

Desert Hot Springs (Riverside County)

Refinance Rental Property

1st Trust Deed Investment



CapitalBenefit
the greener money™

Executive Summary



Property Type	Single Family
Occupancy	Non-Owner
Purpose	Business
Loan Amount	\$192,000
Appraised Value	\$295,000
Loan-to-Value	65%
Protective Equity	\$103,000
Investor Yield	10.00%
Term	2 Years (40 due in 2)

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

Comments: Appraisal dated May 11, 2018

Our borrower bought this property earlier this year out of probate. He has very good credit and a proven track record with Capital Benefit. The net loan proceeds will be used to buy another income property.

Similar properties rent for about \$1,600/month (zillow.com)

Per Appraiser: This property offers 1,409 sq. ft. of living space featuring 3 bedrooms, 2 baths, pool, solar and a 2-car garage on a 6,970 sq. ft. lot.

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

Examples of investor returns —

\$50,000	partial interest – scheduled monthly income	\$425
\$100,000	partial interest – scheduled monthly income	\$849
\$192,000	whole note – scheduled monthly income	\$1,630

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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