

REAL ESTATE CONSTRUCTION LOAN
CHECKLIST

LOCATION: _____

1. Copy of Applicable (i) Purchase Contract or (ii) Ground Lease _____
2. Phase 1 Environmental Report _____
3. Soil Test Report _____
4. ALTA Survey _____
5. Flood Plain Certificate _____
6. Title Report – Commitment _____
 - a. Copy of all recorded plats and title exceptions _____
 - b. Review Title Exceptions _____
 - c. Acceptable Title Policy Endorsements _____
 - d. Final Title Policy _____
7. Memorandum of Ground Lease _____
8. Appraisal _____
9. Detailed listing of all budgeted costs of construction _____
 - a. Copy of Plans & Specifications _____
 - b. Copy of Site Plan _____
 - c. Copy of Building Permit _____
10. Copy of Construction Contracts (Contractor, Architect & Eng.) _____
11. Assignment of Construction Contracts (Cont, Arch & Eng) _____
12. Consent to Assignment of Const. Contracts (Cont Arch & Eng) _____
13. Deed of Trust, Assignment of Rents & Security Agreement _____
14. Landlord’s Consent to Deed of Trust and Lien Waiver _____
15. Mortgagee Consent to Deed of Trust and Lien Waiver _____
16. Construction Disbursement Agreement _____
17. Certificate of Insurance with Loss Payable Endorsements _____