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DRE #02137825



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CAPITAL

Prepared for:
Property Address:

Olga Wright
383 W 14th St
San Pedro, CA 90731

| Loan Options | 3-Year Fixed Par Pricing | 5-Year Fixed Par Pricing | 3-Year Fixed Rate Buydown | 5-Year Fixed Rate Buydown |
|---------------------------------|--------------------------|--------------------------|---------------------------|---------------------------|
| Purchase Price | \$1,450,000 | \$1,450,000 | \$1,450,000 | \$1,450,000 |
| Loan Amount | \$1,087,500 | \$1,087,500 | \$1,087,500 | \$1,087,500 |
| Down Payment | \$362,500 | \$362,500 | \$362,500 | \$362,500 |
| Loan-to-Value | 75% | 75% | 75% | 75% |
| Debt Coverage Ratio (DCR) | 1.20 | 1.20 | 1.20 | 1.20 |
| Current Interest Rate | 6.00% | 6.00% | 5.75% | 5.625% |
| Loan Term | 10 Years | 10 Years | 10 Years | 10 Years |
| Amortization in Years | 30 | 30 | 30 | 30 |
| Monthly Payment | \$6,520 | \$6,520 | \$6,346 | \$6,260 |
| Recourse | Yes | Yes | Yes | Yes |
| Impounds | No | No | No | No |
| Pre-Payment Penalty | Years 1-3 | Years 1-5 | Years 1-3 | Years 1-5 |
| | 2,1,0% | 3,3,2,1,0% | 2,1,0% | 3,3,2,1,0% |
| Loan Fee | 1% | 1% | 2% | 2% |
| Estimated Costs: | | | | |
| Appraisal/Due Diligence | \$7,500 | \$7,500 | \$7,500 | \$7,500 |
| Closing/Processing/Underwriting | Included Above | Included Above | Included Above | Included Above |

Alternative fixed and adjustable rate options may be available upon request
Quote subject to satisfactory lender review of rent roll, I & E, property condition, and borrower's financials

Rates and programs are subject to change without notice

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