



Welcome To BP Institute's Free Seminar
"Why Invest In The Gulf Coast"

Please Note That The Audio Link Should Begin
With The Presentation.

Why Invest in the Gulf Coast?

- Louisiana Opportunity
- What makes it different?
- What MyPropertyLeads.com has to offer?
 - Locate Properties
 - Help with entire process of:
 - Finding good leads
 - Prioritizing leads for best deals first
 - Doing preliminary due diligence

Ground Rules

- Mute out with *6
- Email Questions to:
seminars@MyPropertyLeads.com
- Q and A at close of call
- Larry Haines

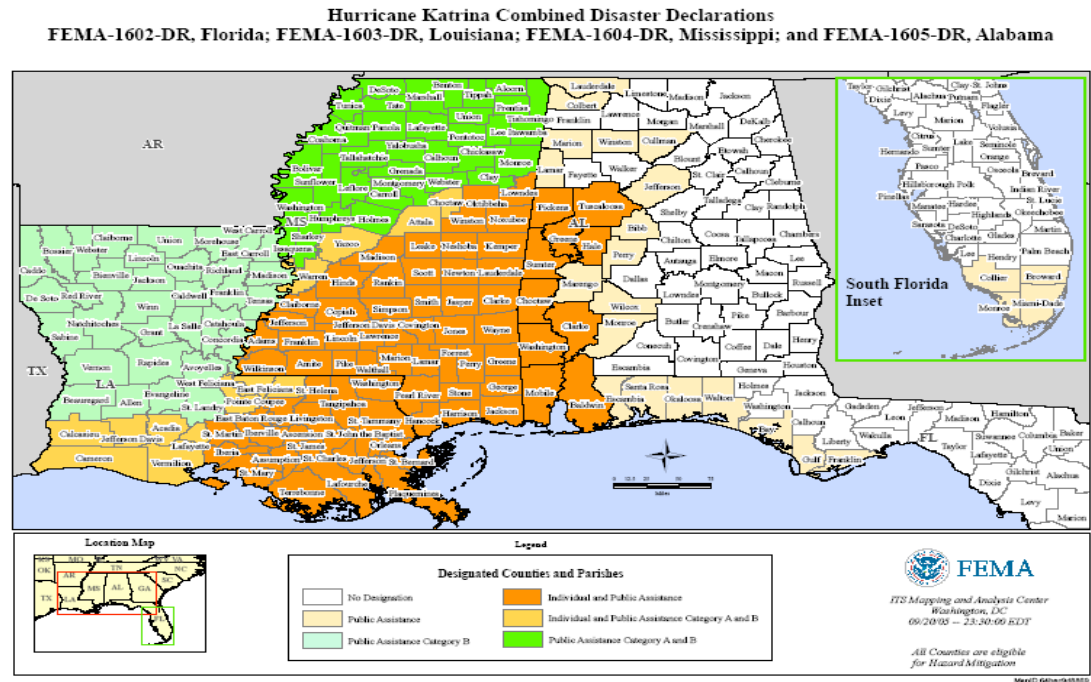
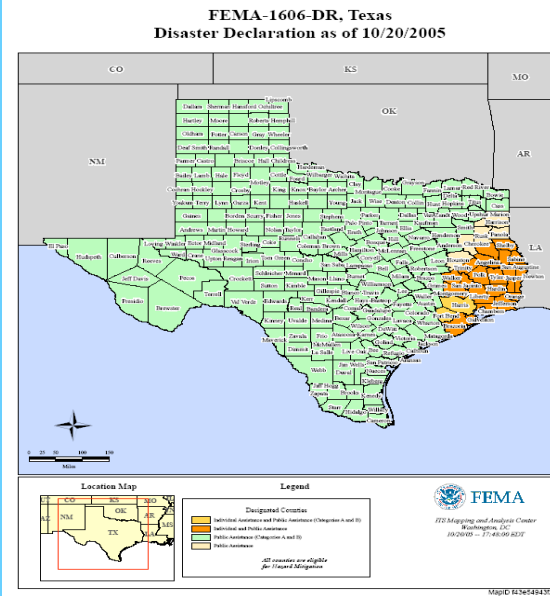
About MPL and SYFH

- To match motivated sellers of flood and storm damaged property with able, willing and ethical investors nationwide
 - MyPropertyLeads.com
 - SellYourFloodHouse.com
- For Full Time Investors
- Can “go where the deals are”

When investing, I need the most help with:

- A. Finding the deal
- B. Analyzing the deal
- C. Financing the deal
- D. Locating resources for rehabbing
- E. Exit strategy – selling the deal

Which State Is Of Most Interest To You?



A. Texas

B. Louisiana

D. Alabama

C. Mississippi

E. Florida

Our Mission

- Teach people to be great investors
- Help people find great deals
- Practice what we teach

What's In It For You?

More Deals In Less Time & More Profit

- 550 Properties In New Orleans In One Month
- 44% “Extremely Motivated” To Sell

6. How motivated are you to sell your house?		
		Response Percent
Not very		2.2%
Somewhat		8.9%
Motivated		21.5%
Very		23.7%
Extremely		43.7%
Total Respondents		
(skipped this question)		

7. Is your house listed anywhere other than SellYourFloodHouse.com?		
		Response Percent
Yes		19.1%
No		80.9%
Total Respondents		
(skipped this question)		

What's In It For You? Continued:

- Buy leads where you want them
 - City, state, zip, county or parish
- Sort and Map Leads using your criteria
 - Is this property in the flood plain?
 - Who lived in this neighborhood?
 - What was the median household income?
 - What was the median house value?

Katrina's Aftermath

- Unprecedented US devastation
- 851,000 Housing Units Damaged or Destroyed
- 200 Miles of Gulf Coast Devastated And 150 Miles Inland Damage
- 2,000,000+ People Evacuated
- 80% Of New Orleans Flooded











Risk and Reward

- Risks of:
 - More storms & flooding
 - Infrastructure slow to return
 - Insurance business slow to return
- There are greater rewards
 - Greater returns to people that act now
 - More deals per capita than anywhere else
 - Helping to rebuild communities

“Why will it come back”

- Greater New Orleans Broadcasters Association - \$100 Billion investment
- Levee rebuilding
- GO Zone legislation
- Katrina Emergency Relief Act legislation
- Mortgage Bankers Association –
 - Moratorium on mortgage payments
 - interest rates – Going higher
 - Job creation

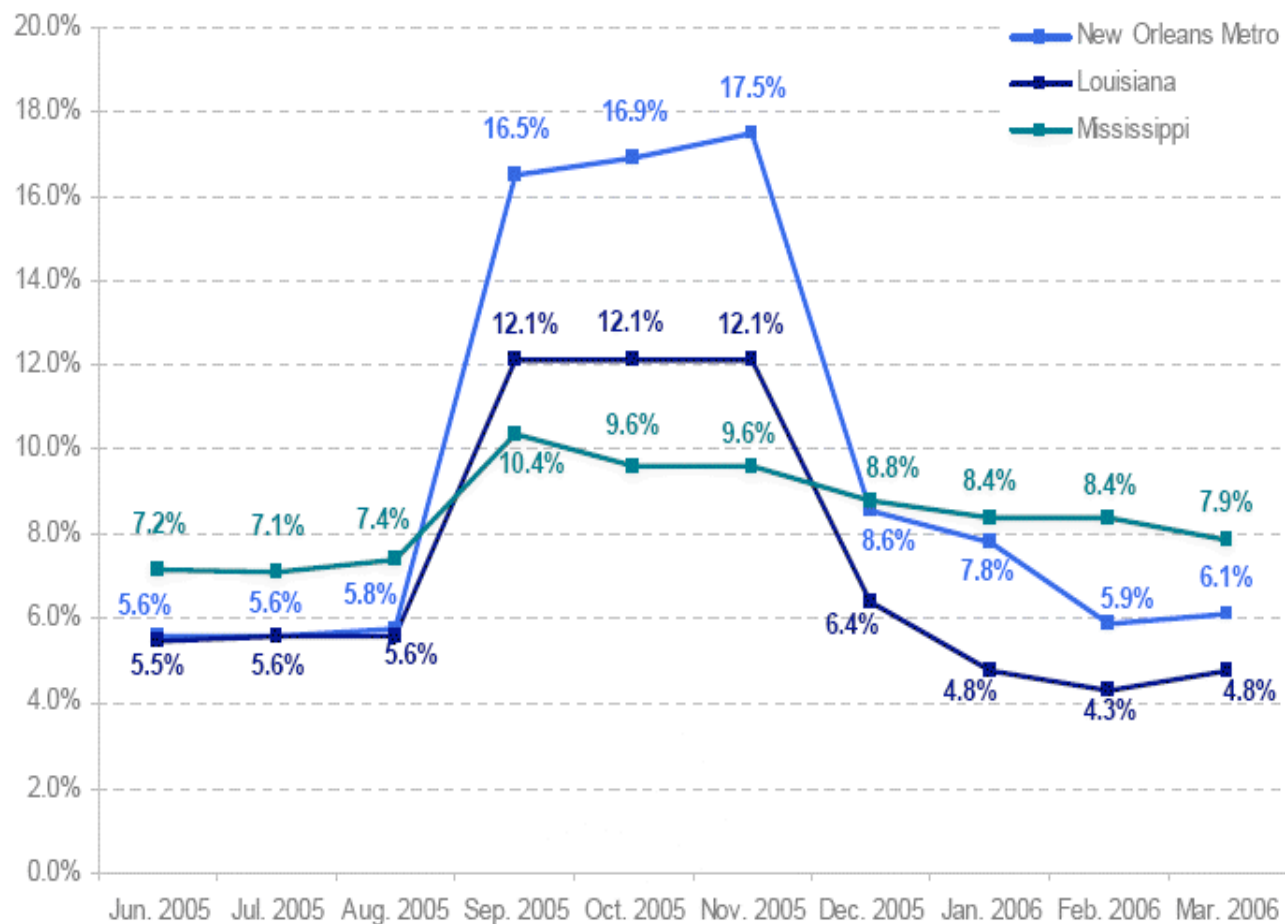
What is happening?:

Table 31. Proportion of Open Retail Food Establishments in New Orleans Metro

Month	<u>Proportion of open retail food establishments</u>
<i>Pre-Katrina</i>	100%
11/05	31%
12/05	32%
1/06	35%
2/06	37%
3/06	39%
4/06	41%
5/06	Next available: 5/2006

Source: Louisiana Restaurant Association

Figure 9. Unemployment rates in New Orleans metro, Louisiana, and Mississippi



Source: Brookings Institution analysis of data from the U.S. Bureau of Labor Statistics

Quarter	Level of Geography
	<u>New Orleans Metro Area</u>
2004, Q4	\$140,300
2005, Q1	141,200
2005, Q2	152,600
2005, Q3	162,100
2005, Q4	181,200 (p)
2006, Q1	Next available: 5/15/2006

Note: Data are not seasonally adjusted; (p): preliminary.

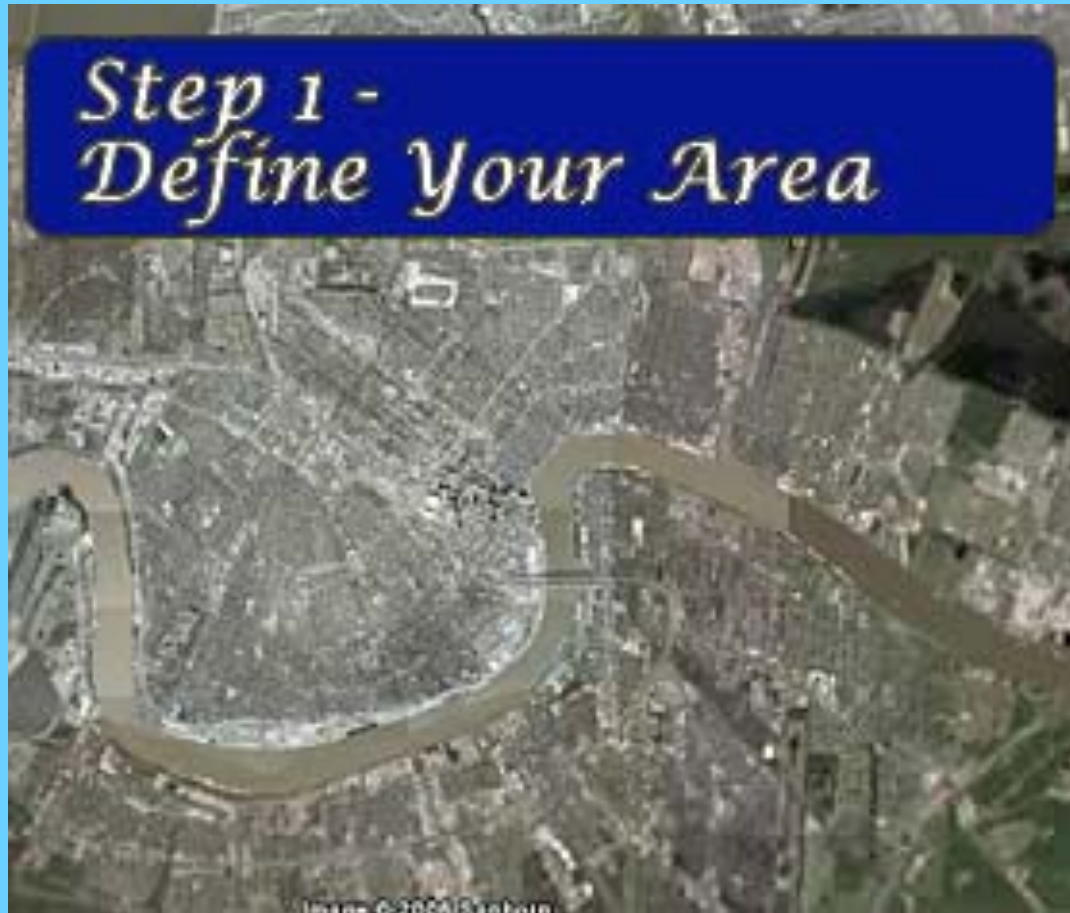
Source: National Association of Realtors

Table 10a. Median Existing Home Price, the U.S.

Tools

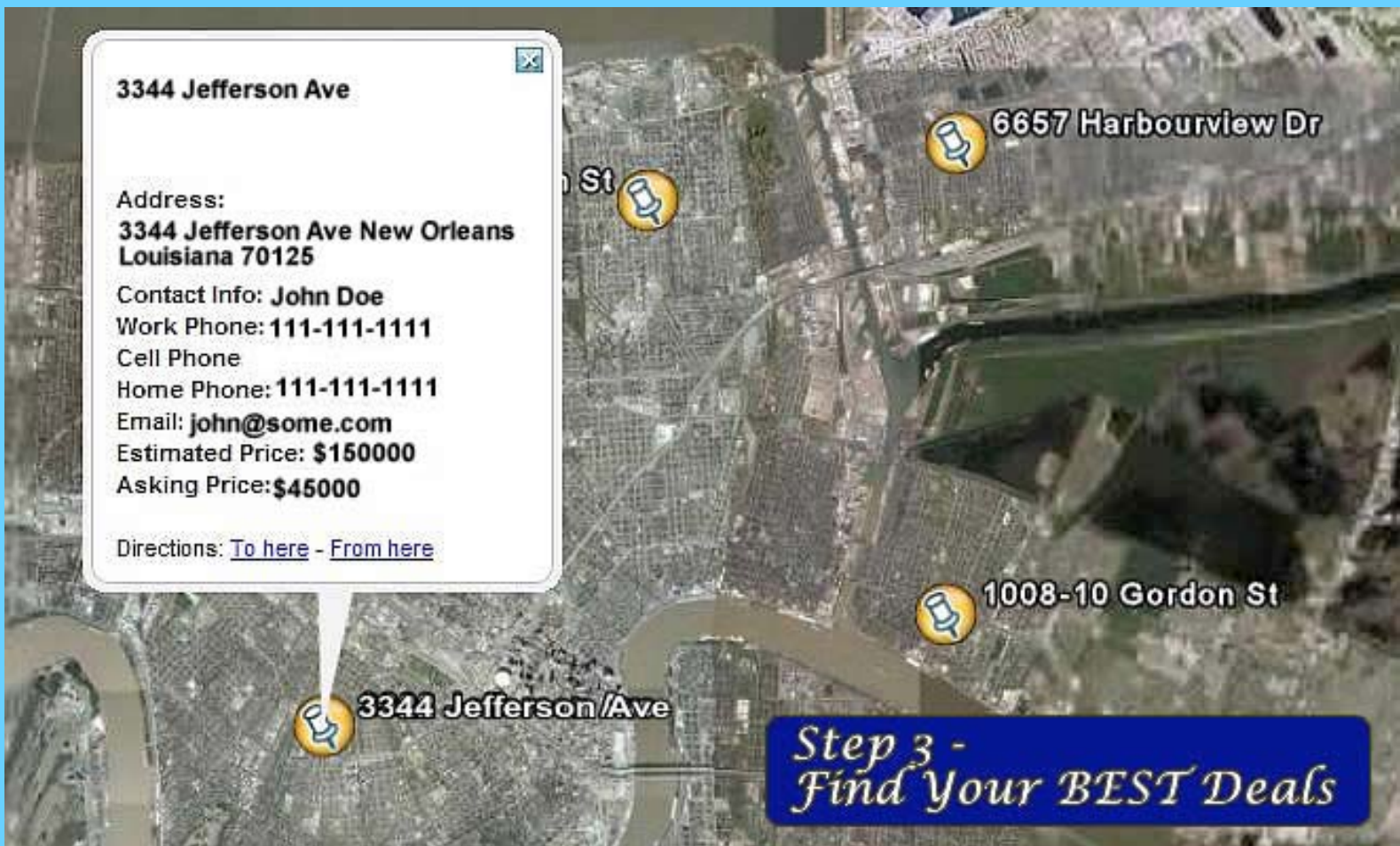
- Leads website
- Membership to purchase discount leads
- Mapping by zone

*Step 1 -
Define Your Area*



Step 2 - Map Your Leads





3344 Jefferson Ave

Address:

**3344 Jefferson Ave New Orleans
Louisiana 70125**

Contact Info: **John Doe**

Work Phone: **111-111-1111**

Cell Phone

Home Phone: **111-111-1111**

Email: **john@some.com**

Estimated Price: **\$150000**

Asking Price: **\$45000**

Directions: [To here](#) - [From here](#)

6657 Harbourview Dr

1008-10 Gordon St

3344 Jefferson Ave

*Step 3 -
Find Your BEST Deals*

Deal Example

After Repair Value	\$550,000
<=== Enter Square ft.	3161
<=== Enter Upper Floor Sq. Ft.	900
Lower Floor Sq. Ft	2261
Upper Floor Rehab \$/sq ft	\$ 22,500
Lower Floor Rehab \$/sq ft	\$ 135,660
<===Raise House (30k-90k)	\$ -
Gut house	\$ -
<== Enter Taxes (per month)	\$ 900
Builder's Risk Insurance	\$ 800
Flood Insurance (per month)	\$ 600
Interest on loan	\$ 17,600
Closing Costs In and out	\$ 60,500.00
<==Enter sq. ft. for Garage	\$ -
Miscellaneous	\$ -
Profit Potential	\$ 170,000
Maximum Allowable offer	\$ 141,440

Find Out More

- “How To Invest In Louisiana Seminar”
- July 19, 2006
- Only \$199

Why Attend

- Experts Sharing Details
- We Will Walk You Through The Deal Process
- Benefits of Membership

How To Register

Go to this link:

- <http://www.mypropertyleads.com/seminar-signup.php> or copy this link, open a new browser window and paste this link into your browser
- Call 877-777-8440 if you can't register online

THANK YOU

- For investing this time in your future
- For being a part of the region's future



Quality leads are a BIG deal.