

To Whom It May Concern:

I am writing this letter in support of the successful effort put forth on our behalf by Mesa Pacific Mortgage and Investment Inc. and specifically for the work done by William Ray.

Our property was originally purchased by my mother-in-law in the early 1990s and she lived there for over nineteen years. She moved out in 2011 and the property became a rental until we decided to sell it in early 2014. We did some upgrading and deferred maintenance work on the property and then listed it with a well-known nationally recognized real estate agency with an office in Dana Point, CA. The property did not sell even though the price was consistent with comparable properties in the immediate area. Additionally, we were repeatedly admonished by the realtor to lower the price, which we did twice. We were also advised to stage the property at great expense which we also did. Finally, frustrated and disappointed after our six month contract expired we made the decision to go a different way.

We contacted Mesa Pacific and William Ray so that we could not only market the property in Orange County but in San Diego County as well. He came in with a positive attitude and many great new ideas to prepare the property for sale. It was a refreshing change from the negativism we endured with the other company's agent.

In addition to the help we received from Mesa Pacific, we also were excited about the opportunity to save substantial money on the commission rate they asked for. The outcome of our decision was that our property was sold in 30 days after signing with Mesa Pacific and for the amount we had originally targeted as a sale price in the very beginning seven months earlier.

Mesa Pacific also helped us with the 1031 exchange process we are currently involved with in order to avoid capital gain taxation. William helped us located one of the two properties in California that has just cleared escrow last week.

We owe a big thank you to William Ray and Mesa Pacific Mortgage and Investment Inc. for the success we have realized in our real estate process. Because of our success I can without reservation recommend Mesa Pacific to anyone who needs help with their real estate sale or purchase.

Respectfully,



Lu Fisher