



W. Rate Sheet Dated: **3/6/2017**

prices are subject to change without notice
Release Time: **10:00 AM ET**

[AFR Wholesale's Website](#)

Lock Desk e-mail:

Lock Desk Phone:

Lock Desk Hours:

[AFR Rate Sheet Archive](#)

LockDesk@afrawholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: **4/5/2017**

45 Day Lock Exp.: **4/20/2017**

60 Day Lock Exp.: **5/5/2017**

STANDARD GOVERNMENT PRODUCT

30/25 Year Government Standard Product				
Rate	30 Day	45 Day	60 Day	
3.250	99.527	99.339	99.183	
3.375	100.031	99.844	99.687	
3.500	100.504	100.316	100.160	
3.625	100.974	100.786	100.630	
3.750	102.274	102.102	101.915	
3.875	102.755	102.583	102.395	
4.000	103.081	102.909	102.721	
4.125	103.419	103.247	103.059	
4.250	104.334	104.162	103.990	
4.375	104.696	104.524	104.352	
4.500	104.995	104.823	104.651	
4.625	105.233	105.061	104.889	
4.750	105.690	105.533	105.377	
4.875	105.881	105.725	105.568	
5.000	106.135	105.979	105.823	
5.125	106.323	106.166	106.010	
5.250	106.554	106.454	106.354	
5.375	106.801	106.701	106.601	
5.500	107.018	106.918	106.818	

20 Year Government Standard Product				
Rate	30 Day	45 Day	60 Day	
3.250	99.046	98.858	98.702	
3.375	99.550	99.363	99.206	
3.500	100.023	99.835	99.679	
3.625	100.493	100.305	100.149	
3.750	101.793	101.621	101.434	
3.875	102.274	102.102	101.914	
4.000	102.600	102.428	102.240	
4.125	102.938	102.766	102.578	
4.250	103.853	103.681	103.509	
4.375	104.215	104.043	103.871	
4.500	104.514	104.342	104.170	
4.625	104.752	104.580	104.408	
4.750	105.209	105.052	104.896	
4.875	105.400	105.244	105.087	
5.000	105.654	105.498	105.342	
5.125	105.842	105.685	105.529	
5.250	106.173	106.073	105.973	
5.375	106.320	106.220	106.120	
5.500	106.537	106.437	106.337	

15/10 Year Government Standard Product				
Rate	30 Day	45 Day	60 Day	
2.750	98.664	98.512	98.359	
2.875	99.121	98.969	98.817	
3.000	99.566	99.414	99.261	
3.125	100.004	99.851	99.699	
3.250	101.073	100.897	100.722	
3.375	101.515	101.339	101.163	
3.500	101.936	101.760	101.584	
3.625	102.200	102.024	101.848	
3.750	102.555	102.405	102.255	
3.875	102.829	102.679	102.529	
4.000	103.153	103.003	102.853	
4.125	103.466	103.316	103.166	
4.250	N/A	N/A	N/A	
4.375	N/A	N/A	N/A	
4.500	N/A	N/A	N/A	
4.625	N/A	N/A	N/A	
4.750	N/A	N/A	N/A	

5/1 Arm Government "Caps 1/1/5" Standard Product				
Rate	30 Day	45 Day	60 Day	
2.875	99.452	99.202	98.952	
3.000	99.550	99.300	99.050	
3.125	99.649	99.399	99.149	
3.250	100.515	100.265	100.015	
3.375	100.563	100.313	100.063	
Margin = 2.250 Index = 0.820				

SPECIALTY GOVERNMENT PRODUCT - Every program and property type listed in the specialty adj.

30/25 Year Government Specialty Product				
Rate	30 Day	45 Day	60 Day	
3.250	98.647	98.459	98.303	
3.375	99.151	98.964	98.807	
3.500	99.624	99.436	99.280	
3.625	100.094	99.906	99.750	
3.750	101.394	101.222	101.035	
3.875	101.875	101.703	101.515	
4.000	102.201	102.029	101.841	
4.125	102.539	102.367	102.179	
4.250	103.454	103.282	103.110	
4.375	103.816	103.644	103.472	
4.500	104.115	103.943	103.771	
4.625	104.353	104.181	104.009	
4.750	104.810	104.653	104.497	
4.875	105.001	104.845	104.688	
5.000	105.255	105.099	104.943	
5.125	105.443	105.286	105.130	
5.250	105.674	105.574	105.474	
5.375	105.921	105.821	105.721	
5.500	106.138	106.038	105.938	

15/10 Year Government Specialty Product				
Rate	30 Day	45 Day	60 Day	
2.750	98.114	97.962	97.809	
2.875	98.571	98.419	98.267	
3.000	99.016	98.864	98.711	
3.125	99.454	99.301	99.149	
3.250	100.523	100.347	100.172	
3.375	100.965	100.789	100.613	
3.500	101.386	101.210	101.034	
3.625	101.650	101.474	101.298	
3.750	102.005	101.855	101.705	
3.875	102.279	102.129	101.979	
4.000	102.603	102.453	102.303	
4.125	102.916	102.766	102.616	
4.250	N/A	N/A	N/A	
4.375	N/A	N/A	N/A	
4.500	N/A	N/A	N/A	
4.625	N/A	N/A	N/A	
4.750	N/A	N/A	N/A	

20 Year Government Specialty Product				
Rate	30 Day	45 Day	60 Day	
3.250	98.546	98.358	98.202	
3.375	99.050	98.863	98.706	
3.500	99.523	99.335	99.179	
3.625	99.993	99.805	99.649	
3.750	101.293	101.121	100.934	
3.875	101.774	101.602	101.414	
4.000	102.100	101.928	101.740	
4.125	102.438	102.266	102.078	
4.250	103.353	103.181	103.009	
4.375	103.715	103.543	103.371	
4.500	104.014	103.842	103.670	
4.625	104.252	104.080	103.908	
4.750	104.709	104.552	104.396	
4.875	104.900	104.744	104.587	
5.000	105.154	104.998	104.842	
5.125	105.342	105.185	105.029	
5.250	105.673	105.573	105.473	
5.375	105.820	105.720	105.620	
5.500	106.037	105.937	105.837	

5/1 Arm Government "Caps 1/1/5" Specialty Product				
Rate	30 Day	45 Day	60 Day	
2.875	98.512	98.262	98.012	
3.000	98.610	98.360	98.110	
3.125	98.709	98.459	98.209	
3.250	99.575	99.325	99.075	
3.375	99.623	99.373	99.123	
Margin = 2.250 Index = 0.820				

30 Year One Time Close "OTC" Specialty Product				
Rate	30 Day	45 Day	60 Day	
3.500	97.449	97.199	96.949	
4.000	100.026	99.854	99.666	
4.500	101.940	101.768	101.596	
5.000	103.080	102.924	102.768	
5.500	103.963	103.863	103.763	

15 Year One Time Close "OTC" Specialty Product				
Rate	30 Day	45 Day	60 Day	
3.000	97.382	97.230	97.077	
3.500	99.752	99.576	99.400	
4.000	100.969	100.819	100.669	
4.500	N/A	N/A	N/A	
5.000	N/A	N/A	N/A	

Specialty Adj.	Manufactured Homes "OTC exempt"		-1.000
	203(k) / 203(k)s / 203(h) / Repair Escrow		-0.500
	VA IRRRL ≤ 125.00 LTV		0.000
	VA IRRRL > 125.00 LTV or No AVM		-0.750

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs

FICO Adjusters				Adjusters		All Terms		
FICO 720 +	0.625	FICO 620 - 639	-1.000	NY		-0.250		
FICO 660 - 719	0.375	FICO 600 - 619	-1.500	Non Owner Occupancy		-2.000		
FICO 640 - 659	-0.500			UW Fee Buy Out Option*	Standard	Streamline		
Base Loan Amount Adjuster				\$0 - \$49,999	-1.500	-0.900		
\$0 - \$49,999	-2.500	\$275,001 up to HB	0.375	\$50,000 - \$85,000	-1.000	-0.650		
\$50,000 - \$85,000	-1.375	High Balance	-1.750	\$85,001 - \$125,000	-0.750	-0.500		
\$85,001 - \$125,000	-0.500	VA Jumbo	-1.750	\$125,001 - \$175,000	-0.500	-0.300		
\$125,001 - \$175,000	-0.375			\$175,001 - \$275,000	-0.300	-0.200		
\$175,001 - \$275,000	0.000			\$275,001 - Up to High Balance	-0.200	-0.150		
Extension:	-0.018 per calendar day	Streamlined-Assist Refinance Option	-0.250	High Balance	-0.150	-0.100		
Max USDA - GRH Rate Today				3/6/2017		5.000%		

American Financial Resources, Inc. - Announcements

The OTC program is not available for TF clients.

15 Day Locks are now Available for Broker Loans in an **Approved** status. To Price it out, you will need to improve the 30 day price by 15 bps. Lock Requests must be submitted using AFR's Manual Lock Request Form!

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (11pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through Loan Center. Lock requests submitted to a client's AE or AM only will not be processed.

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

[Full Lock Desk Policy Can Be Found Here](#)

[AFR Guidelines](#)

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



AFR Wholesale's Website

AFR Rate Sheet Archive

Lock Desk e-mail:

LockDesk@afrawholesale.com

Lock Desk Phone:

1-877-588-2706

Lock Desk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 4/5/2017

45 Day Lock Exp.: 4/20/2017

60 Day Lock Exp.: 5/5/2017

W. Rate Sheet Dated: 3/6/2017

prices are subject to change without notice

Release Time: 10:00 AM ET

DURP 30/25 Year

Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.500	95.513	95.263	95.013	92.895	92.645	92.395
3.625	96.318	96.068	95.818	93.993	93.743	93.493
3.750	97.126	96.876	96.626	94.938	94.688	94.438
3.875	97.978	97.728	97.478	95.696	95.446	95.196
3.990	98.629	98.379	98.129	96.626	96.376	96.126
4.000	98.729	98.479	98.229	96.726	96.476	96.226
4.125	99.482	99.232	98.982	97.757	97.507	97.257
4.250	100.180	99.930	99.680	98.659	98.409	98.159
4.375	100.760	100.510	100.260	99.576	99.326	99.076
4.500	101.515	101.265	101.015	100.639	100.389	100.139
4.625	102.217	101.967	101.717	101.597	101.347	101.097
4.750	102.836	102.586	102.336	102.406	102.156	101.906
4.875	103.323	103.073	102.823	102.946	102.696	102.446
4.990	103.675	103.425	103.175	103.295	103.045	102.795
5.000	103.775	103.525	103.275	103.395	103.145	102.895
5.125	104.460	104.210	103.960	104.320	104.070	103.820
5.250	105.072	104.822	104.572	105.108	104.858	104.608
5.375	105.544	105.294	105.044	N/A	N/A	N/A

DURP 20 Year

Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.625	96.982	96.732	96.482	95.766	95.516	95.266
3.750	97.580	97.330	97.080	96.590	96.340	96.090
3.875	98.311	98.061	97.811	97.248	96.998	96.748
3.990	98.885	98.635	98.385	97.729	97.479	97.229
4.000	98.985	98.735	98.485	97.829	97.579	97.329
4.125	99.672	99.422	99.172	98.556	98.306	98.056
4.250	100.259	100.009	99.759	99.386	99.136	98.886
4.375	100.781	100.531	100.281	100.035	99.785	99.535
4.500	101.476	101.226	100.976	100.531	100.281	100.031
4.625	102.068	101.818	101.568	101.149	100.899	100.649
4.750	102.611	102.361	102.111	101.916	101.666	101.416
4.875	103.062	102.812	102.562	102.494	102.244	101.994
4.990	103.252	103.002	102.752	102.761	102.511	102.261
5.000	103.352	103.102	102.852	102.861	102.611	102.361
5.125	103.676	103.426	103.176	103.387	103.137	102.887
5.250	104.162	103.912	103.662	104.080	103.830	103.580
5.375	104.692	104.442	104.192	104.590	104.340	104.090
5.500	N/A	N/A	N/A	105.036	104.786	104.536

DURP 15 Year

Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.125	98.243	97.993	97.743	95.832	95.582	95.332
3.250	99.199	98.949	98.699	96.783	96.533	96.283
3.375	99.711	99.461	99.211	97.442	97.192	96.942
3.500	100.208	99.958	99.708	98.081	97.831	97.581
3.625	100.625	100.375	100.125	98.588	98.338	98.088
3.750	101.022	100.772	100.522	99.030	98.780	98.530
3.875	101.390	101.140	100.890	99.438	99.188	98.938
3.990	101.585	101.335	101.085	99.675	99.425	99.175
4.000	101.685	101.435	101.185	99.775	99.525	99.275
4.125	102.082	101.832	101.582	100.293	100.043	99.793
4.250	102.450	102.200	101.950	100.699	100.449	100.199
4.375	102.788	102.538	102.288	101.071	100.821	100.571
4.500	102.993	102.743	102.493	101.292	101.042	100.792
4.625	103.041	102.791	102.541	101.560	101.310	101.060
4.750	103.368	103.118	102.868	101.920	101.670	101.420
4.875	103.649	103.399	103.149	102.232	101.982	101.732
4.990	103.830	103.580	103.330	102.437	102.187	101.937
5.000	103.930	103.680	103.430	102.537	102.287	102.037

DURP 10 Year

Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.125	97.884	97.634	97.384	95.632	95.382	95.132
3.250	98.643	98.393	98.143	96.583	96.333	96.083
3.375	98.978	98.728	98.478	97.242	96.992	96.742
3.500	99.302	99.052	98.802	97.881	97.631	97.381
3.625	99.549	99.299	99.049	98.388	98.138	97.888
3.750	100.003	99.753	99.503	98.830	98.580	98.330
3.875	100.328	100.078	99.828	99.238	98.988	98.738
3.990	100.542	100.292	100.042	99.475	99.225	98.975
4.000	100.642	100.392	100.142	99.575	99.325	99.075
4.125	100.916	100.666	100.416	100.093	99.843	99.593
4.250	101.152	100.902	100.652	100.499	100.249	99.999
4.375	101.367	101.117	100.867	100.871	100.621	100.371
4.500	101.539	101.289	101.039	101.092	100.842	100.592
4.625	101.786	101.536	101.286	101.360	101.110	100.860
4.750	101.999	101.749	101.499	101.720	101.470	101.220
4.875	102.179	101.929	101.679	102.032	101.782	101.532
4.990	102.260	102.010	101.760	102.237	101.987	101.737
5.000	102.360	102.110	101.860	102.337	102.087	101.837

Applicable for all mortgage with greater than 15 year terms

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 - 105.00%	> 105%
FICO ↓										
≥ 740	0.000	-0.250	-0.250	-0.250	0.000	0.000	0.000	0.000	0.000	0.000
720 - 739	0.000	-0.250	-0.250	-0.250	0.000	0.000	0.000	0.000	0.000	0.000
700 - 719	0.000	-0.500	-0.750	-0.750	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
680 - 699	0.000	-0.500	-0.750	-0.750	-0.750	-0.750	-0.750	-0.500	-0.500	-0.500
660 - 679	0.000	-1.000	-1.500	-1.750	-1.750	-1.750	-1.750	-1.250	-1.250	-1.250
640 - 659	-0.500	-1.250	-2.000	-2.250	-2.250	-2.250	-2.250	-1.750	-1.750	-1.750
620 - 639	-0.500	-1.500	-2.500	-2.750	-2.750	-2.750	-2.750	-2.500	-2.500	-2.500
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.000	-3.000	-3.000	-3.000	-3.000	-3.000

* A minimum required credit score of 580 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide

DU Refi Plus Adjusters

Adjusters	30/25 yr	20/15/10 yr
DURP with MI	0.000	0.000
High Balance	-2.500	-2.500
Manufactured	-1.000	-1.000
NY	-0.250	-0.250
Subordinate Finance	-0.375	-0.375
Extension Options	-0.018 per calendar day	

UW Fee Buy Out Option*

UW Fee Buy Out Option*	Standard
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to High Balance	-0.200
High Balance	-0.150

LTV Range

Product Feature	≤ 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 - 105.00%	> 105%
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125	-4.125
30/25 year	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-1.000
20/15/10 year	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-1.000
2-Unit Property	-1.000	-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	-1.000
Condo >15 year*	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750

*Not applicable to detached condominiums

Refi Plus Mortgages with Subordinate Financing *

LTV Range	CLTV Range	Non Interest-Only LLPA	
		Credit Score < 720	Credit Score ≥ 720
65.01% - 75.00%	90.01% - 95.00%	-0.500	-0.250
75.01% - 95.00%	90.01% - 95.00%	-0.500	-0.250
75.01% - 90.00%	76.01% - 90.00%	-0.250	0.000
Any	>95.00%	-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.

Loan Level Price Adjuster Caps

LLPA Cap	30/25 yr	20/15/10 yr
Owner Occupied LTV ≥80%	0.750	0.000
Owner Occupied LTV <80%	2.000	2.000
Investment & 2nd Home LTV ≤105%	2.000	2.000
Investment & 2nd Home LTV >105%	2.000	1.500

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (11pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through Loan Center. Lock requests submitted to a client's AE or AM only will not be processed.

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 = \$77 (WA exempt)

FHA ID# - 1358600006

[Full Lock Desk Policy Can Be Found Here](#)[AFR Guidelines](#)

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



W. Rate Sheet Dated: 3/6/2017

AFR Wholesale's Website

Lock Desk e-mail:

Lock Desk Phone:

Lock Desk Hours:

AFR Rate Sheet Archive

LockDesk@afrrwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 4/5/2017

45 Day Lock Exp.: 4/20/2017

60 Day Lock Exp.: 5/5/2017

prices are subject to change without notice

Release Time: 10:00 AM ET

30/25 Year FNMA				
Rate	30 day	45 day	60 day	
3.250	94.706	94.456	94.431	
3.375	95.557	95.307	95.282	
3.500	96.513	96.263	96.238	
3.625	97.318	97.068	97.043	
3.750	98.126	97.876	97.851	
3.875	98.978	98.728	98.703	
3.990	99.679	99.429	99.404	
4.000	99.729	99.479	99.454	
4.125	100.482	100.232	100.207	
4.250	101.180	100.930	100.905	
4.375	101.760	101.510	101.485	
4.500	102.515	102.265	102.240	
4.625	103.217	102.967	102.942	
4.750	103.836	103.586	103.561	
4.875	104.323	104.073	104.048	
4.990	104.725	104.475	104.450	
5.000	104.775	104.525	104.500	
5.125	105.460	105.210	105.185	
5.250	106.072	105.822	105.797	
5.375	106.544	106.294	106.269	

20 Year FNMA				
Rate	30 day	45 day	60 day	
3.250	96.372	96.122	95.872	
3.375	97.135	96.885	96.635	
3.500	97.975	97.725	97.475	
3.625	98.637	98.387	98.137	
3.750	99.235	98.985	98.735	
3.875	99.966	99.716	99.466	
3.990	100.590	100.340	100.090	
4.000	100.640	100.390	100.140	
4.125	101.327	101.077	100.827	
4.250	101.914	101.664	101.414	
4.375	102.436	102.186	101.936	
4.500	103.131	102.881	102.631	
4.625	103.723	103.473	103.223	
4.750	104.266	104.016	103.766	
4.875	104.717	104.467	104.217	
4.990	104.957	104.707	104.457	
5.000	105.007	104.757	104.507	
5.125	105.331	105.081	104.831	
5.250	105.817	105.567	105.317	
5.375	106.347	106.097	105.847	

15 Year FNMA				
Rate	30 day	45 day	60 day	
2.990	98.159	97.909	97.659	
3.000	98.209	97.959	97.709	
3.125	98.693	98.443	98.193	
3.250	99.649	99.399	99.149	
3.375	100.161	99.911	99.661	
3.500	100.658	100.408	100.158	
3.625	101.075	100.825	100.575	
3.750	101.472	101.222	100.972	
3.875	101.840	101.590	101.340	
3.990	102.085	101.835	101.585	
4.000	102.135	101.885	101.635	
4.125	102.532	102.282	102.032	
4.250	102.900	102.650	102.400	
4.375	103.238	102.988	102.738	
4.500	103.443	103.193	102.943	
4.625	103.491	103.241	102.991	
4.750	103.818	103.568	103.318	
4.875	104.099	103.849	103.599	
4.990	104.330	104.080	103.830	
5.000	104.380	104.130	103.880	

10 Year FNMA				
Rate	30 day	45 day	60 day	
2.990	99.243	98.993	98.743	
3.000	99.293	99.043	98.793	
3.125	99.600	99.350	99.100	
3.250	100.359	100.109	99.859	
3.375	100.694	100.444	100.194	
3.500	101.018	100.768	100.518	
3.625	101.265	101.015	100.765	
3.750	101.719	101.469	101.219	
3.875	102.044	101.794	101.544	
3.990	102.308	102.058	101.808	
4.000	102.358	102.108	101.858	
4.125	102.632	102.382	102.132	
4.250	102.868	102.618	102.368	
4.375	103.083	102.833	102.583	
4.500	103.255	103.005	102.755	
4.625	103.502	103.252	103.002	
4.750	103.715	103.465	103.215	
4.875	103.895	103.645	103.395	
4.990	104.026	103.776	103.526	
5.000	104.076	103.826	103.576	

30/25 Year HB FNMA				
Rate	30 day	45 day	60 day	
3.750	97.282	97.032	96.782	
3.875	98.134	97.884	97.634	
3.990	98.835	98.585	98.335	
4.000	98.885	98.635	98.385	
4.125	99.638	99.388	99.138	
4.250	100.311	100.061	99.811	
4.375	100.812	100.562	100.312	
4.500	101.219	100.969	100.719	
4.625	101.810	101.560	101.310	
4.750	102.407	102.157	101.907	
4.875	102.826	102.576	102.326	
4.990	103.062	102.812	102.562	
5.000	103.112	102.862	102.612	
5.125	103.436	103.186	102.936	
5.250	102.677	102.427	102.177	
5.375	103.081	102.831	102.581	
5.500	103.455	103.205	102.955	
5.625	103.873	103.623	103.373	
5.750	104.470	104.220	103.970	
5.875	104.853	104.603	104.353	

15 Year HB FNMA				
Rate	30 day	45 day	60 day	
2.990	97.704	97.454	97.204	
3.000	97.754	97.504	97.254	
3.125	98.147	97.897	97.647	
3.250	99.151	98.901	98.651	
3.375	99.635	99.385	99.135	
3.500	100.105	99.855	99.605	
3.625	100.439	100.189	99.939	
3.750	100.702	100.452	100.202	
3.875	100.952	100.702	100.452	
3.990	101.098	100.848	100.598	
4.000	101.148	100.898	100.648	
4.125	101.092	100.842	100.592	
4.250	101.346	101.096	100.846	
4.375	101.585	101.335	101.085	
4.500	101.727	101.477	101.227	
4.625	101.685	101.435	101.185	
4.750	101.914	101.664	101.414	
4.875	102.111	101.861	101.611	
4.990	102.256	102.006	101.756	
5.000	102.306	102.056	101.806	

Adjustments

LTV →		Applicable for all mortgages with greater than 15 year terms							
FICO ↓	≤ 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	-0.500	-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	-2.500	-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	

All Loan Type Adjustments		
Adjusters		All Terms
NY		-0.250
Subordinate Financing		-0.375
Escrow Waiver		0.000
\$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 High Balance		0.125
FNMA HomeStyle Renovation		-1.000
Extension Options		-0.018 per calendar day

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%
Product Feature ↓									
High-LTV		0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500
Investment Property		-2.125	-2.125	-2.125	-3.375	-4.125	N/A	N/A	N/A
Manufactured		-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	N/A
2-Unit Property		-1.000	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A
3-4 Unit Property		-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A	N/A
Condo > 15 year*		0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750
High Balance C/O Refi		-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A

*Not applicable to detached condominiums

LTV →		≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%
FICO ↓						
≥ 740		-0.375	-0.625	-0.625	-0.875	N/A
720 - 739		-0.375	-1.000	-1.000	-1.125	N/A
700 - 719		-0.375	-1.000	-1.000	-1.125	N/A
680 - 699		-0.375	-1.125	-1.125	-1.750	N/A
660 - 679		-0.625	-1.125	-1.125	-1.875	N/A
640 - 659		-0.625	-1.625	-1.625	-2.625	N/A
620 - 639		-0.625	-1.625	-1.625	-3.125	N/A
< 620		-1.625	-2.625	-2.625	-3.125	N/A

Mortgages with Subordinate Financing *		Non Interest-Only LLPA	
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 LLPA's do not apply and the lender must use SFC 118.

UW Fee Buy Out Option*	Standard
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to High Balance	-0.200
High Balance	-0.150

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

*The above caps do not include the following LLPA's: State; Loan Size; Extension; UW Fee Buy Out; LPMI

Lender Paid MI Adjustments (cumulative with above adjustments)

LPMI Adjust Term > 20 yr & All Manuf.		≤ 85.00%</
---------------------------------------	--	------------

W. Rate Sheet Dated: **3/6/2017**[AFR Wholesale's Website](#)

Lock Desk e-mail:

Lock Desk Phone:

Lock Desk Hours:

[AFR Rate Sheet Archive](#)LockDesk@afrawholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 4/5/2017**45 Day Lock Exp.: 4/20/2017****60 Day Lock Exp.: 5/5/2017**

prices are subject to change without notice

Release Time: **10:00 AM ET**

30/25 Year Open Access ≤ 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	93.147	92.897	92.647	
3.375	94.170	93.920	93.670	
3.500	95.275	95.025	94.775	
3.625	96.173	95.923	95.673	
3.750	96.973	96.723	96.473	
3.875	97.779	97.529	97.279	
4.000	98.631	98.381	98.131	
4.125	99.415	99.165	98.915	
4.250	100.091	99.841	99.591	
4.375	100.693	100.443	100.193	
4.500	101.423	101.173	100.923	
4.625	102.071	101.821	101.571	
4.750	102.657	102.407	102.157	
4.875	103.152	102.902	102.652	
5.000	103.590	103.340	103.090	
5.125	104.317	104.067	103.817	
5.250	104.879	104.629	104.379	

30/25 Year Open Access > 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	93.147	92.897	92.647	
3.375	93.420	93.170	92.920	
3.500	94.525	94.275	94.025	
3.625	95.423	95.173	94.923	
3.750	96.223	95.973	95.723	
3.875	97.029	96.779	96.529	
4.000	98.631	98.381	98.131	
4.125	99.415	99.165	98.915	
4.250	100.091	99.841	99.591	
4.375	100.693	100.443	100.193	
4.500	101.798	101.548	101.298	
4.625	102.446	102.196	101.946	
4.750	103.032	102.782	102.532	
4.875	103.527	103.277	103.027	
5.000	104.215	103.965	103.715	
5.125	104.942	104.692	104.442	
5.250	105.504	105.254	105.004	

20 Year Open Access ≤ 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	95.053	94.803	94.553	
3.375	95.866	95.616	95.366	
3.500	96.662	96.412	96.162	
3.625	97.366	97.116	96.866	
3.750	97.995	97.745	97.495	
3.875	98.593	98.343	98.093	
4.000	99.161	98.911	98.661	
4.125	99.842	99.592	99.342	
4.250	100.425	100.175	99.925	
4.375	100.948	100.698	100.448	
4.500	101.618	101.368	101.118	
4.625	102.218	101.968	101.718	
4.750	102.755	102.505	102.255	
4.875	103.233	102.983	102.733	
5.000	103.680	103.430	103.180	
5.125	103.853	103.603	103.353	
5.250	104.346	104.096	103.846	

20 Year Open Access > 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	95.376	95.126	94.876	
3.375	96.564	96.314	96.064	
3.500	97.360	97.110	96.860	
3.625	98.064	97.814	97.564	
3.750	98.693	98.443	98.193	
3.875	99.291	99.041	98.791	
4.000	99.734	99.484	99.234	
4.125	100.415	100.165	99.915	
4.250	100.998	100.748	100.498	
4.375	101.521	101.271	101.021	
4.500	102.004	101.754	101.504	
4.625	102.603	102.353	102.103	
4.750	103.140	102.890	102.640	
4.875	103.618	103.368	103.118	
5.000	104.003	103.753	103.503	
5.125	104.176	103.926	103.676	
5.250	104.669	104.419	104.169	

15 Year Open Access ≤ 105.00 LTV				
Rate	30 day	45 day	60 day	
2.250	93.310	93.060	92.810	
2.375	93.970	93.720	93.470	
2.500	94.629	94.379	94.129	
2.625	95.241	94.991	94.741	
2.750	96.412	96.162	95.912	
2.875	97.025	96.775	96.525	
3.000	97.626	97.376	97.126	
3.125	98.184	97.934	97.684	
3.250	99.080	98.830	98.580	
3.375	99.637	99.387	99.137	
3.500	100.171	99.921	99.671	
3.625	100.630	100.380	100.130	
3.750	101.081	100.831	100.581	
3.875	101.549	101.299	101.049	
4.000	102.011	101.761	101.511	
4.125	102.194	101.944	101.694	
4.250	102.670	102.420	102.170	

15 Year Open Access > 105.00 LTV				
Rate	30 day	45 day	60 day	
2.250	93.315	93.065	92.815	
2.375	91.850	91.600	91.350	
2.500	92.509	92.259	92.009	
2.625	93.121	92.871	92.621	
2.750	94.292	94.042	93.792	
2.875	96.155	95.905	95.655	
3.000	96.756	96.506	96.256	
3.125	97.314	97.064	96.814	
3.250	98.210	97.960	97.710	
3.375	99.017	98.767	98.517	
3.500	99.551	99.301	99.051	
3.625	100.010	99.760	99.510	
3.750	100.461	100.211	99.961	
3.875	101.304	101.054	100.804	
4.000	101.766	101.516	101.266	
4.125	101.949	101.699	101.449	
4.250	102.425	102.175	101.925	

Applicable for all mortgages with greater than 15 year terms								
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%	> 95.00%
FICO ↓								
≥ 740	0.000	-0.250	-0.250	-0.500	0.000	0.000	0.000	0.000
720 - 739	0.000	-0.250	-0.500	-0.750	0.000	0.000	0.000	0.000
700 - 719	0.000	-0.500	-1.000	-1.250	-0.500	-0.500	-0.500	-0.500
680 - 699	0.000	-0.500	-1.250	-1.750	-1.000	-0.750	-0.750	-0.750
660 - 679	0.000	-1.000	-2.250	-2.750	-2.250	-1.750	-1.750	-1.750
640 - 659	-0.500	-1.250	-2.750	-3.000	-2.750	-2.250	-2.250	-2.250
620 - 639	-0.500	-1.500	-3.000	-3.000	-2.750	-2.750	-2.750	-2.750
< 620 *	-0.500	-1.500	-3.000	-3.000	-2.750	-2.750	-2.750	-2.750

* A minimum credit score of 580 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide.

Open Access Mortgage with Subordinate Financing			
LTV Range	TLTV Range	Credit Score < 720	Credit Score ≥ 720
≤ 75.00%	≤ 80%	-0.375	-0.375
≤ 65.00%	> 80% & ≤ 95%	-0.875	-0.625
> 65% & ≤ 75%	> 80% & ≤ 95%	-1.125	-0.875
> 75% & ≤ 80%	> 76% & ≤ 95%	-1.375	-1.125
> 80% & ≤ 90%	> 81% & ≤ 95%	-1.375	-0.875
> 90% & ≤ 95%	> 91% & ≤ 95%	-0.875	-0.625
Any	> 95%	-1.875	-1.875

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 - 105.00%	> 105%
Product Feature ↓										
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125	-4.125
30 yr. High LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-2.000
20/15 yr. High LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-2.000
2-Unit Property	-1.000	-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	-2.000

Open Access Adjusters		
Adjusters	30 year	20/15 year
Super Conforming	-2.500	-2.500
Condo >15 year	-0.750	-0.750
Manufactured	-1.000	-1.000
NY	-0.25	-0.25
AZ, CA, FL, GA, IA, MA, NJ, NV, UT	0	0
Extension Options	-0.018 per calendar day	

Relief Refinance Mortgage Delivery Fee Cap		
RRMDFC	30 year	20/15 year
Investment	2.000	2.000
Owner Occ. & Second Home ≤ 80%	2.000	2.000
Owner Occ. & Second Home > 80%	0.750	0.000
Delivery Fee Caps do not include State, High Balance, Extension Fees.		

UW Fee Buy Out Option*	Standard
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to Super Conforming	-0.200
Super Conforming	-0.150

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (11pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through Loan Center. Lock requests submitted to a client's AE or AM only will not be processed.

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 = \$77 (WA exempt)

FHA ID# - 1358600006

[Full Lock Desk Policy Can Be Found Here](#)[AFR Guidelines](#)

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



W. Rate Sheet Dated: **3/6/2017**

[AFR Wholesale's Website](#)

Lock Desk e-mail:

Lock Desk Phone:

Lock Desk Hours:

[AFR Rate Sheet Archive](#)

LockDesk@afrawholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: **4/5/2017**

45 Day Lock Exp.: **4/20/2017**

60 Day Lock Exp.: **5/5/2017**

prices are subject to change without notice

Release Time: **10:00 AM ET**

30/25 Year FHLMC			
Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	94.566	94.316	94.291
3.375	95.589	95.339	95.314
3.500	96.693	96.443	96.418
3.625	97.591	97.341	97.316
3.750	98.391	98.141	98.116
3.875	99.217	98.967	98.942
3.990	100.018	99.768	99.743
4.000	100.068	99.818	99.793
4.125	100.852	100.602	100.577
4.250	101.528	101.278	101.253
4.375	102.131	101.881	101.856
4.500	102.880	102.630	102.605
4.625	103.528	103.278	103.253
4.750	104.115	103.865	103.840
4.875	104.609	104.359	104.334
4.990	105.017	104.767	104.742
5.000	105.067	104.817	104.792
5.125	105.794	105.544	105.519
5.250	106.356	106.106	106.081

20 Year FHLMC			
Rate	30 day	45 day	60 day
3.125	94.975	94.725	94.475
3.250	96.695	96.445	96.195
3.375	97.508	97.258	97.008
3.500	98.304	98.054	97.804
3.625	99.008	98.758	98.508
3.750	99.637	99.387	99.137
3.875	100.235	99.985	99.735
3.990	100.753	100.503	100.253
4.000	100.803	100.553	100.303
4.125	101.484	101.234	100.984
4.250	102.067	101.817	101.567
4.375	102.590	102.340	102.090
4.500	103.260	103.010	102.760
4.625	103.860	103.610	103.360
4.750	104.397	104.147	103.897
4.875	104.875	104.625	104.375
4.990	105.272	105.022	104.772
5.000	105.322	105.072	104.822
5.125	105.495	105.245	104.995
5.250	105.988	105.738	105.488

15 Year FHLMC			
Rate	30 day	45 day	60 day
2.125	N/A	N/A	N/A
2.250	93.944	93.694	93.444
2.375	94.604	94.354	94.104
2.500	95.263	95.013	94.763
2.625	95.875	95.625	95.375
2.750	97.046	96.796	96.546
2.875	97.659	97.409	97.159
2.990	98.210	97.960	97.710
3.000	98.260	98.010	97.760
3.125	98.818	98.568	98.318
3.250	99.714	99.464	99.214
3.375	100.271	100.021	99.771
3.500	100.805	100.555	100.305
3.625	101.264	101.014	100.764
3.750	101.715	101.465	101.215
3.875	102.183	101.933	101.683
3.990	102.595	102.345	102.095
4.000	102.645	102.395	102.145
4.125	102.828	102.578	102.328
4.250	103.304	103.054	102.804

Adjustments

Applicable for all mortgages with greater than 15 year terms							
LTV → FICO ↓	≤ 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%
≥ 740	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.250
720 - 739	0.000	-0.250	-0.500	-0.750	-0.500	-0.500	-0.500
700 - 719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.000
680 - 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.250
660 - 679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250
640 - 659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750
620 - 639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250

* A minimum required credit score of 620 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide

Cash-Out Refinance				
LTV → FICO ↓	≤ 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
< 620	-1.625	-2.625	-2.625	-3.125

Feature Adjustments		
LTV	Condo (Excl 15 yr. & Home Possible)	> 75.00 %
		-0.750
LTV	Investment Property	≤ 75% >75%-80% > 80%
		-2.125 -3.375 -4.125
LTV	Manufactured Home	All
		-1.000

Mortgages with Subordinate Financing			
LTV Range	CLTV Range	Non Interest-Only LLPA	
		Credit Score < 720	Credit Score ≥ 720
≤ 75.00%	≤ 80.00%	-0.375	-0.375
≤ 65.00%	80.01 - 95.00%	-0.875	-0.625
65.01 - 75.00%	80.01 - 95.00%	-1.125	-0.875
75.01 - 95.00%	76.01 - 95.00%	-1.375	-1.125

Multi Unit							
LTV → Units ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.01%	> 90.00%
2-Unit	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000

Super Conforming Mortgage			
LTV	≤ 75.00%	75.01 - 80.00%	> 80.00%
Purchase & No Cash-Out Refi	-0.250	-0.250	-0.250
Cash-Out Refi	-1.000	-1.000	N/A

UW Fee Buy Out Option*	Standard
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to Super Conforming	-0.200
Super Conforming	-0.150

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	0.000
Escrow Waiver	0.000
\$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 Super Conforming	0.125
Super Conforming	-0.750
TX Equity Section 50(a)(6)	
All Terms & LTVs	-1.000
Extension Fee	-0.018 per calendar day

Lender Paid MI Adjustments (cumulative with above adjustments)

LPMI Adjust Term > 20 yr & All Manuf.				
LTV → FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.950	-1.400	-1.950	-3.080
740 - 759	-0.990	-2.000	-2.600	-3.450
720 - 739	-1.120	-2.450	-3.250	-4.340
700 - 719	-1.330	-2.950	-3.850	-5.130
680 - 699	-1.350	-3.600	-4.750	-6.360

LPMI Adjust Term ≤ 20 yr				
LTV → FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.670	-1.220	-1.670	-2.900
740 - 759	-0.700	-1.820	-2.420	-3.070
720 - 739	-0.870	-2.270	-3.070	-3.970
700 - 719	-0.910	-2.670	-3.570	-4.670
680 - 699	-1.070	-3.320	-4.470	-5.870

Additional LPMI Premium Adjustments					
Product Feature	≥ 760	740 - 759	720 - 739	700 - 719	680 - 699
Rate/Term Refi	-0.150	-0.240	-0.300	-0.530	-0.540
Cash-Out Refi	-0.540	-0.600	-0.700	-1.000	-1.000
Second Home	-0.360	-0.390	-0.490	-0.700	-0.700
Manufactured Home	-0.540	-0.600	-0.700	-1.000	-1.050
Loan Amount > \$424,100*	-0.600	-0.660	-0.880	-1.400	-1.400
Employee Relocation	0.100	0.100	0.140	0.250	0.250
Investment Property	-1.190	-1.190	-1.330	-1.750	-1.750

*The Loan Amount adjustment does not apply in AK with loan amt \$424.1K - \$636.15K

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (11pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through Loan Center. Lock requests submitted to a client's AE or AM only will not be processed.

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 = \$77 (WA exempt)

FHA ID# - 1358600006

[Full Lock Desk Policy Can Be Found Here](#)

[AFR Guidelines](#)

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



W. Rate Sheet Dated: **3/6/2017**

prices are subject to change without notice
Release Time: **10:00 AM ET**

[AFR Wholesale's Website](#)

Lock Desk e-mail:

Lock Desk Phone:

Lock Desk Hours:

[AFR Rate Sheet Archive](#)

LockDesk@afrawholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: **4/5/2017**

45 Day Lock Exp.: **4/20/2017**

60 Day Lock Exp.: **5/5/2017**

30/25 Year FHLMC HP & HPA				
Rate	30 day	45 day	60 day	
2.625	N/A	N/A	N/A	
2.750	88.277	88.027	88.002	
2.875	89.389	89.139	89.114	
2.990	90.462	90.212	90.187	
3.000	90.512	90.262	90.237	
3.125	91.580	91.330	91.305	
3.250	92.744	92.494	92.469	
3.375	93.796	93.546	93.521	
3.500	94.928	94.678	94.653	
3.625	95.851	95.601	95.576	
3.750	96.675	96.425	96.400	
3.875	97.503	97.253	97.228	
3.990	98.356	98.106	98.081	
4.000	98.406	98.156	98.131	
4.125	99.232	98.982	98.957	
4.250	99.932	99.682	99.657	
4.375	100.556	100.306	100.281	
4.500	101.313	101.063	101.038	
4.625	101.985	101.735	101.710	
4.750	102.619	102.369	102.344	

20 Year FHLMC HP & HPA				
Rate	30 day	45 day	60 day	
2.625	N/A	N/A	N/A	
2.750	90.515	90.265	90.015	
2.875	91.440	91.190	90.940	
2.990	92.309	92.059	91.809	
3.000	92.359	92.109	91.859	
3.125	93.247	92.997	92.747	
3.250	94.979	94.729	94.479	
3.375	95.804	95.554	95.304	
3.500	96.613	96.363	96.113	
3.625	97.383	97.133	96.883	
3.750	98.072	97.822	97.572	
3.875	98.704	98.454	98.204	
3.990	99.252	99.002	98.752	
4.000	99.302	99.052	98.802	
4.125	99.994	99.744	99.494	
4.250	100.587	100.337	100.087	
4.375	101.120	100.870	100.620	
4.500	101.801	101.551	101.301	
4.625	102.448	102.198	101.948	
4.750	102.985	102.735	102.485	

15 Year FHLMC HP & HPA				
Rate	30 day	45 day	60 day	
2.125	N/A	N/A	N/A	
2.250	92.402	92.152	91.902	
2.375	93.067	92.817	92.567	
2.500	93.732	93.482	93.232	
2.625	94.348	94.098	93.848	
2.750	95.522	95.272	95.022	
2.875	96.139	95.889	95.639	
2.990	96.694	96.444	96.194	
3.000	96.744	96.494	96.244	
3.125	97.313	97.063	96.813	
3.250	98.220	97.970	97.720	
3.375	98.787	98.537	98.287	
3.500	99.331	99.081	98.831	
3.625	99.847	99.597	99.347	
3.750	100.349	100.099	99.849	
3.875	100.846	100.596	100.346	
3.990	101.283	101.033	100.783	
4.000	101.333	101.083	100.833	
4.125	101.526	101.276	101.026	
4.250	102.010	101.760	101.510	

Adjustments

Multi Unit							
LTV → Units ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.01%	> 90.00%
2-Unit	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000

Feature Adjustments			
LTV	≤ 75%	>75%-80%	> 80%
Investment Property	-2.125	-3.375	-4.125
LTV	All		
Manufactured Home	-1.000		
LTV	> 75.000%		
Condominium > 15 year term	-0.750		

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	0.000
Escrow Waiver	0.000
\$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 Super Conforming	0.125
Super Conforming	-1.500
TX Equity Section 50(a)(6)	
All Terms & LTVs	-1.000
Extension Fee	-0.018 per calendar day

UW Fee Buy Out Option*	Standard
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to Super Conforming	-0.200
Super Conforming	-0.150

Mortgages with Subordinate Financing			
LTV Range	CLTV Range	Non Interest-Only LLPA	
		Credit Score < 720	Credit Score ≥ 720
All	All	-0.500	-0.500

Super Conforming Mortgage			
LTV	≤ 75.00%	75.01 - 80.00%	> 80.00%
Purchase & No Cash-Out Refi	-0.250	-0.250	-0.250

Applicable for all mortgages with greater than 15 year terms								
LTV → FICO ↓	≤ 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

* A minimum required credit score of 620 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide

HP & HPA LLPA Cap			
Product	LTV Ratios	Credit Scores	Cap
All Eligible Product	>80%	≥680	0
	<680	<680	1.5
	≤80%	All	1.5
Excluded from Cap: State, Loan Size, UW Fee Buy Out Option, Super Conforming "1.500", LPMI			

Lender Paid MI Adjustments (cumulative with above adjustments)

LPMI Adjust "All Properties but Manufactured and Multi Unit"					LPMI Adjust "Manufactured and Multi Unit"					Additional LPMI Premium Adjustments						
LTV ↓ FICO	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	LTV ↓ FICO	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	Product Feature	FICO					
											≥ 760	740 - 759	720 - 739	700 - 719	680 - 699	
≥ 760	-0.950	-1.750	-2.000	-2.490	≥ 760	-0.670	-1.010	-1.820	-2.310	Rate/Term Refi	-0.150	-0.240	-0.300	-0.530	-0.540	
740 - 759	-1.060	-2.500	-2.810	-3.130	740 - 759	-0.700	-1.320	-2.630	-2.950	Cash-Out Refi	-0.540	-0.600	-0.700	-1.000	-1.000	
720 - 739	-1.250	-3.060	-3.500	-3.940	720 - 739	-0.870	-1.630	-3.320	-3.760	Second Home	-0.360	-0.390	-0.490	-0.700	-0.700	
700 - 719	-1.440	-3.690	-4.130	-4.630	700 - 719	-0.910	-1.850	-3.850	-4.350	Manufactured Home	-0.540	-0.600	-0.700	-1.000	-1.050	
680 - 699	-1.690	-4.500	-5.130	-5.750	680 - 699	-0.910	-2.220	-4.850	-5.470	Loan Amount > \$424,100*	-0.600	-0.660	-0.880	-1.400	-1.400	
										Employee Relocation	0.100	0.100	0.140	0.250	0.250	
										Investment Property	-1.190	-1.190	-1.330	-1.750	-1.750	
*The Loan Amount adjustment does not apply in AK with loan amt \$424.1K - \$636.15K																

*The Loan Amount adjustment does not apply in AK with loan amt \$424.1K - \$636.15K

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (11pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through Loan Center. Lock requests submitted to a client's AE or AM only will not be processed.

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 = \$77 (WA exempt)

FHA ID# - 1358600006

[Full Lock Desk Policy Can Be Found Here](#)

[AFR Guidelines](#)

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