

## **100% LTV Pledged Asset Program**

*Qualified assets (Stocks, Bonds, Mutual Funds, CD's Money Markets, etc.) are "pledged" in lieu of a cash down payment*

### **Qualification Ratios**

- Stocks, Bonds, Mutual Funds @ 143% of market value
- CD's money markets @ 100% value

- ✓ Must continue to maintain a minimum balance (100% cash or 120% stock-bond)
- ✓ Assets must be held at an approved brokerage house or financial institution
- ✓ No need to be transferred into another entity
- ✓ Pledged Asset remains w/ original broker-deal

### **Benefits**

Pledged asset continues to remain an investment vehicle for borrower

### **Drawback**

Asset is locked into financial structure

*Note: After 12 months new appraisal can be ordered to determine if pledged asset can be released*

### **Example**

\$1,000,000 Purchase

\$200,000 Down Payment-Pledge Required

Stocks-Bonds @ 143% = \$286,000 Market Value

Minimum On-Going Balance Required to Maintain in Pledged Account = \$240,000

***It's a home run for the second home clients looking to "double-dip" with their investment portfolio!***

*Note: All Rate, Fees & Programs are subject to change without notice*

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