

PRELIMINARY APPLICATION



A. THE LOAN REQUEST:

An Amount Of @ Rate Of:
Amortized Over / Due In:
With Payments That Are:

\$	
Amortized Over	Years
[] Fixed Over The Term Of the Loan	

Rate Of:	%
Due In	Years
[] Adjustable, Indexed To:	

B. THE BROKER OR REFERRAL SOURCE INVOLVED IN THE TRANSACTION:

Individual Name:
Company Name:
Address:
City/State/Zip:
Contact Numbers:
eMail Address:

Telephone:	Facsimile:

C. BACKGROUND ON THE LOAN REQUESTED:

Please provide some narrative on the overall purpose of the loan and any other pertinent background information.

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D. STATUS OF THE TRANSACTION:

Please give some indication of the status of the Subject Property relative to the proposed borrower:

Subject Property Owned By Borrower:	[]
Subject Property Under Contract By Borrower:	[]
Borrower Is In Process Of Making Offer On Subject Property:	[]
Borrower Is Considering Purchase Of Subject Property:	[]

E. IF THE PURPOSE INVOLVES THE PURCHASE OF PROPERTY:

The Sale Price Is:
With Cash Down Of:

\$
\$

F. IF THE PURPOSE INVOLVES THE REFINANCE OF PROPERTY:

Original Sale Price:

Purchase Price: \$

Purchase Date:

1st Lien

2nd Lien

Existing Lien Balance:

\$

\$

Current Rate / Payment:

% / \$

% / \$

Loan Maturity Date:

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Prepayment Penalty Due:

\$

\$

G. THE SECURITY FOR THE REQUESTED LOAN WILL BE:

Property Address:

City, State, Zip:

Major Cross Streets:

Character Of Ownership: Fee Simple [] Leasehold [] Other []

Describe any "Association,"
"Planned Unit Development,"
"Condo," or "Co-Op" overlay:

H. PROPERTY VALUE:

Borrower's Estimated Value: \$

Recent Appraised Value: \$

I. DESCRIPTION OF AREA SURROUNDING THE PROPERTY:

Briefly, please describe the character of the immediate area surrounding the property:

J. ENVIRONMENTAL / TOXIC ISSUES:

Please detail any Toxic or Environmental issues that might impact the site:

K. PROPERTY DESCRIPTION:

Parcel Size (Square Feet):

Type of Building(s):

Number of Buildings:

Year Building(s) Built:

Approximate Square Feet:

Rentable Square Feet:

Type of Construction:

Number of Stories:

Roof - Age/Condition:

Municipal Utilities to The Site:

Water { <input type="checkbox"/> }	Gas { <input type="checkbox"/> }	Electricity { <input type="checkbox"/> }
Master { <input type="checkbox"/> } Individual { <input type="checkbox"/> }	Master { <input type="checkbox"/> } Individual { <input type="checkbox"/> }	Master { <input type="checkbox"/> } Individual { <input type="checkbox"/> }

Master/Individual Meter:

General Overall Condition:

N. THE BORROWER IN THE TRANSACTION:

The "Legal" Borrower Will Be:			
Individual Who Will Sign Docs:			
Individual's Relationship:			
Individual's Address:			
City / State / Zip:			
Contact Numbers:	Telephone:	Facsimile:	
Social Security #:			
And/Or Federal Tax ID #:			
Individual's Credit Score:	Experian/FICO:	TransUnion/Beacon:	Equifax/Emperica:
Are there Credit Issues that CMG should be aware of?			
Has the Legal Borrower been or is the Legal Borrower currently involved as a party to a lawsuit?			
Has the Legal Borrower ever been involved in a bankruptcy, foreclosure, or any transaction involving the payoff of a debt not according to terms?			

O. ATTACHMENTS THAT *MUST* BE INCLUDED:

Photographs: Recent Color Photographs (Or eMailable JPEG Files) Of the subject property and the surrounding neighborhood.

Location Map: A Map Indicating The Specific Location of the property would be helpful.

P. ATTACHMENTS THAT *MAY* BE INCLUDED:

Financials/Returns: Recent Financial Statements and/or Tax Returns on the legal Borrowing Entity and any individual principal in the transaction who has an ownership interest in excess of twenty percent of the legal entity.

Credit Report: Recent Credit Reports on the Individual(s) who will sign loan documents.

Borrower 1003: Recently completed Standard 1003 Residential Loan Application.

Q. RETURNING THE COMPLETED PRELIMINARY APPLICATION:

Please Return ALL The Pages Of This Preliminary Application even if requested information is missing or incomplete. The file may be returned directly to your originating loan officer or Faxed, Mailed, or Emailed to:

Commercial Mortgage Group
15 Corporate Plaza, Suite 120, Newport Beach, California 92660
Telephone: 949.852.8000 Facsimile: 949.852.8585 eMail: cmgamerica@aol.com

R. BORROWER CERTIFICATION & AUTHORIZATION TO RELEASE INFORMATION:

In signing below, the borrower acknowledges their understanding that the purpose of completing and submitting this Preliminary Loan Application is to initiate an application for a Real Estate Loan. If approved, funded, and closed, the loan requested will be secured by a Deed of Trust, Mortgage, or other security interest on the property described herein.

The borrower also understands that the Commercial Mortgage Group will rely on both the accuracy and completeness of the information supplied, including all the statements, disclosures, descriptions, and financial information, in making a preliminary decision to go forward with the formal underwriting process.

Further, the undersigned borrower authorizes the Commercial Mortgage Group to verify from whatever source it deems appropriate any of the information supplied by the undersigned borrower, and that the Commercial Mortgage Group is specifically authorized to order credit reports on any of the business entities or individuals identified, and to request information that may include savings deposits, checking accounts, consumer credit balances, payments, and history, including mortgage payments, records and balances. Reverification of any information required by the Commercial Mortgage Group may be made at any time by the Commercial Mortgage Group, its agents, successors and assigns, either directly or through a credit reporting agency.

A photographic or carbon copy of this authorization (being a photographic or carbon copy of the signatures(s) of the undersigned) may be deemed to be the equivalent of the original and may be used as a duplicate original.

S. SIGNATURES:

	Borrower	Co Borrower
Date:		
Legal Borrower Name:		
By (Signature):		
(Printed Name):		
Social Security Number:		