



## LOAN HIGHLIGHTS

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Loan Type:  
**Bridge Loan**

Loan Term:  
**1 year**

Amortization:  
**Interest Only**

Recourse:  
**Non-Recourse**

LTV:  
**70%**

Lien Position:  
**1st Trust Deed**

Loan Amount: **\$2,302,500**

Property Type: **Multifamily**

Location: **Memphis, TN**

### CHALLENGES

- Borrower needed a rate/term refinance loan.
- Borrower was facing a maturing loan on a 112 unit, 82,432 square foot multifamily property in Memphis, TN.
- In addition to paying off the current lender, the borrower required proceeds for tenant improvements in order to properly execute their business plan.

### SOLUTIONS

- Money360 was able to pay off the existing lender and provide funding for capital expenditures and tenant improvements/leasing commissions(TI/LC).
- Money360 has a longstanding relationship working with this broker who trusted we would execute with a timely close.

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