

MORTGAGE LOGO

04/17/2025

Janice Landry
15198 Peach St,
Chino Hills, CA 91709-2594

Hi, Janice

If you're considering a cash-out refinance, I can offer you exceptional rates, loan programs, and services. Our first and second loan options include Full Doc, Interest Only, Asset Related, Bank Statement, Profit & Loss (P&L), and Debt Service Coverage Ratio (DSCR) loans. We also offer Full Doc, DSCR, Bank Statement, and Stated Income commercial loans.

To ensure unparalleled rates, we use a rate compilation service to source the wholesale lender that can provide you with the best rates and services.. Please reach out if you have any questions or need more information.

Regards, Dustin Rose. Cell: (510) 7865-8976 Email: Dustin@mortgagelogo.com NMLS # 1241765



Loan Examples			
Option 1 30 Year fixed	Option 2 5/1 ARM *	Option 3 Bank Statement I.O **	Option 4 DSCR. IO ***
Loan amount: \$469,343	Loan amount: \$469,343	Loan amount: \$469,343	Loan amount: \$469,343
Rate: 6.25% APR: 6.355%	Rate: 5.875% APR: 5.978%	Rate: 7.375% APR: 7.488%	Rate: 7.25% APR: 7.362%
Monthly payment: \$2,890 Payment with est. closing costs \$2,939	Monthly payment: \$2,776 Payment with est. closing costs \$2,831	Monthly payment:**** \$2,885 Payment with est. closing costs \$2,946	Monthly payment:**** \$2,836 Payment with est. closing costs \$2,892
<p>Rates are as of 04/17/2025 and can change without notice. Above rates are based on an owner-occupied, cash-out refinancing, 740 FICO, and the above homeowner's loan-to-value of 53% * After the initial 5 years, the monthly rate will be 7.104% and the monthly payment will be \$3,155. The monthly rate and payment can change once every six months. ** You can qualify with 12 months of bank statements, no tax returns, pay stubs, or W2s are needed. *** With a Debt Service Coverage Ratio, we use your rental income to qualify you for a loan; few documents are required.. **** Mortgage monthly payment is interest only</p>			

Janice, my approach is centered around understanding each client's unique financial situation and goals. I take the time to educate them about their options and guide them through the mortgage process, ensuring they feel confident and informed every step of the way. I am committed to providing exceptional customer service and building long-term relationships with my clients.

I am also skilled in analyzing credit reports, income statements, and other financial documents to determine loan eligibility. I have a strong understanding of underwriting guidelines and work closely with lenders to ensure a smooth and efficient closing process. My goal is to make the dream of homeownership a reality for my clients.

Testimonials

I recently had the pleasure of working with Dustin on my mortgage, and I couldn't be happier with the experience. As a first-time homebuyer, I was understandably nervous and overwhelmed by the process. However, Dustin took the time to explain everything clearly and patiently, answering all my questions and addressing my concerns. He was incredibly knowledgeable about the different loan options available and helped me find the perfect one to fit my needs and budget. Dustin was always responsive and available, keeping me informed every step of the way. He made the entire process smooth and stress-free. I highly recommend Dustin to anyone looking for a mortgage. His professionalism, expertise, and dedication to his clients are truly exceptional. Thanks to him, I am now a proud homeowner! **James B**

I recently worked with Dustin on refinancing my home, and I am extremely satisfied with the results. Dustin's expertise and attention to detail made the entire process seamless and stress-free. He took the time to understand my financial goals and helped me secure a loan that saved me a significant amount of money. Dustin was always available to answer my questions and address any concerns I had along the way. His professionalism and dedication to providing excellent customer service are truly commendable. I highly recommend Dustin to anyone looking for a mortgage or refinance. **Dean G.**

Been a client with Dustin and Mellisa at Mortgage Logo for a while now and they've been fantastic for all of my real estate loan and refinancing needs. Exceptional customer service and execution of quality work that's quite honestly unmatched from any other company I've dealt with in this industry. But even more importantly, they're great people that I will be doing more business with in the future, and would 100% recommend them and their services to others. **Howie J**

Working with Mortgage Logo for your refinancing or home purchasing needs is a no-brainer. We worked with Dustin on multiple loan financings and refinancings, and the process was a breeze every time because of Dustin and Mortgage Logo's organization and experience. Approval was quick, with rates matching or beating the lowest rates we saw elsewhere, and we funded well ahead of schedule. We'll definitely look to work with Dustin again. **Daniel M.**

Information contained in your credit report was used in connection with this offer. You've received this offer because you satisfied certain criteria for creditworthiness for Mortgage Logo. Credit may not be extended if after you respond to this offer, you no longer meet the selection criteria, cannot provide certification of income and/or a current credit report shows adverse information.