

Patrick Marin-Finn  
 (949) 413-6919  
[patrick@convoy-cap.com](mailto:patrick@convoy-cap.com)  
 DRE #02137825



**CONVOY**  
**CAPITAL**

Prepared for:  
 Property Address:

Olga Wright  
 918 S Cabrillo Ave  
 San Pedro, CA 90731

Loan Options	Option 1 3-Year Fixed	Option 2 5-Year Fixed
Purchase Price	\$2,488,000	\$2,488,000
Loan Amount	\$1,600,000	\$1,600,000
Down Payment	\$888,000	\$888,000
Loan-to-Value	64%	64%
Debt Coverage Ratio (DCR)	1.20	1.20
Current Interest Rate	<b>5.85%</b>	<b>5.85%</b>
Loan Term	10 Years	10 Years
Amortization in Years	30	30
Monthly Payment	<b>\$9,439</b>	<b>\$9,439</b>
Recourse	Yes	Yes
Impounds	No	No
Pre-Payment Penalty	Years 1-3	Years 1-4
	3-2-1%	5-2-2-1%
Loan Fee	1.25%	1.25%
Estimated Costs:		
Appraisal/Due Diligence	\$10,000	\$10,000
Closing/Processing/Underwriting	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*

© 2021 Convoy Capital is headquartered at 2120 E. Grand Ave, Ste. 145, El Segundo, CA 90245 and is a  
 licensed Real Estate Broker - CA Dept. of Real Estate - License Number: DRE# 02117282