

2010 Investor Summary Review

MUST BE LEGIBLE.....

Project:		Appraised Value:	
Name:		As is	
Address:		As completed:	
Loan Amount Requested:		LTV:	
		Loan to AS IS Value:	%
		Loan to AS COMPLETED Value:	
Cash Borrower Has/Bringing to Deal:		Project Cost:	
Currently in:\$		Total Project Cost:	
Available to inject: \$		Loan to Total Cost Value (LTC):	
Exit Strategy: (how will our loan be paid off)		Purpose for Loan:	
Executive Summary:			
Background/History of Project:			
Market Analysis: (specifically address forecasted absorption rates)			
Borrower's experience in this type of development:			
Legal Description:			
Current Zoning:			
Entitlement Status:			
Permits Completed:			
Permits Required:			
Cash Equity in Deal:			
Total Equity in Deal:			
Number of units Pre-sold:			
List Third Party Reports Completed:			
Development Schedule: (List major milestones in the development of the project)			

Loan Transaction Summary	
Conventional Loan or Hard Money Loan? Please Explain:	
What were the prior funding issues encountered by borrower (if any)?	
Where has this loan been submitted prior to PIF:	
Term or Length of Loan Desired? 6-24 mo max	
Expected Interest Rate? Will be between 9-15%	

Expected Lender Origination Points?	
Is Borrower requesting interest reserves?	
How many months?	
Does Borrower own property currently?	
Date of Initial Purchase:	
Purchase Price:	
Current Lien Against Property:	Lien Holder :
Is Borrower under contract to purchase?	
YES or NO	
Amount of Earnest Money/Deposit?	
Has the Earnest Money Gone Hard?	
What is the Contract Close Date?	
Can Close Date be Extended if Necessary?	
Date of Last Sale?	
Sales Price of Last Sale?	
Has an Appraisal been done?	
YES or NO	
Appraised Value:	
Date of Appraisal:	
MAI Appraisal?	
Specifically describe the collateral for the loan:	
Will the Borrower consider cross collateralizing additional assets if required? If so what other property?	
Will the Borrower consider a joint venture, or small equity partnership with lender if necessary?	
How many months will it take to complete the project?	
Number of Units	

Use of Funds (Specifically describe how the total funds loaned will be spent):
1.
2.
3.
4.
5.
6.
7.
8.
9.
Interest Reserve amount
Total Cash Out:

Notes: (regarding above)

Borrower Information			
Borrower 1		Borrower 2	
Name		Name	
Company Name		Company Name	
Occupation		Occupation	
Adjusted Gross Income 2007		Adjusted Gross Income 2007	

Adjusted Gross Income 2008		Adjusted Gross Income 2008	
Adjusted Gross Income 2009		Adjusted Gross Income 2009	
Total Assets		Total Assets	
Liquidity		Liquidity	
Real Estate Holdings		Real Estate Holdings	
Net Worth		Net Worth	
Credit Score		Credit Score	
Address		Address	
Phone		Phone	
Email		Email	
Borrower 3		Borrower 4	
Name		Name	
Company Name		Company Name	
Occupation		Occupation	
Adjusted Gross Income 2007		Adjusted Gross Income 2007	
Adjusted Gross Income 2008		Adjusted Gross Income 2008	
Adjusted Gross Income 2009		Adjusted Gross Income 2009	
Total Assets		Total Assets	
Liquidity		Liquidity	
Real Estate Holdings		Real Estate Holdings	
Net Worth		Net Worth	
Credit Score		Credit Score	
Address		Address	
Phone		Phone	
Email		Email	

Completed By: _____

Date: _____