

Partnership Guidelines

(Retail Program)

Equity Partnership (Retail)

LTV	* Up to 90% LTV
Loan Amount	* \$15M to \$500M
1st Time Investors	* Allowed
FICO	* All FICO is considered
Loan Purpose	* Refinance, cash out, partner buyout, sibling buyout, business or operation is sinking and need help and business expansion.
Term	* 5yrs
Partnership	* 25% - 45% partnership based on FICO
Partnership Buyout	* In 5 years, borrower has the option to buyout the Equity Partner
Appraisal Report	* PhoneOps must order appraisal. Any outside reports may be reviewed and possibly accepted if within 60 days old.
Down Payment	* 10% Capital Injection in funds OR * 10% Capital Injection in land
Closing Time Frame	* As soon as 30 days
LOI Fee	* A non-refundable LOI fee of \$15,000 is payable to PhoneOps Funding LLC upon acceptance of loan terms. The full amount of this fee will be credited toward your closing costs only at the time of funding.
Lending States	* Nationwide!