

GUIDE TO PITFALLS OF INVESTING IN TOO GOOD TO BE TRUE OPPORTUNITIES

Many individuals are approached by friends and colleagues with what appear to be very good investment opportunities. Some are also approached by very good con men with too good to be true opportunities. If proper due diligence is not conducted prior to giving any money to a potential investment, there can be significant monetary losses as well as substantial litigation in trying to regain the loss.

Here are a few suggestions on conducting due diligence before giving money in any investment

- Research the person asking for the money, including asking for a portfolio of properties held or other investments and under what names or entities such investments are held
- Request a full accounting of the person's financial standing
- Request a full accounting and portfolio of the property or financial instruments in which the person wishes you to invest
- When signing any promissory notes, ensure that there is a deed of trust (if investing in real estate) or that the note is attached to other collateral so if there is a default on the note, you can collect a return of your money

These are just a few suggestions on how to investigate any type of investment opportunity and the person(s) who may be asking for the investment.

If there is any doubt, you may contact my office and we would be happy to assist you with any questions and helping you to perform any due diligence prior to investing.

If you are already in a position where your investment was too good to be true and litigation is an option, my office can assist with that as well.

Please contact the office at (484) 769-5855 or set up an appointment on Calendly through this website. I would be happy to speak with you.