

COMMERCIALCLOSERS.NET

Bridge-loan summary sheet

Contact Information:

Contact: _____

Cell: _____

Phone: _____

Email: _____

Executive summary overview

An adequate executive summary should detail all important aspects of the deal. At a minimum it should include discussion on some of the topics listed below. By no means is this an all inclusive list, but rather a tool to help you begin.

Property:

Acquisition date/cost/structure/equity

If applicable, explain acquisition financing and any subsequent refinancing

Motivation for new loan – how will money be used

Misc:

Have any other lending institutions reviewed or denied this loan

Why should this loan be considered

Borrower/guarantor:

Explain structure of borrowing entity

of key principals - % owned

Any credit issues

Personal financial statement (liquidity, other real estate owned)

Resume

3rd party reports:

Any completed reports? If so, explain.

Indicate loan-to-value estimate

Indicate loan-to-cost estimate – detail all borrower equity into project (hard & soft costs)

Entitlements:

Is property entitled – explain zoning/entitlement status.

Exit Strategy:

Detailed statement concerning use of funds and the proposed exit strategy to repay loan