

Riverside, CA

Refinance Primary Residence

1st Trust Deed Investment



CapitalBenefit
the greener money™

Executive Summary



Property Type	Single Family
Occupancy	Owner
Loan Amount	\$135,000
Appraised Value	\$242,000
Loan-to-Value	56%
Protective Equity	\$107,000
Investor Yield	10.875%
Term	7 Years (40 due in 7)

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

Comments: Appraisal dated April 23, 2012

Our borrowers are refinancing to make a balloon payment on their current mortgage and pay off an IRS lien.

Per Appraiser: This property offers 1,948 sq. ft. of living space featuring 4 bedrooms, 3 baths and a 2 car garage on a 24,393 sq. ft. lot.

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

Examples of investor returns —

\$50,000	partial interest – scheduled monthly income	\$459
\$100,000	partial interest – scheduled monthly income	\$918
\$135,000	whole note – scheduled monthly income	\$1,240

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.



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