

Nevada Pacific Realty Capital, LLC

PROSPECT:

Name/Phone/Email/Company Name: _____

Background/Experience/Financial Maturity: _____

Met Borrower where/when/how?: _____

Website?: _____ A Team?: _____

Prior business dealings?: _____

PROPERTY TYPE:

Office _____	Self Storage _____	Medical _____
Industrial _____	Hotel _____	Mixed-Use/Other: _____
Retail _____	Land, Entitled _____	_____
Apartment _____	Raw Land _____	_____

TYPE OF CAPITAL DESIRED:

Land A & D: _____ Construction: _____ Bridge/Renovation: _____

Perm: _____ Mezz or 2nd Lien: _____ JV Equity: _____

Property For Sale: _____ SBA: _____ Other: _____

LOCATION:

Address/City/Major Cross Streets: _____

Infill/Edge City/Beyond Current Development: _____

Surrounding Land Uses, Age of Buildings, Quality of Buildings: _____

Other: _____

PROPERTY DYNAMICS:

Age: _____ Size/SF: _____ Quality: _____

Attached/Detached: _____ Exterior Materials: _____

Have you seen it? _____ Pic or Leasing Brochure?: _____

Other: _____

TENANCY:

% Occupied: _____ # of Tenants: _____

Mostly Local, Regional, National Tenants?: _____

Largest Tenants: _____

Owner Occupied: _____ Rent Roll: _____

Other: _____

ECONOMICS:

Estimated Value: _____ provided by _____

Basis for Value Estimate: _____

Current Net Operating Income (NOI): _____

Current NOI compared with last 2-3 years and next year/Ops. Statements: _____

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COSTS:

Cost (if buying or taking out the construction loan): _____

Renovation Needed? Cost?: _____

How Much Cash Will Owner have ahead of the Loan: _____

Existing Loan Amount (N.A.): _____

FINANCING GOALS:

Loan Amount: How/where will funds be applied? _____

Interest Rate: Fixed/Variable? PPP? _____

Payment per month: Fully amortized over 15-20 years (no re-fi risk)? Cash Flow or Net Worth _____

Recourse: Would they pay 50 to 125 basis points in interest to avoid personal guarantees? _____

Hold/Sell: How long do they expect to own the property? _____

General: Why do they own this property, what place does it hold in their portfolio, etc. _____

OTHER COMMENTS: _____

Presented By: Signature _____ Date: _____

Printed Name _____

Please Fax or E/mail to: Republic Mortgage & Nevada Pacific Realty Capital

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