

Borrower	_____
Application Date	_____
Originator	_____

Commercial Mortgage Application
 Property Type: **MULTIFAMILY (5+ UNITS)**

Loan Information

Loan Name/Description _____

Recourse Preference Recourse Non-Recourse Negotiable

Loan Purpose Purchase Refinance Construction

If Purchase, Purch Price \$ _____ Closing Date _____

If Refinance, Loan Balance \$ _____ Interest Rate _____% Type: Fixed___ Variable___

Cost of Recent Improvements \$ _____ Improvements Documented? Yes___ No___ Unknown___

If Constr, Constr Cost+Land \$ _____ Completion Date _____

Borrower Information

Borrower Name _____

Borrower Type Individual Corp LLC Trust Ltd or Gen Prtnrshp Other_____

Primary Contact _____ Contact Email _____

Address _____ City _____ State _____ Zip _____

Phone () _____ Fax () _____

Net Worth \$ _____ FICO Score _____ Bankruptcy? Yes___ No___

Property Information

Property Name _____ No. of Bldgs _____

Property Subtype: Garden Apts___ Mid-Rise___ High-Rise___ Student Hsg___ Military___ Townhouse___ Co-Op___

Land Area _____ Property Management Contract in place? Yes___ No___

Last Appraised Value \$ _____ Last Sale Price \$ _____

Last Appraisal Date _____ Date of Last Sale _____

Property Attributes: Income Subsidized (HAP/HUD): Yes___ No___ What %? ___% Owner-Occupied: Yes___ No___

Adjacent to Sewage/Waste Treatment facility: Yes___ No___ Student Housing ___% Military Housing ___% Corp Housing ___%

Pools___ Laundry Rooms___ Clubhouses___ Tennis Courts___ Exercise Rms___ Playgrounds___ Security Gates___

Surrounding Land Use: Similar Res___ Higher Scale Res___ Lower Scale Res___ Retail___ Office___ Industrial___ Mixed Use___

Building Information

Building Address _____ City _____ State _____ Zip _____

Number of Stories _____ Year Built _____ Year Renovated _____ Overall Appearance: Avg___ Above___ Below___

Units include: Microwave___ Ceiling Fans___ Fireplace___ Air Conditioning___ Flat Roof? Yes___ No___ T-111 Exterior? Yes___ No___

Est. Market Vacancy % _____% Gross Building Area _____ SF Net Rental Area _____ SF

Rent Roll

Building Name _____ Rent Roll Date _____

No.	Indicate Unit Type:	No. of Occupied Units	No. of Vacant Units	Avg. Monthly Rent per Unit	Est. Market Rent per Unit	Avg. Unit Area (SF)	Min. Monthly Rent per Unit	Max. Monthly Rent per Unit	Utilities/Services Included in Rent											
									Heat	Elec	Water	Sewer	Gas	Oil	Landsc	Lndry	Parking			
1																				
2																				
3																				
4																				
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Income & Expenses

Building Name _____

Item	3rd Preceding Year	2nd Preceding Year	Preceding Year	YTD No of Months____	Trailing 12 Months	Notes
Base Rent						
Laundry/Vending Income						
Parking Income						
Other Income						
Vacancy & Coll. Loss						
Effective Gross Income						
Real Estate Taxes						
Property Insurance						
Utilities						
Repairs and Maintenance						
Management Fees						
Payroll and Benefits						
Advertising and Marketing						
Professional Fees						
General and Administrative						
Other Expenses						
Ground Rent						
Total Operating Expenses						
Net Operating Income						
Cap Ex. (Repl. Reserves)						
Extraordinary Capital Exp.						
Total Capital Items						
Net Cash Flow						