Anna & Duncan



3 Single Family Properties

Member since 2012

Arlington Purchase \$86,500k / ARV \$113k







Ft. Worth
Purchase \$100k / ARV \$135k



Haltom City - Living Rehab BEFORE



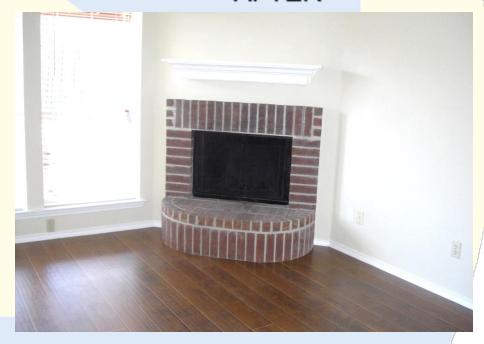
Haltom City - Living Rehab AFTER



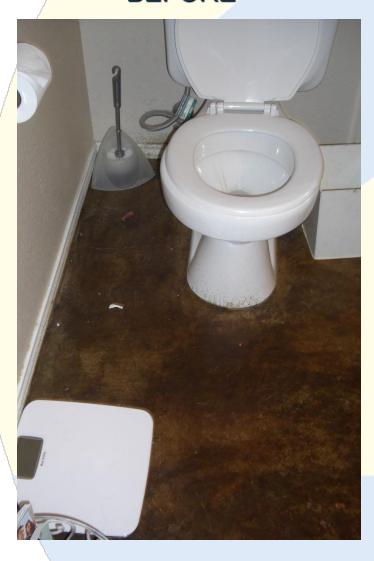
Ft. Worth Living Rehab BEFORE



Ft. Worth Living Rehab AFTER



Ft. Worth - Bath Rehab BEFORE



Ft. Worth - Bath Rehab AFTER



Arlington - Property 1

Purchase Price
After Repaired Value (ARV)

\$ 86,500

\$ 113,000

30,100

24,019

24%

Lee Lifestyles Agent

Net Equity (Equity - Rehab)

Cash Out of Pocket

Return On Capital (Unrealized Capital Gain / COOP) 125%

Monthly Yearly

Rent \$ 1,250 \$ 15,000

Cash Flow \$ 490 w/Property Mgt. \$ 5,880

Cash-On-Cash Return (Cash Flow / COOP)

Haltom City - Property 2

Purchase Price
After Repaired Value (ARV)

\$ 90,000

\$ 123,000

33,100

14,857

Lee Lifestyles Agent

Net Equity (Equity - Rehab)

Cash Out of Pocket

Return On Capital (Unrealized Capital Gain / COOP) 222%

Monthly Yearly
Rent \$ 1,100 \$ 13,200
Cash Flow \$ 257 w/Property Mgt. \$ 2,880
Cash-On-Cash Return (Cash Flow / COOP) 19%

Ft. Worth - Property 3

Purchase Price \$ 100,000 After Repaired Value (ARV) \$ 135,000



Lee Lifestyles Agent

Net Equity (Equity - Rehab)	\$ 12,99
Cash Out of Pocket	\$ 31.50

Return On Capital (Unrealized Capital Gain / COOP) 41%

		Monthly		Yearly
Rent	\$	1,300	\$	15,600
Cash Flow	\$	340 w/Property	Mgt. \$	4,880
Cash-On-Cash Return (Cash Flow / COOP)				13%

RECAP – 3 Properties

Purchase Price
After Repaired Value (ARV)

\$ 276,000

\$ 371,000

76,192

70,501

Lee Lifestyles Agent

Net Equity (Equity - Rehab)

Cash Out of Pocket

Return On Capital (Unrealized Capital Gain / COOP) 108%

Monthly Yearly

Rent \$ 3,650 \$ 43,800

Cash Flow \$ 1,087 w/Property Mgt. \$ 13,044

Cash-On-Cash Return (Cash Flow / COOP) 18%

How did Anna & Duncan achieve this?

- Joined Lifestyles Unlimited after listening to their friend Rudy (Lifestyles member) talk about his Single and Multi Family investments made through Lifestyles Unlimited.
- Participated in Lifestyle classes and Single Family Road trips.

 Utilized Lifestyle Agents, Mentors & Vendors to Locate, Purchase, & Rehab their Property

How Did Buy & Hold Investing change Anna & Duncan's Life?

 We now have an investment that we can control and which is building a long term security for us and our daughter and new-born twin boys!



Anna & Duncan's Goals

Short term:

Purchase Property #4

Long term:

 Create a portfolio of Single Family Rentals that will build long term security and allow us to enjoy a more comfortable lifestyle.

Anna & Duncan would like to thank their Team! Questions?











COMPLETE HOME REMODELING



