

Required Submission Document

- 1 Full Application - All pages including Personal Financial Statement
- 2 2 Most recent bank statements (personal or business)
- 3 Investor Experience Questionnaire Supporting ownership (ex: HUD's, Town Records)
- 4 Purchase Contract (If Applicable)
- 5 (1) Proof of Identification
- 6 Scope of Work (Copy of Contractors License - If Applicable)
- 7 LLC or Partnership: Proof of Publication, Articles of Organization, Operating Agreement, Member Resolution, Percentage of Share

OR

Corporation: Certificate of Incorporation, Bylaws, Corporate Resolution, Certificate of Good Standing



Application

Guarantor

First Name _____ Last Name _____
Home Address _____
City _____ State _____ Zip Code _____
Home Phone: _____ Cell: _____ Fico Score: _____
Email: _____ DOB: _____ SOC.SEC# _____

Guarantor

First Name _____ Last Name _____
Home Address _____
City _____ State _____ Zip Code _____
Home Phone: _____ Cell: _____ Fico Score: _____
Email: _____ DOB: _____ SOC.SEC# _____

Business Entity

Business Entity _____
Address _____
City _____ State _____ Zip _____
Office # _____ Tax ID# _____ Fax# _____
Member _____ Member _____
Title / No. of Shares _____ Title/ No. of Shares _____
Signature _____ Signature _____
Date _____ Date _____



Project

Address _____

City _____ State _____ Zip Code _____

Property Type: 1-4 Unit _____ Multi Family 5+ _____ Mixed Use _____ Ground Up _____

Exit Strategy

Fix and Flip 12 -18 Month Term Interest Only _____ OR Rental Product 30 yr 5/7/10 _____

Purchase

Purchase Price _____ As - Is Value _____

Requested Improvement Funds _____ ARV (After Repair Value) _____

Total Loan Amount _____ Estimated Closing Date _____

Refinance

Date of Original Purchase _____ First Lien Holder _____

Amount of First Lien _____ As- IS Value _____

Total Loan Amount _____ ARV(After Repair Value) _____

Contacts

Point of Contact / Appraisal

Name _____

Business Entity _____

Phone _____

E-Mail _____

Broker Information (If Applicable)

Name _____

Business Entity _____

Phone _____

E-Mail: _____

Attorney Information (If Applicable)

Name _____

Business Entity _____

Phone _____

Email _____

Realtor Information (If Applicable)

Name _____

Business Entity _____

Phone _____

E-Mail: _____



Experience

Guarantor _____

Present Employer _____

Current Licenses: Yes or No

Contractor _____ Real Estate _____ Electrical _____ Plumbing _____

Real Estate Broker _____ Other _____

List Recent Investment Properties (Sold or Rented)

1. Address _____

PurchaseDate _____ Purchase Price _____

Rehab Budget _____ Sale Price _____ Sold /RentedDate _____

2. Address _____

PurchaseDate _____ Purchase Price _____

Rehab Budget _____ Sale Price _____ Sold /RentedDate _____

3. Address _____

PurchaseDate _____ Purchase Price _____

Rehab Budget _____ Sale Price _____ Sold /RentedDate _____

4. Address _____

PurchaseDate _____ Purchase Price _____

Rehab Budget _____ Sale Price _____ Sold /RentedDate _____

5. Address _____

PurchaseDate _____ Purchase Price _____

Rehab Budget _____ Sale Price _____ Sold /RentedDate _____

Personal Financial Statement

Personal Financial Statement		Personal Financial Statement	
<u>ASSETS</u>	Amount in \$	<u>ASSETS</u>	Amount in \$
Cash – Checking:		Cash – Checking:	
Cash – Savings:		Cash – Savings:	
Securities:		Securities:	
Notes Receivable:		Notes Receivable:	
Life Insurance Cash Surrender Value:		Life Insurance Cash Surrender Value:	
Retirement Funds:		Retirement Funds:	
Real Estate Value:		Real Estate Value:	
Other Assets:		Other Assets:	
Total Assets:		Total Assets:	
<u>LIABILITIES</u>		<u>LIABILITIES</u>	
Current Debt:		Current Debt:	
Notes Payable:		Notes Payable:	
Taxes Payable:		Taxes Payable:	
Real Estate Mortgages:		Real Estate Mortgages:	
Other Liabilities:		Other Liabilities:	
Total Liabilities:		Total Liabilities:	
Net Worth:		Net Worth:	
<u>SOURCES OF INCOME</u>		<u>SOURCES OF INCOME</u>	
Employment Information:		Employment Information:	
Salary:		Salary:	
Bonus & Commissions:		Bonus & Commissions:	
Real Estate Income:		Real Estate Income:	
Other Income:		Other Income:	
Total Income:		Total Income:	



Rehabilitation Funds & Disbursements

Rehab funds are held in escrow account post-closing and will be disbursed using a draw system based on the rehab loan amount. Once the scope of work is complete, the borrower will submit a copy of the original draw request form indicating the completed scope of work.

All draws are requested via email:

Once a draw has been requested, an independent evaluator will complete the inspection report for an internal review. Approved Funds will be transferred from the escrow account and disbursed via wire into the original Business Entities account. The inspection report typically takes 3-5 business days.

A \$255.00 fee is charged for each inspection along with a \$125.00 title contingency review during first and last draw for the confirmation of no mechanics and material men's liens have been placed on the subject property.

This process will be repeated until all draws have been disbursed from the escrow account. All escrow funds that have not been exhausted from borrower will credit toward to original principal balance.

Acknowledge by:

Personal Guarantor Print Name

Date

Signature

