

The Equity Lending Mortgage Fund, LLC

Balancing high returns against acceptable levels of risk is a challenge for most investors. The Equity Lending Mortgage Fund, LLC is a diversified mortgage investment that offers double-digit returns, capital protection, and high monthly income.

The Equity Lending Mortgage Fund, LLC invests in mortgage loans secured by California real estate. By investing in select, high interest bearing loans, the fund earns and collects high income that is paid to its investors in the form of monthly distributions of 9 - 11%* returns.



This diversified Mortgage Investment Fund is available to qualified California investors. Whether you are new to trust deed investing or a seasoned expert, the Equity Lending Mortgage Fund, LLC is a solid addition to a balanced portfolio.

*Anticipated Average Distribution Rate for 2006

Fund Objectives

The Equity Lending Mortgage Fund, LLC focuses on four primary investment objectives:

- Preserving Investor Capital
- Creating Greater Monthly Income
- Attaining High Annual Returns
- Offering Investment Diversification

Advantages and Benefits of Investing in The Fund

We are confident that you will appreciate the exceptional benefits that set the Equity Lending Mortgage Fund, LLC apart from other investments:

Preservation of Capital — Precautions are taken to preserve investor capital. The fund invests only in mortgages that are secured by properties that possess generous percentages of protected equity. Additionally, high standards of practice regarding loan servicing and foreclosure processing are regularly implemented to protect investor capital.

Consistent Monthly Income — Distributions are paid monthly to investors each month. However, any investor may re-invest their distribution for compounded growth.

High Annual Returns 9 - 11% — The Equity Lending Fund, LLC holds high interest rate loans in its portfolio. The majority of the interest and income collected is distributed to investors after fund operating and management expenses are deducted.

No Load, Purchase or Sales Costs — Investors do not incur any purchase, sales or load costs when investing in the fund.

Potential Tax Advantages — Individuals, Pensions Funds, IRA's, Keoghs and similar entities may invest in the fund, and take advantage of potential tax benefits.

Diversification from A Secured Investment — Investment diversification is achieved by spreading its holdings across a broad portfolio of mortgage loans. All loans owned by the fund are secured by trust deeds recorded against California real estate.

Fund Professionally Managed by Experienced Team — The fund is professionally managed by the Equity Lending Group, Inc. The following page expands on the qualifications and experience of the fund manager.

*Anticipated Average Distribution Rate for 2006



About the Fund Manager

The Equity Lending Mortgage Fund, LLC is professionally managed and operated by the Equity Lending Group, a California Corporation, licensed by the California Department of Corporations, File # 309-3839*.

The corporate officers of the Equity Lending Group, Inc are Mark Reynolds, President and Gerald (Jay) W. Green, III, CEO. Combining over 30 years of experience, the fund management team leverages extensive industry knowledge of mortgage origination, loan servicing and private mortgage lending.

Mark Reynolds, President, is a recognized expert in sub-prime mortgage lending. He has many years of experience in brokerage ownership and management and continues to achieve levels of success attained by only a small percentage of mortgage professionals. In addition to holding a California Finance Lenders License, Mr. Reynolds possesses a California Real Estate Brokers license and holds several out of state licenses.

Gerald (Jay) W. Green, III, CEO, is an expert in Private Mortgage Lending and services a large portfolio of private mortgage loans. His specific expertise lies in working with private investors, private mortgage loan origination and loan servicing. Mr. Green obtained a Bachelors of Science in Business from the University of Southern California with an emphasis in real estate finance. He is also a licensed California Real Estate Broker and possesses a California Finance Lender License.

In addition to being active members and managers of the fund, Mr. Reynolds and Mr. Green both hold a large percentage of Trust Deed Investments in their personal investment portfolios.



How to Get Started

Ready to take the next step toward growing and protecting your wealth and securing your family's future? We have enclosed an Investment Packet for your review. This includes the Offering Circular, Operating Agreement, and Subscription Agreement. These documents provide thorough information regarding the fund and the investor requirements for member participation.

To execute your investment, please return the completed Subscription Agreement and fund investment check to:

Equity Lending Mortgage Fund, LLC
5101 E. La Palma Avenue
Suite 206
Anaheim, CA 92807

For additional information regarding Equity Lending Mortgage Fund, LLC, or for assistance in completing the Subscription Agreement, please contact our Investment Relations Department at 1-888-289-8221 ext. #2 or visit us online at www.equitylendingfund.com

*The Department of Corporations does not endorse this investment. This permit is permissive only and does not constitute a recommendation or endorsement of the securities permitted to be issued.