

Perris, CA (Riverside)

Purchase Rental Property

1st Trust Deed Investment



CapitalBenefit
the greener money™

Executive Summary



Property Type	Single Family
Occupancy	Non-Owner
Purpose	Business
Loan Amount	\$132,000
Appraised Value	\$220,000
Loan-to-Value	60%
Protective Equity	\$88,000
Investor Yield	10.50%
Term	3 Years (40 due in 3)

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

Comments: *Appraisal dated April 16, 2014*

Our borrower is buying this property through a standard sale transaction for the appraised value. She has stable employment and excellent credit.

Similar properties rent for about \$1,800/month (zillow.com)

Per Appraiser: This property offers 2,160 sq. ft. of living space featuring 4 bedrooms, 2 ½ baths and a 2-car garage on a 3,840 sq. ft. lot.

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

Examples of investor returns —

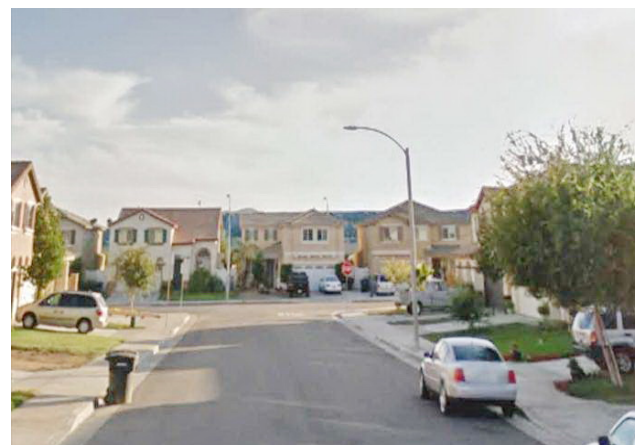
\$50,000	partial interest – scheduled monthly income	\$444
\$100,000	partial interest – scheduled monthly income	\$889
\$132,000	whole note – scheduled monthly income	\$1,173

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**](http://capitalbenefit.com)

Available to California investors or all qualified investors.



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Capital Benefit, Inc. 2727 Newport Blvd. #203 Newport Beach, CA 92663
(949) 566-9040 (949) 566-9262 info@capitalbenefit.com
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