

# Private Money Loans

**These Loans are designed for the Real Estate investor. These loans require a large Down Payment for a purchase or a large equity position for a Refinance.**

**Private Money can be used to Purchase or Refinance the following:**

- ◆ Short-term Flips
- ◆ Commercial Buildings
- ◆ Industrial Buildings
- ◆ Raw land
- ◆ HOA's in litigation
- ◆ Ag Loans
- ◆ Construction Loans
- ◆ Joint Ventures
- ◆ Merchant Loans
- ◆ Gas Stations
- ◆ Mini-Marts
- ◆ Churches
- ◆ Large Development Projects
- ◆ Quick Closes
- ◆ Gap Financing
- ◆ Bridge Loans

**These loans will require different documentation depending on the deal**

- ◇ No Complicated Application
- ◇ Stated Income
- ◇ No Tax Returns
- ◇ Low Credit Scores OK
- ◇ Recent Bankruptcy
- ◇ Recent Short Sale OK
- ◇ Recent Foreclosure OK
- ◇ The higher the risk the higher the equity position will be needed

*Service Beyond Expectation*

*\*Investors can inquire about high yield investments!*

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