

## Program II

**Program II is available to members only**

**\$997.00 one time membership fee and \$34.95 per month**

**This program is available in the lower 48 states only. The guidelines are very lax however the deal must make sense.**

- **Residential properties only. 1- 4 family, Condo's, Townhomes OK. No mobile homes or Co-Ops (no exceptions)**
- **65% of ARV, including rehab**
- **Project needs to be completed within 3 months and either refinanced or sold within 6 months**
- **Renovation funds are advanced in draws, You do NOT need to pay the contractor out of pocket to begin repair. The contractor must be licensed in the state where the property is being repaired.**
- **No payment plans are possible, Terms will be discussed and agreed upon before any funds are dispersed.**
- **No credit needed, all members in good standing are approved for this program.**
- **Points, fee's and closing costs are all rolled into the loan.**
- **Only one deal open per member at any given time.**

**This program is of course subject available funds. Funding is generally quick and the approval process is fast.**

**We reserve the right to change the terms or withdraw this program at any time.**