



# 1-2-3 lending application

## BORROWER

Name \_\_\_\_\_ Social Security Number \_\_\_\_\_

Date of Birth \_\_\_\_\_ Position / type of business \_\_\_\_\_

E-Mail \_\_\_\_\_

Cell Phone \_\_\_\_\_ Home Phone \_\_\_\_\_

Married                      Separated                      Divorced                      Single

Present Address (street, city, state, zip) \_\_\_\_\_

## **Borrower Spouse**

Name \_\_\_\_\_ Social Security Number \_\_\_\_\_

Date of Birth \_\_\_\_\_ Cell Phone \_\_\_\_\_

E-Mail \_\_\_\_\_

## CO-BORROWER

Name \_\_\_\_\_ Social Security Number \_\_\_\_\_

Date of Birth \_\_\_\_\_ Position / type of business \_\_\_\_\_

E-Mail \_\_\_\_\_

Cell Phone \_\_\_\_\_ Home Phone \_\_\_\_\_

Married                      Separated                      Divorced                      Single

Present Address (street, city, state, zip) \_\_\_\_\_

## **Co-Borrower Spouse**

Name \_\_\_\_\_ Social Security Number \_\_\_\_\_

Date of Birth \_\_\_\_\_ Cell Phone \_\_\_\_\_

E-Mail \_\_\_\_\_

## ARE YOU BUYING THE PROPERTY AT:

Sheriff's Sale?                      Online Auction?                      Public Auction?                      Bank?

Is purchase required to be a 'cash deal'                      Yes                      No

## COMPS SOLD IN THE PAST 6 MONTHS:

- 1/4 mile radius for city
- 1 mile radius for suburbs
- 2 mile radius for lower density areas

### Target Property Address

\_\_\_\_\_  
\_\_\_\_\_

Target Property ARV:

\$ \_\_\_\_\_

### Comp 1 Address

\_\_\_\_\_  
\_\_\_\_\_

Sold Date: \_\_\_\_\_

\$ \_\_\_\_\_

Distance from subject property: \_\_\_\_\_

### Comp 2 Address

\_\_\_\_\_  
\_\_\_\_\_

Sold Date: \_\_\_\_\_

\$ \_\_\_\_\_

Distance from subject property: \_\_\_\_\_

### Comp 3 Address

\_\_\_\_\_  
\_\_\_\_\_

Sold Date: \_\_\_\_\_

\$ \_\_\_\_\_

Distance from subject property: \_\_\_\_\_

## COST BREAKDOWN

Purchase Cost \$ \_\_\_\_\_

Closing Costs \$ \_\_\_\_\_

Construction Estimate \$ \_\_\_\_\_

*(email on contractor letterhead to [Karen@123lending.net](mailto:Karen@123lending.net) or [Mike@123lending.net](mailto:Mike@123lending.net))*

Reserve (10% over rehab estimate) \$ \_\_\_\_\_

Monthly payment for loan x # months \$ \_\_\_\_\_

Taxes x # months \$ \_\_\_\_\_

Utilities x # months \$ \_\_\_\_\_

HOA Fees (if applicable) x # months \$ \_\_\_\_\_

TOTAL COST \$ \_\_\_\_\_

## AMOUNT YOU ARE REQUESTING

Purchase \$ \_\_\_\_\_

Rehab & Holding \$ \_\_\_\_\_

Total \$ \_\_\_\_\_

Your Funds Used for Project \$ \_\_\_\_\_

**ADDITIONAL QUESTIONS**

Who referred you to 1-2-3 lending? \_\_\_\_\_

Will you be applying under your name or LLC/Corporation?

YOUR NAME

LLC/CORPORATION

If LLC/Corporation, Name of Entity: \_\_\_\_\_ Tax ID #: \_\_\_\_\_

**Members of LLC:**

Name: \_\_\_\_\_ Tax ID #: \_\_\_\_\_

Name: \_\_\_\_\_ Tax ID #: \_\_\_\_\_

Name: \_\_\_\_\_ Tax ID #: \_\_\_\_\_

**Property Type:**

Residential

Commercial

**Construction Type:**

Rehab

New Construction

**Is This Your First Rehab?**

Yes

No

If not your first rehab, please list 2-3 addresses of properties you have rehabbed.

1. \_\_\_\_\_

2. \_\_\_\_\_

3. \_\_\_\_\_

**By checking this box, I give my permission for 1-2-3 lending to check my credit.**

Print Name \_\_\_\_\_ Date \_\_\_\_\_

Print Name \_\_\_\_\_ Date \_\_\_\_\_

Please send the following to Karen Fischer ([Karen@123lending.net](mailto:Karen@123lending.net)) or Michael Yalowitz ([Mike@123lending.net](mailto:Mike@123lending.net))

- Borrower Documents
  - Past 2 yrs federal tax returns: personal and LLC/Corporation
  - Copies of bank statements showing cash available: personal and LLC/Corporation
  - If borrowing within an entity:
    - Articles of Organization for entity and LLC members;
    - Operating Agreement for entity and LLC members
    - Certificate of Good Standing for entity and LLC members
    - EIN number
  
- Property Documents
  - Agreement of Sale
  - Title
  - Construction estimate on contractor letterhead
  - Draw Schedule on contractor letterhead
  - Appraisal or comps, if not included in application