

Long Beach, CA (Los Angeles)

Probate Refinance

1st Trust Deed Investment

CapitalBenefit trustd™ investment Executive Summary



Property Type	Single Family
Occupancy	Owner
Loan Amount	\$200,000
Appraised Value	\$500,000
Loan-to-Value	40%
Protective Equity	\$300,000
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 December 1, 2011

Our borrower received this home through probate after her husband's death. The loan proceeds will be used to pay off probate-related costs and debts and making some improvements to her residence.

The property is in a desirable part of Long Beach, less than 1 mile from the Belmont Pier and the upscale neighborhoods of Belmont Shores and Naples.

Per Appraiser: This property offers 1,921 sq. ft. of living space featuring 3 bedrooms, 2 baths and a 2 car garage on a 4,500 sq. ft. lot.

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

Examples of investor returns —

\$50,000	partial interest — scheduled monthly income	\$464
\$100,000	partial interest — scheduled monthly income	\$928
\$200,000	whole note — scheduled monthly income	\$1,857

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
the greener money™

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