

North Tustin, CA (Orange)
Refinance at low Loan-to-Value
1st Trust Deed Investment

CapitalBenefit
trustd™ investment
Executive Summary



Property Type	Single Family
Occupancy	Owner
Loan Amount	\$55,000
Appraised Value	\$460,000
Loan-to-Value	12%
Protective Equity	\$405,000
Investor Yield	11.00%
Term	7 Years (40 due in 7)

Fund directly into insuring Title Company
Your vesting on Note and Deed of Trust

Comments: Appraisal dated October 28, 2011

Our borrower recently inherited this property and is using the loan proceeds to pay probate expenses and taxes.

The property is located on the cul-the-sac in a quiet neighborhood.

Per Appraiser: This property offers 1,471 sq. ft. of living space featuring 3 bedrooms, 2 baths and a 2 car garage on a 9,620 sq. ft. lot.

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

Examples of investor returns —

\$25,000	partial interest – scheduled monthly income	\$232
\$55,000	whole note – scheduled monthly income	\$511

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.

