



HEAVY EQUIPMENT LEASING

Tax Mitigation Specialists.

Highland Steel helps business owners and high-income earners turn their largest expense — taxes — into real, income-producing assets through heavy equipment leasing.

\$500M+

Taxes Offset

44

States

41,000+

Units on Platform



What Is Equipment Leasing?

You buy real, productive equipment. We rent it out for you. The tax code rewards you immediately.

01

You Purchase Equipment

You form an LLC, choose your equipment, and take title. The asset is yours — tracked 24/7 across 300+ locations nationwide.

02

We Manage & Rent It Out

Our operating partner handles all renting, maintenance, insurance, and fleet management. Nothing falls on you.

03

You Collect Monthly Income

Rental income is deposited to your account via ACH on the 20th–25th of each month, net of all fees.

BOTTOM LINE: Every dollar you would have paid in taxes becomes a dollar working for you in a real asset.

Why Should You Do This Deal?

Everyone on this call is trying to accomplish the same thing: create lasting security for your family.

THE PROBLEM

- Taxes are the #1 expense for high earners
- W-2 income has almost no deductions available
- Every raise just pushes you into a higher bracket
- You're growing your income — but not your wealth

THE SOLUTION

- Section 179 and bonus depreciation deducts the full purchase price in Year 1
- Loan does NOT appear on your personal credit report
- Equipment generates income to cover the note payment
- 56% buyback at Year 6 covers any tax recapture

This strategy provides both tax REDUCTION (Year 1 deduction) and tax DEFERRAL (56% buyback covers recapture).

How It Works

10% down. Our lending partners finance the rest. You keep the tax benefit and the income.

1 Form Your LLC

Set up a simple business entity. Equipment is owned in your LLC.

2 Select Equipment

Aerial lifts, dirt work, or specialty classes.

3 Finance It

10% down, 3% platform fee. Up to 90% financed through our preferred lending partners.

4 Go Live

Operating partner rents equipment to contractors nationwide. Tracked 24/7.

5 Collect Income

Monthly ACH deposited 20th–25th. Net of all fees.

6 Year 6 Exit

Equipment remarketed at guaranteed 56% floor. Loan paid off — cash back in your pocket.

STANDARD TERMS: 6-Year Note · 10-Year Amortization · 10% Min Down · 3% Platform Fee · Corporate Loan — Doesn't Appear on Personal Credit



The Tax Advantage

Section 179 & Bonus Depreciation — a powerful first-year deduction against ordinary income.

Physician / W-2

Dr. Sarah Mitchell

\$750K W-2 Income
\$400K Purchase · \$52K at Closing

Bonus Depreciation

\$400,000

Est. Tax Savings	Net Monthly
~\$148,000	\$286/mo

W-2 earners capped at \$512K Sec. 179/yr

Executive / High W-2

James Thornton

\$650K W-2 Income
\$800K Purchase · \$104K at Closing

Bonus Depreciation

\$512K (max)

Est. Tax Savings	Net Monthly
~\$189,440	\$573/mo

Remaining basis via bonus depreciation in Year 2

Self-Employed / 1099

Marco Delgado

\$1.2M Self-Employed
\$2M Purchase · \$260K at Closing

Bonus Depreciation

\$1,160,000+

Est. Tax Savings	Net Monthly
~\$429,200	\$1,432/mo

No W-2 cap — full deduction available Year 1

Figures illustrative only. Tax outcomes vary. Consult a qualified tax professional.

Financing Is Taken Care Of.

We have established relationships with preferred lenders who are ready and eager to work with our clients.

You don't need to find a bank. You don't need to shop for rates. When you're ready to move forward, we make the introduction — and our lenders already understand this program, this asset class, and how to get deals done.



Pre-Qualified Lenders

Our lending partners specialize in equipment finance. They know this deal structure inside and out.



We Make the Introduction

No cold calls, no shopping. When you're ready, we connect you directly.



Up to 90% Financed

Qualified clients can finance up to 90% of the purchase price — just 10% down to get started.



Your Complete Journey

Month 1 to Month 72 — and the payoff waiting at the end.



Program Details

Everything you need to know in one place.

PARTICIPANTS

Form an LLC or business entity. Financing requires 2 years tax returns + personal financial statement.

PLATFORM FEE

3% of total purchase price, invoiced at closing — separate from your 10% down payment.

INSURANCE

All owners added as additional insured on Master GL and P&C policies. Prepaid before disbursements.

MAINTENANCE

All maintenance and repairs handled by the operating partner. Monthly fee deducted before your disbursement.

REMARKETING

At 72 months, equipment remarketed at minimum 56% of original price. Covers loan balance and tax recapture.

EARLY EXIT

Exit with 60 days written notice before month 72. Early removal fee: 50% of original program price.

Early termination fee: 50% of original program price. Always consult your own tax and legal professionals.



READY TO OFFSET YOUR TAX BILL?

The equipment is real. The income is real. The tax savings are real. The only question is whether you're ready to put your capital to work the way the tax code was designed.

NEXT STEPS:

- Schedule an intro call — no obligation
- Receive your custom info package
- Form your LLC (3–7 days)
- Submit financing application

AT A GLANCE

10–12%

Annual Return

90% LTV

Up to 90% Financed

3% Fee

One-Time at Closing

56% Floor

Guaranteed Min. Price

Monthly ACH

20th–25th Each Month

Sec. 179

First-Year Deduction

72 Months

Loan Term

\$400K Min

Program Entry

\$400K min · \$100M+ max · Not an offer to sell securities. All projections illustrative.