

# Maximise your clients' investments with the BLSI Fund in 2012

Our highly experienced underwriting team lends to successful house builders for projects in prime UK locations. In 2011 demand for this type of finance was such that we were able to exceed the fund's targeted 9.1% annual return and, by rewarding a discretionary bonus, we paid our investors an equivalent 9.5% p.a. income. With continuing tough credit markets and no lack of demand from property developers, we're confident that the BLSI Fund will continue to receive many lending opportunities in 2012.

## NEW INVESTOR PROMOTION

### Enhanced allocation rates - up to 3% extra allocation

To support IFAs in promoting the BLSI fund, all investments made by new investors before March 31, 2012 will be awarded with an extra allocation:

<b>Investments £25k - £99k</b>	<b>1% extra allocation</b>
<b>Investments £100k - £499k</b>	<b>2% extra allocation</b>
<b>Investments &gt; £500k</b>	<b>3% extra allocation.</b>

Please note: Monies redeemed within 1 year will be subject to an additional redemption fee equal to the percentage extra allocation given. For example £150k invested will be awarded 2% extra allocation and be subject to an additional\* 2% redemption fee should monies be redeemed within the first year of investment.

Investments can be aggregated in order to benefit from the above terms; please consult the team at Business Lending Group for special dispensation prior to submitting investments.

## EXISTING INVESTOR PROMOTION

### Enhanced allocation rate - 5% extra allocation

In recognition of all our current investors, we are offering them a loyalty promotion should they wish to top up their existing investment before March 31st, 2012.

<b>All new investment</b>	<b>5% extra allocation.</b>
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Please note: Incremental investments will be subject to the following additional\* redemption fees:

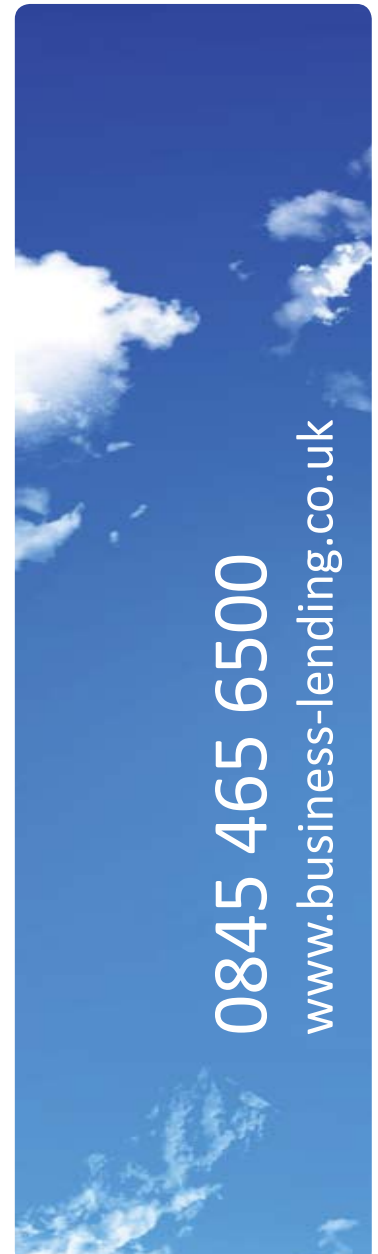
Monies redeemed within 1 years	5%
Monies redeemed within 2 years	4%
Monies redeemed within 3 years	3%
Monies redeemed within 4 years	2%
Monies redeemed within 5 years	1%

Special arrangements may apply for Investors that have invested via some offshore bonds, platforms and SIPP providers particularly where investment in the Fund is via nominee. Please refer for details.

\*The additional redemption fees will be added to the standard redemption fees. For example the total redemption fee for monies redeemed at 3.5 years will be 3% (original agreement) plus 2% = 5%.

## The BLSI Fund opportunity...

- ✓ Target 9.1% p.a.
- ✓ Paid 9.5% p.a. in 2011
- ✓ Extra allocation promotion benefits new & existing investors
- ✓ Supporting UK house builders.



# Maximise your clients' investments with the BLSI Fund in 2012

## Important Notice:

This publication is for the use of Professional Advisors only, it is not to be presented to potential investors. It does not represent any offer for subscription. For full details of the Funds and their objectives, Advisers should refer to the Information Memorandums. Particular importance should be attached to those sections marked Risk and Risk warnings. The value of investments may go down as well as up and investors may not get back all they invested. Property is illiquid and so the return of funds to investors may be delayed beyond initial expectations.

The Funds referred to herein have not been authorised or otherwise approved by the FSA and, as unregulated collective investment schemes, cannot be marketed in the UK to the general public. They are exempt from the scheme promotion restriction (in Section 238 of FSMA) on the communication of invitations or inducements to participate in unregulated schemes on the grounds that such invitations or inducements will be issued in the UK only to restricted categories of recipients. Interests in the Funds are only available to such categories of person described in the Information Memorandums and no other person should receive, read, disclose, circulate or rely on the content of the Information Memorandums for the Funds.

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