

Land in Common

community land trust

building a collective land base for just & resilient futures in Maine

www.landincommon.org

Community Financing: How It Works

- Multiple small and mid-size loans from community supporters with custom amounts, interest rates, & time-frames
- Borrower pays semi-annual payment as if it were a 30 year loan (amortized @ 30 years)
- Remaining loan amount due as “balloon payment” at end of term.
- Loan is extended by original lender, refinanced with new lender, or the loan balance is gifted (in whole or in part).

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Community Financing Cooperative Relay

Loan 1

- \$5,000
- 2% interest
- 5 years



Loan 4

- \$10,000
- 1.5% interest
- 10 years



same loan renewed; no balloon payment

Loan 4 renewal

- \$10,000
- 1.5% interest
- 10 years

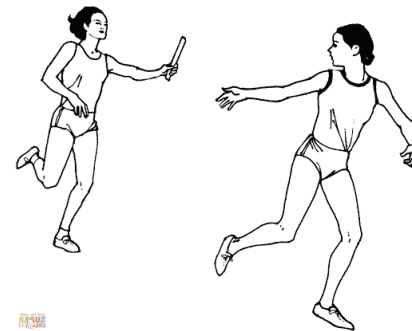
Loan 2

- \$15,000
- 1% interest
- 10 years



Loan 5

- \$8,000
- 3% interest
- 15 years



Loan 3

- \$10,000
- 0% interest
- 15 years



balance of loan gifted at time of balloon payment due-date

