

RENT: Real Estate Network Token

Democratizing Real Estate Ownership Through Legally Enforced, Tokenized Assets

Abstract

RENT (Real Estate Network Token) is an innovative BEP-20 token built on the Binance Smart Chain, designed to revolutionize real estate ownership in India and beyond. As India's first legally-backed, asset-based token, RENT directly links digital assets to verified land and property, held through legally registered Special Purpose Vehicles (SPVs) and secured by a robust blockchain-based legal infrastructure. Operating under the secure and compliant framework of the **SoilDeed platform**, RENT bridges the gap between traditional real estate wealth and digital finance by offering fractional, transparent, and highly liquid access to property **purchases**. RENT's value is designed to appreciate not only through market dynamics but also through the continuous acquisition and profitable sale of real estate assets within its ecosystem, ensuring a real business-backed appreciation for token holders.

This whitepaper outlines RENT's vision, problem-solving approach, technological architecture, tokenomics, legal framework, and roadmap for empowering global participants with verifiable, income-generating, and value-appreciating real estate assets.

1. Introduction: Reimagining Real Estate Ownership

Traditional real estate has long been a cornerstone of wealth creation, yet it remains largely inaccessible to many due to high capital requirements, illiquidity, and complex legalities. Concurrently, the burgeoning cryptocurrency market, while offering liquidity and accessibility, often suffers from volatility and a lack of tangible asset backing. RENT emerges as a pioneering solution, blending the stability and intrinsic value of real estate with the efficiency and transparency of blockchain technology, offering both consistent rental income from commercial properties and distributed profits from strategic property sales.

Our mission is to democratize real estate ownership, making it inclusive and transparent for a global audience. By tokenizing verified physical assets, RENT offers a unique opportunity for retail participants, Non-Resident Indians (NRIs), and institutional players to participate in India's lucrative property market and eventually global real estate, with unprecedented ease and security.

2. The Current Landscape: Challenges and Opportunities

The existing real estate and crypto markets present significant hurdles that RENT is uniquely positioned to address:

- **Inaccessibility of Real Estate:** High entry barriers and complex legal processes limit participation in property ownership, particularly for retail participants, even with existing fractional models often requiring substantial minimums (e.g., ₹10 lakhs+ for many FOPs).
- **Illiquidity and Lack of Transparency:** Traditional real estate transactions are often slow, opaque, and lack fractional entry points. Even some fractional platforms lack robust secondary markets.
- **Unbacked Crypto Volatility:** Most cryptocurrencies are speculative, lacking physical asset backing and offering no inherent yield, leading to high volatility.
- **Limited Participant Control:** Retail participants on traditional platforms or in Real Estate Investment Trusts (REITs) often have no direct control or influence over specific property decisions.
- **Geographical Constraints:** Existing real estate **purchase** options are largely confined to domestic markets, limiting global participant and property access.
- **Developer Capital Constraints:** Real estate developers often struggle with capital raising, lacking transparent and efficient instruments to monetize future inventory.

3. The RENT Solution: Bridging Traditional and Digital Finance

RENT directly addresses these challenges by offering a comprehensive, legally compliant, and technologically advanced solution:

- **Fractional Ownership:** Enables fractional ownership in verified real estate assets through tokenized SPVs, making property **purchase** accessible from as little as **₹1,000**, significantly lower than any existing alternative like Fractional Ownership Platforms (FOPs) or REITs.
- **DEED-Backed Tokens:** Issues DEED (Digitally Enforced Equity & Documentation) backed tokens, each priced at ₹1,000 and directly linked to legal ownership of specific real estate, providing a verifiable and legally enforceable stake.
- **Dynamic Income Generation & Value Appreciation:** Provides income through **distributed profits from strategic property sales** and **rental income from commercial properties (as per actuals)**. Crucially, the **price of each RENT token is designed to increase with every new property acquired**, ensuring appreciation based on real business growth, not just speculative demand.
- **Enhanced Liquidity & Global Market:** Facilitates liquidity and exit options through a decentralized property marketplace on the SoilDeed platform, allowing for peer-to-peer trading. Moreover, RENT opens up **borderless access to property**, enabling access to global properties with buyers and sellers from a global market.
- **Direct & Verifiable Ownership:** Through DEEDs, token holders gain a direct, legally recognized, and verifiable claim to their proportionate ownership in the underlying real estate, offering a level of transparency and control beyond traditional REITs or FOPs.
- **Seamless Borderless Property Access:** Supports compliant property **purchase** for participants globally, with all assets secured by Indian law and blockchain ledger, facilitating a truly global market for real estate.

4. Technology & Protocol Architecture

RENT's robust architecture is built on the **SoilDeed platform**, integrating **land, law, and ledger** for a secure and efficient ecosystem.

- **SoilDeed Platform:** The central hub for discovery, **purchase**, and secondary trading of tokenized real estate assets. It provides a user-friendly interface for managing **purchases** and accessing real-time data.
- **PROP (Property Ownership Protocol):** A suite of smart contracts governing the entire lifecycle of tokenized assets, including RENT issuance, automated income distribution (both rental and profit share), KYC/AML compliance logic, and transparent liquidation event management.
- **DEED (Digitally Enforced Equity & Documentation):** The cornerstone of RENT's legal enforceability. DEED represents a legally binding certificate that securely links a token holder's wallet address to their proportionate ownership in the SPV-held real estate. These documents are enforceable under Indian property law, providing a direct, verifiable, and legally recognized claim.
- **SOIL (Smart Ownership Infrastructure Ledger):** An immutable blockchain ledger that meticulously maps every tokenized asset, its corresponding owner, and all income flows on-chain. This provides unparalleled transparency and auditability of all transactions.

5. Use Cases: Expanding Real Estate Horizons

RENT unlocks diverse opportunities for a wide range of participants:

- **Retail Participants:** Enables individuals to legally own a share of verified land and property with a minimum **purchase** of just ₹1,000, previously unattainable in this asset class.
- **Non-Resident Indians (NRIs):** Provides a compliant, transparent, and digitally secure avenue for NRIs to **purchase** Indian and eventually global properties without traditional bureaucratic hurdles, accessing a truly global market.
- **Real Estate Developers:** Offers a novel and efficient mechanism to raise capital by tokenizing future inventory, diversifying funding sources, and achieving faster capital deployment.
- **High Net Worth Individuals (HNIs) & Family Offices:** Allows for diversification into legally structured digital real estate, providing a stable, income-generating, and inherently appreciating asset class with global reach.
- **Traders & Speculators:** Offers opportunities to speculate on property demand and appreciation through the value appreciation of RENT tokens, which is inherently linked to **new property acquisitions and profitable sales**, not just market sentiment.
- **DAO & Platform Governance:** Future plans include decentralized autonomous organization (DAO) governance, where RENT token holding will confer voting weight in platform decisions.

6. Tokenomics Overview

The RENT token is the utility and ownership token of the SoilDeed ecosystem, designed to facilitate fractional ownership and generate income.

- **Token Name:** Real Estate Network Token
- **Token Ticker:** RENT
- **Token Type:** BEP-20 (Binance Smart Chain)
- **Total Supply:** 1,400,000,000 RENT (1.4 Billion)
- **Token Price:** ₹1,000 per RENT
- **Minimum Entry:** ₹1,000
- **Token Utility:** Ownership of real estate assets, **distribution of rental income (as per actuals) and profits from property sales**, participation in future governance, and eligibility for **price appreciation driven by the acquisition and successful sale of new properties.**

7. Token Allocation Structure

The strategic distribution of RENT tokens ensures sustainable growth, community engagement, and long-term stability:

- **60% Public Distribution:**
 - 16.8 Cr (12%): Seed Funding
 - 16.8 Cr (12%): ITO Public Launch
 - 25.2 Cr (18%): REX (Reserve Exchange Mechanism)
 - 12.6 Cr (9%): Marketing Reserve
 - 12.6 Cr (9%): Community, Referrals, Incentives
- **1% Pre-Sale Allocation (1.4 Cr RENT):** Reserved for high-bonus, early believers with time-locked DEEDs, rewarding initial support.
- **10% Development & Platform Infrastructure:** Dedicated to continuous technological advancements and ensuring the robustness and scalability of the SoilDeed platform.
- **10% Core Team & Founders:** Subject to multi-year vesting schedules, ensuring long-term alignment with the project's success and preventing short-term market dilution.
- **5% Strategic Partnerships & Acquisition:** Allocated for collaborations with key players in legal, fintech, and property technology ecosystems to expand reach and capabilities.
- **10% Reserve & Liquidity:** Provides necessary buffers for exchange listings, supports income pools, and contributes to price stability.
- **5% Legal & Regulatory:** Ensures ongoing compliance, covers RERA filings, legal advisory, and navigating diverse jurisdictional frameworks.

8. RENT STO Timeline & Sale Summary

Public Sale Period

- **Start Date:** July 01, 2025
- **End Date:** December 30, 2025
- **Token Price:** ₹1,000 per RENT
- **Accepted Currencies:** Global Fiat & USDT (where regulations permit)
- **Total Token Supply:** 1,400,000,000 RENT
- **STO Allocation:** 14,000,000 RENT (1% of total supply)

STO Sale Phases

- **Pre-Sale**
 - Duration: 45 Days
 - Dates: July 01 – August 14, 2025
 - Bonus: 25%
 - Highlights: Exclusive early access for strategic partners and early believers. Limited supply with maximum bonus. Ideal for long-term, high-conviction participants.
- **Phase 1: Main Sale – Round 1**
 - Duration: 60 Days
 - Dates: August 15 – October 13, 2025
 - Bonus: 15%
 - Highlights: Widest public access. Strong marketing and media push. Balanced pricing with early mover advantage.

- **Phase 2: Final Round**

- Duration: 75 Days
- Dates: October 14 – December 30, 2025
- Bonus: 5%
- Highlights: Final opportunity before listing. Demand-led participation. Bonus nearing phase-out.

Token Sale Caps

- **Soft Cap:** 1,400,000 RENT (₹1,400 Crore) – Minimum required for a successful STO
- **Hard Cap:** 14,000,000 RENT (₹14,000 Crore) – Maximum token allocation available during the STO

9. Legal Framework: Ensuring Compliance and Protection

RENT prioritizes legal compliance and participant protection, establishing a robust framework that integrates blockchain with traditional property law.

- **SPV-Tied Assets:** Every RENT token is inextricably linked to a legally verified Special Purpose Vehicle (SPV) that holds the specific underlying property. This ensures a clear legal title for each asset.
- **Legally Enforceable DEEDs:** DEED documents are issued for each wallet address, representing a **proportionate and contractually binding right to access, hold, and benefit from the underlying assets**, and are legally enforceable under Indian property law, granting token holders a direct and verifiable stake.
- **KYC/PAN/AML Compliance:** Mandatory compliance processes are enforced to ensure security and eligibility for all participants, adhering to Indian and international financial regulations.
- **Auditability & Transparency:** All smart contracts and legal records are auditable on-chain, with full participant visibility into asset status, transactions, and income flows.
- **Expert Legal Oversight:** The entire process is overseen by RERA-approved legal counsel and land registration experts for every tokenized property, ensuring meticulous due diligence and compliance.

- **10. Security, Governance & Trust**

- **Smart Contract Audits:** RENT's smart contracts undergo regular, rigorous third-party security audits to identify and mitigate vulnerabilities, ensuring the integrity of the protocol.
- **Multi-Layer Security:** Comprehensive security measures include custodial security for assets, robust wallet protection protocols, and vault-grade encryption for all sensitive data.
- **DAO Governance:** Token-weighted voting will be introduced post-mainnet launch, transitioning towards community-led decisions and giving RENT holders a voice in platform development and asset management.
- **Insurance & Arbitration:** Partnerships with leading legal insurance providers and dispute resolution platforms are under development to provide additional layers of participant protection and conflict resolution.
- **Transparent Reporting:** All DEEDs, detailed income reports (both rental and profit share), and real-time asset status are transparently accessible on the SoilDeed dashboard, ensuring complete participant visibility.

11. Roadmap: Paving the Path to Global Real Estate Tokenization

Our roadmap outlines a phased approach to establish RENT as the leading platform for tokenized real estate, beginning with robust infrastructure and scaling to meet global demand and transaction volume.

- **Q1 2024: Foundational Development**
 - **MARCH 07, 2024:** From Vision to BEP-20 Token - Completion of RENT token smart contract development and initial platform conceptualization.
- **Q3-Q4 2025: Initial Launch & Platform Rollout**
 - **JULY 01, 2025:** RENT Pre-Sale (BEP-20) - Commencement of the public token sale to early participants.
 - Launch of **SoilDeed platform** with comprehensive user dashboards for asset discovery and management.
 - Tokenize first set of verified properties in India, making them available for fractional ownership.

- **OCTOBER 30, 2025:** Blockchain Testnet Launch - Deployment of RENT's underlying blockchain testnet for rigorous testing of core functionalities and smart contracts.
- **NOVEMBER 21, 2025:** Wallet & Explorer Rollout - Release of official RENT wallet and blockchain explorer for transparent transaction tracking and asset visibility.
- **DECEMBER 30, 2025:** Mainnet Live + 1:1 RENT Coin Swap - Launch of RENT's proprietary mainnet blockchain and initiation of a 1:1 swap program for existing BEP-20 RENT tokens to native RENT coins.
- **2026: Ecosystem Expansion & Scalability Focus**
 - **JANUARY 26, 2026:** PROP Listings - Integration and listing of initial properties under the Property Ownership Protocol (PROP) on the SoilDeed platform, enabling direct **purchase**.
 - **MARCH 30, 2026:** REX Exchange Launch (PROP trading via RENT Coin) - Rollout of the Reserve Exchange (REX), a dedicated marketplace for seamless peer-to-peer trading of tokenized properties using RENT native coins.
 - Begin rental income and profit distribution to RENT holders from acquired properties.
 - Expand outreach to Non-Resident Indians (NRIs) & High Net Worth Individuals (HNIs) for broader adoption and global participant base.
 - Establish Decentralized Autonomous Organization (DAO) for community governance, empowering token holders with voting rights on key platform decisions.
 - **Deploy Layer-2 (L2) blockchain solutions** to enhance transaction speed, reduce costs, and improve scalability on the RENT mainnet. This will strategically prepare the platform for anticipated increased user activity and transaction volume.

- **2026+:** Global Reach & Advanced Infrastructure
 - Tokenize 100+ acres across India and begin **global property acquisition in key international markets (e.g., UAE, Kenya, Russia, etc.).**
 - Launch integration with leading Decentralized Finance (DeFi) protocols for enhanced utility and liquidity, broadening RENT's ecosystem participation.
 - Onboard institutional players (e.g., REITs, Non-Banking Financial Companies (NBFCs), sovereign funds) for large-scale participation, solidifying market presence.
 - **Evaluate and develop plans for a proprietary Layer-1 (L1) blockchain when the growing needs and usage of the SoilDeed ecosystem necessitate it.** This strategic move will ensure ultimate control, customization, and long-term scalability, positioning RENT at the forefront of real estate asset management on a dedicated, purpose-built blockchain.

12. The Team: Expertise Driving Innovation

Our diverse team comprises seasoned professionals dedicated to making RENT a success:

- **Legal Team:** Experts in Indian real estate law, RERA compliance, property conveyancing, and international legal frameworks for digital assets.
- **Tech Team:** Proficient blockchain engineers with extensive experience in BEP-20 token standards, smart contract development, and scalable decentralized application architecture.
- **Advisory Board:** Includes former land registrars, fintech leaders, and property veterans with decades of experience in the real estate and financial sectors.
- **Financial & Policy Advisors:** Chartered accountants and ex-regulators managing financial compliance, **purchase** structuring, and navigating diverse jurisdictional frameworks.

Grow Your Wealth From SOIL

RENT is more than just a token; it represents a fundamental shift in how real estate is accessed, owned, and traded. It is a bridge connecting India's most trusted asset class – land – with the transformative power of programmable finance, and **extending this opportunity to global properties and markets**. By offering verified ownership, **dynamic income (from rentals and property sales)**, **real business-backed appreciation**, and unparalleled global opportunity, RENT empowers individuals to grow their wealth from something tangible, regulated, and truly theirs.

No guesswork. No volatility. Just verified ownership, **income from business operations**, and **appreciation from real asset growth** – from the Soil up.

Grow your wealth from SOIL.

Prove it with your DEED.

Earn it with RENT.

Contact & Resources

- **Website:** www.SoilDeed.com
- **Email:** hello@soildeed.com
- **Social Media:** Telegram | Instagram | X | LinkedIn
- **Global Presence:** India | UAE | Kenya | Russia (Planned Expansion)

Legal Disclaimer

RENT (Real Estate Network Token) is not currently classified as a security under the regulatory framework of the Securities and Exchange Board of India (SEBI), as SEBI has not issued definitive guidelines on Virtual Digital Assets (VDAs) or specific regulations for tokenized real estate, though the new SM REIT framework indicates a move towards regulating fractional ownership. Accordingly, RENT is not offered or marketed as a SEBI-registered security or a regulated financial product.

Participation on the SoilDeed platform is enabled through Special Purpose Vehicles (SPVs) that legally hold verified and documented real estate assets. Each RENT token digitally represents a proportionate and contractually binding right to access, hold, and benefit from these underlying assets. All ownership rights are real, enforceable, and protected under applicable Indian property and corporate laws.

RENT does not represent a deposit, pooled security, or collective **purchase** scheme. It is a technology-enabled structure designed to facilitate transparent and legally compliant property ownership through digital documentation, with **token value inherently linked to the acquisition and profitable sale of real estate assets within the platform**, not a purely speculative cryptocurrency or fixed yield product.

This whitepaper is provided for informational purposes only and does not constitute legal, financial, or **purchase** advice. All prospective participants are encouraged to seek independent professional counsel before entering into any property-linked participation on the SoilDeed platform.