



**NoteSchool**

Superior Training, Superb Results!

# MENTORING

## JOIN US ON THE FASTEST PATH TO SUCCESS

**W**hether you're a new investor or a seasoned pro, if you're serious about building and growing a note investing business, you should know that you can double your chances of success, at least, by investing in one of our Noteschool programs.

The goal with these programs is to help you reach your financial targets – now and well into retirement. These programs include mentoring, self-guided learning, and a membership site jam-packed with real-world case studies, forms, and checklists. It's also a place to connect with fellow students and more.

You've learned a lot about notes already, but the landscape often changes. That's why you will love

working with an experienced team whose NUMBER ONE goal is to make you a success in this business.

From time to time you'll even have Eddie Speed himself looking over your shoulder to make sure you're on the right track.

Now, there's no reason you can't "Go It" on your own and figure everything out... eventually. But if you want to cut years off your learning curve and start making solid money investing in notes NOW, then take advantage of the personal access to Eddie and his team today.



**To apply for membership go to:**  
**[Noteschool.com/application](https://Noteschool.com/application)**

## WHAT PEOPLE ARE SAYING

*"We're receiving a check for \$30,000 on an \$11,000 investment..." - Jason*

*"Its taken our real estate business to the next level... Eddie has gone way beyond our expectations." - Brian*

*"I am here to learn what is coming up and what we should expect in the next 2-5 years..."- Tim*

*"I can't speak highly enough of the titanium package." - Ryan*



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# MENTORING PACKAGES

GOOD  
PLATINUM

BETTER  
DIAMOND

BEST  
TITANIUM

90 Day NPL Deal Blueprint Immersion (PL, CF, NPL)	★	★	★
Insider Note Network Access	★	★	★
Vetted Vendor Network Access	★	★	★
Weekly Deal Labs to Review Pricing, Structuring, Work Out and Vendor Usage/Management	★	★	★
Fast Track to Funding Fortunes - Capital Playbook	★	★	★
White Glove Concierge A-Z through your first deal "Done for You"	★	★	★
Due Diligence and Closing Roadmap (Performing Notes)	★	★	★
Workout Checklist (NPL's)	★	★	★
Annual Summer Summit Event	★	★	★
Exit Strategy Outline	★	★	★
Annual Appreciation Day		★	★
In Person Office Visit with Eddie's Team (2 Total)			★
Exclusive Annual Mastermind Group for First Year and Bonus Second Year			★

## ACTION TAKER BONUSES

**Bonus #1:** FREE Additional 12 Months

**Bonus #2:** Deal Lab Archives - Indexed with Keywords and Time Stamped

# DEAL LABS

## DEAL MAKER MONDAY

### **Buying Performing Notes on NotesDirect, Note Flipping, and Master Brokering**

#### **Dealing with Note Sellers for Fee Income**

- Most effective marketing
- Negotiating and presenting offer
- Investor options

#### **Partials**

- Optimal structure & result
- Operational questions
  - What an IRA company wants
  - Spread sheets to manage
- Personal Property Trust

#### **Pledging the Note**

- Process
- Investor Understanding
- Benefits

#### **Master Broker**

- Setting up the Business
- Vetting the Investors
- Financial Modeling
- Investor "Talk Off"

### **Questions about raising capital for performing notes**

## CREATIVE TERMS TUESDAY

### **Buying and Selling property with Seller Financing (on terms)**

#### **Buying on Terms**

- Recognizing the Deal (the Vision)
- Talk-off with property seller
  - Know what you're negotiating
  - Patient & Persistent person wins
  - Financial Modeling (Terms)
  - Down Pmt–Rate–Term
  - The 45 other "Soft Terms" points
- Seller carry debt w/ no underlying debt
- Seller's existing underlying financing
- Closing Management

#### **Selling on Terms**

- Finding Penalty Box Buyers
- Using a Residential Mortgage Loan Originator
- Qualifying the Buyer
- Completing the "Wrap" Agreement
- Using a Loan Servicer
- Closing the Transaction

### **Questions about raising capital for creative finance**

## DISTRESSED DEBT WEDNESDAY

### **Non-Performing Loan Acquisition, Ownership and Management**

#### **Acquisition**

- Where to find NPL's
- How to Determine if the NPL is a Fit For You
- The 3 Big Things with NPL's
- Non-Performing Loan Pricing
- How to do Due Diligence
- Pushing the Buy Button

#### **Ownership**

- Workout Strategies (Mod, DIL, Foreclosure)
- How to Work with a Default Servicer
- What Happens if You Modify the Loan (You have a re-performing loan)
- What if you get the house via Deed in Lieu or Foreclosure

#### **Management**

- Setting up your re-performing loan with a servicer
- How do you decide what to do with the house if it's a Deed in Lieu or Foreclosure
- You have Multiple Exit Strategies...

### **Questions about raising capital for non-performing notes**



