Rancho Santa Fe, CA (San Diego)

Refinance Residence for Business Purpose

2nd Trust Deed Investment

CapitalBenefit
the greener money™

Executive Summary

Property Type	**Single Family**
Occupancy	**Owner**
Purpose	**Business**
Loan Amount	**$200,000**
Appraised Value	**$1,650,000**
Combined Loan-to-Value	**54%** *
Protective Equity	**$760,000** *
Investor Yield	**12.50%**
Term	**2 Years** (40 due in 2)

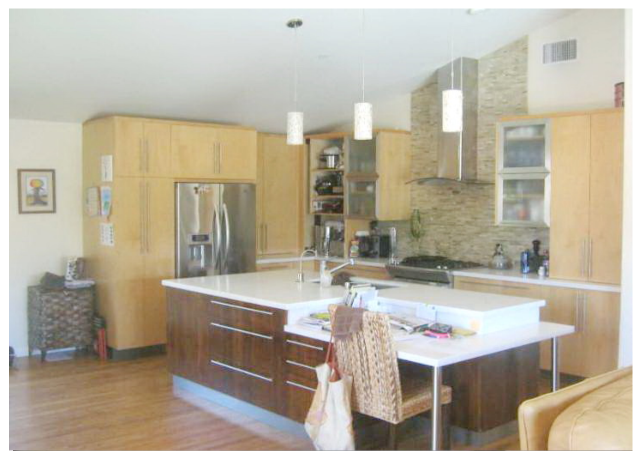
* 1st mortgage $691,000 at 5.25% 30-year fixed

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

Comments: *Appraisal dated June 16, 2014*

Our borrower bought this property in 2010 directly from the bank and has since remodeled the home. He will use the loan proceeds to fund a new business venture.

Per Appraiser: This property offers 1,440 sq. ft. of living space featuring 3 bedrooms, 2 baths, pool and detached 2-car garage on a 38,333 sq. ft. lot.



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

Examples of investor returns —

$50,000	partial interest – scheduled monthly income	$524
$100,000	whole note – scheduled monthly income	$1,049
$200,000	whole note – scheduled monthly income	$2,098

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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