

ENGAGEMENT SERVICE OFFERED BY PLATINUM MORTGAGES UNDER OUR TERMS OF ENGAGEMENT

The Platinum Mortgage Group of companies provide several services to consumers and business owners including sourcing of business finance, sourcing of non-bank property loans, sourcing of private consumer loans and sourcing of very, very urgent loans.

Our private lenders include institutional providers, SMSF's, private company providers, accountant-client funds, solicitor-client funds and loans offered from several millionaires strategically located across Australia each focusing on their own state or capital city.

Private lenders rely on interest rate income and fees they charge.

Platinum Mortgages relies on **brokerage** (success fee) fees and (only when applicable) **engagement*** fees.

<p>Platinum Mortgages is a provider of Very, Very Urgent loans</p> <p><i>Security includes registered Caveats on all properties, registration in the PPSR for all personal items of value and fixed and floating charge on company/ies where the applicant/s is/are directors</i></p>	<p>Platinum Mortgages offers a very, very urgent loan service to all types of borrowers and charges an appropriate engagement fee based on difficulty of the loan and scope of work required:</p> <ul style="list-style-type: none"> • Initial review of requirement(s) • Drop everything and concentrate 100% on meeting deadline for loan • Analysis of borrower type, security offered, location of security, identification of personal items to be offered as security ie cars, boats, personal effects etc, repayment of loan when no longer required – provided in loan application package • Sourcing one or more Caveat lenders that can assist with the clients extremely urgent loan requirements • Determining if a valuation is required and obtaining the fee if one or more are required. Not generally required for bridging loans due to time constraints • Presenting the loan application and supporting documentation to one or more lenders and negotiating to secure one or more offers for clients • Presenting suitable loan offers to clients for their review • Confirming and progressing loan offers - acting as intermediary between lender and borrower • Assisting clients with suitable lawyer selection upon request • Instructing lenders to prepare loan agreements for clients to review • Assisting clients with preparation for settlement by continuing to liaise between lender, lenders legal team, client and client's legal team • Providing borrowers with post settlement assistance including monthly repayments, rollovers, discharge, refinancing, take-out finance using traditional lenders and additional loans <p>Typical engagement fees start at \$5,500. Platinum will advise fee prior to accepting loan request</p>
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* Engagement fees will apply for urgently required loan(s) secured by one or more registered Caveats, personal property registered on the PPA register, company fixed and floating charges and AllPAAP. This is the only fee that is once-off, payable up-front, is non-refundable to Platinum Mortgages and is in addition to any brokerage.