



# REI CAPITAL GUYS FUND OVERVIEW

**BE THE BANK - THE MOST  
PASSIVE WAY TO INVEST  
IN REAL ESTATE®**

<b>FUND NAME</b>	REI Capital Guys Fund LLC
<b>FUND INVESTOR OFFERING</b>	Promissory Note to investors Fixed rate of return
<b>FUND PURPOSE</b>	Generate truly passive, high-yield, consistent returns secured by real estate
<b>TRACK RECORD</b>	Managers have 13 years combined lending experience
<b>RISK PROFILE</b>	Investor funds are pooled and diversified across entire loan portfolio  All loans backed by real estate, signed loan documents, and title and property insurance  Loan-to-Value typically 65-70%  Loans are short term, typically 6-9 months
<b>INVESTOR SECURITY</b>	Promissory Note from the fund LLC. All investors equal in seniority
<b>FUND TERM</b>	Evergreen
<b>REDEMPTIONS</b>	No lock-up period. 90 days notice for return of capital
<b>NOTE FIXED RATE YIELDS</b> (based on investment amount)	7% : \$25,000 minimum 8% : \$250,000 minimum 9% : \$500,000 minimum 10% : \$1,000,000 minimum
<b>INTEREST DISTRIBUTION FREQUENCY</b>	Monthly
<b>OPTION TO AUTO-INVEST / COMPOUND</b>	Yes. All or a portion at investor's election
<b>DISTRIBUTIONS START</b>	Upon investing
<b>TAX TREATMENT</b>	1099-INT
<b>RETIREMENT INVESTMENT OPTION</b>	Yes, Self-Directed IRA, Solo 401k, HSA, 529
<b>MUST BE <u>ACCREDITED</u></b>	Yes, SEC 506(c)
<b>CONTACT INFO:</b>	Mike Seidl & Zach Richards invest@REICapitalGuys.com <a href="https://REICapitalGuysCommunity.com">REICapitalGuysCommunity.com</a> Book a Call: <a href="https://bit.ly/CommunityMemberRR">https://bit.ly/CommunityMemberRR</a>

Risk Disclaimer: Investing in private real estate funds and notes backed by real estate carries various risks, including losing all of your initial investment. Your unique financial circumstances and investing goals should be the basis of your purchase and investment decisions. REI Capital Guys, its executives, and its representatives can't promise or guarantee that you'll be successful. Before investing, speak with a tax or financial expert. Past performance is no guarantee of future results. This document is only a summary of the offering, you can find the full details and disclosure in the fund offering materials.