

TOP TIPS

ANSWERS TO THE QUESTION

“HOW SOON CAN YOU GUYS FUND MY DEAL?”

(Borrower's Perspective)

- How quickly can you get it under contract with an agreed price and all parties signed off?
- Have you determined an accurate payoff for all existing debts on the property?
- When will the updated title commitment and tax certs be issued?
- How will back taxes, HOA dues, liens and judgements be paid?
- How and when, will title be completely cleared?
- Where is the survey and the rehab estimate?
- When can we ask the attorney to prepare the closing documents?
- When can your insurance company provide EOI pages for proof of coverage?
- Is the seller ready to sign the closing papers and move out of the house?
- Summary: We can wire funds within 48 hours, but it is not possible to do that until, all the above has been checked off.
- So, the real question is: “***How soon can you have your deal ready for us to fund?***”

