Oceanside, CA (San Diego)

Refinance Oceanfront Rental Property

1st Trust Deed Investment

CapitalBenefit
the greener money™

Executive Summary

Property Type	**Condominium**
Occupancy	**Non-Owner**
Purpose	**Business**
Loan Amount	**$1,100,000**
Appraised Value	**$2,100,000**
Loan-to-Value	**52%**
Protective Equity	**$1,000,000**
Investor Yield	**8.50%**
Term	**3 Years** (40 due in 3)

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

Comments: *Appraisal dated March 31, 2016*

Borrower owns investment properties and our loan will pay off all loans against them.

This condo is located just 1/3 mile from the Oceanside Pier.

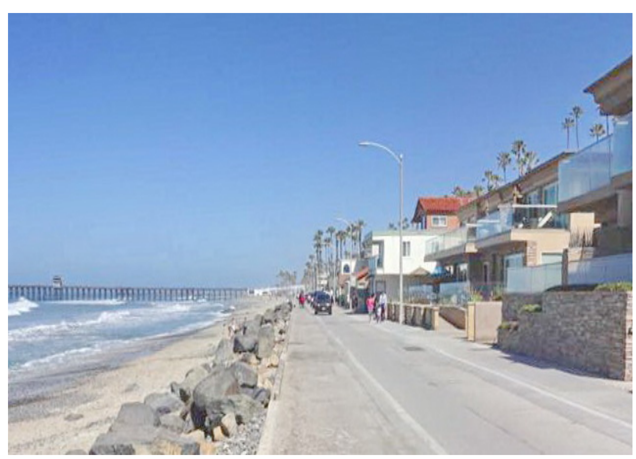
The property is currently listed for rent at $6,500/month.

Per Appraiser: This property offers 1,888 sq. ft. of living space featuring 2 bedrooms, 3 baths and a 2-car garage. The HOA fee is $625/month.

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

Examples of investor returns —

$100,000	partial interest – scheduled monthly income	$733
$250,000	partial interest – scheduled monthly income	$1,833
$1,100,000	whole note – scheduled monthly income	$8,064



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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