

Redwood City (San Mateo County)
Refinance Residence for Business Purpose
1st Trust Deed Investment



CapitalBenefit
the greener money™

Executive Summary



Property Type	Single Family
Occupancy	Owner
Purpose	Business
Loan Amount	\$995,000
Appraised Value	\$1,470,000
Loan-to-Value	68%
Protective Equity	\$475,000
Investor Yield	10%
Term	2 Years (40 due in 2)

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

Comments: *Appraisal dated March 8, 2019*

Our borrower has owned this home since 2014.
She has good credit and stable employment.
The net loan proceeds will be used for business capital.

Per Appraiser: This property offers 1,848 sq. ft. of living space featuring 3 bedrooms, 2 ½ baths and a 1-car garage on a 7,850 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
\$995,000	whole note – scheduled monthly income	\$8,449

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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