

EXHIBIT A

TEXAS OFFICE OF CONSUMER CREDIT COMMISSIONER (OCCC) PROPERTY TAX LENDERS (updated 4/20/2023)

License No.	File No.	License Name	DBA	Address	Address 2	City	State	Zip	Phone Number
156569	1600056570	ALTERNA TAX LLC		150 S PINE ISLAND RD	STE 417	PLANTATION	FL	33324	954-703-2020
168816	2200072434	AmCap Tax Lien Solutions, LLC		9999 BELLAIRE BLVD, STE 700		HOUSTON	TX	77036	713-425-3065
159698	1524	AMERICAN FINANCE & INVESTMENT CO INC		2211 E. MISSOURI AVE., STE. 320		EL PASO	TX	79903	915-532-1625
161654	1524	AMERICAN FINANCE & INVESTMENT CO INC		2211 E. MISSOURI AVE., STE. 320		EL PASO	TX	79903	915-532-1625
168911	2200072573	AUXILIO PROPERTY TAX FUNDING & LENDING LLC		8522 BROADWAY	STE 209	SAN ANTONIO	TX	78217	210-410-7865
56255	14800	AVT LENDING INC	HOMEFRONT TAX LOANS	PO BOX 1689		AUSTIN	TX	78767	512-493-5433
54554	13827	BRAVO SERVICING SOLUTIONS INC		28420 HARDY TOLL RD	STE 225	SPRING	TX	77373	281-367-5233
54481	13829	CASEY LENDING LLC	BEXAR COUNTY PROPERTY TAX LOANS	7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
161548	1800062523	CAZ CREEK TX II, LLC		14800 LANDMARK BLVD	SUITE 400	DALLAS	TX	75254	214-420-5950
157886	1600057048	Caz Creek TX, LLC		14800 LANDMARK BLVD	SUITE 400	DALLAS	TX	75254	214-420-5950
167053	2100070029	Cazenovia Creek Investment Mgmt, LLC		14800 LANDMARK BLVD	SUITE 400	DALLAS	TX	75254	972-233-2949
163283	1900065147	CC1 TX LLC		14800 LANDMARK BLVD	SUITE 400	DALLAS	TX	75254	214-420-5950
165504	2000067963	CC2 TX LLC		14800 LANDMARK BLVD	SUITE 400	DALLAS	TX	75254	214-420-5950
165784	2000068302	CCH TX 2, LLC		14800 LANDMARK BLVD	SUITE 400	DALLAS	TX	75254	214-420-5950
164910	16385	D & R FINANCIAL SERVICES LLC	PTL: Property Tax Lenders of Texas	702 W. INTERSTATE 2 STE. G		PHARR	TX	78577	956-491-7629
163671	1900065761	DDH Fund, LP		211 N. LOIS AVENUE		TAMPA	FL	33609	813-513-9232
154103	1500053736	Desert City Property Tax Loans LLC		6080 SURETY DR SUITE 103		EL PASO	TX	79905	915-474-6024
67785	18180	FGMS HOLDINGS LLC		12000 NETWORK BLVD, BUILDING B	SUITE 210	SAN ANTONIO	TX	78249	210-338-8932
162864	1900064546	FNA 2019-1, LLC		7200 N. MOPAC	SUITE 120	AUSTIN	TX	78731	512-672-7122
156548	1600056350	FNA DZ, LLC		7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
165405	2000068141	FNA VI, LLC		7200 N. MOPAC BLVD.	SUITE 120	AUSTIN	TX	78731	512-473-0220
165406	2000068141	FNA VI, LLC		7200 N. MOPAC BLVD.	SUITE 120	AUSTIN	TX	78731	512-473-0220
165415	2000068149	FNA VII, LLC		7200 N. MOPAC	SUITE 100	AUSTIN	TX	78731	512-473-0220
165416	2000068149	FNA VII, LLC		7200 N. MOPAC	SUITE 100	AUSTIN	TX	78731	512-473-0220
151757	1400051139	FNH Texas, LLC		7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-672-7122
54486	13833	FYP LLC	TEXAS PROPERTY TAX LOANS	2424 S WILLIS		ABILENE	TX	79605	325-698-9300
65772	17884	GAI IRA PROPERTY TAX ADVANTAGE LLC		2200 N LOOP W STE 350		HOUSTON	TX	17884	
54496	13836	GENESIS TAX SOLUTIONS INC		28420 HARDY TOLL RD	STE 225	SPRING	TX	77373	281-367-5233
164888	2000067440	Gravity Financial Services LLC		3432 GREYSTONE DR STE 200		AUSTIN	TX	78731	888-602-1125
161324	1800060935	GS Tax Loan Fund 1, LLC	PropTax Relief	4515 SAN PEDRO AVE		SAN ANTONIO	TX	78212	210-859-8500
157285	1600056700	Harris Oakley Real Estate Investment	Harris Oakley Solutions	PO BOX #821286		HOUSTON	TX	77282	713-623-3325
58816	16081	HOME TAX SOLUTIONS LLC		4849 GREENVILLE AVE STE 1620		DALLAS	TX	75206	214-420-1821
157911	16081	HOME TAX SOLUTIONS LLC	Home Tax Solutions	4849 GREENVILLE AVE STE 1620		DALLAS	TX	75206	214-420-1821
163572	16081	HOME TAX SOLUTIONS LLC		4849 GREENVILLE AVE STE 1620		DALLAS	TX	75206	214-420-1821
160960	1800062045	HTS Fund I LLC		4849 GREENVILLE AVE	SUITE 1620	DALLAS	TX	75206	214-420-1821

169529	2200072669	HTS Fund II LLC		4849 GREENVILLE AVE	STE 1620	DALLAS	TX	75206	214-420-1821
54497	13837	HUNTER-KELSEY I LLC	RIO GRANDE VALLEY PROPERTY TAX LOANS	7200 NORTH MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
54498	13838	HUNTER-KELSEY II LLC	METROPLEX PROPERTY TAX LOANS	7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
159330	1700058475	HUNTER-KELSEY III, LLC	Propel Tax	7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
54499	13839	HUNTER-KELSEY OF TEXAS LLC		7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
166699	2000067480	karamEJ	Elias Joseph Karam	259 ROCKHILL DR		SAN ANTONIO	TX	78209	210-828-5187
54502	13842	KATENELL LLC	Travis County Property Tax Loans	7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
54515	13849	LILLIAN WILSON LLC	CENTRAL TEXAS PROPERTY TAX LOANS	7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
59086	16232	LONE STAR ISSUANCE CORP	LONE STAR TAX LOAN	9921 CARMEL MOUNTAIN RD STE 307		SAN DIEGO	CA	92129	
158868	1700059326	Longhorn Tax Loans LLC		PO BOX 237174		NEW YORK	NY	10023	212-302-4029
54516	13850	MACK BROOKS LLC	HARRIS COUNTY PROPERTY TAX LOAN	7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
54517	13851	MELISSA PROPERTIES INC	TEXAS LAND FINANCE COMPANY II	4201 SPRING VALLEY RD STE 1102		DALLAS	TX	75244	
155716	1600055784	MI CASA FINANCIAL LLC		1616 SAN PEDRO AVE		SAN ANTONIO	TX	78212	210-430-5200
155437	1400050692	MTAG SERVICES LLC		111 COLEMAN BLVD.	STE. 400	MOUNTAIN VIEW	SC	29464	703-917-8223
159562	1500053985	Northwood Land Holdings, LLC	Northwood Tax Solutions	17772 PRESTON ROAD	SUITE 204	DALLAS	TX	75252	512-820-8390
157355	1700057932	Notewise Investments LLC	Tax Loans Texas	2326 W WALNUT		GARLAND	TX	75042	972-792-3766
166651	2100069674	NRH I, LLC		8140 N MOPAC EXPY	WESTPARK 4-100	AUSTIN	TX	78759	915-532-1628
153180	1400051369	OVATION SERVICES LLC	OVATION LENDING	12000 NETWORK BLVD, BUILDING B	SUITE 210	SAN ANTONIO	TX	78249	210-338-8932
157430	1400051369	OVATION SERVICES LLC		12000 NETWORK BLVD, BUILDING B	SUITE 210	SAN ANTONIO	TX	78249	210-338-8932
165544	2000068299	Panacea Fund I LLC		6500 LOST COVE		AUSTIN	TX	78746	512-771-5488
158475	1700058737	Panacea Lending, LLC		10010 SAN PEDRO	SUITE 120	SAN ANTONIO	TX	78216	210-775-2331
165882	2000066792	Peak Tax Financial LLC		2323 BRYAN ST., SUITE 2100		DALLAS	TX	75201	214-727-8030
166676	2100069644	Peppermill Bridge Investments LLC		16103 SALMON LANE		SPRING	TX	77379	346-808-7947
57899	15655	POINTBRIDGE CORPORATION	FundingBird	4702 RANCH ROAD 2222		AUSTIN	TX	78731	888-222-1439
158727	1700059416	PROPEL FINANCIAL SERVICES LLC	PROPEL TAX	PO BOX 100350		SAN ANTONIO	TX	78201	210-581-7700
158728	1700059416	PROPEL FINANCIAL SERVICES LLC	RIO TAX	PO BOX 100350		SAN ANTONIO	TX	78201	210-581-7700
158729	1700059416	PROPEL FINANCIAL SERVICES LLC	RETAX FUNDING	PO BOX 100350		SAN ANTONIO	TX	78201	210-581-7700
63881	17138	PROPERTY TAX ADVANTAGE LLC		2200 NORTH LOOP W STE 200		HOUSTON	TX	77018	
54525	13858	PROPERTY TAX LENDING LP		12655 N. CENTRAL EXPRESSWAY	Suite 1016	DALLAS	TX	75243	972-248-3900
169344	2200073161	Rapid Tax Lending, LLC		5161 SAN FELIPE ST.	STE 320-5098	HOUSTON	TX	77056	713-560-2737
57337	14811	Reliance Loan Funding, LLC		3700 RIVER WALK DR STE 295		FLOWER MOUND	TX	75028	214-530-9814
54527	13860	RESOLUTION FINANCE LLC	PROPERTY TAX FUNDING	4100 ALPHA RD, STE 670		DALLAS	TX	75244	214-550-3754
166058	2100069069	REV TAX GROUP LLC		1624 PEMBROKE LN		MCKINNEY	TX	75070	214-414-8671
54534	13863	ROBCOSA LLC	ROBCO CAPITAL	1 IMPERIAL OAKS		SAN ANTONIO	TX	78248	210-408-0643
165033	2000067590	RTLFX-TX, LLC	Simplicite Tax Loans	4450 CEDARGLEN CT.		MOORPARK	CA	93021	833-726-8378
169069	2000067590	RTLFX-TX, LLC	Simplicite Tax Loans	4450 CEDARGLEN CT.		MOORPARK	CA	93021	833-726-8378
168683	2200072304	S31 TAX FUNDING, LLC		111 COLEMAN BLVD	STE 400	MOUNTAIN VIEW	SC	29464	703-917-8223
59215	16290	SOMBRERO CAPITAL LLC	Sombrero Capital	4515 SAN PEDRO AVE		SAN ANTONIO	TX	78212	210-859-8500
164087	2000066275	Sombrero Property Tax Fund I LLC	Benchmark Property Tax Loans	500 NORTH CAPITAL OF TEXAS HWY	8-100	AUSTIN	TX	78746	512-771-5488

54548	13869	TARPON HUNTERS LLC	EL PASO PROPERTY TAX LOANS	7200 N MOPAC EXPRESSWAY	SUITE 120	AUSTIN	TX	78731	512-473-0220
56793	15065	TAX ADVANCES LLC		10808 GOODLAND DRIVE		DENTON	TX	76207	214-883-0210
154890	1600054892	TAX EASE FUNDING 2016-1 LLC		14800 LANDMARK BLVD., SUITE 400		DALLAS	TX	75254	214-420-5948
169319	2200072907	Tax Lien Loan OpCo, LLC	Johnson & Starr	3432 GREYSTONE DR.	SUITE 200	AUSTIN	TX	78731	737-295-4316
167324	2100070411	Tax Lien Loan SPV, LLC		3432 GREYSTONE DRIVE	SUITE 100	AUSTIN	TX	78731	616-520-1788
54551	14934	TAX LOANS USA LTD		8445 FREEPORT PKWY STE 175		IRVING	TX	75063	
54537	13866	TAX RESCUE II LLC		PO BOX 741109		HOUSTON	TX	77274	713-231-1188
151754	1400051002	TaxCORE Lending LLC.	TaxCORE Lending, LLC.	4849 GREENVILLE AVENUE	SUITE 1620	DALLAS	TX	75206	214-613-6381
167690	2100070683	TaxRus Lending, LLC		205 ROBERTS ST #2		HOUSTON	TX	77003	713-363-3834
158009	1700058487	TexStar Tax Loans, LLC	TexStar Tax Loans	5809 ACACIA CIRCLE		EL PASO	TX	79912	915-832-3505
160191	1800061309	TexTax Lending, LLC		5333 SPRING VALLEY RD		DALLAS	TX	75254	972-588-4224
54552	13873	TMND HOLDINGS LP	TEXAS REPUBLIC LENDING	6200 SAVOY DR., STE 1150		HOUSTON	TX	77036	281-778-2274
57449	15424	ZILKER CAPITAL LLC		1608 WEST 5TH ST	STE 240	AUSTIN	TX	78703	512-495-1500