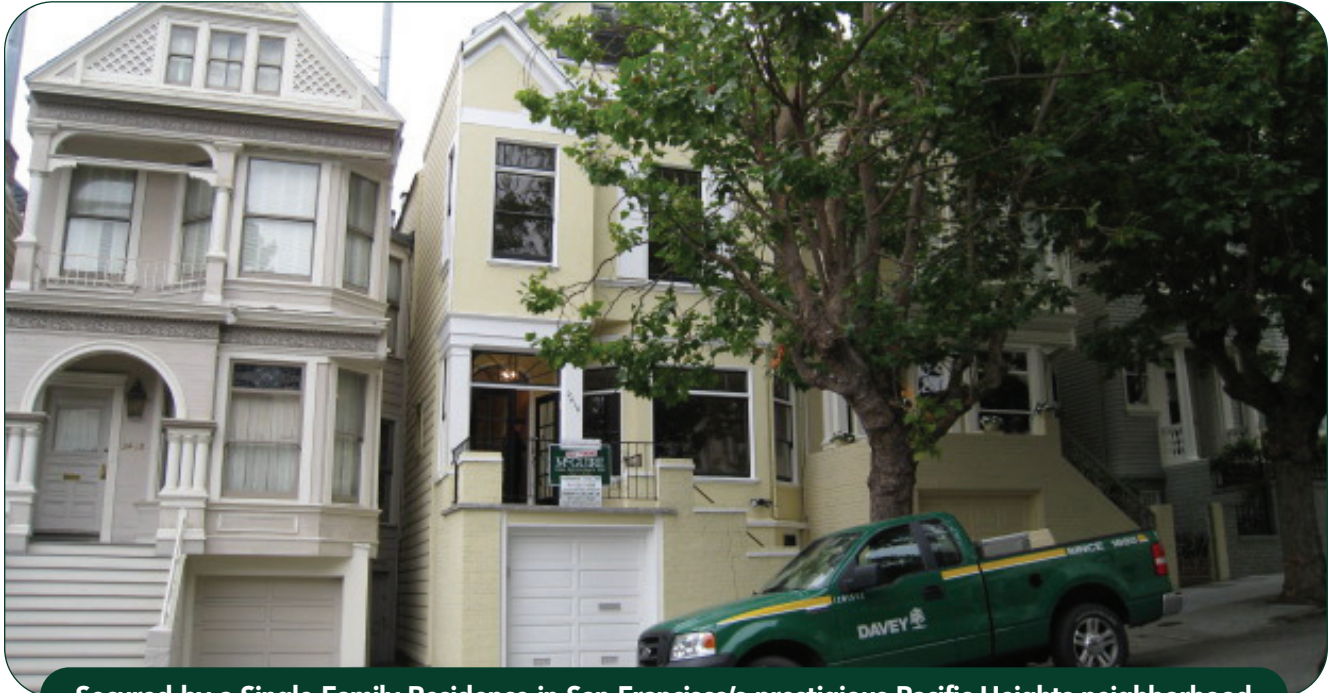


## Another Completed Private-Money Loan Investment



Secured by a Single Family Residence in San Francisco's prestigious Pacific Heights neighborhood

**★ INVESTOR'S RATE OF RETURN:** 11% per annum net to investor, paid monthly

**Investment Type:** First Trust Deed Loan

**Investment/Loan Amount:** \$500,000

(Minimum Investment: \$50,000)

**Protective Equity:** \$2,525,000

**Loan-to-Value:** 17%

**Appraised Value:** \$3,025,000

**LOAN BACKGROUND:** This borrower has an 809 FICO score and a verified net worth of \$20,000,000. He came to us in need of \$1,300,000<sup>1</sup> in 72 hours to close escrow on a real estate purchase, or he would lose a six-figure earnest-money deposit. He was involved in a simultaneous 1031 exchange when the down-leg escrow failed to close. We were pleased to help the borrower save a significant amount of money while securing a commendable rate of return for our investors.

<sup>1</sup>This \$500,000 loan was made in conjunction with another \$800,000 loan on a different property for a total of \$1,300,000.

***More Investment Opportunities at [SequoiaMortgage.com](http://SequoiaMortgage.com)***

Broker 01391106, California Department of Real Estate