

Advisory

David L. Gilbert, CCIM
ADVISOR

Today's Rate Update

July 21, 2008

10-year Treasury Note - 4.09%

3-month Libor - 2.79%

Prime - 5%

Fed-Funds Target Rate - 2%

■ Information Source - WSJ Online, Bank Rate Monitor



Commercial Member

The Credit Markets

10-year Treasury is trading weaker this morning with yield up at 4.09%. Today, June Leading Indicators will be reported with expectations at -0.1%. Thursday June Existing Home Sales is expected at -0.8% and Friday June New Home Sales is expected at -0.4%.

■ Information source - WSJ

Financing Specializations

- Bridge Loans
- Credit-Tenant Net Lease
- C/I Permanent Loans
- Sale-Leaseback
- Small-Balance Commercial
- Unsecured Business Loans

The "Triple Net Lease"



The NNN lease is a lease in which the lessee (tenant) pays rent to lessor (Landlord) plus pays all taxes, insurance and maintenance expenses that arise from the use of the property.

A Credit Tenant Lease is a lease wherein the Tenant is rated by one of the major credit rating companies.

Standard & Poors, Moody's, Fitch or Duff & Phelps

Investment Grade Tenants have a minimum credit rating of:

S&P— BBB

Moody's— Baa

Fitch— BBB

Duff & Phelps— BBB