



## HELD PERIODICALLY IN Coeur d'Alene

Master Rehabber certification trainings are held at our Corporate Headquarters in Coeur d'Alene, ID.

*"Excellent use of 4 days. Good combination of theoretical, practical, strategic and hands-on learning. Multiple strategies and market strategies discussed. The people doing the training are active, successful investors. Highly recommend this event."*

Kevin Darby

## Certified MASTER REHABBER

It's a dirty job, but somebody has to do it. Hands-on participation in a rehab project, the Master Rehabber is what many say is our most intensive, most valuable training. Talk with appraisal professionals, contractors, tradesmen and work side-by-side on a real projects

### Monday

- ★ Inspect the property, develop the scope of work, budget, and draw schedule so that financing can be secured
- ★ Vet & hire a contractor and manage the rehab
- ★ Creating & Managing your Power Team
- ★ Form teams that the students will stay in during the training
- ★ Review preliminary property reports in groups
- ★ Home inspection/walk through
- ★ Complete Scope of work/ Begin budget & draw schedule
- ★ Getting it funded, Property Appraisal & Closing the loan

### Tuesday

- ★ Role of the Project Manager
- ★ Using the SOW & Draw Schedule
- ★ Write an actual Contractor Contract
- ★ Role Play Contractor Interview
- ★ Permits - when do you need to pull permits • How to order materials to be dropped on site • Working with Subs

- ★ Paying your contractor
- ★ Using Lien Release Waivers

### Wednesday

- ★ Demo Day
- ★ Prep for the onsite experience
- ★ Groups rotate hourly among selected rehab areas that may vary by project (ex: Landscaping, Plumbing, HVA, Electric)

### Thursday

- ★ Staging Property
- ★ Marketing the Property
- ★ Practice Staging Onsite
- ★ How to take the right photos for advertising
- ★ Creating the Tour Factory, Listing the property & Editing your Zillow property profile
- ★ Things to do as soon as you get home and within the next month
- ★ Certification ceremony

**Tuition Reimbursement Criteria:** Upon Completion of 4 Real Estate investment rehab deals, that are funded through COGO Capital in good standing (all payments on time and paid off), within a period of one year that starts on the day after your 4-Day Master Rehabber Training is completed and ends on the 366th day there-after, and you have submitted the follow items to the Lee Arnold System of Real Estate Investing, you will then be eligible to have your initial investment for the training, up to \$20,000 returned.

- ☀ Before and after photos of the properties
- ☀ Photos of checks received and HUD statements for sales of all 4 properties,
- ☀ Written and video recorded testimonials of the roll COGO Capital and The Lee Arnold System of Real Estate Investing played in your success.

**Cogo Capital Borrowing Benefit:** Graduates of Master Rehabber training qualify for 100% financing (including purchase price, rehab costs, and closing costs) for purchasing non-owner occupied properties. This benefit applies to up to **four (4)** properties at a time which are purchased for less than or equal to 70% of the ARV (After Repaired Value) of the property. All other criteria for borrowing from Cogo Capital applies.