

## Bond Funding

ABOUT BOND FUNDING: Bond Funding is a fast, low cost, *non-recourse* way to finance many type of real estate and non-real estate projects. It can take the form of either a 144A or Reg D structure. To further enhance an offering the client has the options of debt, convertible debt, preferred convertible stock, preferred stock, or stock to raise the desired capital.

### Benefits of a Bond Offering:

- Y Up to 100% LTV
- Y No personal guarantee
- Y No credit checks
- Y No asset verification
- Y Best efforts basis
- Y Closing timeline - often 90 to 120 days
- Y Low underwriting fee
- Y Flexible repayment terms

### Eligible Projects: Many types

- Y Stabilized real estate
- Y Construction
- Y Rehab
- Y Agriculture
- Y Mines
- Y Oil & gas
- Y Energy
- Y Non-RE such as technology, pharmaceutical, major business acquisition/ expansion

### Highlights

Territory: Worldwide  
Amount: \$1,000,000 to \$500,000,000 (NO CAP)  
Underwriting Fee:

The client must typically have between 1% to 2% cash against total project costs to pay for the capital raise on transactions under \$5,000,000 USD. On larger transactions the cost of the capital raise can be as low as 1/2% against total funded amount.

Terms: Up to 30 years amortized, Interest Only during construction

Points: 8 to 12 Points *are built into the funding Plus Broker Points.*

Collateral: All company assets either existing or created by the funding

Interest Rate: Approximately 5% to 8% per annum interest (coupon) only per annum.  
Will vary by market conditions.

Third Party Reports: Client is responsible, at client expense, for any and all underwriting fees, reports, appraisals and any other type of third party compilation reports needed to close the project, prior to closing