

June 27th, 2013

Sabin Martin – Indiana Home Auctions,

I wanted to drop you a note about the sale on 42nd St.

Although I haven't bought a house at an auction before, you guys made the process pretty straight forward & easy to understand.

As an investor, I pretty much had my mind made up as to how much I was willing to pay for the house. I have to admit, when you occasionally paused the auction & explained how low the monthly payment was... including all the expenses, I actually reconsidered my top bid. Mainly because the margin still made sense. I believe that pushing the payments during the auction had a more drastic effect on the other two "home-owner" bidders. They continued to rethink their top bid and competed all the way to the end. I couldn't believe that they kept hanging in there and pushing their top dollar higher. I wasn't excited about having to pay a little more. However, I would be pleased with this process if I were the seller.

Also, thanks for being flexible enough to extend the contract an extra few days to close the loan. I was worried the lender was going to cost me a down-payment, but you guys handled it very well. It was obvious that you all were not just about the bottom line, but had a personal approach with all of your buyers and sellers. I felt as though I was treated as an individual and not just a number – which some companies lose sight of these days.

Something else that sticks out in my mind was those "promotional visits" after the sale – to help show the home to my potential tenants. Again, very personal service. I couldn't say enough about how well you treat other people. You are definitely a man of honesty, integrity, and a passion to serve others.

Overall, I'd say it was a great experience. You seem like you know what you're doing and enjoy having a little fun in the process.

I'll definitely recommend you guys to other people.

God Bless you & your business!

Sincerely,
Jake
Indianapolis, In