Anaheim Hills, CA (Orange)
Custom home in upscale Neighborhood

1st Trust Deed Investment

CapitalBenefit
trustd™ investment
Executive Summary

Property Type	**Single Family**
Occupancy	**Non-Owner**
Loan Amount	**$885,000**
Appraised Value	**$1,495,000**
LTV	**59%**
Protective Equity	**$610,000**
Investor Yield	**11.25%**
Term	**3 Years** (40 due in 3)

Fund directly into insuring Title Company
Your vesting on note and deed of trust

Comments: *Appraisal June 16, 2011*

Our borrower built this home for his family and subsequently decided to move closer to his work. The property now serves as his second home. Borrower owns a large portfolio of income properties and has served as the Executive Director of a health care provider for 15 years.

The loan proceeds will be used to pay off his current first mortgage and provide some cash out for further investments.

Per Appraiser: This highly upgraded property was built in 2006 and offers 5,450 sq. ft. of living space featuring 5 bedrooms, 5 baths, pool/spa, outdoor barbeque area and a 4 car garage on a 32,400 sq. ft. view lot.

Options: *Available as a multi-beneficiary (partial interest portions)*

Examples of investor returns —

$250,000	partial interest – scheduled monthly income	$2,371
$500,000	partial interest – scheduled monthly income	$4,741
$885,000	whole note – scheduled monthly income	$8,392

Loan Servicing: Capital Benefit offers comprehensive loan servicing

Summary Information only – call Marcel Bruetsch at (949) 566-9040 for more information or a complete investor diligence package.

For additional Trust Deed Investments, visit capitalbenefit.com

Available to California investors or all qualified investors.

CapitalBenefit

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