

Another Completed Private-Money Loan Investment



Secured by a Single-Family Residence in Redwood City

★ INVESTOR'S RATE OF RETURN: 9% per annum net to investor, paid monthly

Investment Type: First Trust Deed

Investment/Loan Amount: \$250,000

Protective Equity: \$415,000

Loan-to-Value: 38%

Appraised Value: \$665,000

LOAN BACKGROUND: The borrower owns significant amounts of real estate, most of which is free and clear of encumbrances. This property had no loan on it, and the borrower wanted cash out to renovate the interior. Banks typically do not like to give this much cash out (\$250,000), and the borrower prefers not to provide the extensive documentation that banks require. He borrowed from us with no hassles and prepaid one year's interest on the loan.

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