



AFR Loan Center

Lockdesk e-mail:

Lockdesk Phone:

Lockdesk Hours:

Lockdesk@afrwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 3/25/2020

45 Day Lock Exp.: 4/9/2020

60 Day Lock Exp.: 4/24/2020

W. Rate Sheet Dated: 2/24/2020

Release Time: 10:00 am ET

Prices are subject to change without notice.

STANDARD GOVERNMENT PRODUCT															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	100.679	100.529	100.379	2.750	100.400	100.250	100.100	2.375	98.207	98.057	97.907	3.125	99.403	99.253	99.103
2.875	101.164	101.014	100.864	2.875	100.842	100.692	100.542	2.500	98.635	98.485	98.335	3.250	99.882	99.732	99.582
3.000	101.650	101.500	101.350	3.000	101.279	101.129	100.979	2.625	99.064	98.914	98.764	3.375	99.983	99.833	99.683
3.125	102.132	101.982	101.832	3.125	101.641	101.491	101.341	2.750	99.014	98.864	98.714	3.500	100.213	100.063	99.913
3.250	102.145	101.995	101.845	3.250	101.218	101.068	100.918	2.875	99.434	99.284	99.134	3.625	100.110	99.960	99.810
3.375	102.618	102.468	102.318	3.375	101.594	101.444	101.294	3.000	99.848	99.698	99.548	Margin = 2.250		Index = 1.480	
3.500	103.033	102.883	102.733	3.500	101.925	101.775	101.625	3.125	100.188	100.038	99.888				
3.625	103.412	103.262	103.112	3.625	102.235	102.085	101.935	3.250	101.652	101.502	101.352				
4.000	103.468	103.318	103.168	4.000	102.512	102.362	102.212	3.375	102.006	101.856	101.706				
4.125	103.795	103.645	103.495	4.125	102.751	102.601	102.451	3.500	102.315	102.165	102.015				
4.500	103.738	103.638	103.538	4.500	103.140	103.040	102.940	3.625	102.603	102.453	102.303				
4.625	104.016	103.916	103.816	4.625	103.459	103.359	103.259	3.750	103.008	102.858	102.708				
4.750	104.022	103.922	103.822	4.750	103.692	103.592	103.492	3.875	103.319	103.169	103.019				
4.875	104.258	104.158	104.058	4.875	103.926	103.826	103.726	4.000	103.585	103.435	103.285				
5.000	104.576	104.476	104.376	5.000	104.127	104.027	103.927	4.125	103.848	103.698	103.548				
5.125	104.805	104.705	104.605	5.125	104.446	104.346	104.246	4.250	103.365	103.215	103.065				
5.250	105.337	105.237	105.137	5.250	105.008	104.908	104.808	4.375	103.566	103.416	103.266				
5.375	105.574	105.474	105.374	5.375	105.241	105.141	105.041	4.500	103.752	103.602	103.452				
6.250	106.000	105.850	105.700	6.250	106.549	106.399	106.249	4.625	104.055	103.905	103.755				

SPECIALTY GOVERNMENT PRODUCT - Every program and property type listed in the specialty adj.															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	99.929	99.779	99.629	2.750	99.400	99.250	99.100	2.375	97.207	97.057	96.907	3.125	98.403	98.253	98.103
2.875	100.414	100.264	100.114	2.875	99.842	99.692	99.542	2.500	97.635	97.485	97.335	3.250	98.882	98.732	98.582
3.000	100.900	100.750	100.600	3.000	100.279	100.129	99.979	2.625	98.064	97.914	97.764	3.375	98.983	98.833	98.683
3.125	101.382	101.232	101.082	3.125	100.641	100.491	100.341	2.750	98.014	97.864	97.714	3.500	99.213	99.063	98.913
3.250	101.095	100.945	100.795	3.250	100.218	100.068	99.918	2.875	98.434	98.284	98.134	3.625	99.110	98.960	98.810
3.375	101.568	101.418	101.268	3.375	100.594	100.444	100.294	3.000	98.848	98.698	98.548	Margin = 2.250		Index = 1.480	
3.500	101.983	101.833	101.683	3.500	100.925	100.775	100.625	3.125	99.188	99.038	98.888	30 Year OTC			
3.625	102.362	102.212	102.062	3.625	101.235	101.085	100.935	3.250	100.652	100.502	100.352	Rate	30 Day	45 Day	60 Day
4.000	102.518	102.368	102.218	4.000	101.512	101.362	101.212	3.375	101.006	100.856	100.706	3.875	101.059	100.809	100.559
4.125	102.845	102.695	102.545	4.125	101.751	101.601	101.451	3.500	101.315	101.165	101.015	4.000	101.418	101.168	100.918
4.500	102.988	102.888	102.788	4.500	102.140	102.040	101.940	3.625	101.603	101.453	101.303	4.125	101.745	101.495	101.245
4.625	103.266	103.166	103.066	4.625	102.459	102.359	102.259	3.750	102.008	101.858	101.708	4.375	101.884	101.634	101.384
4.750	103.272	103.172	103.072	4.750	102.692	102.592	102.492	3.875	102.319	102.169	102.019	4.500	102.188	101.938	101.688
4.875	103.508	103.408	103.308	4.875	102.926	102.826	102.726	4.000	102.585	102.435	102.285	4.625	102.466	102.216	101.966
5.000	103.826	103.726	103.626	5.000	103.127	103.027	102.927	4.125	102.848	102.698	102.548	4.875	102.708	102.458	102.208
5.125	104.055	103.955	103.855	5.125	103.446	103.346	103.246	4.250	102.365	102.215	102.065	5.000	103.026	102.776	102.526
5.250	104.587	104.487	104.387	5.250	104.008	103.908	103.808	4.375	102.566	102.416	102.266	5.125	103.255	103.005	102.755
5.375	104.824	104.724	104.624	5.375	104.241	104.141	104.041	4.500	102.752	102.602	102.452	5.500	104.341	104.091	103.841
6.250	106.158	106.008	105.858	6.250	105.549	105.399	105.249	4.625	103.055	102.905	102.755	5.625	104.571	104.321	104.071

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs					
	Standard	Specialty		Standard	Specialty
FICO Adjuster			Loan Size Adjuster		
FICO 720 +	0.250	0.250	\$0 - \$49,999	-2.500	-2.500
FICO 680 - 719	0.250	0.250	\$50,000 - \$85,000	-0.500	-0.500
FICO 660 - 679	0.250	0.250	\$85,001 - \$125,000	1.000	1.000
FICO 640 - 659	0.000	0.000	\$125,001 - \$175,000	1.000	1.000
FICO 620 - 639	-1.000	0.000	\$175,001 - \$275,000	0.000	0.000
FICO 600 - 619	-1.500	-1.500	\$275,001 up to HB	0.000	0.000
FICO 580 - 599	-2.000	-2.000			
NY	-0.250	-0.250	Non Owner Occupancy	-2.000	-2.000
2 Unit	0.000	0.000	VA Jumbo	-0.350	-0.350
USDA Streamline-Assist Refinance Option				-0.250	-0.250
VA C/O Refi with an LTV >90.000 Max Note Rate = 4.750				-1.875	-1.875

Specialty Adjustment	
203(k) / 203(k)s / 203(h) / Repair Escrow / VA & USDA Reno	-0.250
VA IRRRL ≤ 125.00 LTV	0.000
VA IRRRL > 125.00 LTV or No AVM	-0.750

DPA Advantage Adjustment	
203(k) / 203(k)s	-1.000
203(k) & 203(k)s are Borrower Paid only	

DPA Advantage Program "only Advantage Adjustments added ; FHA only"								30 yr DPA OTC "FHA Only ; Borrower Paid Only"				30 yr DPA "3.5% DPA ; Borrower Paid Only"			
30/25 Year				30/25 Year Lender Paid				Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	3.875	98.309	98.059	97.809	6.250	101.000	100.750	100.500
4.125	100.345	100.095	99.845	6.250	103.750	103.500	103.250	4.000	98.668	98.418	98.168				
4.250	100.470	100.220	99.970					4.125	98.995	98.745	98.495				
4.375	100.484	100.234	99.984					4.375	99.134	98.884	98.634				
4.500	100.788	100.538	100.288					4.500	99.438	99.188	98.938				
4.625	101.066	100.816	100.566					4.625	99.716	99.466	99.216				
5.000	101.626	101.376	101.126					4.875	99.958	99.708	99.458				
5.125	101.855	101.605	101.355					5.000	100.276	100.026	99.776				
5.250	102.255	102.005	101.755					5.125	100.505	100.255	100.005				
Borrower Paid Comp Only				Lender Paid Only				5.500	101.591	101.341	101.091				
								5.625	101.821	101.571	101.321				

Lock Desk Policy			
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018 . Locks are accepted on loans in <i>Registered, Submitted, U/W-Received & U/W-Approved</i> status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.			
Flood Certification = \$10.00	*UW Fee with option to buy out = \$895 / \$495 for streamline	†IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee	FHA ID# - 135860006
The UW / Commitment Fee buyout option is to be calculated as follows: Fee divided by loan amount to the exact decimal.			
For use by mortgage professionals only and should not be distributed to borrowers.		Tax Service Fee = \$80.00 "FHA only" (IA & ME exempt)	



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Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

3/25/2020

45 Day Lock Exp.:

4/9/2020

60 Day Lock Exp.:

4/24/2020

W. Rate Sheet Dated: 2/24/2020

Release Time: 10:00 am ET

Prices are subject to change without notice.

STANDARD GOVERNMENT HIGH BALANCE PRODUCT															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	99.966	99.816	99.666	2.750	100.117	99.967	99.817	2.375	94.987	94.837	94.687	3.125	99.153	99.003	98.853
2.875	100.452	100.302	100.152	2.875	100.560	100.410	100.260	2.500	95.415	95.265	95.115	3.250	99.632	99.482	99.332
3.000	100.938	100.788	100.638	3.000	100.996	100.846	100.696	2.625	95.844	95.694	95.544	3.375	99.733	99.583	99.433
3.125	101.419	101.269	101.119	3.125	101.359	101.209	101.059	2.750	98.732	98.582	98.432	3.500	99.963	99.813	99.663
3.250	101.495	101.345	101.195	3.250	100.998	100.848	100.698	2.875	99.152	99.002	98.852	3.625	99.860	99.710	99.560
3.375	101.968	101.818	101.668	3.375	101.374	101.224	101.074	3.000	99.566	99.416	99.266	Margin = 2.250		Index = 1.480	
3.500	102.383	102.233	102.083	3.500	101.705	101.555	101.405	3.125	99.905	99.755	99.605				
3.625	102.762	102.612	102.462	3.625	102.015	101.865	101.715	3.250	101.432	101.282	101.132				
4.000	102.974	102.824	102.674	4.000	102.448	102.298	102.148	3.375	101.786	101.636	101.486				
4.125	103.302	103.152	103.002	4.125	102.687	102.537	102.387	3.500	102.095	101.945	101.795				
4.500	103.057	102.957	102.857	4.500	102.889	102.789	102.689	3.625	102.383	102.233	102.083				
4.625	103.335	103.235	103.135	4.625	103.208	103.108	103.008	3.750	102.944	102.794	102.644				
4.750	101.684	101.584	101.484	4.750	101.785	101.685	101.585	3.875	103.255	103.105	102.955				
4.875	101.921	101.821	101.721	4.875	102.018	101.918	101.818	4.000	103.521	103.371	103.221				
5.000	102.238	102.138	102.038	5.000	102.220	102.120	102.020	4.125	103.784	103.634	103.484				
5.125	102.468	102.368	102.268	5.125	102.539	102.439	102.339	4.250	103.113	102.963	102.813				
5.250	102.781	102.681	102.581	5.250	102.882	102.782	102.682	4.375	103.315	103.165	103.015				
5.375	103.017	102.917	102.817	5.375	103.115	103.015	102.915	4.500	103.501	103.351	103.201				
6.250	103.258	103.108	102.958	6.250	103.329	103.179	103.029	4.625	103.804	103.654	103.504				

SPECIALTY GOVERNMENT HIGH BALANCE PRODUCT - Every program and property type listed in the specialty adj.															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	99.216	99.066	98.916	2.750	98.687	98.537	98.387	2.375	95.807	95.657	95.507	3.125	97.691	97.541	97.391
2.875	99.702	99.552	99.402	2.875	99.130	98.980	98.830	2.500	96.235	96.085	95.935	3.250	98.232	98.082	97.932
3.000	100.188	100.038	99.888	3.000	99.566	99.416	99.266	2.625	96.664	96.514	96.364	3.375	98.333	98.183	98.033
3.125	100.669	100.519	100.369	3.125	99.929	99.779	99.629	2.750	97.458	97.308	97.158	3.500	98.563	98.413	98.263
3.250	100.445	100.295	100.145	3.250	99.568	99.418	99.268	2.875	97.878	97.728	97.578	3.625	98.460	98.310	98.160
3.375	100.918	100.768	100.618	3.375	99.944	99.794	99.644	3.000	98.292	98.142	97.992	Margin = 2.250		Index = 1.480	
3.500	101.333	101.183	101.033	3.500	100.275	100.125	99.975	3.125	98.632	98.482	98.332	30 Year OTC			
3.625	101.712	101.562	101.412	3.625	100.585	100.435	100.285	3.250	99.815	99.665	99.515	Rate	30 Day	45 Day	60 Day
4.000	102.024	101.874	101.724	4.000	101.018	100.868	100.718	3.375	100.168	100.018	99.868	3.875	100.566	100.316	100.066
4.125	102.352	102.202	102.052	4.125	101.257	101.107	100.957	3.500	100.477	100.327	100.177	4.000	100.924	100.674	100.424
4.500	102.307	102.207	102.107	4.500	101.459	101.359	101.259	3.625	100.765	100.615	100.465	4.125	101.252	101.002	100.752
4.625	102.585	102.485	102.385	4.625	101.778	101.678	101.578	3.750	100.600	100.450	100.300	4.375	101.202	100.952	100.702
4.750	100.934	100.834	100.734	4.750	100.355	100.255	100.155	3.875	100.911	100.761	100.611	4.500	101.507	101.257	101.007
4.875	101.171	101.071	100.971	4.875	100.588	100.488	100.388	4.000	101.177	101.027	100.877	4.625	101.785	101.535	101.285
5.000	101.488	101.388	101.288	5.000	100.790	100.690	100.590	4.125	101.440	101.290	101.140	4.875	100.371	100.121	99.871
5.125	101.718	101.618	101.518	5.125	101.109	101.009	100.909	4.250	100.715	100.565	100.415	5.000	100.688	100.438	100.188
5.250	102.031	101.931	101.831	5.250	101.452	101.352	101.252	4.375	100.916	100.766	100.616	5.125	100.918	100.668	100.418
5.375	102.267	102.167	102.067	5.375	101.685	101.585	101.485	4.500	101.102	100.952	100.802	5.500	101.785	101.535	101.285
6.250	102.508	102.358	102.208	6.250	101.899	101.749	101.599	4.625	101.405	101.255	101.105	5.625	102.014	101.764	101.514

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs					
	Standard	Specialty		Standard	Specialty
FICO Adjuster			FICO Adjuster		
FICO 720 +	0.250	0.250	FICO 620 - 639	-1.000	0.000
FICO 680 - 719	0.250	0.250	FICO 600 - 619	-1.500	-1.500
FICO 660 - 679	0.250	0.250	FICO 580 - 599	-2.000	-2.000
FICO 640 - 659	0.000	0.000			
NY	-0.250	-0.250	Non Owner Occupancy	-2.000	-2.000
2 Unit	0.000	0.000	VA Jumbo	-0.350	-0.350
USDA Streamline-Assist Refinance Option				-0.250	-0.250
VA C/O Refi with an LTV >90.000			Max Note Rate = 4.750	-1.875	-1.875

Specialty Adjustment	
203(k) / 203(k)s / 203(h) / Repair Escrow / VA & USDA Reno	-0.250
VA IRRRL ≤ 125.00 LTV	0.000
VA IRRRL > 125.00 LTV or No AVM	-0.750
DPA Advantage Adjustment	
203(k) / 203(k)s	-1.000
203(k) & 203(k)s are Borrower Paid only	

DPA Advantage Program "only Advantage Adjustments added ; FHA only"								30 yr DPA OTC "FHA Only ; Borrower Paid Only"				30 yr DPA "3.5% DPA ; Borrower Paid Only"			
30/25 Year				30/25 Year Lender Paid				Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	3.875	97.816	97.566	97.316	6.250	N/A	N/A	N/A
4.125	99.502	99.252	99.002	6.250	99.750	99.500	99.250	4.000	98.174	97.924	97.674				
4.250	99.439	99.189	98.939					4.125	98.502	98.252	98.002				
4.375	99.452	99.202	98.952					4.375	98.452	98.202	97.952				
4.500	99.757	99.507	99.257					4.500	98.757	98.507	98.257				
4.625	100.035	99.785	99.535					4.625	99.035	98.785	98.535				
5.000	98.938	98.688	98.438					4.875	97.621	97.371	97.121				
5.125	99.168	98.918	98.668					5.000	97.938	97.688	97.438				
5.250	99.349	99.099	98.849					5.125	98.168	97.918	97.668				
Borrower Paid Comp Only				Lender Paid Only				5.500	99.035	98.785	98.535				
								5.625	99.264	99.014	98.764				

Lock Desk Policy	
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018 . Locks are accepted on loans in <i>Registered, Submitted, U/W-Received & U/W-Approved</i> status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.	
Flood Certification = \$10.00	*UW Fee with option to buy out = \$895 / \$495 for streamline †IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee FHA ID# - 1358600006
The UW / Commitment Fee buyout option is to be calculated as follows: Fee divided by loan amount to the exact decimal.	
For use by mortgage professionals only and should not be distributed to borrowers.	
Tax Service Fee = \$80.00 "FHA only" (IA & ME exempt)	



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Applicable for all mortgages with greater than 15 year terms									
FICO ↓ \ LTV →	< 60.00%	60.01 – 70.00%	70.01 – 75.00%	75.01 – 80.00%	80.01 – 85.00%	85.01 – 90.00%	90.01 – 95.00%	95.01 – 97.00%	>97.00%
≥ 740	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.250	-0.750	-0.750
720 – 739	0.000	-0.250	-0.500	-0.500	-0.500	-0.500	-1.000	-1.000	-1.125
700 – 719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.500	-1.500	-1.500
680 – 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.500	-1.500	-1.500
660 – 679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250	-2.250	-2.250
640 – 659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750	-2.750	-2.750
620 – 639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.500	-3.500	-3.500

Product Features									
Product Feature ↓ \ LTV →	< 60.00%	60.01 – 70.00%	70.01 – 75.00%	75.01 – 80.00%	80.01 – 85.00%	85.01 – 90.00%	90.01 – 95.00%	95.01 – 97.00%	>97.00%
Investment property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125
Second Home	0.000	0.000	0.000	0.000	0.000	-0.250	-0.250	-0.250	-0.250
Manufactured*	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-unit property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 unit property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
Condo > 15 year**	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750
HB C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A	N/A
HB Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250

* Not applicable to MH Advantage properties (Identified by SFC 859 in conjunction with SFC 235).

** Not applicable to detached Condominium units (Identified by SFC 588).

High LTV Refi Option LLPA Caps			
Occupancy	Number of Units	LTV Ratio	>15 yr Cap
Primary	1	105.01 -115.00%	0.750
		>115.00%	0.000
		90.01 -100.00%	0.750
	2	>100.00%	0.000
		80.01 -90.00%	0.750
		>90.00%	0.000
3-4	95.01 -105.00%	2.000	
	>105.00%	1.500	
Second Home	1	80.01 -90.00%	2.000
Investment	1-4	>90.00%	1.500
		80.01 -90.00%	2.000
		>90.00%	1.500

HomeReady LLPA Caps*	
Product Feature	LLPA Caps
LTV > 80% and credit score ≥ 680	0.000
All other LTV & FICO combos	1.500

*The above caps do not include the following LLPA's: State; Extension; Loan Size

Cash-Out Refinance*				
FICO ↓ \ LTV →	< 60.00%	60.01 – 70.00%	70.01 – 75.00%	75.01 – 80.00%
> 740	-0.375	-0.625	-0.625	-0.875
720 – 739	-0.375	-1.000	-1.000	-1.125
700 – 719	-0.375	-1.000	-1.000	-1.125
680 – 699	-0.375	-1.125	-1.125	-1.750
660 – 679	-0.625	-1.125	-1.125	-1.875
640 – 659	-0.625	-1.625	-1.625	-2.625
620 – 639	-0.625	-1.625	-1.625	-3.125

* Not applicable to student loan cash-out refinances (identified by SFC 841).

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
All Subordinate Financing	-0.375
FNMA HomeStyle Renovation	-1.000
Texas Equity 50(a)(6)	0.000
Texas Equity 50(a)(4)	0.000

Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to HB	0.125

Mortgages with Subordinate Financing *			
LTV Range	CLTV Range	Credit Score < 720	Credit Score > 720
≤ 65.00%	80.01% – 95.00%	-0.500	-0.250
65.01% – 75.00%	80.01% – 95.00%	-0.750	-0.500
75.01% – 95.00%	90.01% – 95.00%	-1.000	-0.750
75.01% – 90.00%	76.01% – 90.00%	-1.000	-0.750
≤ 95.00%	95.01% – 97.00%	-1.500	-1.500

* If the subordinate financing is a Community Seconds® loan, these LLPAs do not apply and the lender must use SFC 118.

Lock Desk Policy			
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018. Locks are accepted on loans in Registered, Submitted, U/W-Received & U/W-Approved status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.			
Flood Certification = \$10.00	UW Fee with option to buy out = \$895	*IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee	Tax Service Fee = \$70.00 (IA & ME exempt)
FHA ID# - 1358600006			
The UW / Commitment Fee buyout option is to be calculated as follows: Fee divided by loan amount to the exact decimal. For use by mortgage professionals only and should not be distributed to borrowers.			



AFR Loan Center

Lockdesk e-mail:

Lockdesk Phone:

Lockdesk Hours:

Lockdesk@afrrwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

3/25/2020

45 Day Lock Exp.:

4/9/2020

60 Day Lock Exp.:

4/24/2020

W. Rate Sheet Dated: 2/24/2020

Release Time: 10:00 am ET

Prices are subject to change without notice.

Conforming FHLMC																															
30/25 Year						30/25 Year 105-125						30/25 Year >125						30/25 Year SC						30/25 Year SC 105-125							
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.875	99.197	99.097	98.997	3.250	0.000	-0.100	-0.200	3.250	0.000	-0.100	-0.200	4.000	103.099	102.999	102.899	4.000	102.724	102.624	102.524	4.000	102.724	102.624	102.524	4.000	102.724	102.624	102.524	4.000	102.724	102.624	102.524
2.990	99.830	99.730	99.630	3.375	101.558	101.458	101.358	3.375	101.558	101.458	101.358	4.125	103.137	103.037	102.937	4.125	102.762	102.662	102.562	4.125	102.762	102.662	102.562	4.125	102.762	102.662	102.562	4.125	102.762	102.662	102.562
3.000	99.930	99.830	99.730	3.500	101.967	101.867	101.767	3.500	101.967	101.867	101.767	4.250	103.283	103.183	103.083	4.250	102.908	102.808	102.708	4.250	102.908	102.808	102.708	4.250	102.908	102.808	102.708	4.250	102.908	102.808	102.708
3.125	100.653	100.553	100.453	3.625	102.411	102.311	102.211	3.625	102.411	102.311	102.211	4.375	103.550	103.450	103.350	4.375	103.175	103.075	102.975	4.375	103.175	103.075	102.975	4.375	103.175	103.075	102.975	4.375	103.175	103.075	102.975
3.250	101.161	101.061	100.961	3.750	102.434	102.334	102.234	3.750	102.434	102.334	102.234	4.500	103.876	103.776	103.676	4.500	103.251	103.151	103.051	4.500	103.251	103.151	103.051	4.500	103.251	103.151	103.051	4.500	103.251	103.151	103.051
3.375	101.808	101.708	101.608	3.875	102.855	102.755	102.655	3.875	102.855	102.755	102.655	4.625	103.946	103.846	103.746	4.625	103.321	103.221	103.121	4.625	103.321	103.221	103.121	4.625	103.321	103.221	103.121	4.625	103.321	103.221	103.121
3.500	102.217	102.117	102.017	3.990	102.955	102.855	102.755	3.990	102.955	102.855	102.755	4.750	103.996	103.896	103.796	4.750	103.971	103.871	103.771	4.750	103.971	103.871	103.771	4.750	103.971	103.871	103.771	4.750	103.971	103.871	103.771
3.625	102.661	102.561	102.461	4.000	103.055	102.955	102.855	4.000	103.055	102.955	102.855	4.875	103.923	103.823	103.723	4.875	103.298	103.198	103.098	4.875	103.298	103.198	103.098	4.875	103.298	103.198	103.098	4.875	103.298	103.198	103.098
3.750	102.684	102.584	102.484	4.125	103.093	102.993	102.893	4.125	103.093	102.993	102.893	4.990	104.039	103.939	103.839	4.990	103.039	102.939	102.839	4.990	103.039	102.939	102.839	4.990	103.039	102.939	102.839	4.990	103.039	102.939	102.839
3.875	103.105	103.005	102.905	4.250	103.463	103.363	103.263	4.250	103.463	103.363	103.263	5.000	104.139	104.039	103.939	5.000	103.139	103.039	102.939	5.000	103.139	103.039	102.939	5.000	103.139	103.039	102.939	5.000	103.139	103.039	102.939
3.990	103.330	103.230	103.130	4.375	103.730	103.630	103.530	4.375	103.730	103.630	103.530	5.125	104.355	104.255	104.155	5.125	103.355	103.255	103.155	5.125	103.355	103.255	103.155	5.125	103.355	103.255	103.155	5.125	103.355	103.255	103.155
4.000	103.430	103.330	103.230	4.500	103.806	103.706	103.606	4.500	103.806	103.706	103.606	5.250	104.369	104.269	104.169	5.250	103.369	103.269	103.169	5.250	103.369	103.269	103.169	5.250	103.369	103.269	103.169	5.250	103.369	103.269	103.169
4.125	103.468	103.368	103.268	4.625	103.876	103.776	103.676	4.625	103.876	103.776	103.676	5.375	104.069	103.969	103.869	5.375	103.369	103.269	103.169	5.375	103.369	103.269	103.169	5.375	103.369	103.269	103.169	5.375	103.369	103.269	103.169
4.250	103.838	103.738	103.638	4.750	104.339	104.239	104.139	4.750	104.339	104.239	104.139	5.500	104.252	104.152	104.052	5.500	104.252	104.152	104.052	5.500	104.252	104.152	104.052	5.500	104.252	104.152	104.052	5.500	104.252	104.152	104.052
4.375	104.105	104.005	103.905	4.875	104.666	104.566	104.466	4.875	104.666	104.566	104.466	5.625	104.501	104.401	104.301	5.625	104.501	104.401	104.301	5.625	104.501	104.401	104.301	5.625	104.501	104.401	104.301	5.625	104.501	104.401	104.301
4.500	104.431	104.331	104.231	4.990	104.407	104.307	104.207	4.990	104.407	104.307	104.207	5.750	104.430	104.330	104.230	5.750	104.430	104.330	104.230	5.750	104.430	104.330	104.230	5.750	104.430	104.330	104.230	5.750	104.430	104.330	104.230
4.625	104.501	104.401	104.301	5.000	104.507	104.407	104.307	5.000	104.507	104.407	104.307	5.875	104.437	104.337	104.237	5.875	104.437	104.337	104.237	5.875	104.437	104.337	104.237	5.875	104.437	104.337	104.237	5.875	104.437	104.337	104.237
4.750	104.964	104.864	104.764	5.125	104.723	104.623	104.523	5.125	104.723	104.623	104.523	5.990	104.359	104.259	104.159	5.990	104.359	104.259	104.159	5.990	104.359	104.259	104.159	5.990	104.359	104.259	104.159	5.990	104.359	104.259	104.159
4.875	105.291	105.191	105.091	5.250	105.265	105.165	105.065	5.250	105.265	105.165	105.065	6.000	104.459	104.359	104.259	6.000	104.459	104.359	104.259	6.000	104.459	104.359	104.259	6.000	104.459	104.359	104.259	6.000	104.459	104.359	104.259
30/25 Year SC >125						20 Year						20 Year 105-125						20 Year >125						15 Year							
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
4.000	102.724	102.624	102.524	2.750	98.725	98.625	98.525	2.750	0.000	0.000	0.000	2.750	0.000	0.000	0.000	2.750	0.000	0.000	0.000	3.375	102.683	102.583	102.483	3.375	102.683	102.583	102.483	3.375	102.683	102.583	102.483
4.125	102.762	102.662	102.562	2.875	99.488	99.388	99.288	2.875	0.000	0.000	0.000	2.875	0.000	0.000	0.000	2.875	0.000	0.000	0.000	3.500	103.084	102.984	102.884	3.500	103.084	102.984	102.884	3.500	103.084	102.984	102.884
4.250	102.908	102.808	102.708	2.990	100.110	100.010	99.910	2.990	0.000	0.000	0.000	2.990	0.000	0.000	0.000	2.990	0.000	0.000	0.000	3.625	103.029	102.929	102.829	3.625	103.029	102.929	102.829	3.625	103.029	102.929	102.829
4.375	103.175	103.075	102.975	3.000	100.210	100.110	100.010	3.000	0.000	0.000	0.000	3.000	0.000	0.000	0.000	3.000	0.000	0.000	0.000	3.750	103.496	103.396	103.296	3.750	103.496	103.396	103.296	3.750	103.496	103.396	103.296
4.500	103.251	103.151	103.051	3.125	100.922	100.822	100.722	3.125	0.000	0.000	0.000	3.125	0.000	0.000	0.000	3.125	0.000	0.000	0.000	3.875	103.603	103.503	103.403	3.875	103.603	103.503	103.403	3.875	103.603	103.503	103.403
4.625	103.321	103.221	103.121	3.250	101.640	101.540	101.440	3.250	0.000	0.000	0.000	3.250	0.000	0.000	0.000	3.250	0.000	0.000	0.000	3.990	103.867	103.767	103.667	3.990	103.867	103.767	103.667	3.990	103.867	103.767	103.667
4.750	102.971	102.871	102.771	3.375	102.077	101.977	101.877	3.375	102.077	101.977	101.877	3.375	102.077	101.977	101.877	3.375	102.077	101.977	101.877	3.375	102.077	101.977	101.877	3.375	102.077	101.977	101.877	3.375	102.077	101.977	101.877
4.875	103.298	103.198	103.098	3.500	102.764	102.664	102.564	3.500	102.764	102.664	102.564	3.500	102.764	102.664	102.564	3.500	102.764	102.664	102.564	4.125	103.238	103.138	103.038	4.125	103.238	103.138	103.038	4.125	103.238	103.138	103.038
4.990	103.039	102.939	102.839	3.625	102.972	102.872	102.772	3.625	102.972	102.872	102.772	3.625	102.972	102.872	102.772	3.625	102.972	102.872	102.772	4.250	103.615	103.515	103.415	4.250	103.615	103.515	103.415	4.250	103.615	103.515	103.415
5.000	103.139	103.039	102.939	3.750	103.219	103.119	103.019	3.750	103.219	103.119	103.019	3.750	103.219	103.119	103.019	3.750	103.219	103.119	103.019	4.375	103.949	103.849	103.749	4.375	103.949	103.849	103.749	4.375	103.949	103.849	103.749
5.125	103.355	103.255	103.155	3.875	103.616	103.516	103.416	3.875	103.616	103.516	103.416	3.875	103.616	103.516	103.416	3.875	103.616	103.516	103.416	4.500	103.125	103.025	102.925	4.500	103.125	103.025	102.925	4.500	103.125	103.025	102.925
5.250	102.869	102.769	102.669	3.990	103.669	103.569	103.469	3.990	103.669	103.569	103.469	3.990	103.669	103.569	103.469	3.990	103.669	103.569	103.469	4.625	103.253	103.153	103.053	4.625	103.253	103.153	103.053	4.625	103.253	103.153	103.053
5.375	104.069	103.969	103.869	4.000	103.769	103.669																									



AFR Loan Center

Lockdesk e-mail:

Lockdesk Phone:

Lockdesk Hours:

Lockdesk@afrwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

3/25/2020

45 Day Lock Exp.:

4/9/2020

60 Day Lock Exp.:

4/24/2020

W. Rate Sheet Dated: 2/24/2020

Release Time: 10:00 am ET

Prices are subject to change without notice.

Home Possible																			
30/25 Year				20 Year				15 Year				Super Conforming - 30-20 Year				Super Conforming - 15 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.875	99.197	99.097	98.997	2.750	98.725	98.625	98.525	3.375	102.683	102.583	102.483	4.000	102.749	102.649	102.549	3.375	101.995	101.895	101.795
2.990	99.830	99.730	99.630	2.875	99.488	99.388	99.288	3.500	103.084	102.984	102.884	4.125	102.787	102.687	102.587	3.500	102.396	102.296	102.196
3.000	99.930	99.830	99.730	2.990	100.110	100.010	99.910	3.625	103.029	102.929	102.829	4.250	102.933	102.833	102.733	3.625	101.841	101.741	101.641
3.125	100.653	100.553	100.453	3.000	100.210	100.110	100.010	3.750	103.496	103.396	103.296	4.375	103.200	103.100	103.000	3.750	102.308	102.208	102.108
3.250	101.161	101.061	100.961	3.125	100.922	100.822	100.722	3.875	103.603	103.503	103.403	4.500	103.526	103.426	103.326	3.875	102.415	102.315	102.215
3.375	101.808	101.708	101.608	3.250	101.640	101.540	101.440	3.990	103.867	103.767	103.667	4.625	103.596	103.496	103.396	3.990	102.679	102.579	102.479
3.500	102.217	102.117	102.017	3.375	102.077	101.977	101.877	4.000	103.967	103.867	103.767	4.750	103.246	103.146	103.046	4.000	102.779	102.679	102.579
3.625	102.661	102.561	102.461	3.500	102.764	102.664	102.564	4.125	104.238	104.138	104.038	4.875	103.573	103.473	103.373	4.125	102.678	102.578	102.478
3.750	102.684	102.584	102.484	3.625	102.972	102.872	102.772	4.250	104.615	104.515	104.415	4.990	103.689	103.589	103.489	4.250	103.055	102.955	102.855
3.875	103.105	103.005	102.905	3.750	103.219	103.119	103.019	4.375	104.949	104.849	104.749	5.000	103.789	103.689	103.589	4.375	103.389	103.289	103.189
3.990	103.330	103.230	103.130	3.875	103.616	103.516	103.416	4.500	105.125	105.025	104.925	5.125	104.005	103.905	103.805	4.500	103.565	103.465	103.365
4.000	103.430	103.330	103.230	3.990	103.669	103.569	103.469	4.625	104.253	104.153	104.053	5.250	103.519	103.419	103.319	4.625	102.096	101.996	101.896
4.125	103.468	103.368	103.268	4.000	103.769	103.669	103.569	4.750	104.526	104.426	104.326	5.375	103.719	103.619	103.519	4.750	102.369	102.269	102.169
4.250	103.838	103.738	103.638	4.125	103.827	103.727	103.627	4.875	104.626	104.526	104.426	5.500	103.902	103.802	103.702	4.875	102.469	102.369	102.269
4.375	104.105	104.005	103.905	4.250	104.422	104.322	104.222	4.990	104.691	104.591	104.491	5.625	104.151	104.050	103.951	4.990	102.619	102.519	102.419
4.500	104.431	104.331	104.231	4.375	104.641	104.541	104.441	5.000	104.791	104.691	104.591	5.750	104.080	103.959	103.880	5.000	102.719	102.619	102.519
4.625	104.501	104.401	104.301	4.500	104.794	104.694	104.594	5.125	104.863	104.758	104.663	5.875	104.087	103.966	103.887	5.125	102.956	102.851	102.756
4.750	104.964	104.864	104.764	4.625	104.849	104.749	104.649	5.250	105.244	105.138	105.044	5.990	104.009	103.888	103.809	5.250	103.337	103.231	103.137
4.875	105.291	105.191	105.091	4.750	105.258	105.158	105.058	5.375	0.000	0.000	0.000	6.000	104.109	103.988	103.909	5.375	0.000	0.000	0.000

Applicable for all mortgages with greater than 15 year terms									
FICO ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	
≥ 740	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.250	-0.750	
720 - 739	0.000	-0.250	-0.500	-0.750	-0.500	-0.500	-0.500	-1.000	
700 - 719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.000	-1.500	
680 - 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.250	-1.500	
660 - 679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250	-2.250	
640 - 659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750	-2.750	
620 - 639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	-3.500	
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	-3.750	

Mortgages with Subordinate Financing			
LTV Range	CLTV Range	Credit Score < 720	Credit Score ≥ 720
All	All	-0.500	-0.500

HP LLPA Cap		
FICO ↓ \ LTV →	≤80%	>80%
≥ 680	1.500	0.000
< 680	1.500	1.500
Excluded from Cap: State, Loan Size, Super Conforming "1.500", LPMI		

Product Features									
Product Feature ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105%
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000	-2.000	-2.000
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750
SC Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
Texas Equity 50(a)(4)	0.000
OTC "Construction Conversion"	-1.000
Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to SC	0.125

Lock Desk Policy			
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018. Locks are accepted on loans in Registered, Submitted, U/W-Received & U/W-Approved status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.			
Flood Certification = \$10.00	UW Fee with option to buy out = \$895 *IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee	Tax Service Fee = \$70.00 (IA & ME exempt)	FHA ID# - 1358600006
The UW / Commitment Fee buyout option is to be calculated as follows: Fee divided by loan amount to the exact decimal.			
For use by mortgage professionals only and should not be distributed to borrowers.			



AFR Loan Center

Lockdesk e-mail:

Lockdesk@afrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

3/25/2020

45 Day Lock Exp.:

4/9/2020

60 Day Lock Exp.:

4/24/2020

W. Rate Sheet Dated: 2/24/2020

Release Time: 10:00 am ET

Prices are subject to change without notice.

Non-Conforming "Jumbo"

30 Yr. Fixed				
All-in Price Cap "Before Lender Paid Comp - Max = \$20,000" 101.850				
Rate	30 Day	45 Day	60 Day	
3.375	99.715	99.653	99.590	
3.500	100.173	100.110	100.048	
3.625	100.569	100.507	100.444	
3.750	100.982	100.919	100.857	
3.875	101.114	101.052	100.989	
4.000	101.371	101.309	101.246	
4.125	101.544	101.482	101.419	
4.250	101.708	101.645	101.583	
4.375	101.948	101.885	101.823	
4.500	102.127	102.064	102.002	
4.625	102.367	102.304	102.242	
4.750	102.582	102.519	102.457	
4.875	102.764	102.702	102.639	

15 Yr. Fixed				
All-in Price Cap "Before Lender Paid Comp - Max = \$20,000" 101.850				
Rate	30 Day	45 Day	60 Day	
3.000	N/A	N/A	N/A	
3.125	N/A	N/A	N/A	
3.250	99.039	98.914	98.789	
3.375	99.502	99.377	99.252	
3.500	99.907	99.782	99.657	
3.625	100.388	100.263	100.138	
3.750	100.802	100.677	100.552	
3.875	101.161	101.036	100.911	
4.000	101.500	101.375	101.250	
4.125	101.637	101.512	101.387	
4.250	101.944	101.819	101.694	
4.375	102.224	102.099	101.974	
4.500	102.382	102.257	102.132	

7/1 Hybrid ARMs				
All-in Price Cap "Before Lender Paid Comp - Max = \$20,000" 101.850				
Rate	30 Day	45 Day	60 Day	
3.000	N/A	N/A	N/A	
3.125	N/A	N/A	N/A	
3.250	97.773	97.648	97.523	
3.375	98.178	98.053	97.928	
3.500	98.554	98.429	98.304	
3.625	98.907	98.782	98.657	
3.750	99.499	99.374	99.249	
3.875	99.809	99.684	99.559	
4.000	100.095	99.970	99.845	
4.125	100.379	100.254	100.129	
4.250	100.664	100.539	100.414	
4.375	100.948	100.823	100.698	
4.500	101.239	101.114	100.989	
1 year LIBOR "Wall Street Journal"				
Margin	2.250	Cap	5/2/5	

FICO/CLTV Adjuster									
FICO	CLTV								
	<=55.00%	55.01-60.00%	60.01-65.00%	65.01-70.00%	70.01-75.00%	75.01-80.00%	80.01-85.00%	85.01-90.00%	90.01-95.00%
680-699	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
700-719	0.375	0.250	0.125	0.000	-0.250	-0.625	-1.000	-1.000	n/a
720-739	0.500	0.375	0.250	0.250	0.000	-0.500	-0.750	-0.750	n/a
740-759	0.500	0.375	0.250	0.250	0.000	-0.250	-0.500	-0.500	n/a
760-779	0.500	0.375	0.375	0.375	0.125	-0.125	-0.250	-0.250	n/a
780-850	0.500	0.500	0.500	0.375	0.250	0.000	-0.125	-0.125	n/a
Purpose									
Cash-Out	0.000	0.000	-0.250	-0.500	-0.875	n/a	n/a	n/a	n/a
Refi ¹	0.000	0.000	-0.250	-0.500	-0.875	n/a	n/a	n/a	n/a
Purchase	0.375	0.375	0.250	0.250	0.250	0.250	0.500	0.500	n/a
Other									
Interest Only ²	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Investor ¹	0.000	0.000	-0.250	-0.375	-0.500	n/a	n/a	n/a	n/a
> 80 LTV NO MI ¹	n/a	n/a	n/a	n/a	n/a	n/a	-0.375	-0.625	n/a

¹Full Am. ²ARMs Only

Locks that expire on a weekend or holiday will be extended to the next business day at .0125/day upon lock.

Lock Desk Policy

The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of **-0.018**. Locks are accepted on loans in *Registered, Submitted, U/W-Received & U/W-Approved* status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.

Flood Certification = \$10.00 *UW Fee with option to buy out = \$895 / \$495 for streamline †IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee FHA ID# - 1358600006

The UW / Commitment Fee buyout option is to be calculated as follows: Fee divided by loan amount to the exact decimal.

For use by mortgage professionals only and should not be distributed to borrowers.

Tax Service Fee = \$80.00 "FHA only" (IA & ME exempt)