

Loan Name	Loan Amount	Loan location	Loan Summary
Sample Deal	300000 5.0	Sandy, Utah	<p>The Bella Vista Resort Living (BVRL) project is located in Riverside County, California and is comprised of 528 Units with 264 Three Bedroom, Two Bathroom units at 1,650 square feet each and 264 Two Bedroom, Two Bathroom units. All units are 1,650 gross square feet for a total bed count of 1,584 and an approximate population 1,816 Occupants.</p> <p>The property is 22.49 acres with 33 Five-story buildings consisting of 16 units per Building. All exterior walls are 6 inches thick which raises R-Rating in each unit. The net living area is 1,462 Sq. Ft. per unit with a 100 Sq .Ft. covered porch. Access will be via 1 elevator per 2 building as well as stairways on each building. Ten covered tandem parking spaces are available under the units and one handicap space which is wheel chair accessible with ample storage space of 80 (8x10(square feet for each unit in the garage which are at grade.</p>
Fix & Flip Funding	150000. 0	N/A	N/A

Mision Express Hotel & Restaurant	270000 0.0	McAllen, Texas	<p>The subject property is a 54,000 square foot hotel in McAllen, TX. This 111-room hotel, restaurant, lobby, and a swimming pool. This prime commercial property is located just off of Interstate 2 and is surrounded by several hotels, restaurants and retail properties. The partners purchased the property in 2007 for \$3,450,000. Since the purchase, the partners have invested approximately \$880,000 for renovations that include paving the parking lot, updating the rooms with new furniture & flooring, a/c units, and updated the phone system for the entire building, and they have made improvements to the pool.</p> <p>The borrowers had been current with their \$3.2M bank loan with First Nation Bank when the bank failed and got taken over by FDIC (September 2013). The FDIC then turned the failed bank's files over to Plains Capital Bank of Dallas-- which accelerated all Notes. Although this is an untimely event for the borrowers to react to, they are able to get a discounted payoff from the original outstanding balance. To maintain the payoff they were awarded with the bank, the borrowers paid over \$250K in extension fees.</p> <p>The borrowers are seeking a lower rate loan with a longer term.</p>
--------------------------------------	---------------	-------------------	--