

# PJA Venture Properties – Project 7 - Bell

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## **Project 7 Subject:**

PJA Venture Properties (PJA), a JVA Partner, has an agreement with J. Bell to buy a new home and to pay off the mortgage of their current home. PJA, as Independent Contractor, will follow all applicable Change2100 protocols to obtain funds using PJA resources from our APEXI account, to provide J. Bell the resources for the new home purchase and mortgage payoff.

## **Project 7 Summary:**

The Bells need a wheelchair accessible home. Their current home has been modified, however, it is still too small. They need to get their mortgage paid off and they will use this property as rental income.

The Bells would like to purchase a new home that better suit their needs and the new home may need to be modified some to make it wheelchair accessible. They would also like some new furniture.

PJA will be working with J. Bell on funding for this project using protocols from GTD #3070. Aly has agreed to provide referrals for future business, to do buy/sells with BSE INTL on the new home and host special air water equipment with a special server that will provide funds that will be used to cover costs and expenses.

## **Project 7 Summary Detail:**

The cost breakdown is listed below.

\$ 207,000.00	Mortgage payoff, including interest
\$1,500,000.00	Purchase of new handicap accessible home including closing costs and realtor fees
\$ 50,000.00	New furniture
\$ 50,000.00	Modify accessibility to home