

Another Completed Private-Money Loan Investment



Secured by a commercial property in San Francisco's Fillmore Jazz Preservation District

★ INVESTOR'S RATE OF RETURN: 9.5% per annum net to investor, paid monthly

Investment Type: First Trust Deed Loan

Investment/Loan Amount: \$1,300,000
(Minimum Investment: \$100,000)

Protective Equity: \$1,600,000

Loan-to-Value: 45%

Appraised Value: \$2,900,000

LOAN BACKGROUND: Our loan paid off a first mortgage of \$1,000,000 and replenished money the borrower spent on extensively renovating the property, including seismically reinforcing the building. The payment on our loan is only 60% of the rents generated by the building, so the positive cash-flow is solid. The borrower recouped his renovation money while maintaining a positive cash-flow, and our investors received a commendable rate of return.

More Investment Opportunities at SequoiaMortgage.com