



Shifting Church Loan Environment

Presented by David Lee

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2012 - 2022

What's Going On?

- Highly Visible Bank Failures
 - Silicon Valley Bank
 - First Republic Bank
 - Signature Bank
- Rising Interest Rates
 - Investor vs Borrower
 - Increased competition for deposits

Priorities in Banks/Lenders today

Cash/Deposits

XPastor



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Impact of Rising Interest Rates

- Borrowing costs rise = Qualifying for less
- Ability to cashflow monthly payments
- Lenders are shock testing portfolios
 - Identifying borrowers that might not qualify
 - Payment shock for loan rate adjustments/balloons

Leverage

Debt to Income



Cashflow
Monthly Payment

Loan to Value
Down Payment

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Things to Consider

- Start lender search earlier
- Read your current loan agreement
- Banking transition is non-negotiable
- Seek non-maturing/ballooning loans
- Your most recent fiscal year end financials will be CRITICAL
- Cash remains “king”

Our Financial Strength

We're experts

Thrivent Church Financing has been making loans to churches for over 100 years with 1,200 current church loans.

We're strong

For more than 20 consecutive years, AM Best has awarded Thrivent their highest rating for financial strength and ability to pay claims.

We're stable & committed

Thrivent has over \$189 billion in total assets under management, with \$950 million invested in church loans.



**More than 100 years
of service to churches**



**A++ (Superior)
AM Best**

Highest of 13 ratings¹
June 2021 · AMBest.com



**Ranked 369th on
Fortune 500**
Fortune magazine June
2021

Connect with our team

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