

## ARE YOU LOOKING TO RATE LOCK AT APPLICATION?

The Madison Group has several lending partners that will **rate lock at application** and hold the interest rate between 45 and 90 days! Locking your interest rate at application can hedge against rising rates while you are waiting for your loan to close.

We recently closed on a commercial loan with a lending partner that held a 5-year fixed rate of 3.99% for 90 days. Check out the closing details [HERE](#).

With over 1,000 lending partners, The Madison Group works for you to provide loan options from the nation's top lenders. Whether you are looking for [nonrecourse](#), [cash out](#), [interest only](#), or a [long term fixed rate](#), The Madison Group can source you the best loan options available.

### [Recent Closings:](#)

- **Rate Lock at Application:** Hedge increasing rates by locking in a rate at application.  
[Recently Closed Loan – CRE.](#) \$3.6MM, 3.99% 10-year fixed rate, 30-year amortization, No PPP
- **Cash Out:** Access your equity by doing a cash out refinance.  
[Recently Closed loan – Mobile Home Park.](#) \$14.5MM, 4.50% fixed for 7 years, 30-year amortization
- **No Prepayment Penalty:** Eliminate the prepayment penalty and allow flexibility to prepay your loan, sell your property, or refinance at any time.  
[Recently Closed Loan – Multi-family.](#) \$5.175MM, 5.25% fixed for 7 years, 30-year amortization, No PPP
- **Nonrecourse / Long-term Fixed Rate:** LLCs, family groups, newly formed TICs, and investment teams can forego the personal signatures.  
[Recently Closed loan – Mobile Home Park.](#) \$3.6MM, Nonrecourse, 5.75% 3-year fixed rate, I/O

**Our clients' success is due to one simple thing:** TMG listens and then arranges superior loan options to ensure you are securing the best financing available.

[Click here](#) to view more loans arranged for investors like you.