Los Angeles-Windsor Hills, CA

Refinance Residence for Business Purpose

2nd Trust Deed Investment

Capital Benefit the greener money™

Executive Summary

Property Type	**Single Family**
Occupancy	**Owner**
Purpose	**Business**
Loan Amount	**$170,000**
Appraised Value	**$1,125,000**
Combined Loan-to-Value	**51%** *
Protective Equity	**$553,000** *
Investor Yield	**11.00%**
Term	**3 Years** (40 due in 3)

* 1st mortgage $402,000 at 4.00%

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

Comments: *Appraisal dated February 16, 2017*

Our borrowers bought this property in 2001.
They will use our loan proceeds to fund a business venture.

Per Appraiser: This property offers 2,884 sq. ft. of living space featuring 4 bedrooms, 3 baths and a 2-car garage on a 6,029 sq. ft. lot.

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

Examples of investor returns —

$50,000	partial interest – scheduled monthly income	$464
$100,000	partial interest – scheduled monthly income	$928
$170,000	whole note – scheduled monthly income	$1,578

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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