

# Sellers:

## **Your Buyer Wants to Buy But Can't Qualify?**

No Need to Hold or Compete with Other Sellers!

**Sell Now with  
Owner Financed Notes  
& Cash Out  
at Closing**



No Rent-to-Own / No Lease-Purchase / No Land-Contract → Straight Sale

**Receive 80 – 90% of the Appraised Value**



- Create 80% 1<sup>st</sup> Mortgage Note & Cash it at a Small Discount
- Collect 5 – 10% Cash from Buyer's Down Payment
- Receive Passive Income from Seller Held 10-15% 2<sup>nd</sup> Mortgage at Rates Higher Than a Normal Savings Account

► Move – in condition, no rehabs. ► Residential Property Only, 50K - \$400K, ALL 50 States.

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