



SUBMISSION CHECKLIST

The faster we receive information from the broker/borrower the faster we can close. In the interest of expediting your loan request, we request that you submit all of the information with your broker Loan Submission package. Additional information may be required depending on the transaction.

Loan Application:

- Completed A10 Capital Loan Submission Form
- Completed A10 Loan Application

Property Information:

- Current Rent Roll
- Copies of Leases/lease abstract
- Operating Statements
- Pro Forma Operating Budget
- Capital Improvement/Deferred Maintenance Budget *(if available)*
- Photos & Maps
- Legal Description
- Site & Floor Plan

Third Party Reports:

Include copies of, existing appraisal, environmental engineering, title and survey, copies of property tax bills and or tax assessed value

Contracts/Agreements:

Include executed purchase agreements, Management Agreement (include Management resume if available)

If Rehabilitation or Construction component:

- Construction Budget
- Construction schedule

Borrower Information:

- Borrower Financial Statements
- Borrower Tax Returns
- Copies of Organizational Documents
 - LLC's Conformed copy of Articles of Organization & an executed copy of Operating Agreement
 - Partnerships: Executed copy of Partnership Agreement
 - C&S Corporations: Conformed copy of Articles of Incorporation and an executed copy of Corporate By-Laws.

Sponsor Guarantor:

- Sponsor Resume/Biography
- Personal Financial Statement from owners with 20%.
- List of Contingent Personal Liabilities
- Previous 2 Years Tax Returns *(with supporting schedules)*
- Bank and Brokerage Statements

LOAN APPLICATION

BORROWER INFORMATION					
Full Legal Name		Doing Business As (DBA)		Tax ID #	
Headquarters Street Address		City		State	Zip
Primary Contact	E-Mail Address		Office Phone Number	Cell Phone Number	Fax Number
Has the Borrower changed names in the last 5 years? <input type="checkbox"/> Yes <input type="checkbox"/> No	If yes, what was the Borrower's former name?		State Incorporated or Organized in?	Has the Borrower changed State of Organization in the last 5 years? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Has the Borrower, Affiliates, Guarantor, Co-Applicant or Shareholder ever defaulted on a financial obligation or compromised a debt? If so, please attach explanation. <input type="checkbox"/> Yes <input type="checkbox"/> No					
Has the Borrower, Affiliates, Guarantor, Co-Applicant or Shareholder ever filed bankruptcy? If so, please attach explanation. <input type="checkbox"/> Yes <input type="checkbox"/> No					
Does the Borrower, Affiliates, Guarantor, Co-Applicant or Shareholder have any judgments, lawsuits or liens pending? If so, please attach explanation. <input type="checkbox"/> Yes <input type="checkbox"/> No					
Has the Borrower, Affiliates, Guarantor, Co-Applicant or Shareholder ever been convicted of any crime, except for minor traffic violations? If so, please attach explanation. <input type="checkbox"/> Yes <input type="checkbox"/> No					
STOCKHOLDER / OWNER / GUARANTOR INFORMATION					
PRINCIPAL #1		% Ownership	SS # / Tax ID #	DOB	Title
Street Address		City		State	Zip
PRINCIPAL #2		% Ownership	SS # / Tax ID #	DOB	Title
Street Address		City		State	Zip
PRINCIPAL #3		% Ownership	SS # / Tax ID #	DOB	Title
Street Address		City		State	Zip
PRINCIPAL #4		% Ownership	SS # / Tax ID #	DOB	Title
Street Address		City		State	Zip

PURPOSE OF LOAN REQUEST

If the loan is to refinance an **existing property**, please provide:

Date of Purchase	Requested Loan Amount \$	Use of A10 Capital Loan Proceeds
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If the loan is to **purchase property**, please provide the agreed upon Purchase Price: \$

PROPERTY INFORMATION

Type (multi-family, office, etc) []	Address	As Is Market Value	Lender	Current Balance
[]				\$
[]				\$

CREDIT REFERENCE INFORMATION

REFERENCE	CONTACT NAME	CONTACT PHONE NUMBER	ACCOUNT NUMBER	CUSTOMER SINCE
(1) Primary Bank				
(2) Lending Reference				
(3) Trade Credit Supplier				

OTHER CONTACT INFORMATION

REFERENCE	CONTACT NAME	CONTACT PHONE NUMBER	ACCOUNT NUMBER	CUSTOMER SINCE
(1) Property Insurance Agent				
(2) Accountant / CPA				

I authorize A10 Capital, LLC (the "Lender") to make whatever credit inquiries that it deems necessary in connection with this loan application and to share this loan application and such credit data with other persons and entities having an interest or potential interest in the loan transaction.

I authorize any person, credit bureau or financial institution to complete and furnish to the Lender in response to such credit inquiries any information that it may have or obtain.

I declare that all information set forth in this Loan Application, the Environmental Questionnaire, and all other information provided now or subsequently to Lender to be true, and I acknowledge that any misrepresentations could result in criminal action.

I represent to Lender that this loan application is for business purposes only, and that no part of the proceeds of any credit obtained will be used for personal, family or household purposes.

I hereby authorize any Appraisal firm, Environmental firm, or such other third party provider as may be retained by Lender in connection with this Loan Application (collectively, the "Third Party Providers"), to conduct inspections and perform other due diligence on the proposed collateral as Lender may request. I understand and agree that any and all work product and reports prepared for and delivered to Lender by such Third Party Providers will not be released to me until the earlier of (a) funding of a loan by Lender, (b) withdrawal of this Loan Application, or (c) Lender's denial of the loan request set forth herein.

I understand that submission of this Loan Application is solely for the use of Lender in its consideration of extending credit to the Borrower listed above. This Loan Application creates no commitment by Lender to extend credit to the Borrower. If Lender should decide to offer financing it will do so in the form of written communication executed by an authorized representative of Lender.

Authorized Signature (Stockholder/Owner/Guarantor)	Title	Date
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

INSURANCE AUTHORIZATION

I hereby authorize and agree to the following:

1. To maintain the following minimum coverages at all times:
 - a. Comprehensive general liability coverage of \$1,000,000.00;
 - b. 100% replacement cost building property coverage;
 - c. 100% replacement cost personal property/contents coverage;
 - d. Six (6) months business interruption and loss of rents coverage (as applicable); and
 - e. Any additional coverage that A10 Capital may require, in its sole discretion.
2. To obtain insurance through a carrier with an A- or better rating, as rated by A.M. Best or another comparable national rating agency.
3. To obtain flood, wildfire or other insurance if the property is located in a special hazard area.
4. To give A10 Capital, LLC not less than thirty (30) days written notice prior to termination or any change in insurance coverage.
5. That the insured is the legal borrower applying for a loan from A10 Capital, LLC.
6. If money is escrowed or impounded in connection with insurance for property securing this loan, A10 Capital, LLC will receive from the borrower or insurance agent bills for payment to insurance carriers thirty (30) days prior to the due date.
7. That the policy shall be endorsed to add the following as (i) **mortgagee**, (ii) **lender's loss payable** and (iii) **additional insured** (note: additional insured endorsement only required for liability coverage):

A10 Capital, LLC
 350 North 9th Street, Suite 400
 Boise, Idaho 83702

Authorized Signature of Borrower	Date	Policy Number
_____	_____	_____

Print Name: _____

FOLLOWING INFORMATION TO BE COMPLETED BY A10 CAPITAL, LLC:

Property Information:

Property Name:	Property Address:	Collateral:
		<input type="checkbox"/> Land <input type="checkbox"/> Building <input type="checkbox"/> Contents
		<input type="checkbox"/> Land <input type="checkbox"/> Building <input type="checkbox"/> Contents
		<input type="checkbox"/> Land <input type="checkbox"/> Building <input type="checkbox"/> Contents
		<input type="checkbox"/> Land <input type="checkbox"/> Building <input type="checkbox"/> Contents
		<input type="checkbox"/> Land <input type="checkbox"/> Building <input type="checkbox"/> Contents