



Old Capital Lending

You have a friend in the mortgage business.

Multifamily STATED INCOME Program

No Verification of Borrowers Income, Assets or Schedule E
Purchase or Refinance

Loan Amounts \$500,000-\$5,000,000

<u>Term:</u>	30 years
<u>Loan Programs:</u>	3, 5, or 7 yr. FIXED
<u>Pre-Pay:</u>	3 yr. (3,2,1) 5 yr. (3,2,1,1,1) 7 yr. (3,3,2,2,1,1,0)
<u>Purchase:</u>	up to 70% LTV MAX DCR – 1.25
<u>Refinance:</u>	up to 65% LTV MAX DCR – 1.30
<u>Property Type:</u>	“B” or better property. No significant deferred maintenance. NO MIXED USE.
<u>Margin:</u>	3.00%
<u>Index:</u>	6 Month LIBOR
<u>Borrower:</u>	Strong financial sponsorship required. Must have 700 FICO Minimum middle FICO. No mortgage derogs within previous 36 months.
<u>Documents needed:</u>	Signed Application, Certified Rent Roll Certified Operating Statements