

PROVISION	SECTION IN FRANCHISE AGREEMENT AND DUAL BRAND ADDENDUM	SUMMARY
v. Choice of forum	§§ 23, 23.5 and 23.6	Subject to state law, all claims brought by you must be filed in the jurisdiction where we have our principal place of business, which is currently Plano, Texas. We must file suit in the federal or state court located in the jurisdiction where our principal offices are located at the time of suit, in the jurisdiction where you reside or do business, where the Motel is or was located, or where the claim arose.
w. Choice of law	§23	Subject to state law, the law of the state in which we have our principal place of business (currently Texas).

**ITEM 18**  
**PUBLIC FIGURES**

We do not use any public figures to promote the Studio 6 franchise.

**ITEM 19**  
**FINANCIAL PERFORMANCE REPRESENTATIONS**

The FTC’s Franchise Rule permits a franchisor to provide information about the actual or potential financial performance of its franchised and/or franchisor-owned outlets, if there is a reasonable basis for the information, and if the information is included in the disclosure document. Financial performance information that differs from that included in Item 19 may be given only if: (1) a franchisor provides the actual records of an existing outlet you are considering buying; or (2) a franchisor supplements the information provided in this Item 19, for example, by providing information about possible performance at a particular location or under particular circumstances.

The information in this Item 19 relates only to franchised Studio 6 Extended Stay Motels. There were no Studio 6 Suites Motels active and operating as franchised properties for at least two full years as of December 31, 2025.

**CHART 1: Historical Results for Select Franchised Studio 6 Extended Stay Motels**

Chart 1 contains certain historic performance information for the 12-month period beginning on January 1, 2025, and ending on December 31, 2025, for the 191 franchised Motels operating in the U.S. that were active and operating as franchised properties for at least two full years as of December 31, 2025.

	Average Occupancy Rate	Average Daily Rate	Average RevPAR
Average for Select Franchised Motels	65.2%	\$62.72	\$40.93
# of Motels that Met or Exceeded Average	103	71	80
% of Motels that Met or Exceeded Average	53.9%	37.2%	41.9%
Median	62.4%	\$60.55	\$37.62
High	92.4%	\$122.16	\$88.20

	Average Occupancy Rate	Average Daily Rate	Average RevPAR
Low	16.2%	\$42.31	\$7.36

**CHART 2: Historical Results for Select Franchised Studio 6 Extended Stay Motels with A or B Ranking Score**

Chart 2 is a subset of the franchised Studio 6 Extended Stay Motels from Chart 1 and includes information for the 12-month period beginning on January 1, 2025, and ending on December 31, 2025, for the 50 franchised Motels (about 26.2% of the Motels reported in Chart 1) that achieved our internal rating of A or B Ranking. The Ranking Scores are internal ratings that we use to categorize Motels based on categories such as quality and financial compliance.

	Average Occupancy Rate	Average Daily Rate	Average RevPAR
Average for Select Franchised Motels	79.4%	\$64.89	\$51.51
# of Motels that Met or Exceeded Average	27	21	21
% of Motels that Met or Exceeded Average	54.00%	42.00%	42.00%
Median	77.9%	\$62.13	\$48.36
High	92.4%	\$105.27	\$88.20
Low	66.6%	\$42.31	\$29.84

“**Average Occupancy Rate**” is the average of occupied rooms reported for the Select Franchised Motels in each chart divided by the total number of available rooms. “**Average Daily Rate**” is the average of the reported gross room revenue of the Select Franchised Motels in each chart, divided by their total number of occupied rooms reported. “**Average RevPAR**” is the average of reported gross room revenues for the Select Franchised Motels in each chart divided by their total number of available rooms.

Data for all of the Charts was obtained from our internal records based on information supplied to us electronically from franchised locations. We have not audited the franchisee data.

**Some outlets have earned these amounts. Your individual results may differ. There is no assurance that you will achieve the stated results.**

Written substantiation for the financial performance representations will be made available to you upon reasonable request. Please carefully read all of the information in these financial performance representations, and the notes following the charts, in conjunction with your review of the historical data.

Other than the preceding financial performance representation, we do not make any financial performance representations about a franchisee’s future financial performance or the past financial performance of company-owned or franchised outlets. We also do not authorize our employees or representatives to make any such representations either orally or in writing. If you are purchasing an existing outlet, however, we may provide you with the actual records of that outlet. If you receive any other financial performance information or projections of your future income, you should report it to the franchisor's management by contacting Tina Burnett, our Chief Development Officer, at 6509 Windcrest Drive, Suite 100, Plano, Texas 75024, Telephone +1 800-557-3435, the Federal Trade Commission, and the appropriate state regulatory agencies.

**ITEM 20**  
**OUTLETS AND FRANCHISEE INFORMATION**

**Studio 6 Extended Stay Motels**

**Table No. 1<sup>1</sup>**  
**Systemwide Outlet Summary**  
**For years 2023 to 2025**

Outlet Type	Year	Outlets at Start of Year	Outlets at End of Year	Net Change
Franchised	2023	176	199	+23
	2024	199	219	+20
	2025	219	236	+17
Company-Owned	2023	0	0	0
	2024	0	0	0
	2025	0	0	0
<b>Total Outlets</b>	<b>2023</b>	<b>176</b>	<b>199</b>	<b>+23</b>
	<b>2024</b>	<b>199</b>	<b>219</b>	<b>+20</b>
	<b>2025</b>	<b>219</b>	<b>236</b>	<b>+17</b>

**Table No. 2**  
**Transfers of Outlets from Franchisees to New Owners (other than the Franchisor)**  
**For years 2023 to 2025**

State	Year	Number of Transfers
California	2023	0
	2024	0
	2025	1
Illinois	2023	1
	2024	0
	2025	0
Kansas	2023	0
	2024	0
	2025	1
Louisiana	2023	1
	2024	0
	2025	0
Texas	2023	1
	2024	2
	2025	2
Virginia	2023	1
	2024	0
	2025	0
Nevada	2023	0
	2024	0
	2025	1

<sup>1</sup> The locations listed as franchised outlets are operated by entities that maintain franchise agreements with the franchisor, certain of which may be affiliates of the franchisor. These locations operate under franchise agreement model and are treated as franchised outlets.