



INVESTMENT DIRECTION FORM

Instructions for Investing in Real Estate

Email to:
investments@iraclub.com

Fax to:
(312) 283-2615



[Secure Upload link.](#)

PREPARING FOR THE PURCHASE

When making an investment with your IRA, 401(k), or Health Savings Account, the documentation must indicate that the qualified account is the investor or buyer. Titling the investment properly ensures it maintains its qualified plan/ tax-advantaged status.

DOCUMENTS REQUIRED

Buyer's Name on all documents to be recorded as:

IRA Club, Administrator & Meridian Bank, Custodian FBO [Account Owner's Name].[IRA/HSA]
[Account #]

Buyer's Address on record:

IRA Club
PO Box A3535
Chicago, IL 60690

Account Owners:

Please sign or initial all documents as read and approved.

PRE-CLOSING CHECKLIST FOR EARNEST MONEY	<ul style="list-style-type: none">• IRA Club Investment Direction Form• Purchase Contract
DOCUMENTS FOR CLOSING	<ul style="list-style-type: none">• IRA Club Investment Direction Form• Proposed Copy of Warranty Deed• Title Commitment / Title Insurance• Settlement Statement / HUD• Escrow Instructions• Loan Document (only if property is being financed)
REQUIRED DOCUMENTS POST- CLOSING	<ul style="list-style-type: none">• Original Recorded Deed• Original Title Policy• Copy of Liability Policy



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Are you in a hurry?

☐ **Next Day - must receive by 2 PM CT
+ \$175**

☐ **Same Day - must receive by 12 PM CT
+ \$275**

ACCOUNT OWNER INFORMATION

Full Name IRA Club Account Number

Email Phone Number

IRA Club will call this number for verbal confirmation.

PROPERTY INFORMATION

Earnest Money Deposit

☐ Yes

☐ No

Cash Purchase

☐ Yes

☐ No

Cash to Send \$

Share of Ownership %

Property Address City, State, Zip Code

Purchase Amount \$ Closing Date

CLOSING INFORMATION

Closing Agent/
Title Company

Email Phone Number

NOTE: Please sign the purchase and closing agreements as "Read and Approved."

An authorized signer at IRA Club will countersign the HUD/Settlement Statement on behalf of the IRA Club account.
IRA Club does not compensate nor receive compensation from the above closing agent or title company.

FUNDING INSTRUCTIONS FOR A WIRE TRANSFER

Credit Account Number ABA Routing Number

Credit Account Name Receiving Bank Name

Account Holder
City & State Receiving Bank
City & State

Reference / Memo



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OR REQUEST A PAPER CHECK

☐

USPS Mail

☐

FedEx Overnight + \$75 - *optional*

Make Check Payable To

Recipient
Address

INVESTMENT PROCESSING FEES

☐

Deduct Fees from Account

☐

Charge Credit Card

Name on Card

Billing Zip Code

Credit Card
Number

Expiration Date,
CVV Code

ACKNOWLEDGEMENT AND SIGNATURE

By signing below, I agree to the following terms and conditions:

- **Investment Responsibility:** I understand that I am solely responsible for selecting, reviewing, and managing all investments made within my account.
- **No Investment Advice:** IRA Club does not offer investment advice, analyze risk, or assess the suitability, viability, or merit of any IRA investments.
- **Liability Release:** I release IRA Club from any liability and agree to hold them harmless for any investment or asset sale I direct that may violate federal, state, or IRS regulations.
- **Due Diligence:** I confirm that I have conducted my own due diligence to my satisfaction on this investment and request that IRA Club and Custodian hold title to the asset on behalf of my IRA Club account.
- **Legal Action:** I acknowledge that IRA Club is not responsible for pursuing legal action in case of investment defaults, fraud, bankruptcy, or other legal issues.
- **Real Estate Expenses:** The IRA must pay all real estate expenses (e.g., property taxes, insurance premiums, association payments, utility bills, repairs, and improvements). If such funds are unavailable, I will be responsible for any penalty. IRA Club does not monitor costs due.
- **Prohibited Transactions:** I certify that, to the best of my knowledge, this investment does not constitute a prohibited transaction under the Internal Revenue Code.
- **No FDIC Insurance:** This investment is not insured by the Federal Deposit Insurance Corporation (FDIC).
- **Appraisals and Valuations:** I agree to appraise the investment upon request, particularly if such request pertains to a taxable event. Additionally, I agree to furnish IRA Club with an annual fair market value assessment.
- **Documentation:** I acknowledge that IRA Club is not responsible for processing investment directions for which I failed to provide the necessary supporting documentation.
- **Agreement Review:** I have reviewed and understood the IRA Custodial Account Agreement (5305), Account Disclosure, and IRA Club Fee Schedule, which are available at www.iraclub.com.

I acknowledge full responsibility for the selection, due diligence, management, review, and retention of all investments within my self-directed account. I understand that the Custodian does not function as a "fiduciary" for my account as defined by applicable laws. I hereby authorize IRA Club and the Custodian to proceed with the specified transaction for my account in accordance with the terms and conditions of my Custodial Account Agreement.



Account Owner
Signature

Date Signed