

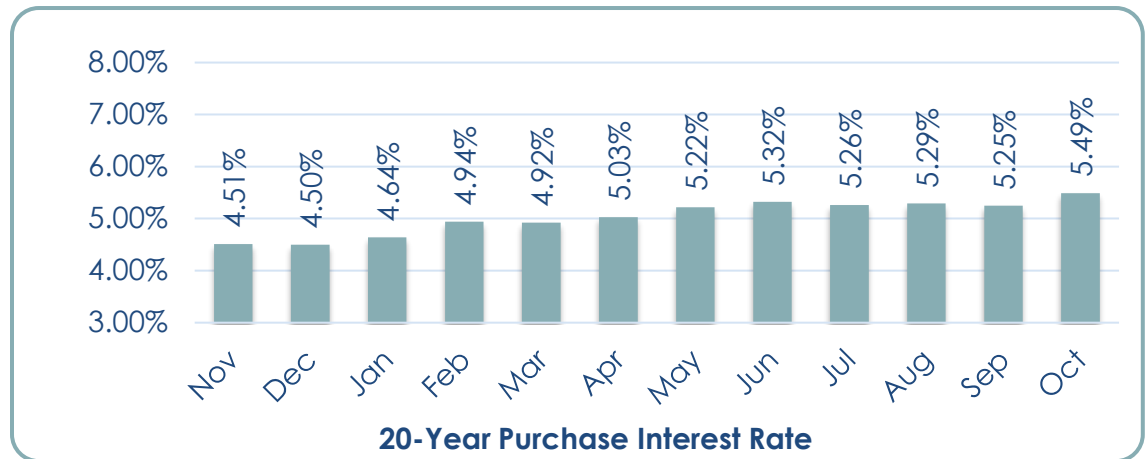
October 2018

Purchase Loans:

25-year: 5.53%
20-year: 5.49%
10-year: 5.25%

Refinance Loans:

25-year: 5.57%
20-year: 5.53%
10-year: 5.32%



Evergreen Business Capital is the Northwest's leading SBA 504 loan program expert. With over 35 years in the industry, we are the only company in the Northwest to have earned SBA's Premier Certified Lender Status, and we are consistently the highest volume 504 lender in the region. Evergreen assists businesses in Washington, Oregon, Alaska, and Northern Idaho with the acquisition/refinance of commercial real estate and equipment.

The 504 Program

- Financing for long term fixed assets
- The SBA-guaranteed loan is in a second lien position behind a traditional lending institution
- As a supplement to traditional financing, borrower may finance up to 90% of the asset cost/value

Loan Terms

- **Amount:** SBA maximum is either \$5 million or \$5.5 million depending on type of project. No max on first lien loan.
- **Term:** Fully amortized with a 10, 20, or 25-year term, depending on useful life of the assets being financed.
- **Rate:** Low, fully fixed rate based on a monthly debenture bond sale
- **Collateral:** Typically only the fixed assets being financed

Commercial Real Estate Purchase or Refinance

- Owner-occupied properties (51%+ of existing building, 60%+ for new construction)
- Minor amounts of shorter-term fixed assets may be included in the financing package on a case-by-case basis

Equipment Purchase or Refinance

- Up to 90% of cost for new equipment, no appraisal required
- Appraisal required for used assets
- Equipment must have a useful life of 10+ years
- Cars, trucks, and airplanes are ineligible

Benefits to Businesses

- Lower down payment than traditional financing
- Fully fixed rate
- No balloon payment

Benefits to Participating Lenders

- Lower loan-to-value; typically 50%
- CRA Credits
- Evergreen works with the SBA on all application and servicing requirements

EVERGREEN BUSINESS CAPITAL

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Evergreen Business Capital is an equal opportunity lender