

Hollister, CA (San Benito County)

Refinance Rental Property

1st Trust Deed Investment



CapitalBenefit
the greener money™

Executive Summary



| | |
|-------------------|------------------------------|
| Property Type | Townhouse |
| Occupancy | Non-Owner |
| Purpose | Business |
| Loan Amount | \$110,000 |
| Appraised Value | \$250,000 |
| Loan-to-Value | 44% |
| Protective Equity | \$140,000 |
| Investor Yield | 9.25% |
| Term | 2 Years (40 due in 2) |

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

Comments: Appraisal dated January 10, 2018

Our borrowers bought this property in 2011.
He has good credit and owns a large portfolio of rental properties.
The loan proceeds will be used to buy another unit.

Per Appraiser: This property offers 923 sq. ft. of living space featuring
2 bedrooms, 1 bath and 2 parking spots. The HOA fee is \$220/month.

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

Examples of investor returns —

| | | |
|-----------|---------------------------------------------|-------|
| \$50,000 | partial interest – scheduled monthly income | \$395 |
| \$110,000 | whole note – scheduled monthly income | \$870 |

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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