Beverly Hills, CA

Finish Construction Loan

1st Trust Deed Investment

CapitalBenefit
the greener money™

Executive Summary

Property Type	**Single Family**
Occupancy	**Non-Owner**
Purpose	**Business**
Loan Amount	**$750,000**
Appraised Value	**$1,625,000**
Loan-to-Value	**46%**
Protective Equity	**$875,000**
Investor Yield	**10.50%**
Term	**1 Year I/O**

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

Comments: *Appraisal dated December 4, 2009*

Our subject property underwent a thorough renovation which has been mostly completed.
The loan proceeds will pay off the existing 1st and provide funds to finish the remaining work estimated to be $250,000. The cash balance will be fund controlled and disbursed only after inspections.

Per Appraiser: This property offers 2,743sq. ft. of living space featuring 4 bedrooms, 4 baths and a roof deck on a 19,528 sq. ft. lot.

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

Examples of investor returns —

$100,000	partial interest – scheduled monthly income	$875
$200,000	partial interest – scheduled monthly income	$1,750
$750,000	whole note – scheduled monthly income	$6,563

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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