

## Promissory Note Details

TITLE:	\$200,000 2nd TD Stowe VT		
CONTROL:	Owner	TYPE:	Existing
PRICE:	\$199,800	MONTHLY PAYMENT:	\$1,200
FACE VALUE:	\$199,800	ANNUAL PAYMENT:	\$14,400
BALANCE OWING:	\$199,800		
INTEREST RATE:	6%	ORIGINATION DATE:	May 30, 2025
		MATURITY DATE:	Jun 1, 2029
HAVE:	newly created \$200,000 note and 2nd mortgage on a N/O/O condo in Stowe VT. Leased thru summer. Owner is a seasoned Air BNB operator		
CAN ADD:	\$50,000 to \$100,000 cash. All other pkgs in book		
REMARKS:	appraised May 2025: \$641,000. First Mortgage: \$203k @3.125%, \$1651/mo LTV: 31%; CLTV: 62.8%		
COLLATERAL VALUE:	\$641,000		
COLLATERAL ANNUAL EXPENSES:	\$10,000		
COLLATERAL NOI:	\$15,000		
TYPE OF COLLATERAL:	Home	INSTRUMENT OF SECURITY:	Mortgage
LOCATION OF COLLATERAL:	Stowe , Vermont	PERSONAL GUARANTEE:	No
RECORDED LIEN POSITION:	2nd		
SENIOR DEBT AMOUNT:	\$203,000		
COUNSELOR:	Bob Zweig 8502 E. Chapman Ave. #106 Orange, California, 92869	Phone: 714-633-5969 Cell: 714-381-1031 Fax: 866-567-3106 Email: peartrei@aol.com	