



WEST SHELL

## Seeking a home mortgage? Rates are great!

**Coldwell Banker Home Loans** is the fastest, simplest, most convenient way to finance your home.

**Coldwell Banker Home Loans:** Call **Mark Whitworth** at (513) 259-1657, he is a **Coldwell Banker Home Loan Mortgage Advisor** located in Cincinnati, Oh.

Or call toll free for a loan representative at **1-866-840-4929** ~ **Coldwell Banker Home Loans** is open **Monday-Friday 8:30 a.m. – 8:00 p.m. & Saturday 10:30 a.m. – 7:00 p.m. ET**

### Items asked for your pre-approval (have them ready):

**Name address phone number and Social Security Number**  
**Info on current mortgage company**  
**Gross monthly income**  
**Employment Info**  
**Any other income**  
**Source of down payment**  
**Your Bank name and approximate balance**  
**Value of assets, stocks, bonds, ect.**  
**Net worth of business owned**  
**Credit cards and installment loans (they will confirm with you)**  
**Info on any other properties owned (rentals, investment, second home)**  
**Child Support if applicable**

Get **Pre-Approved** in as little as **20 minutes**. Find a home. Return the signed documents we send you, in the pre-paid courier package. Close on time!

**GUARANTEED** Same-day loan decision or we pay you **\$250**.

**GUARANTEED** We'll meet your requested closing date—or reduce the interest rate 1/8 of one percent for the life of the loan.

### **The Best Process**

Coldwell Banker Home Loans is the fastest, simplest, most convenient way to finance your home. Buyers can call 6 days a week and within about 20 minutes, receive a loan decision. With a **guaranteed pre-approval from Coldwell Banker Home Loans**, a seller can be confident in the buyer's ability to finance. Coldwell Banker Home Loans offers a wide range of products and programs to meet your particular needs. You can even apply online.

Safeguard your interest rate against market fluctuations - ask **Coldwell Banker Home Loans** about the **Pre-Purchase Rate Protection**. This is good when you know it may take you a while to find a home and the rates are looking to be going up. Few Mortgage Companies offer this.

\*\*Good luck. Have the consultant **fax me your pre-approval** to (513) 332-9911. Now together we can find you the right home. Thanks and good luck!

**Sheri Mapes, Realtor (513) 253-7156** [www.CincyHouseExpert.com](http://www.CincyHouseExpert.com)