



**We Buy Your Existing Home Today  
So you can Build Tomorrow.**

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Selling your home can be a **"Nightmare"**, but that's why you are reading this special report, and why you could have a qualified buyer, **within 7 days**. That's right - 7 days. Sound unbelievable? Not when the buyer is **Mine Sold Today, LLC**. While we can't promise to buy your home during the next week, we can tell you from past results, that buying a home in 7 days is routine for us.

**MINE SOLD TODAY, LLC. IS CONSTANTLY LOOKING FOR AND BUYING NICE HOMES LIKE YOURS FROM OTHER FOLKS IN THIS AREA.**

We are well qualified to buy your home, and very interested in doing just that. As you read this Report, you'll get a good idea of what to look for and some answers to commonly ask questions. First of all, we are not Realtors. We work with a number of investors who buy homes. If your home isn't right for us, chances are that we will find someone else to buy your home.

People who've never tried to sell a home themselves just don't understand all that's involved. The **details**, the **time**, the **waiting**, the **ad's** that **never seem to make the phone ring**, the **nerve shattering showings** that require you to put up with strangers walking

through your home. It can be a much bigger hassle than you ever thought possible, in fact, **it can easily turn into your worst nightmare.**

We're not Realtors, but we know what homeowners go through when they try to sell their homes. Here is the main problems sellers' face, when they are building a new home. Your first step is to decide on a sub-division and what type of home you want from the many models you have to choose from.

**The next job is to pick out a lot and place a deposit to hold it.**

After your approvals, your builder will start construction on your new home. Sounds easy, **But?** The only problem is that you have a home and have to sell it first. This can be scary.

**What if it doesn't sell right away?** Most homeowners cannot financially qualify for two homes at once. Therefore you would not be able to qualify for a new home until the old one is sold. If your home does not sell within a specified time, the builder will sell your lot to someone else. That means finding another lot. You would be put on the bottom of the pile as far as starting construction of your new home.

**What if you could qualify for both homes?** Then the builder would start your home immediately while you tried to sell the home you currently live in. Now the time constraints are transferred to you. If you do not sell the home in time, you could find yourself with two mortgage payments, leading to financial destruction.

**What if you could sell your home right away?**

**Your problems are over, or are they just starting?**

When you sell your home before your new one is completed, you have to give possession right away or within 30 days. If your new home is incomplete, you would have to move in to an apartment with an **expensive short-term lease**, your belongings would have to be stored because the apartment is smaller.

You will have to move twice and you will be living out of boxes with part of your belongings in storage, and have to change phone numbers and your mailing address. It could be months before you get your regular mail again because of all the moving you are doing. Then there is the risk that the apartment is not in the same school district and that would mean driving the kids back and forth to school and all of their functions. If you have several children in different grades, the situation gets even worse.

Timing is everything. **Problems if you don't sell. Problems if you do.**

**Here's how we can help.**

If your home meets our criteria, we can purchase and close on your home right away.

The good news for you is that we can let you stay in your existing home until your new one is completed. You do not need to move twice or put your belongings in storage. You stay in your home and keep making the payments. You will let us know when your new home will be completed and you'll be moving in. **It's that simple.**

### How do we buy your home that quickly?

Mainly we can take your home over subject to the existing mortgage, which means, we will be responsible for your payments and maintenance. We will put a Tenant/Buyer in your home and help them get financed.


At that time they will be getting the home refinanced in their name. When the home comes out of your name we will make our profit, therefore we will work diligently to accomplish that very thing.

One of the main advantages we can offer is Peace Of Mind. Sometimes the hardest aspect of having to move is actually having your home up for sale and your life in limbo. We're sure you have heard the saying, "Sometimes the not-knowing is the hardest part"! We can take

away the worry of what if my house sells to soon or what if my home doesn't sell?

We don't know how much you owe, how much it's worth or any of that. Those details can be handled when we are at your table.

What we do, and what you should know is,

If you call us, **Mind Sold Today, LLC**,  at: 215 533 8423 and give us the facts, we will either tell you on the spot, we can't help, or we will come over and leave you with an offer within 24 hours. What's more, we can close immediately and you can move when you're ready.

You see we've found we can make a profit on homes that even real estate agents have passed up because we personally handle the whole process. When we agree with you to purchase your property we take it seriously. We treat your home like it's our own. Your situation literally becomes our own. And frankly, we don't know how to make it work any other way.

We will work directly with the builder and furnish all paperwork necessary for you to qualify for your new home.

Now, we know this is a lot of information for you to digest at one time, but if you're still with us at this point, chances are you're interested in doing whatever it takes to **GET YOUR HOME SOLD QUICKLY SO YOU CAN START BUILDING TOMORROW.**

If by chance we can't do business, that's OK. We can still be friends, but we honestly believe you'll be pleasantly surprised when you call. We specialize in buying homes quickly. Let us try. You have nothing to loose.

Sincerely,

Don / **Mine Sold Today, LLC**

**PS:** Finally, we don't know how many months you've been trying to sell your home (or that you've been thinking about it), but every month you wait, it's costing you money, eating up the precious income that you worked to earn and keep. You have decided to build a brand new home. This should be a very exciting time for you. Don't let the worry of selling your old home distract you from the most exciting time of your life. There's a very good chance that we can help. Call and get the answers you need. **Don't Procrastinate, CALL TODAY!!**

**Don @ 215 533 8423**



**This Could Be You!**

We can help you get the home you deserve.

**What** If we could do exactly what we say, and you didn't bother to call?

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