



## How to Make Big Bucks with our Bird Dogging for Dollars Short Sale Program

If you want to make HUGE profits, FAST, without learning the intricacies of Short Sales, then the Bird Dogging for Dollars is perfect for you. Here's how it works:

- **Locate a prospect**
  - You focus on marketing for distressed Homeowners who are facing foreclosure. (Watch our "Build a Marketing Machine" Video to specific marketing strategies.)
- **Submit your lead for preliminary approval at [www.thenotebuyer.com/birddog](http://www.thenotebuyer.com/birddog)**  
(User Name: Short Password: Sales)
  - Use our easy online Property Submission Form or
  - Download a hard copy of the Birddog Submission form and email your completed form to [submissions@thenotebuyer.com](mailto:submissions@thenotebuyer.com).
- **Meet with the Homeowner.** (Watch our "Meet with the Homeowner" Video for tips on dealing with the Homeowner.) Using our Short Sale Submission Checklist as a guide:
  - Have our documents signed
  - Gather homeowner's supporting documentation
  - Take digital pictures of the property (Refer to our "Shooting to Sell" handout for specific instructions.)
- **Email your complete Short Sale Submission Package** to underwriting at [submissions@thenotebuyer.com](mailto:submissions@thenotebuyer.com). (If you do not have a scanner, email us for alternate instructions.)
- **Let us do the rest!** In the unlikely event that we need your assistance in follow-up with the Homeowner, we'll let you know. Meanwhile, we'll negotiate the deal with the bank, schedule inspections, list the property with a realtor if necessary, secure transactional funding, locate the end buyer, and orchestrate the entire transaction through closing.
- **You make 25% of the Net Profit!** Since you aren't bogged down with the minutia of the Short Sale process, you'll be able to close a lot more deals and make a lot more money simply by focusing on Bird Dogging for prospects!