



Please complete this form and email with the following attachments to your Account Executive [to: .info@gr-capitalfinance.com](mailto:.info@gr-capitalfinance.com) (one will be assigned):

Loan Registration Form

Current Rent Roll (Yours or use the attached form) or lease if single Non-owner occupied SFR

Purchase Contract (if applicable)

Owner Occupied Properties - Last two years tax returns and YTD P&L for operating business (1-4 residential NOT eligible)

Last two years and YTD property operating statements (Yours or use the attached form)

Note: If these items are not included we will not be able to review your loan request or issue a Letter of Interest

BROKER INFORMATION

Company

Email

Loan Officer

Phone

BORROWER INFORMATION

Name of Borrower / Guarantor	Ownership %	Residence City	Liquidity	Net Worth	Credit
#1	B G				
#2	B G				
#3	B G				
#4	B G				

Yes Have any Borrowers or Guarantors: **Yes**

Had a property foreclosed in last 3 years? Are any borrowers or guarantors foreign nationals?

Filed for bankruptcy in the last 5 years? Any borrower or guarantor missed mortgage payments in last 12 months?

Failed to file Federal tax returns in the last 3 years? Are there back real estate taxes owed on the subject property?

If "YES" to any question above please explain. Any unique aspects / focus of the deal?

PROPERTY INFORMATION

Address				Property Type:	Residential 1-4 units (NOO)	
City	State	ZIP		Multifamily	Retail	Mixed Use
Building SF	# of Units	Occupancy %		Industrial	Office	Self Storage
Occupancy	Investor	Owner	%	Mobile Homes	Other	

Name of Borrower / Guarantor	Underground or above ground storage tanks	Automotive repair uses	Ongoing environmental remediation
	Hazardous material handling / Licensing	On-site dry cleaner plant	A prior Phase 1 report available

LOAN INFORMATION

Loan Amount Requested				Annual Gross Income		
YSP%	Desired Rate	AM	(mos.)	Annual Operating Expense		
Current Estimated Value				Annual Net Operating Income		
Monthly Pmt	Annual Pmt			LTV	DCR	CAP Rate

**Type in Loan Amount, Desired Rate, Gross Income and Expense to generate payment and DCR*

	<u>Purchase</u>	<u>Rate & Term Refi</u>	<u>Cash Out Refi</u>
Current Sales Price		Current Loan Balance	
Target Closing Date		Loan Maturity Date	Pre-pay? Yes
Second or Seller Financing	Yes \$	Current Lender	
1031 Exchange?	Yes	Current Interest Rate	Year Purchased
Use of Cash-Out Proceeds (Very Important):		Original Purchase Price	

COMMENTS - What is the pertinent story behind this transaction?

Empty text area for comments.



COMMERCIAL LENDING

Rent Roll - Commercial

(Office, Industrial, Retail, Mixed Use)

Form is fillable in Adobe Acrobat

PLEASE COMPLETE ALL COLUMNS AND SECTIONS

Rent Roll as of: _____ **(required)**

PROPERTY ADDRESS	CITY	STATE	ZIP CODE
------------------	------	-------	----------

--

STE #	TENANTS NAME <small>(Put VACANT for vacant space)</small>	SQ. FEET <small>(approx)</small>	CURRENT MONTH RENT IN PLACE	ORIGINAL OCCUPANCY DATE	LEASE START DATE OR MTM	LEASE EXPIRATION DATE	LEASE TYPE <small>(NNN, MOD. GROSS, GROSS)</small>	MONTHLY CAM CHARGES	NEXT RENT INCREASE <small>(MO / YR)</small>	NEXT RENT INCREASE AMT <small>(\$ / MO)</small>	EXTENSION OPTIONS? <small>(Y / N)</small>
-------	--	-------------------------------------	-----------------------------	-------------------------	-------------------------	-----------------------	---	---------------------	--	--	--

--

TOTALS

NOTES ON TENANTS

SIGNATURE

I (we) certify under penalty of perjury that the foregoing information herein is true and accurate.

Borrower #1 Signature _____ Date _____

Borrower #2 Signature _____ Date _____



COMMERCIAL LENDING

Rent Roll - Multifamily

(For Mixed Use Please Use Commercial Rent Roll)

Form is fillable in Adobe Acrobat

Rent Roll as of: _____ **(required)**

PROPERTY ADDRESS	CITY	STATE	ZIP CODE

TOTAL NUMBER OF UNITS	# OF VACANT UNITS	# OF FURNISHED UNITS	# OF UNFURNISHED UNITS	# OF SECTION 8 UNITS

APT. #	TENANTS NAME	BDR	BATH	SQ. FEET (approx)	CURRENT MONTH RENT IN PLACE	ORIGINAL OCCUPANCY DATE	CURRENT LEASE EXPIRATION or MTM	DATE LAST RENT INCREASE	FURNISHED UNIT? (Y/N)	SECTION 8 (Y/N)	RENT CONCESSION 8 (Y/N)

MONTHLY RENT SCHEDULE:
MONTHLY LAUNDRY INCOME: <small>(Must show on Income/Expenses)</small>
MONTHLY GARAGE INCOME:
OTHER INCOME:
TOTAL FROM OTHER PAGES:
TOTAL GROSS MONTHLY INCOME:

PLEASE COMPLETE ALL COLUMNS AND SECTIONS * Use Additional Sheets If Necessary.

What utilities are included in rent?

Electricity Cable TV Gas Garbage Water Heat

Is the property subject to rent control?

Yes No

If Yes, what is the current allowable increase per year?

What has been your average monthly occupancy rate over the preceeding 12 months?

SIGNATURE

I (we) certify under penalty of perjury that the foregoing information herein is true and accurate.

Borrower #1 Signature _____ Date _____

Borrower #2 Signature _____ Date _____



Property Operating Statement

PROPERTY ADDRESS		CITY	STATE	ZIP CODE
ANNUAL INCOME		2ND YEAR PRIOR	PRIOR YEAR	CURRENT YEAR
				MOS.
Rental Income Collected				
Total Income Collected				
ANNUAL EXPENSES		2ND YEAR PRIOR	PRIOR YEAR	CURRENT YEAR
DO NOT INCLUDE ONE TIME CAPITAL EXPENSE ITEMS				
Real Estate Taxes				
Insurance				
UTILITIES				
Gas				
Electricity				
Water/Sewer				
Trash				
MAINTENANCE				
Pest Control				
Gardener				
Pool Service				
Elevator				
Cleaning Service				
Building Rep. & Maint.				
Painting & Decorating				
Supplies				
ADMINISTRATION				
Administrative				
Advertising				
Telephone				
MISCELLANEOUS				
Resident Manager				
Security				
Off-Site Management				
Other				
TOTAL EXPENSES				
NET OPERATING INCOME				
Comments or Explanations:				