

**What If I Built Your Wholesaling Business For You?  
Handed You Pre-Qualified Leads, And Helped You Close a \$10K - \$40K+  
Wholesale Deal... In The Next 6 Weeks**

*Real Proof Inside. Real students. Real profits.  
And only a handful of people I'm willing to work with personally...*

**From:** Mike Hill, The Wholesaling Titan

**Re:** 1-on-1 Wholesaling Mentorship — Only 3 Spots Available (As of 3.17.26)

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Dear Future Deal Closer (Maybe),

I'm not gonna waste your time... and I'm certainly not gonna waste mine.

This letter is not for most people... and that's not a bad thing.

Most people reading this will talk themselves out of it...  
And honestly, that's exactly how it should be.

Because this only works for a very specific type of person.  
But if you're that person?

**This letter is going to be the most crucial thing you read this year**

Here's The Deal.

I'm looking to partner with you on deals.

I'm NOT selling you a course.  
I'm NOT putting you in a group with 300 people fighting for attention.

My goal is simple:

**Help you close your first (or next) wholesale deal (\$10K to \$40K+ in profit),  
Within the next 6 weeks, even without Cash, Credit, or Experience.**

And we split the profit.

Not teaching you theory.  
Not "someday."

An actual deal. With money deposited in your account in weeks.

And I don't just "teach" you...

I get in the trenches with you.

- I'm going to build your business from scratch
- I give you the targets
- I give you the tools
- We analyze deals together
- We negotiate deals (honestly, I negotiate the deals at first... eventually, you'll get the hang of it)
- I help you structure offers
- I get on calls with you when needed (with sellers, buyers, agents, attorneys, and/or anyone else involved in putting \$\$\$ in the bank)
- And when you lock up a deal... I sell it for you (shoutout to my 20k+ Cash Buyers list)

In other words...

You're not figuring this out alone.

Now before you read another word, here's what this looks like when implemented:

### **Real Results From Real Students**

**Logan** was 25, broke, stuck in a dead-end job.

First deal in about a month.

Then \$49,000 in 3 weeks.

Then \$80,000 on one deal.

Now full-time. Fully virtual.

**Oscar** lives in New York.

Did his first TWO deals EVER on the same day — \$40,000 total profit.

Properties in Florida. Never met sellers. Never met buyers. Never saw the houses.

**Mauro** was literally Homeless...

Made \$22,000 on his first deal.

\$0 down.

**Tony** spent 3 years "learning."

Zero deals.

With me? 5 weeks. \$18,000.

**Miles** — still in college.

\$40,000 first deal.

**Bruno** — \$55,000. First deal. \$1,000 down.

**Belinda** — \$19,000. First deal. \$0 down

These aren't unicorns.

They're normal people who stopped overthinking...  
Got real guidance...  
And executed.

## What You're Actually Getting When You Partner with Me:

Let's skip the fluffy "features" talk for now.

Here's what you're really getting when you work with me:

- **Speed** → No more spinning your wheels for 6–12 months
- **Confidence** → You know your strategy and system work, and you know what to say when a seller calls
- **Deal Flow** → You're consistently talking to people who already want to sell
- **Automation** → Your business runs like a well-oiled machine. Marketing, follow-up – all automated
- **Execution** → No guessing. No "what do I do next?"
- **Your Next Big Payday** → The moment this all clicks

Because once you close ONE deal...  
Everything changes.

You stop wondering if this works.  
You start thinking:  
"How fast can I do the next one?"

## Why I Do This (Straight Answer — No BS)

People always ask:

*"Mike, if this works so well... why not just scale your own business?"*

Fair. Here's the truth:

1. **Yeah — I actually give a damn.**  
This business changed my life. Freedom, time with my daughter, no income ceiling.  
Helping someone else pull that off? That's real. That's rewarding.
2. **I like making more money (shocker).**  
You bring effort. I bring knowledge, accountability, leads, systems, and buyers.  
We partner. We split deals.  
Win-win. Simple.
3. **Students outperform employees. Every time.**  
No salary mindset. No clocking out at 5.  
I've gone the employee route. I still have some... but I've also had the headaches involved with managing and firing them.

And here's what I learned:

Nobody works a lead like someone who has skin in the game.  
Not even close.

When it's YOUR business, YOUR leads, YOUR money on the line — you follow up harder.  
You pick up the phone one more time.

You don't let a deal slip through the cracks because your shift ended at 5pm.

The results I get from a student who's building their own business alongside mine are 10X what I get from someone on a salary.

That's not a guess. That's what the numbers show after doing this for over a decade.

So yeah...  
I help you build your business...  
We do deals together...  
We both get paid.

## **Why Most People Fail (And Why You Won't)**

It's almost NEVER a lack of information (that's honestly the easy part).

But Strategy Selection? Implementation? Consistency? Automation? Systems?  
Hesitation at the moment that matters?

Seller answers the phone...  
And you freeze.

That's where deals die.

That's where months disappear.  
That's why people quit.

**I eliminate that gap.**  
You don't just learn...  
**You execute with backup.**

## **Here's What Your First 6 Weeks Actually Look Like**

Let me show you what normally happens when someone comes into this program.

**First — I give you the exact system running my business right now.**

You get access to my AI-powered marketing platform, **REI Titan**.

This isn't theory.

It's a **Done-For-You, Copy-and-Paste version of what's already working.**

That means you instantly have EVERYTHING I use in my business:

- Smart lead-capture websites
- Automated SMS, email, and direct mail campaigns
- A power dialer, CRM, funnels, tracking, and prospecting tools
- Voice AI agents that talk to prospects for you
- Multi-channel follow-up running automatically

Just to name a few...

In plain English?

**Your wholesaling business is basically built overnight.**

Next, I create a personalized action plan for you based on:

- Your market
- Your budget
- Your schedule

What works for another wholesaler won't necessarily work for you

So I eliminate the guesswork. No "where do I start?"

I literally tell you,

**"Turn this on. Say This. Make this offer."**

**Weeks 1–2:**

Your Business is setup and built (websites, phone systems, emails, marketing campaigns, etc.)

Your software is activated

I provide leads (and show you how to find your own)

**Your marketing goes live immediately**

Responses start coming in.

Your initial training is complete - you know how to evaluate deals, talk to sellers, and make offers — while I'm guiding you through it.

**Weeks 3–4:**

You're speaking with real motivated sellers.

Not tire-kickers.

People actively trying to sell their houses.

This is where momentum builds.

You start making offers and negotiating terms (with my assistance)

**Weeks 4–6**

Responses are coming back.

This is where deals typically get locked up.

I jump in with you — reviewing numbers, negotiating if needed, and helping structure the deal.

Start signing contracts and getting them signed.

Next, you'll tap into my network of 20,000+ cash buyers (that I spent over 14 years building), and I'll sell the deal for you.

I'll coordinate the closing with our Title Company and/or Attorney, and that's when you see the payday.

**Most first deals land somewhere in the \$10k - \$40k+ range.**

Sometimes more.

And my goal is simple:

**Help you close your first real wholesale deal — within the next 6 weeks — and keep working with you until you're doing deals consistently every month.**

### **What You *Don't* Need (This Is Where Most People Get It Wrong)**

Let's kill a few myths real quick...

✗ You don't need a big stack of cash sitting in the bank. We structure deals with little to no money out of pocket. And if funding *is* needed... I've got you covered.

✗ You don't need experience.

That's my job. I'll train you — and I'll literally be on calls *with you* until you've got your legs under you.

✗ You don't need great credit.

✗ You don't need a bank.

✗ You don't need to “qualify” for anything.

✗ You don't need to be some slick-talking closer.

If you can hold a normal conversation and ask a few simple questions... you're good. I'll handle the heavy negotiating until you're ready.

✗ You don't need to drive around, look at houses, or deal with tenants. This is 100% virtual. I haven't stepped foot in a wholesale property in years.

✗ And you definitely don't need to be a tech genius. If you can use Zoom and click play on a video... you're overqualified.

### **Now... Who This *IS* For (Pay Attention Here)**

I'm picky. Not because I'm difficult — because results matter.

✓ You take action fast.

Ready → fire → adjust.

Not “ready... aim... aim... aim... overthink... stall... repeat.”

I'm not building professional students here. I'm building operators who get results.

- ✔ You've got 1–3 hours a day. That's it. You, a partner, a VA — I don't care who...  
But someone needs to be moving the ball forward daily. This is a business. Treat it like one.
- ✔ You're someone I actually *want* to work with. I've refunded people for bad attitudes. No joke.  
No negativity. No excuses. No procrastination. No, "yeah, but..." We're in the trenches together — energy matters.
- ✔ You're coachable. Follow the play. Trust the system. Don't go rogue every 5 minutes trying to reinvent something that already works.
- ✔ And yes... you need a little skin in the game. Not "broke and hoping this saves me" energy.  
This is for people who are serious about building something real.

## **Let's Talk About the Investment. And Why It's Not What You Think.**

Yup, there's a cost to this.

Remember, you are NOT paying for a course

You also aren't JUST paying for the 1-on-1 mentorship (although skipping the Trial and Error is priceless)

But you're funding the startup of a complete, operational wholesaling business...

Your start-up funds cover

- Your Mentorship (And the hours I pour into you)
- Business and Systems Setup
- Your REI Titan Software
- Leads and Other Resources
- Funding Your Marketing Campaigns

There is some flexibility depending on the types of campaigns I assign to you (some can be cheaper but will require more of your time)

But I want to be clear that this isn't for Freebie-Seekers, or people who don't want to invest in themselves or their business.

### **And here's why:**

I'm going to spend weeks building out your systems, training you, getting on calls with you, and setting everything up.

I've had people bail because "it's too much work."

I need to know you have skin in the game.  
It keeps both of us committed.

## **Why There Are Only 3 Spots As I'm Writing This**

This isn't a "Hurry, limited spots" marketing gimmick.

I put a limitation on 1-on-1 students because I actually work with you.

Not "check in once a week."

Not "watch this module."

Real involvement. Real deals. Real-Time.

That's why I have the testimonials that I have.

And I can only do that with a few people at once.

Right now:

**There are 3 openings.**

When they're gone... they're gone.

This letter will disappear from this website, and there will be a waitlist for a future program... if I decide to run one.

## What Happens Next

If you're serious...

[>>> Click Here to Apply <<<](#)

Tell me:

- Your experience
- Your availability
- Why you actually want this

If it looks like a fit, we'll talk.

If not — no hard feelings.

But understand this:

This only works if you're all in.

Not curious.

Not "kinda interested."

All in.

Talk soon,

**Mike Hill**

**Real Estate Investor | Wholesaler | Mentor**

P.S. Here's the bottom line:

You're either going to:

Keep watching videos...

Keep "learning"...

Keep waiting...

Or...

Finally close a deal.

You don't need more information.

You need execution.

And right now, there are only 3 spots to do that with me.

[Apply Here before they're gone.](#)