

ONEMARK PROPERTIES

Asset Management

# Source of Wealth

Statement for Transactions  $\geq$  €500,000

**Documento Confidencial**

Referência interna: OMP-SOW-001 | Versão 1.0 | June 2026

## 1. Purpose

This Source of Wealth Statement is required by OneMark Properties — Asset Management for all real estate transactions where the purchase price equals or exceeds €500,000, in compliance with the enhanced due diligence requirements of Portuguese Law 83/2017 of 18 August (anti-money laundering and counter-terrorism financing legislation), and the EU Anti-Money Laundering Directives.

This statement is intended to document the overall economic and financial position of the purchaser, beyond the specific funds being deployed in the transaction. It complements the Source of Funds Declaration (form OMP-DOF-001) and may be requested by partner banks and notaries during the closing process.

## 2. Declarant Identification

Full name / corporate name \*

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Identification document / Tax ID \*

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Country of residence (or registration) \*

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OneMark Properties file reference

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Asset under acquisition \*

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Transaction value (€) \*

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## 3. Overall Wealth Position

Provide an overall description of the declarant's economic and financial position. The level of detail should be commensurate with the size and complexity of the transaction.

### 3.1. Estimated Net Worth

Approximate total net worth (€) \*

- ☐ Up to €1M   ☐ €1M – €5M   ☐ €5M – €10M  
☐ €10M – €50M   ☐ €50M – €100M   ☐ Over €100M

### 3.2. Composition of Wealth

Indicate the approximate composition of total net worth across the following asset classes:

**Real estate (residential, commercial, industrial)**

Approximate value (€): \_\_\_\_\_ % of total: \_\_\_\_\_

**Listed securities (equities, bonds, ETFs)**

Approximate value (€): \_\_\_\_\_ % of total: \_\_\_\_\_

**Private equity / private business interests**

Approximate value (€): \_\_\_\_\_ % of total: \_\_\_\_\_

**Cash and bank deposits**

Approximate value (€): \_\_\_\_\_ % of total: \_\_\_\_\_

**Alternative assets (art, collectibles, crypto-assets)**

Approximate value (€): \_\_\_\_\_ % of total: \_\_\_\_\_

**Other (specify)**

Approximate value (€): \_\_\_\_\_ % of total: \_\_\_\_\_

## 4. Origin of Wealth — Narrative

Provide a narrative description of how your overall wealth has been generated over your professional and economic life. The narrative should identify the principal sources, time periods, and material events (e.g., sale of a business, inheritance, professional career, investment activity).

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## 5. Tax Residency and Tax Compliance

**Country / countries of tax residence in the last 5 years \***

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Are you fully tax-compliant in all jurisdictions where you have tax residency? \* ☐ Sim ☐ Não

Have you been subject to any tax investigation, penalty, or settlement in the last 5 years? ☐ Sim ☐ Não

**If yes, provide details**

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Have you participated in any tax amnesty or voluntary disclosure programme in the last 10 years? ☐ Sim ☐ Não

If yes, provide details (jurisdiction, programme, year)

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## 6. Banking Relationships

List the principal banks and financial institutions where you maintain accounts or relationships:

Institution	Country	Relationship Type

## 7. Supporting Documentation

Please attach the following supporting documents (the list is indicative; OneMark Properties may request additional documentation based on the specifics of the case):

- ☐ Professional CV or biography
- ☐ Bank reference letter from primary banking relationship
- ☐ Audited financial statements of business interests (last 3 years)
- ☐ Tax returns or tax residency certificates (last 3 years)
- ☐ Asset valuation reports (real estate, securities portfolios)
- ☐ Other relevant documentation: \_\_\_\_\_

## 8. Declarations

The undersigned hereby declares, under penalty of perjury and in good faith:

- That the information provided in this statement is true, complete, and accurate as of the date of signature;
- That all assets and wealth identified herein have been generated through lawful activities and are duly declared to the relevant tax authorities;
- That none of the funds or assets are connected, directly or indirectly, with any criminal activity, money laundering, corruption, tax evasion, or terrorist financing;
- That the undersigned will provide any additional information or supporting documentation reasonably requested by OneMark Properties or its counterparties (banks, notaries, regulators) in the course of the transaction;

- That the undersigned acknowledges that the provision of false or misleading statements may constitute a criminal offence under Portuguese law and shall result in the immediate termination of the commercial process.

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## 9. Signature

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*Signature of declarant (as per identification document)*

**Place**

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**Date** (dd/mm/yyyy)

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## Reserved for OneMark Properties

**Reviewed by Compliance Officer (date and name)**

**Risk classification**

☐ Low   ☐ Medium   ☐ High   ☐ Enhanced (PEP / offshore / >€500k)

**Final approval (date, responsible party, Committee resolution if applicable)**