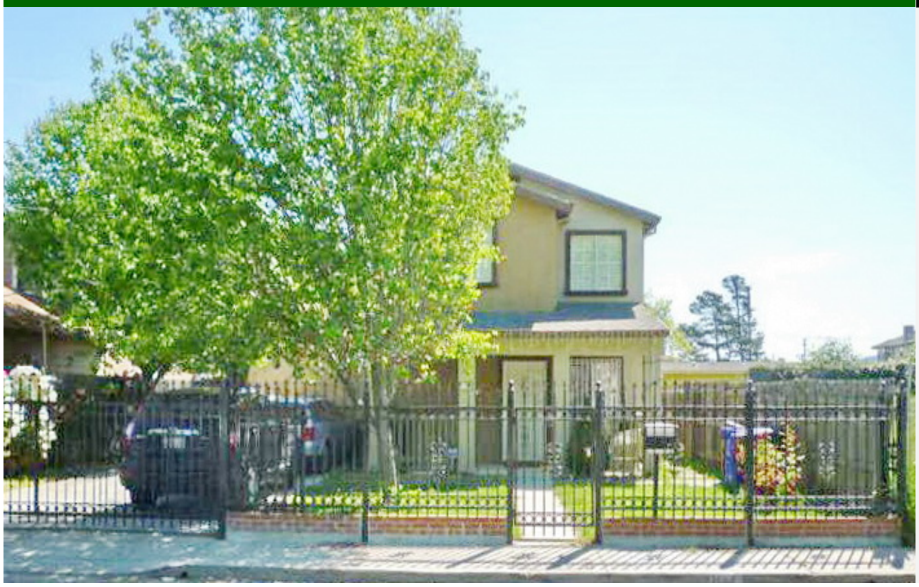
Richmond, CA (Contra Costa)

Refinance Rental Property

1st Trust Deed Investment

CapitalBenefit the greener money™

Executive Summary



Property Type	**Single Family**
Occupancy	**Non-Owner**
Purpose	**Business**
Loan Amount	**$110,000**
Appraised Value	**$340,000**
Loan-to-Value	**32%**
Protective Equity	**$230,000**
Investor Yield	**11.00%**
Term	**5 Years** (40 due in 5)

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

Comments: *Appraisal dated April 29, 2014*

Our borrower bought this property five years ago directly from the bank for $85,000. She has since remodeled the home and owns it free and clear. The loan proceeds will enable her to purchase another rental property.

The prior owner had paid $493,000 in 2005.

The property is currently rented for $2,100/month and generates positive net cashflow for the borrower.

Per Appraiser: This property offers 2,036 sq. ft. of living space featuring 4 bedroom and 3 ½ baths on a 5,000 sq. ft. lot.

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

Examples of investor returns —

$50,000	partial interest – scheduled monthly income	$464
$110,000	whole note – scheduled monthly income	$1,021

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