

Lake Elsinore, CA (Riverside)
 Refinance Residence for Business Purpose
 1st Trust Deed Investment



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Executive Summary



Property Type	Single Family
Occupancy	Owner
Purpose	Business
Loan Amount	\$200,000
Appraised Value	\$395,000
Loan-to-Value	51%
Protective Equity	\$195,000
Investor Yield	9.50%
Term	3 Years (40 due in 3)

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

Comments: Appraisal dated January 21, 2017

Our borrower bought this property in 2013 for \$340,000 and owns it free and clear. She will use our loan proceeds to fund a business venture.

Per Appraiser: This property offers 2,544 sq. ft. of living space featuring 3 bedrooms, 2 ½ baths and a 2-car garage on a 5,663 sq. ft. lot.

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

Examples of investor returns —

\$50,000	partial interest – scheduled monthly income	\$405
\$100,000	partial interest – scheduled monthly income	\$810
\$200,000	whole note – scheduled monthly income	\$1,620

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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