

Your borrower preparation guide

Harborview Precision Fabrication LLC

Prepared October 28, 2026 (Central) | Your own preparation copy

Historical annual figures | January 1, 2025 - December 31, 2025

For your preparation and discussion with your advisers. This guide stays outside the lender bundle. The lender version uses the same saved facts and unresolved issues, with a format for lender review. CLR provides preparation support; each lender makes its own lending decisions.

Your financing request

\$300,000 requested. Purchase and install a fabrication machine and fund initial working capital.

What the numbers mean

The supplied annual business cash before debt is \$180,000. Subtracting existing and proposed planning payments of \$78,000 leaves \$102,000. This is a calculation from supplied figures; it does not establish affordable loan terms.

Payment reconciliation needed

The supplied payment does not support the stated structure. Cash remaining and downside figures below use that unresolved input; payment ratios are withheld until it is reconciled.

\$42,000 per year for 7 years totals \$294,000, below the \$300,000 requested principal before interest. Explain any balloon, varying payments or different amortization; no fully amortizing schedule has been established.

Start with these actions

1. Payment structure

\$42,000/year for 7 years totals \$294,000, below requested principal before interest.

Next: Provide a payment schedule, maturity, amortization and any balloon.

Who can help: Borrower / financing contact. Before relying on repayment figures.

2. AR aging does not reconcile

Receivables aging differs from the balance sheet by \$5,000.

Next: Reconcile the ledger and aging report; retain the reconciling schedule.

Who can help: Borrower / accountant. Before lender review.

3. Explain past-due balances

\$35,000 reported more than 90 days past due.

Next: Provide collection history, disputes, credits and any write-off assessment.

Who can help: Borrower / accountant. Before lender review.

Your preparation action list

These are information requests, not lending conditions. Keep the original issue visible until you have supporting records. The lender version reports the same facts and open items.

1. Payment structure | Unresolved

\$42,000/year for 7 years totals \$294,000, below requested principal before interest.

What to prepare: Provide a payment schedule, maturity, amortization and any balloon.

Suggested preparer: Borrower / financing contact. Before relying on repayment figures.

2. AR aging does not reconcile | Open

Receivables aging differs from the balance sheet by \$5,000.

What to prepare: Reconcile the ledger and aging report; retain the reconciling schedule.

Suggested preparer: Borrower / accountant. Before lender review.

3. Explain past-due balances | Open

\$35,000 reported more than 90 days past due.

What to prepare: Provide collection history, disputes, credits and any write-off assessment.

Suggested preparer: Borrower / accountant. Before lender review.

4. Book-to-tax reconciliation and filed return | Open

Book less tax summary: revenue \$20,000; net income \$10,000. The supplied tax summary does not establish filing.

What to prepare: Provide the accountant reconciliation and applicable filed return.

Suggested preparer: Borrower / accountant. Before lender review.

5. Confirm which sources are included | Unconfirmed

The source list has not been marked complete.

What to prepare: Confirm all relevant businesses, guarantors and obligations are listed.

Suggested preparer: Borrower / management. Before lender review.

6. Explain the disclosed customer concentration | Open

Borrower-stated customer concentration: 28%.

What to prepare: Identify the customer and reporting period, supporting sales or receivables schedule, contract terms, collection history and the effect of losing or delaying that customer.

Suggested preparer: Borrower / management. Before lender review.

7. Show how expected growth becomes available cash | Open

Borrower forecast or explanation: Recurring operating receipts from fabrication contracts are the primary repayment source. The business expects the new machine to reduce subcontracting needs; no forecast savings are included in historical repayment calculations. Largest customer concentration is 28 percent of annual sales. Accounts receivable includes \$35,000 over 90 days and an unresolved \$5,000 book-to-aging difference. Management proposes weekly collections calls and credit-limit reviews; these plans do not establish collectability. Two book-to-tax differences require accountant reconciliation. Machine delivery and installation could be delayed.

What to prepare: Provide volume, pricing, margin and collection assumptions, the incremental operating costs and funding need, and a downside case. Distinguish signed commitments from estimates.

Suggested preparer: Borrower / management. Before lender review.

8. Maya Chen: distinguish liquidity from net worth | Open

A dated liquidity and income-scope schedule is not supplied.

What to prepare: Add a dated personal financial statement, liquid and unavailable assets, and confirm that nonbusiness income excludes amounts already represented in business cash.

Suggested preparer: Borrower / proposed guarantor. Before relying on repayment figures.

9. Trace the contribution and other funding sources | Open

Entered borrower contribution: \$60,000.00; other funding: \$0.00. Contribution-source verification has not been established.

What to prepare: Document the origin, availability, transfer trail and conditions of each source. Identify loan payments, investor redemption/distribution rights and seller-note terms; reconcile obligations already entered before adding anything to avoid double counting. The lender sets acceptable contribution and subordination terms.

Suggested preparer: Borrower / management. Before lender review.

10. Contingent guarantees | Open

\$150,000 guaranteed balance; excluded from annual payments.

What to prepare: Identify the obligation, whether already in the debt schedule, and any cash-support triggers.

Suggested preparer: Borrower / proposed guarantor. Before lender review.

11. Describe proposed collateral and existing claims | Open

Borrower description: Proposed security is the newly purchased fabrication machine with vendor price \$280,000 before installation. Existing equipment is subject to a fictional first lien securing the continuing \$150,000 debt. Vendor price is not appraised liquidation value. Lien searches, serial numbers, insurance and lender advance rates remain outstanding.

What to prepare: Identify assets offered, ownership, existing liens and supporting value records where relevant. For a line, describe receivable/inventory eligibility and reporting; for equipment or property, discuss the valuation the lender requires. Let the lender determine security, advance rates, guarantees and exceptions.

Suggested preparer: Borrower / management. Before lender review.

12. Image-derived information | Unconfirmed

D013, D014, D017 include unconfirmed image transcription.

What to prepare: Confirm dates and figures against originals. Excluded from automatic annual cash flow until confirmed.

Suggested preparer: Borrower / management. Before lender review.

Know what a lender would receive

Open the lender version preview before deciding to proceed. It contains sensitive business and, when supplied, personal information.

Business and request

Legal business name, borrower contact details, ownership, management, requested financing, funding sources, uses, proposed collateral and existing debt.

Financial information

Supported annual and interim results, balance-sheet figures, cash-flow adjustments, business payments and planning downside illustrations.

Personal and guarantor information

When supplied: proposed guarantor names, dated net worth and liquid-asset figures, household income, estimated taxes, living costs, personal debt payments and contingent guarantees. These figures appear in the lender version.

Open items and document index

Missing information, unresolved discrepancies, payment cautions, borrower explanations, document references and preparation status. Material issues remain visible in both versions.

Optional supporting evidence

The separate evidence PDF contains mapped figures, extracted narratives, filenames, source locations, checks and reference context. Original files require a separate choice.

How you control sharing

Preparing, previewing or downloading a report does not give a lender access. Choose a lender and review the exact introduction details first. In CLR, file access requires a separate selection and approval of specific saved file versions for that lender. You can prepare a lender brief directly in the file-selection screen. After its security check, preview it and select that exact version. Your borrower guide and future uploads are not included automatically.

The lender bundle excludes this borrower guide and the raw saved-input worksheet. The optional evidence PDF and selected originals can disclose additional personal or account information; review each file before providing it.

Revocation stops future access in CLR. A lender may retain a file it already downloaded. Changes to your request do not update a previously approved file version.

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