

RAFAEL DELGADO CANDELAS

1. Background and Details

- Rafael graduated as a Bachelor with a Degree in Business from “Pontificia Universidad Católica de Puerto Rico”, obtaining a concentration in accounting. Member of the Dean’s List during his college years.
- During his professional career Rafael has flaunted licenses as Direct Endorsement Underwriter for FHA, and has one the first Mortgage Loan Originators (“MLO”) licenses issued in Puerto Rico

2. Arriving to the Mortgage Industry

- Arriving to the mortgage industry in 1987, with a strong accounting and financial background, Rafael served in the position of Controller for HF Mortgage Bankers, one of the precursors of the mortgage industry in Puerto Rico, and one of the top 10 GNMA Pool’s issuers in the USA, by that time. During these years Rafael handled the administration of the REO operation in HF.
- His assertive executions in finances and administration; and his decisive participation in the development of HF’s operation from a small mortgage activity to a controlling Entity of one of the biggest conglomerates in the Island, gained Rafael his transition from the finance and accounting world, to sales, and administration as Senior Vice-President of Operations for that Entity.

3. Growing in the Industry

- RG
 - Arriving to RG Mortgage by the year 2000 as one of their Vice-Presidents participated in the growing, and development of the franchise.
 - As one of the officials in charge, Rafael leaded a significant portion of the operation contributing with 60% of the production.
- Doral Mortgage
 - Recruited by Doral Mortgage as part of the transition team responsible to present Doral to the smarter investment funds in New York, obtaining the necessary resources to pay off over \$625 million in bonds
 - Active member of the team attempting the conversion of Doral to a sustainable operation
- EMI Equity Mortgage
 - Vice-President of Production for the only privately, and locally owned GNMA issuer in Puerto Rico
 - Achieved record closings not previously reached in this 30 years old operation in Puerto Rico
- TRM Mortgage
 - Currently; New Business and REO Manager for TRM Mortgage, which is a subsidiary of Credigy Solutions, an investment fund based in Atlanta, with worldwide presence.