

Tustin, CA (Orange)

Refinance Residence for Business Purpose

1st Trust Deed Investment



CapitalBenefit
the greener money™

Executive Summary



Property Type	Single Family
Occupancy	Owner
Purpose	Business
Loan Amount	\$200,000
Appraised Value	\$645,000
Loan-to-Value	31%
Protective Equity	\$445,000
Investor Yield	9.00%
Term	3 Years (40 due in 3)

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

Comments: *Appraisal dated January 21, 2014*

Our borrower owns this property free and clear. He will use the loan proceeds for business expansion and to purchase a rental property.

Per Appraiser: This property offers 1,535 sq. ft. of living space featuring 3 bedrooms, 2 baths and a 2-car garage on a 8,712 sq. ft. lot.

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

Examples of investor returns —

\$50,000	partial interest – scheduled monthly income	\$386
\$100,000	partial interest – scheduled monthly income	\$771
\$200,000	whole note – scheduled monthly income	\$1,532

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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