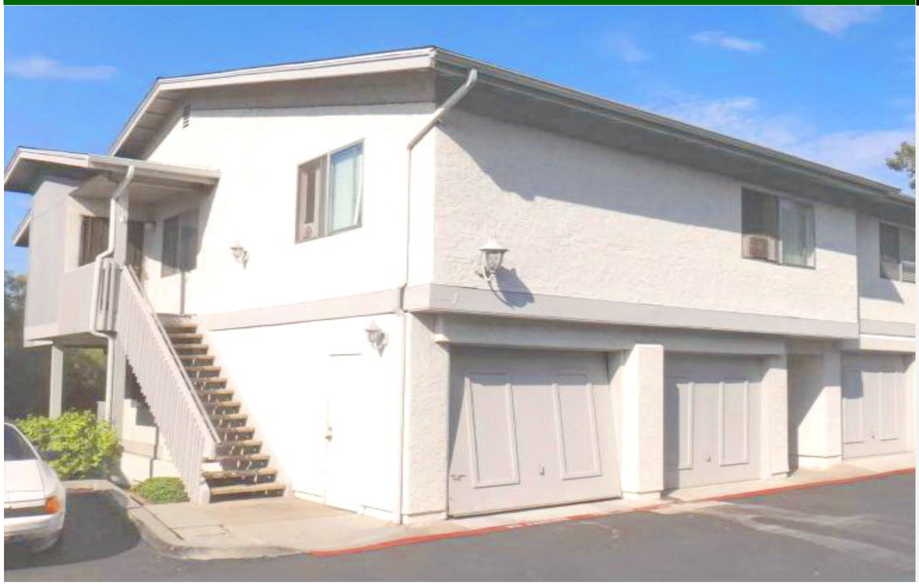
Oceanside, CA (San Diego)

Refinance Primary Residence

1st Trust Deed Investment

Executive Summary



Property Type	**Townhouse**
Occupancy	**Owner**
Loan Amount	**$132,000**
Appraised Value	**$220,000**
Loan-to-Value	**70%**
Protective Equity	**$88,000**
Investor Yield	**11.00%**
Term	**7 Years** (40 due in 7)

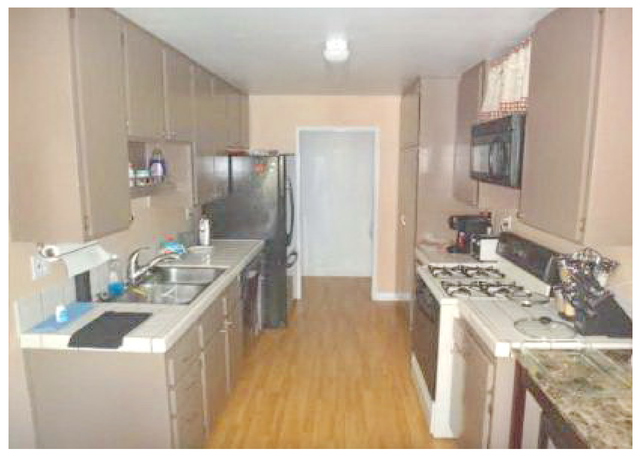
Fund directly into insuring Title Company
Your vesting on Note and Deed of Trust

Comments: *Appraisal dated September 9, 2013*

Our borrower bought his residence through a short sale transaction in June 2012. He is refinancing the property to repay his grandfather who had advanced the funds to buy the unit. Borrower has documented income.

The last owner had paid $312,000 for the property in 2004.

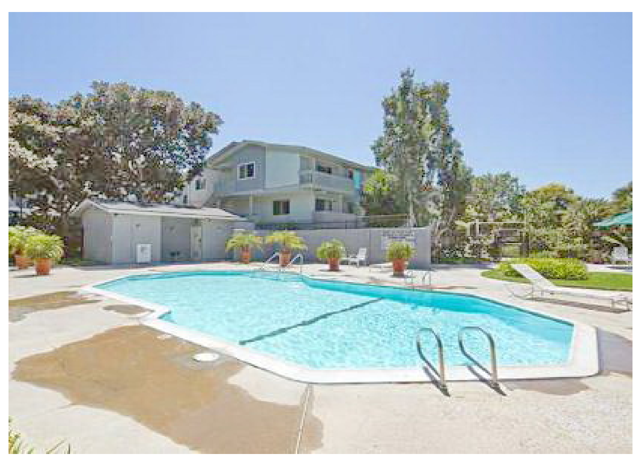
Per Appraiser: This property offers 1,224 sq. ft. of living space featuring 2 bedrooms, 2 ½ baths and a 1-car garage. Common areas include pool and spa. HOA fees are $333/month.



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
$132,000	whole note – scheduled monthly income	$1,225



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.