

MCD regulated bridging finance

decision on principle form v05



your details

Introducers name Company
 Office tel. Mobile tel.
 Introducer's contact details
 Your email

Do you have FCA Mortgage Advice permissions? Yes No Who will be providing advice to the client on this transaction? You SBF

Are you FCA directly authorised An Appointed Representative An Introducer Appointed Representative Network

FCA No. Have you charged a fee to the Applicant(s) for introducing this application to us? Yes No

Please indicate how much you would like to earn from this introduction to us

Lenders already approached (must be completed)

finance requirements

Amount required Term Required Date funds required by

Reason for advance New property purchase whilst awaiting sale Re-Finance whilst awaiting sale Capital Raising Other

Purpose of advance

Reason for requesting bridging finance

Charge to be taken First charge Second charge Exit strategy Sale Sale at auction Refinance Other

How will bridging finance be redeemed Expected repayment date

applicant(s) details

	borrower one	borrower two
Full Name	<input type="text"/>	<input type="text"/>
Date of Birth	<input type="text"/> <input type="text"/> <input type="text"/> Title <input type="text"/>	<input type="text"/> <input type="text"/> <input type="text"/> Title <input type="text"/>
Residential Address	<input type="text"/> <input type="text"/> <input type="text"/> Postcode <input type="text"/>	<input type="text"/> <input type="text"/> <input type="text"/> Postcode <input type="text"/>
Time at address	<input type="text"/> yrs <input type="text"/> mths Marital status <input type="text"/>	<input type="text"/> yrs <input type="text"/> mths Marital status <input type="text"/>
Nationality	<input type="text"/>	<input type="text"/>
Is applicant	UK resident <input type="checkbox"/> Ex-pat <input type="checkbox"/> Foreign national <input type="checkbox"/>	UK resident <input type="checkbox"/> Ex-pat <input type="checkbox"/> Foreign national <input type="checkbox"/>
Contact details	mobile <input type="text"/> work <input type="text"/> email <input type="text"/>	mobile <input type="text"/> work <input type="text"/> email <input type="text"/>
Does applicant have a residential mortgage?	Yes <input type="checkbox"/> No <input type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>
If Yes, mortgage balance	<input type="text"/> Monthly payment <input type="text"/>	<input type="text"/> Monthly payment <input type="text"/>
Any mortgage arrears in the last 24 months?	Yes <input type="checkbox"/> No <input type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>
Any court judgements in the last 24 months?	Yes <input type="checkbox"/> No <input type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>
Any defaults in the last 24 months?	Yes <input type="checkbox"/> No <input type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>
Any missed unsecured credit payments in the last 24 months?	Yes <input type="checkbox"/> No <input type="checkbox"/>	Yes <input type="checkbox"/> No <input type="checkbox"/>
Personal net worth	<input type="text"/>	<input type="text"/>
Is Applicant	Employed <input type="checkbox"/> Self employed <input type="checkbox"/> Retired <input type="checkbox"/>	Employed <input type="checkbox"/> Self employed <input type="checkbox"/> Retired <input type="checkbox"/>
Occupation	<input type="text"/>	<input type="text"/>
Annual Income	<input type="text"/>	<input type="text"/>

details of property offered as security

Does applicant live in this property? Yes No If Yes, is the property already listed on the market for sale? Yes No

Property address
Postcode

Property description

Title **Freehold** **Leasehold** Lease years remaining years Ex-Local Authority owned? Yes No

Property type **House** **Bungalow** **Maisonette** **Flat** Condition of property

If a flat/maisonette **Number of floors in the block** **Number of flats in the block** **Floor number property is located on**

Number of **Bedrooms** **Receptions** **Bathrooms** **WC's**

Current property value (bricks/mortar value only) Purchase price Date of purchase

Name of mortgagee Amount owed Monthly payment

Is the Applicant offering a First Charge or Second Charge on this property? First Second

details of additional property offered as security

Does applicant live in this property? Yes No If Yes, is the property already listed on the market for sale? Yes No

Property address
Postcode

Property description

Title **Freehold** **Leasehold** Lease years remaining years Ex-Local Authority owned? Yes No

Property type **House** **Bungalow** **Maisonette** **Flat** Condition of property

If a flat/maisonette **Number of floors in the block** **Number of flats in the block** **Floor number property is located on**

Number of **Bedrooms** **Receptions** **Bathrooms** **WC's**

Current property value (bricks/mortar value only) Purchase price Date of purchase

Name of mortgagee Amount owed Monthly payment

Is the Applicant offering a First Charge or Second Charge on this property? First Second

preferred payment options (complete if you are providing advice)

Interest **Option 1** Payments made by Standing Order monthly in arrears (loan serviced monthly) - affordability must be evidenced.

Option 2 The Applicant(s) would prefer to have interest added to the Loan monthly (rolled interest).

Fees **Completion Fee:** Paid directly Added to loan Deducted from net loan advance

Legal Fees: Paid directly Added to loan Deducted from net loan advance

additional information

Please tick this box if you have attached Additional Information sheets to this form

please read to applicant(s)

Under the Data Protection Act I need to advise what will happen to the personal information you provide. Specialist Bridging Finance shall use it to obtain soft credit reference agency searches, and underwriting and processing your finance application. It will be kept on their computer systems and files. The information given may be recorded with one or more credit reference agencies, and used by Specialist Bridging Finance, their lenders or other companies for making credit decisions about you and other members of your household, for tracing debtors, for controlling fraud and money-laundering.

(ONLY READ IF MORE THAN 1 APPLICANT) You are disclosing information about a joint applicant, and you are confirming you are entitled to do so. An 'association' between joint applicants and between you and anyone you tell us is your financial partner will be created at the Credit Reference Agencies. This will link your financial records, each of which will be taken into account in all future applications by either or both of you until one of you successfully files a disassociation at the Credit Reference Agencies.

May we have your permission for the credit search and the storage of your personal information? (please tick this box when read)

FORWARD TO US TODAY BY EITHER OF THE FOLLOWING METHODS

 **0800 810 1005**

 **bridging@specialfinance.co.uk**