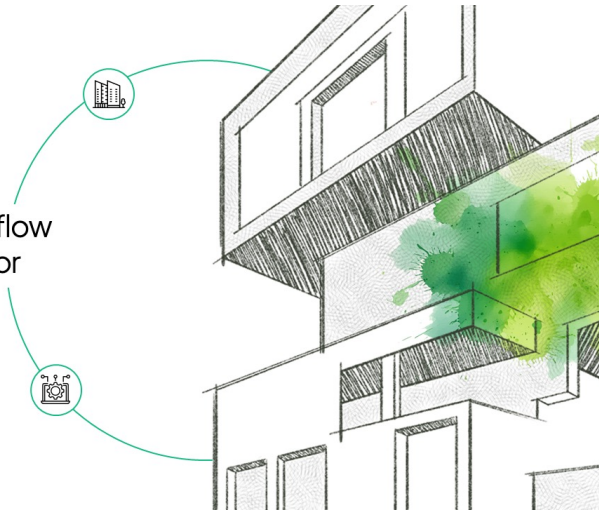


The **next-gen** workflow
and data platform for
real estate





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



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.

Renter population grew **2x** faster than owners since **2010**



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

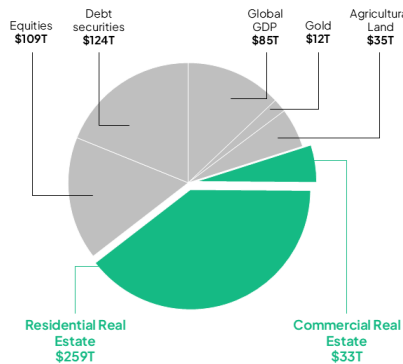
? What are my leasing team's response metrics

? What are the customer profiles for a specific area/property

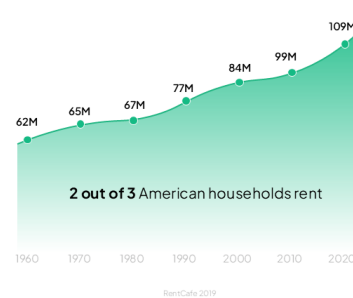
PROBLEM

Nearly everyone rents a home at some point in their life

2020 Comparative Size of Real Estate Asset Class



Number of American Renters by Year





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.



Key Components of Our Approach:

1 Development of New Solar Farms

- We control 50,000+ acres of land that we intend to develop into operational solar farms, generating clean, renewable power.
- **End-to-End Management:** Overseeing every step—from planning to construction—to ensure efficiency and quality.

2 Opportunistic Conveyance of Evaluated Solar Sites

Market-Ready Sites

We assess and prepare solar sites, offering them to other developers at optimal times

Capitalizing on Demand

Selling evaluated sites allows for immediate returns aligned with market opportunities.



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.

OUR MISSION

To lead the advancement of renewable energy by developing large-scale solar projects that contribute to a sustainable and cleaner future.



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.



DELL CITY SOLAR PROJECT

A Case Study

Project Overview:

Dell City, Texas
Location

1,000 acres
Land Area

312,000 kW (312MW)
System Size

\$405,600,000
Total Project Cost

519,600,000 kWh
Annual Energy Production

\$120,680,000
Federal Income Tax Credit

Financial Highlights

10,008,114,447 kWh
20-Year Energy Production

\$760,313,267
Annual Gross Revenue

24.6%
Internal Rate of Return (IRR)

SHAMROCK'S EARNINGS:

\$5,000,000
Development Fee

\$76,031,327
Equity Carry on Solar Production

Key Takeaways

- ✓ Proof of Concept
- ✓ High Profitability
- ✓ Scalable Model
- ✓ Significant Revenue Generation
- ✓ Stakeholder Benefits
- ✓ Tax Incentives Enhance Returns



The Dell City project represents only 2% of Shamrock's growing 500,000+ acre land bank.

Imagine the Magnitude of opportunity at hand.

Envision multiplying the success of Dell City 50x across our entire land holdings.





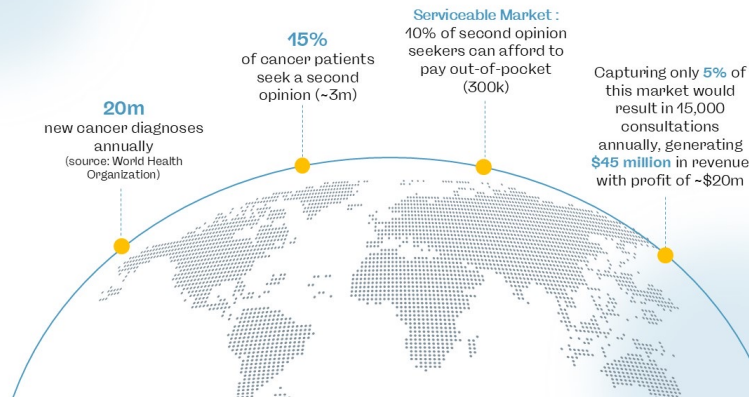
Nick Global Health

RAISING THE BAR IN CANCER CARE

Hossein Sadrzadeh, MD,
Hematologist Oncologist,
Founder & CEO
Hsadrzadeh@nickglobal.org

Confidential

B2C Market for Second Opinion (Global)



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.

PROBLEMS

with Current Cancer Support Competitors



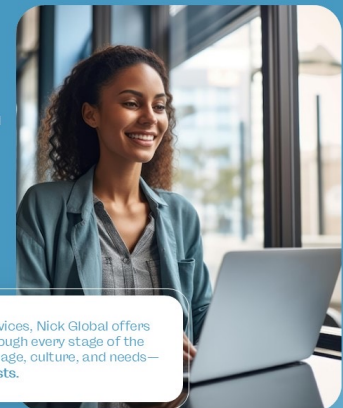
- ✗ No follow up support
- ✗ Lack of patient advocacy
- ✗ Not culturally aligned and lack multilingual support
- ✗ Long wait times
- ✗ Lack integration with local healthcare systems
- ✗ Lack sub-specialization and access to world class experts
- ✗ Lack doctor engagement and personalization
- ✗ Lack familiarity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

Our Solution

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

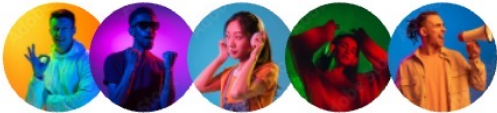


Unlike traditional cancer support services, Nick Global offers continuous, **personalized support** through every stage of the cancer journey, tailored to your language, culture, and needs—led by the **world's top cancer specialists**.



CRYPTO.

Unlocking Opportunities in Cryptocurrency Investments



25k+
Real time users



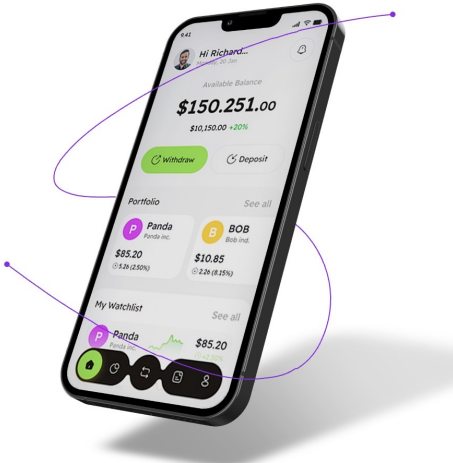
Deciphering Cryptocurrency Fundamentals



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

01.

Core Principles:
Establishing Long-term
Value Creation as the
Foundation

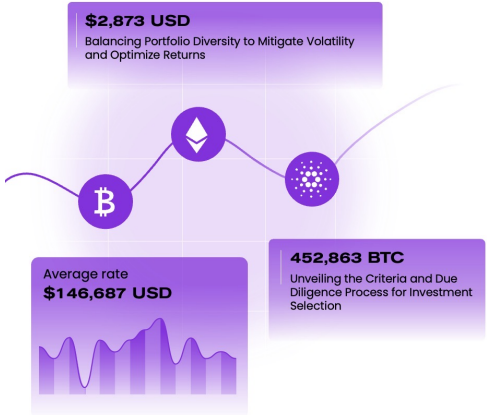
02.

Strategic Diversification:
Allocating Resources Across
Varied Assets for Risk Mitigation

[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