

DelVal Finance Corporation

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2010 SBA 504 loans

DelVal Business Finance Corporation has arranged commitments, in conjunction with first mortgages from banks, for SBA Section 504 long-term, fixed-rate, below-market, subordinated mortgages for the businesses listed below. The SBA 504 program provides 90% financing for the purchase and renovation of owner-occupied property – or for new construction or equipment. Businesses can own their properties with low-cash down-payments, pay rent to themselves and build up equity in the properties – rather than paying rent to others.

\$280,000

SBA 504 Subordinated Mortgage

**Christopher J. Falvello,
DDS**

Purchase and renovation of a
\$700,000 facility with equipment purchase
and installation in Butler Township, PA

*In conjunction with first
mortgage financing from*

PNC Bank

\$1,145,000

SBA 504 Subordinated Mortgage

**Julesburg PA, Inc. dba
Comfort Inn-Gettysburg**

Purchase and renovation of a \$5,000,000,
80-room motel in Gettysburg, PA

*In conjunction with first
mortgage financing from*

Citizens Bank

\$668,000

SBA 504 Subordinated Mortgage

**Bengal Converting
Services, Inc.**

Purchase and renovation of a \$1,700,000
building and land in Linfield, PA

*In conjunction with first
mortgage financing from*

Citi Bank

\$249,000

SBA 504 Subordinated Mortgage

Higgins & Welch

Purchase and renovation of a
\$560,000 building and land located
in Erdenheim, PA

*In conjunction with first
mortgage financing from*

PNC Bank