

Exhibit A1



ADONIA YACHTS

Client	Luxury Houseboat Shares	
Model	2022 Adonia Yachts 22' X84' - Custom CT	
Features & Specs		
Hull		
1	1/4" Marine Grade 5052 Welded Aluminum Hull	
1	1/4" Marine Grade 5052 Reinforced Welded Aluminum Bow Construction	
1	Adonia Extra Deep Hull w/ Continuous Integrated Keel Spine and Pony Wall Bracing	
1	Retractable Bow Gang Plank w/ Custom Perforated Aluminum Decking	
1	Adonia Custom Water Entry Stair at Rear Swim Deck	
1	White Painted Hull (see layout plan)	
1	(3) Coats Pettit Alumina Protect 4400/4401 Aluminum Epoxy Primer (per waterline layout)	
1	(3) Coats Pettit Hydrocoat Eco 1804 Black Antifouling Paint (per waterline layout)	
15	Underwater Light Standpipes & Wiring - (see hull plan for layout)	
16	10.5" Whitley Polished Stainless Steel Cleats	
Qty. Engines / Mechanical		
2	260hp Diesel Engine Package	
2	Bravo II Drives	
2	25Kw Insulated Noise Reducing Diesel Generators - w/ Remote Start at Electric Panel	
1	1000 Gallon Engine/Generator Diesel Fuel Tank w/ Fuel Limit Standpipes	
1	400 Gallon - Watercraft - Gasoline Fuel Tank	
1	Watercraft Fuel Fill Station - w/FILL-RITE Pump, Hose & Pump Handle	
1	Engine Room - Total Flooding - Pre-Engineered Fire Suppression System	
1	Hydraulic Steering System	
2	1" Generator Water Intake System - w/ Groco ARG-1000-P Strainers	
2	1-1/4" Engine Water Intake System - w/Groco ARG-1250-P Strainers	
2	Engine Compartment Blowers - w/ Power Switch Located at Helms	
6	Air Suction Vents - (4) Engine Compartment (2) Drive Exhaust	
2	Centek - Vernalift - Side In/Top Out - Wet Exhaust System W/3" I.D. Shields Flex II Wet Marine Exhaust Hose	
Water Systems / HVAC		
1	Carrier 5Ton Water Source Heat Pump - Thermostat & Condensate Pump	
1	Carrier 1.5Ton Water Source Heat Pump - Thermostat & Condensate Pump	
2	240v 20 Gallon Electric Water Heaters	
3	400 Gallon Waste Tanks - w/Pump Out & Dual Side Venting (pump out per Engineering)	
1	Adonia Custom Water Intake System w/ (4) Submersible Water Pumps	
2	Manabloc Hot / Cold Domestic Water Manifold & 1/2" Pex Style Distribution Piping	
1	Automated 2-1/2" Valve w/ Electric Actuator	
1	Manual 2-1/2" Valve	
1	12v Water Slide Pump with Rear Deck Power Switch & Shut Off Control Valve	
1	450GPD Reverse Osmosis Water Purification & Storage Tanks w/ (2) Tap Locations	
2	UVBB-3 Ultra Violet Light Lake Water Purifier w/ .05 Micron Filters	
Electrical		
LOW VOLTAGE		
2	House Batteries- Trojan T105 / 6 Volt	
2	Engine Starting Batteries Group 27	
2	Generator Starting Batteries Group 27	
24	Inverter Batteries-with Cables (48v Setup)	
2	4000W Inverter w/ Remote (48v Setup)	
2	Battery Charger	
2	Battery Combiner System	
1	12v Breaker Panel in Engine Compartment	
1	12v Low Voltage Control Panel & Distribution (located on electric panel)	
1	Low Voltage Navigation & Anchor Lights	
1	12v Blue Underwater Accent Light (1 - water entry stair)	
14	12v Blue Underwater Accent Lights (5- Starboard & Port -4 Rear Transom)	

HIGH VOLTAGE		
3	35' Shore Power Cords	
3	Adonia Custom Recessed 50 amp Shore Power Receptacles - Located at Bow	
1	120/240 Custom Load Center (120/240V)	
1	LED Light Bulb Package throughout Hull, Main Cabin, Upper Level 1 & Upper Level 2	
1	Adonia Electric Distribution Panel (see electric plan)	
3	240V Power Transformers	
Navigation Electronics/Helm Equipment		
2	Standard Horizon-Eclipse GX1200 25 Watt-VHF/FM Class D DSC Marine Transceiver (1 at each helm)	
1	12v - Boat Horn - (1 - Switch at each helm)	
2	Rear Back-up Camera w/ 7" Digital LCD Color Monitors (1 at each helm)	
1	Side Cameras	
1	8 Bank Switch Bank - 8371 - Black (located at lower helm)	
1	4 Bank Switch Bank - 8372 - Black (located at upper helm)	
2	Helm Pumps (1 at each helm)	
Primary Audio/Visual System		
1	Intellian i2 In-Motion Self Tracking	
1	Cellular Signal Booster	
Safety		
8	Rule NA 2000 - Bilge Pumps (2 - Engine Compartment, 4 Hull & 2 Bow) - switch at helm stations	
8	Combination Battery Operated Carbon Monoxide & Smoke Detectors (see low voltage plan)	
1	Retrieval Hook with Hanger	
1	Ring Bouy	
4	Fire Extinguishers	
20	USCG Compliant Life Jackets	
1	High Water Alarm	
Anchoring package		
1	Anchor Line Package	
16	Taylor Made Fenders	
8	Mooring Lines	
Exterior - Main Cabin		
1	Painted Aluminum Sheathed Exterior Framed Wall w/ R-11 Batt Insulation	
1	R-19 Batt Insulated Roof	
1	2" R-13 Polyiso Rigid Floor Insulation Board	
16	4-1/2" Stainless Steel Folding Cleats	
1	Led Stainless Steel - Courtesy Lights (lights for all levels)	
1	1" Dual Pane Custom Cut Frameless Insulated Low - E Tinted Glass	
1	Dual Pane Insulated Aluminum Sliding Glass Door (Rear Deck)	
1	30" Aluminum Commercial White Door (Front Deck)	
Exterior - Front Deck		
1	Painted Aluminum Bulwark Package w/ Screen Flange & 3 - Heavy Duty Hinged Gates	
2	Custom Adonia Integrated Inverter Battery Storage Box with Gas Shock assisted Hatch Lid	
1	Integrated Anchor Box w/Drain & Gas Shock assisted Hatch Lid	
1	Custom Adonia Integrated Extra Deep Garbage Box w/ Drain & Gas Shock assisted Hatch Lid	
1	Bow Access w/ Built In Steps & Gas Shock assisted Hatch Lid	
1	Carpet Deck Flooring	
1	30" Aluminum Carpeted Stair to Upper Level 1	
1	Custom Fit Front Bow Screening Package	
1	Washdown Faucet - Triangular Knob - Chromed Brass Body	
1	110v - Flush Mount Semi Recessed - Extra Bright Floodlight	
2	12v Anchor Winches w/ Exterior Mounted Roller Fairleads	
1	GFCI Receptacle w/ Weather Resistant White Cover - (see electrical plan)	
1	Non Ventilated Vinyl Soffit	

Exterior - Rear Deck		
2	Engine Compartment Engine Access Hatches w/ Gas Shock assisted Hatch Lid	
1	Generator Compartment Generator Access Hatches w/ Gas Shock assisted Hatch Lid	
1	Activity Compartment Access Hatches w/ Gas Shock assisted Hatch Lid & Separation Uprights	
1	Painted Aluminum Bulwark Package w/ 2 - Heavy Duty Hinged Gates	
1	Removable Railing Package w/ Custom Engine Compartment Storage Racks, Hinges and Latches	
1	Carpet Deck Flooring	
1	Integrated Rear Deck Watercraft Fuel Fill Station Compartment w/ Flush Hatch Lid	
1	30" Aluminum Carpeted Stair to Upper Level 1 w/ Fuel Fill Access Hatch	
2	Ceiling Mount Outdoor Speakers, Volume Control	
1	Washdown Faucet - Triangular Knob - Chromed Brass Body - Mount in Step Riser	
1	110v - Flush Mount Semi Recessed - Extra Bright Floodlight	
1	Swim Deck Shower w/ Stainless Steel Recessed Shower Mixer (mount in stair riser)	
2	6" Painted Aluminum Roof Support Posts	
1	GFCI Receptacle w/ Weather Resistant White Cover - (see electrical plan)	
1	Non Ventilated Vinyl Soffit	
4	12v PWC Winches w/ Remote Control & Exterior Mounted Hawse Style Fair Lead	
4	Custom PWC Swim Deck	
Exterior - Upper Level 1		
1	Standard Adonia Painted Aluminum Bulwark w/ Utilities Access Panels	
2	Standard Adonia Painted Aluminum Structural Arches w/ integrated Bulwark	
1	Polurea Hybrid Spray On Roof System Applied to Main Cabin Roof	
2	Integrated Bulwark Windlass Post Roof Supports w/ Custom Designed Enclosure & Access Panels	
4	Anchor 12v Heavy Duty Electric Winches, Remote Control & Rigging	
1	U Bar w/ Storage, Drawer Banks, & Appliance Package	
1	Side island	
14	Bar Stools for Bars	
1	Kitchen Sink w/ Faucet, Disposal & Pneumatic Control Switch	
(see finish schedule) for all appliance specifications		
1	30" Slide In Stainless Steel Gas Range	
1	30" Stainless Steel Door Refrigerator	
1	30" Stainless Steel Door Freezer	
1	24" Stainless Steel Dishwasher	
2	15" Stainless Trash Compactor	
1	27" Stainless microwave	
1	15" Stainless Steel Ice Maker	
1	G4 Stainless Steel Calflame BBQ w/ Professional Series Hood w/Corrugated Stainless Steel Piping Package	
1	General Area Dimmable LED Light Bulb throughout entire Upper Level 1 ((see electrical plan))	
1	Carpet & Infinity Deck Flooring	
1	Adonia Fully Structural Aluminum Roof w/ Structural Legs, Cross Bracing, Soffit	
1	Polurea Hybrid Spray On Roof System Applied to Structural Aluminum Roof	
1	Pod w/ Stateroom, Full Baths, 1/2 Bath & Kitchen wall (see plans)	
1	Furniture Package w/ Dining Table, 10 Dining Chairs	
1	Custom built U sofa w/ Ottomans	
1	60" Custom Recessed Flat Panel TV Lift w/ Remote Control	
1	Washdown Faucet - Triangular Knob - Chromed Brass Body	
1	Custom Screen Package	
1	Adonia Standard Enclosed Aluminum Stair (to Upper Level 2)	
2	20# 5 Gallon Propane Tanks, LP Regulator with Automatic Changeover	
1	Corrugated Stainless Steel Propane Piping Package	
1	Non Ventilated Vinyl Soffit	
Exterior - Upper Level 2		
1	Adonia Non-Structural Aluminum Roof (Shade Top For Upper Level 2)	
1	Polurea Hybrid Spray On Roof System Applied to Structural Aluminum Roof	
1	Flex Duct Ducting System (supply for Upper Level 1)	
2	Evap Cooling Units	
1	Adonia Custom Painted Aluminum Seating, Day beds, & Fire Pit	
1	Adonia Custom Painted Aluminum Perimeter Bulwark w/ Adonia Arch Set	
1	Adonia Standard Triple Helm w/ Cup Holders and Access Door	
2	6" Painted Aluminum Roof Support Posts	
1	Washdown Faucet - Triangular Knob - Chromed Brass Body	
1	Non Ventilated Vinyl Soffit	
1	General Area Dimmable LED Light Bulb throughout entire Upper Level 2 ((see electrical plan))	
Interior - Main Cabin - General		
1	Cabinet Package	
1	Solid Core Door Package	
1	12oz Vinyl Ceiling System	
1	4" Recessed Can lighting w/ Dimmable LED Light Bulbs Throughout	
1	Main Cabin Level Sound Attenuation Package - All Interior Walls	
1	Decorative Bedding Package Throughout	
Interior - Main Salon & Dining		
2	Sectional Sofa with Matching Ottoman	
1	Tile Flooring Package Main Salon w/ Custom Size Area Rugs (see flooring plan)	
1	Tile Flooring Package Dining (see flooring plan)	
1	Audio/Visual Package	

1	Dining Table With Cabinets w/ (8) Free Standing Chairs	
1	60" Custom Recessed Flat Panel TV Lift w/ Remote Control	
2	Ceiling Fan	
	Interior - Galley	
1	Tile Flooring Package Dining (see flooring plan)	
1	Gourmet Style Galley w/ Island Bar & (4) Bar Stools	
1	Granite or Quarts Countertop Package	
1	Kitchen Sink w/ Faucet, Disposal & Pneumatic Control Switch	
	(see finish schedule) for all appliance specifications	
1	30" Slide In Stainless Steel Gas Range	
1	66" Stainless Steel Full Refrigerator/ Freezer Combo w/ Trim Kit	
1	24" Stainless Steel Dishwasher	
1	15" Stainless Trash Compactor	
1	15" Stainless Steel Ice Maker	
1	30" Stainless Steel Microwave	
	Upper - Stateroom	
1	King Size Mattress	
1	Wall to Wall Carpet Package (see flooring plan)	
1	Audio/Visual Package	
2	Bedside Nightstand w/ Granite or Quartz Countertop	
2	Dresser w/ Granite or Quartz Countertop	
1	Ceiling Fan	
2	Sconces - Wall Mount above Nightstands	
	Interior - Stateroom 1	
1	King Size Mattress	
1	Wall to Wall Carpet Package (see flooring plan)	
1	Audio/Visual Package	
2	Bedside Nightstand w/ Granite or Quartz Countertop	
2	Sconces - Wall Mount above Nightstands	
1	Built-In Cabinet	
1	Ceiling Fan	
	Interior - Upper Rooms 1 & 2 & 3	
3	Queen Size Mattress	
3	Wall to Wall Carpet Package (see flooring plan)	
6	Bedside Nightstand w/ Granite or Quartz Countertop	
3	Audio/Visual Package	
3	Built-In Cabinet	
	Interior - Cuddy Rooms 1 & 2 & 3	
3	Queen Size Mattress	
3	Wall to Wall Carpet Package (see flooring plan)	
3	Bedside Nightstand w/ Granite or Quartz Countertop	
2	Vanity Cabinets w/ Granite or Quarts Countertop	
2	Vanity Light Fixture	
2	Mirrors	
2	Lavatory Faucet Sets	
3	Built-In Cabinet	

	Interior - Kid Cuddy 1 & 2	
2	Wall to Wall Sleeping Pad	
2	Wall to Wall Carpet Package (see flooring plan)	
2	Audio/Visual Package	
	Interior - State Bath	
1	Full Tile Shower w/ Rimless Glass Surround	
1	Full Size Dual Flush Low Flow Toilets	
1	Bathroom Fixture Package - (1) Robe Hook, (1) Toilet Paper Holder, (1) Towel Ring & (1) Towel Bar	
1	Tile Flooring Package (see flooring plan)	
1	Vanity Cabinets w/ Granite or Quarts Countertop	
1	Vanity Light Fixture	
1	Mirrors	
1	Lavatory Faucet Sets	
2	Exhaust Fans - Vented to Exterior w/ Weatherproof Vent Cap	
	Interior - Main Bath 1	
1	Full Tile Shower w/ Rimless Glass Surround	
1	Full Size Dual Flush Low Flow Toilets	
1	Bathroom Fixture Package - (1) Robe Hook, (1) Toilet Paper Holder, (1) Towel Ring & (1) Towel Bar	
1	Tile Flooring Package (see flooring plan)	
1	Vanity Cabinets w/ Granite or Quarts Countertop	
1	Vanity Light Fixture	
1	Mirrors	
1	Lavatory Faucet Sets	
1	Exhaust Fans - Vented to Exterior w/ Weatherproof Vent Cap	
	Interior & Upper - Hallway, Storage & Laundry	
1	Single Drain Washing Machine Outlet Box	
1	Dryer Vented to Exterior w/ Weatherproof Vent Cap	
1	27" Front Load Washer/Dryer	