



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.: 4/23/2018

45 Day Lock Exp.: 5/7/2018

60 Day Lock Exp.: 5/22/2018

W. Rate Sheet Dated: 3/23/2018

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
3.500	98.200	98.050	97.900	3.500	97.632	97.482	97.332	1.875	N/A	N/A	N/A	3.125	100.125	99.975	99.825
3.625	98.603	98.453	98.303	3.625	97.999	97.849	97.699	2.000	N/A	N/A	N/A	3.250	100.833	100.683	100.533
3.750	99.864	99.708	99.558	3.750	99.417	99.261	99.111	2.125	N/A	N/A	N/A	3.375	101.245	101.095	100.945
3.875	100.313	100.157	100.007	3.875	99.830	99.674	99.524	2.250	94.112	93.962	93.812	3.500	101.656	101.506	101.356
4.000	100.757	100.601	100.451	4.000	100.239	100.082	99.932	2.375	94.518	94.368	94.218	3.625	102.059	101.909	101.759
4.125	101.143	100.987	100.837	4.125	100.589	100.433	100.283	2.500	93.599	93.449	93.299	Margin = 2.250		Index = 2.060	
4.250	102.074	101.917	101.761	4.250	101.376	101.220	101.064	2.625	94.549	94.399	94.249				
4.375	102.473	102.317	102.161	4.375	101.740	101.584	101.428	2.750	97.268	97.118	96.968				
4.500	102.838	102.681	102.525	4.500	102.069	101.913	101.757	2.875	97.662	97.512	97.362				
4.625	103.128	102.972	102.815	4.625	102.324	102.168	102.011	3.000	98.055	97.905	97.755				
4.750	103.253	103.097	102.972	4.750	102.552	102.396	102.271	3.125	98.399	98.249	98.099				
4.875	103.479	103.322	103.197	4.875	102.846	102.689	102.564	3.250	99.146	98.996	98.846				
5.000	103.972	103.816	103.691	5.000	103.104	102.947	102.822	3.375	99.535	99.385	99.235				
5.125	104.280	104.123	103.998	5.125	103.196	103.039	102.914	3.500	99.920	99.770	99.620				
5.250	104.589	104.401	104.089	5.250	103.471	103.283	102.971	3.625	100.247	100.097	99.947				
5.375	104.864	104.676	104.364	5.375	103.827	103.639	103.327	3.750	100.789	100.629	100.469				
5.500	104.983	104.796	104.483	5.500	104.085	103.897	103.585	3.875	101.129	100.969	100.809				
5.625	105.111	104.923	104.611	5.625	104.277	104.089	103.777	4.000	101.434	101.274	101.114				
5.750	106.031	105.931	105.831	5.750	105.504	105.404	105.304	4.125	101.665	101.505	101.345				

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
3.500	97.000	96.850	96.700	3.500	96.632	96.482	96.332	1.875	N/A	N/A	N/A	3.125	99.125	98.975	98.825
3.625	97.403	97.253	97.103	3.625	96.999	96.849	96.699	2.000	N/A	N/A	N/A	3.250	99.833	99.683	99.533
3.750	98.664	98.508	98.358	3.750	98.417	98.261	98.111	2.125	N/A	N/A	N/A	3.375	100.245	100.095	99.945
3.875	99.113	98.957	98.807	3.875	98.830	98.674	98.524	2.250	93.112	92.962	92.812	3.500	100.656	100.506	100.356
4.000	99.557	99.401	99.251	4.000	99.239	99.082	98.932	2.375	93.518	93.368	93.218	3.625	101.059	100.909	100.759
4.125	99.943	99.787	99.637	4.125	99.589	99.433	99.283	2.500	92.599	92.449	92.299	Margin = 2.250		Index = 2.060	
4.250	100.874	100.717	100.561	4.250	100.376	100.220	100.064	2.625	93.549	93.399	93.249	30 Year OTC "Borrower Paid Only for USDA"			
4.375	101.273	101.117	100.961	4.375	100.740	100.584	100.428	2.750	96.268	96.118	95.968	Rate	30 Day	45 Day	60 Day
4.500	101.638	101.481	101.325	4.500	101.069	100.913	100.757	2.875	96.662	96.512	96.362	4.500	100.338	100.088	99.838
4.625	101.928	101.772	101.615	4.625	101.324	101.168	101.011	3.000	97.055	96.905	96.755	4.625	100.628	100.378	100.128
4.750	102.099	101.943	101.818	4.750	101.552	101.396	101.271	3.125	97.399	97.249	97.099	4.750	100.749	100.499	100.249
4.875	102.529	102.372	102.247	4.875	101.846	101.689	101.564	3.250	98.146	97.996	97.846	4.875	101.079	100.829	100.579
5.000	102.822	102.666	102.541	5.000	102.104	101.947	101.822	3.375	98.535	98.385	98.235	5.000	101.372	101.122	100.872
5.125	103.130	102.973	102.848	5.125	102.296	102.139	102.014	3.500	98.920	98.770	98.620	5.125	101.600	101.350	101.100
5.250	104.159	103.971	103.659	5.250	102.471	102.283	101.971	3.625	99.247	99.097	98.947	5.250	101.578	101.328	101.016
5.375	104.434	104.246	103.934	5.375	102.827	102.639	102.327	3.750	99.789	99.629	99.469	5.375	102.180	101.930	101.618
5.500	104.553	104.366	104.053	5.500	103.085	102.897	102.585	3.875	100.129	99.969	99.809	5.500	102.243	101.993	101.681
5.625	104.681	104.493	104.181	5.625	103.277	103.089	102.777	4.000	100.434	100.274	100.114	5.625	102.421	102.171	101.859
5.750	105.601	105.501	105.401	5.750	104.504	104.404	104.304	4.125	100.665	100.505	100.345	5.750	103.241	102.991	102.741

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs			
FICO Adjuster		Loan Size Adjuster	
FICO 720 +	0.500	\$0 - \$49,999	-2.500
FICO 680 - 719	0.375	\$50,000 - \$85,000	-0.500
FICO 660 - 679	0.250	\$85,001 - \$125,000	-0.500
FICO 640 - 659	0.000	\$125,001 - \$175,000	-0.125
FICO 620 - 639	-1.000	\$175,001 - \$275,000	0.000
FICO 600 - 619	-1.500	\$275,001 up to HB	0.375
FICO 580 - 599	-2.000		
NY	-0.250	Non Owner Occupancy	-2.000
2 Unit	0.000	Refer / Manual UW	0.000
USDA Streamline-Assist Refinance Option			-0.250

Advantage Program "comp plan will be deducted on lender paid ; only Advantage Adjustments added ; FHA only"							
30/25 Year				20 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
5.375	101.410	101.160	100.847	5.375	101.007	100.757	100.444
5.500	102.164	101.914	101.602	5.500	101.265	101.015	100.702
5.625	102.314	102.064	101.751	5.625	101.457	101.207	100.894
5.750	102.787	102.537	102.287	5.750	102.684	102.434	102.184

Specialty Adjustment	
Manufactured Homes (OTC Exempt)	0.250
203(k) / 203(k)s / 203(h) / Repair Escrow / VA Reno	-0.500
VA IRRRL ≤ 125.00 LTV	0.000
VA IRRRL > 125.00 LTV or No AVM	-0.750

Max USDA-GRH Rate		
Today:	3/23/2018	5.250%

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

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)



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.:

45 Day Lock Exp.:

60 Day Lock Exp.:

4/23/2018

5/7/2018

5/22/2018

W. Rate Sheet Dated: 3/23/2018

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
3.500	97.638	97.488	97.338	3.500	97.069	96.919	96.769	1.875	N/A	N/A	N/A	3.125	98.44	98.288	98.138
3.625	98.041	97.891	97.741	3.625	97.437	97.287	97.137	2.000	N/A	N/A	N/A	3.250	100.27	100.120	99.970
3.750	99.395	99.239	99.089	3.750	98.948	98.792	98.642	2.125	N/A	N/A	N/A	3.375	100.68	100.532	100.382
3.875	99.844	99.688	99.538	3.875	99.361	99.205	99.055	2.250	92.112	91.962	91.812	3.500	101.09	100.943	100.793
4.000	100.288	100.132	99.982	4.000	99.770	99.614	99.464	2.375	92.518	92.368	92.218	3.625	101.50	101.346	101.196
4.125	100.674	100.518	100.368	4.125	100.120	99.964	99.814	2.500	91.599	91.449	91.299	Margin = 2.250		Index = 2.060	
4.250	101.496	101.339	101.183	4.250	100.798	100.642	100.486	2.625	92.549	92.399	92.249				
4.375	101.895	101.739	101.582	4.375	101.162	101.006	100.850	2.750	95.581	95.431	95.281				
4.500	102.259	102.103	101.947	4.500	101.491	101.335	101.178	2.875	95.975	95.825	95.675				
4.625	102.550	102.394	102.237	4.625	101.746	101.589	101.433	3.000	96.368	96.218	96.068				
4.750	101.847	101.690	101.565	4.750	101.146	100.990	100.865	3.125	96.712	96.562	96.412				
4.875	102.072	101.916	101.791	4.875	101.439	101.283	101.158	3.250	98.583	98.433	98.283				
5.000	102.566	102.410	102.285	5.000	101.697	101.541	101.416	3.375	98.973	98.823	98.673				
5.125	102.873	102.717	102.592	5.125	101.789	101.633	101.508	3.500	99.358	99.208	99.058				
5.250	101.776	101.589	101.276	5.250	100.658	100.471	100.158	3.625	99.684	99.534	99.384				
5.375	102.051	101.864	101.551	5.375	101.014	100.827	100.514	3.750	100.320	100.160	100.000				
5.500	102.171	101.983	101.671	5.500	101.272	101.085	100.772	3.875	100.660	100.500	100.340				
5.625	102.298	102.111	101.798	5.625	101.464	101.277	100.964	4.000	100.965	100.805	100.645				
5.750	104.031	103.931	103.831	5.750	103.504	103.404	103.304	4.125	101.196	101.036	100.876				

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
3.500	96.438	96.288	96.138	3.500	96.069	95.919	95.769	1.875	N/A	N/A	N/A	3.125	97.438	97.288	97.138
3.625	96.841	96.691	96.541	3.625	96.437	96.287	96.137	2.000	N/A	N/A	N/A	3.250	99.270	99.120	98.970
3.750	98.195	98.039	97.889	3.750	97.948	97.792	97.642	2.125	N/A	N/A	N/A	3.375	99.682	99.532	99.382
3.875	98.644	98.488	98.338	3.875	98.361	98.205	98.055	2.250	91.362	91.212	91.062	3.500	100.093	99.943	99.793
4.000	99.088	98.932	98.782	4.000	98.770	98.614	98.464	2.375	91.768	91.618	91.468	3.625	100.496	100.346	100.196
4.125	99.474	99.318	99.168	4.125	99.120	98.964	98.814	2.500	90.849	90.699	90.549	Margin = 2.250		Index = 2.060	
4.250	100.296	100.139	99.983	4.250	99.798	99.642	99.486	2.625	91.799	91.649	91.499	30 Year OTC "Borrower Paid Only for USDA"			
4.375	100.695	100.539	100.382	4.375	100.162	100.006	99.850	2.750	95.362	95.212	95.062	Rate	30 Day	45 Day	60 Day
4.500	101.059	100.903	100.747	4.500	100.491	100.335	100.178	2.875	95.756	95.606	95.456	4.500	99.759	99.509	99.259
4.625	101.350	101.194	101.037	4.625	100.746	100.589	100.433	3.000	96.149	95.999	95.849	4.625	100.050	99.800	99.550
4.750	100.693	100.537	100.412	4.750	100.146	99.990	99.865	3.125	96.493	96.343	96.193	4.750	99.343	99.093	98.843
4.875	101.122	100.966	100.841	4.875	100.439	100.283	100.158	3.250	96.677	96.527	96.377	4.875	99.672	99.422	99.172
5.000	101.416	101.260	101.135	5.000	100.697	100.541	100.416	3.375	97.067	96.917	96.767	5.000	99.966	99.716	99.466
5.125	101.723	101.567	101.442	5.125	100.889	100.733	100.608	3.500	97.451	97.301	97.151	5.125	100.193	99.943	99.693
5.250	101.346	101.159	100.846	5.250	99.658	99.471	99.158	3.625	97.778	97.628	97.478	5.250	98.765	98.515	98.203
5.375	101.621	101.434	101.121	5.375	100.014	99.827	99.514	3.750	97.602	97.441	97.281	5.375	99.367	99.117	98.805
5.500	101.741	101.553	101.241	5.500	100.272	100.085	99.772	3.875	97.942	97.781	97.621	5.500	99.431	99.181	98.869
5.625	101.868	101.681	101.368	5.625	100.464	100.277	99.964	4.000	98.247	98.087	97.926	5.625	99.608	99.358	99.046
5.750	103.601	103.501	103.401	5.750	102.504	102.404	102.304	4.125	98.478	98.318	98.157	5.750	101.241	100.991	100.741

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs			
FICO Adjuster		FICO Adjuster	
FICO 720 +	0.500	FICO 620 - 639	-1.000
FICO 680 - 719	0.375	FICO 600 - 619	-1.500
FICO 660 - 679	0.250	FICO 580 - 599	-2.000
FICO 640 - 659	0.000		
NY	-0.250	Non Owner Occupancy	-2.000
2 Unit	0.000	Refer / Manual UW	0.000
USDA Streamline-Assist Refinance Option			-0.250

Specialty Adjustment	
Manufactured Homes (OTC Exempt)	0.250
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

Max USDA-GRH Rate	
Today:	3/23/2018 5.250%

Advantage Program *comp plan will be deducted on lender paid ; only Advantage Adjustments added ; FHA only"							
30/25 Year				20 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
5.375	98.597	98.347	98.035	5.375	98.194	97.944	97.632
5.500	99.352	99.102	98.789	5.500	98.452	98.202	97.890
5.625	99.501	99.251	98.939	5.625	98.644	98.394	98.082
5.750	100.787	100.537	100.287	5.750	100.684	100.434	100.184

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

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 11A, 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)



AFR Loan Center

Lockdesk e-mail:

Lockdesk@afrown.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

4/23/2018

45 Day Lock Exp.:

5/7/2018

60 Day Lock Exp.:

5/22/2018

W. Rate Sheet Dated: 3/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

Conforming FNMA															
30/25 Year				20 Year				15 Year				10 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
4.000	98.975	98.875	98.775	4.250	101.075	100.975	100.875	3.000	97.345	97.245	97.145	3.000	97.718	97.618	97.518
4.125	99.576	99.476	99.376	4.375	101.550	101.450	101.350	3.125	97.838	97.738	97.638	3.125	98.061	97.961	97.861
4.250	100.173	100.073	99.973	4.500	102.241	102.141	102.041	3.250	98.480	98.380	98.280	3.250	98.876	98.776	98.676
4.375	100.849	100.749	100.649	4.625	102.800	102.700	102.600	3.375	98.915	98.815	98.715	3.375	99.229	99.129	99.029
4.500	101.405	101.305	101.205	4.750	103.257	103.157	103.057	3.500	99.340	99.240	99.140	3.500	99.587	99.487	99.387
4.625	101.950	101.850	101.750	4.875	103.623	103.523	103.423	3.625	99.790	99.690	99.590	3.625	99.899	99.799	99.699
4.750	102.532	102.432	102.332	4.990	103.827	103.727	103.627	3.750	100.252	100.152	100.052	3.750	100.574	100.474	100.374
4.875	103.089	102.989	102.889	5.000	103.927	103.827	103.727	3.875	100.772	100.672	100.572	3.875	100.920	100.820	100.720
4.990	103.383	103.283	103.183	5.125	104.407	104.307	104.207	3.990	101.246	101.146	101.046	3.990	101.148	101.048	100.948
5.000	103.483	103.383	103.283	5.250	104.905	104.805	104.705	4.000	101.346	101.246	101.146	4.000	101.248	101.148	101.048
5.125	104.065	103.965	103.865	5.375	105.253	105.153	105.053	4.125	101.738	101.638	101.538	4.125	101.545	101.445	101.345
5.250	104.736	104.636	104.536	5.500	105.591	105.491	105.391	4.250	102.080	101.980	101.880	4.250	101.742	101.642	101.542
5.375	105.190	105.090	104.990	5.625	105.870	105.770	105.670	4.375	102.388	102.288	102.188	4.375	101.929	101.829	101.729
5.500	105.619	105.519	105.419	5.750	106.137	106.037	105.937	4.500	102.644	102.544	102.444	4.500	102.190	102.090	101.990
5.625	105.993	105.893	105.793	5.875	106.490	106.390	106.290	4.625	102.781	102.681	102.581	4.625	102.444	102.344	102.244
5.750	106.588	106.488	106.388	5.990	106.730	106.630	106.530	4.750	103.072	102.972	102.872	4.750	102.611	102.511	102.411
5.875	107.069	106.969	106.869	6.000	106.830	106.730	106.630	4.875	103.338	103.238	103.138	4.875	102.797	102.697	102.597
5.990	107.434	107.334	107.234	6.125	107.054	106.954	106.854	4.990	103.514	103.414	103.314	4.990	102.868	102.768	102.668
6.000	107.534	107.434	107.334	6.250	106.998	106.880	106.763	5.000	103.614	103.514	103.414	5.000	102.968	102.868	102.768

30-20 Year High Balance				15 Year High Balance			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
4.750	101.567	101.467	101.367	3.000	96.614	96.514	96.414
4.875	102.105	102.005	101.905	3.125	97.083	96.983	96.883
4.990	102.487	102.387	102.287	3.250	97.352	97.252	97.152
5.000	102.587	102.487	102.387	3.375	97.716	97.616	97.516
5.125	102.842	102.742	102.642	3.500	98.166	98.066	97.966
5.250	103.079	102.979	102.879	3.625	98.608	98.508	98.408
5.375	102.688	102.588	102.487	3.750	98.961	98.861	98.761
5.500	103.184	103.084	102.982	3.875	99.427	99.327	99.227
5.625	103.462	103.362	103.261	3.990	99.772	99.672	99.572
5.750	103.720	103.620	103.518	4.000	99.872	99.772	99.672
5.875	103.521	103.421	103.310	4.125	100.295	100.195	100.095
5.990	103.952	103.852	103.741	4.250	100.530	100.430	100.330
6.000	104.052	103.952	103.841	4.375	100.734	100.634	100.534
6.125	104.321	104.221	104.110	4.500	100.902	100.802	100.702
6.250	104.561	104.461	104.350	4.625	101.026	100.926	100.826
6.375	104.374	104.260	104.158	4.750	101.219	101.119	101.019
6.500	110.642	110.528	110.426	4.875	101.392	101.292	101.192
6.625	111.043	110.929	110.828	4.990	101.478	101.378	101.278
6.750	111.419	111.305	111.203	5.000	101.578	101.478	101.378

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)	-1.000
Texas Equity 50(a)(4)	-0.250
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

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
* A minimum required credit score of 620 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide 95.01-97.00% LTV only with DU v. 9.2								

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 - 97.00%
High-LTV	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
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	N/A
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	N/A	N/A
3-4 Unit Property	-1.000	-1.000	-1.000	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
HB C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A
HB Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	N/A
HB C/O with LTV over 60.00 & purchase or R/T refi with LTV over 90.00 eligible with DU 9.3 or later only							
*Not applicable to detached condominiums or site condominiums							

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
< 620	-1.625	-2.625	-2.625	-3.125
80.01-85.00% Only available with DU v. 9.1				

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.			

HomeReady LLPAs*	
Product Feature	LLPA Cap
LTV > 80% and credit score ≥ 680	0.000
All other LTV & FICO combos	-1.500
*The above caps do not include the following LLPAs: State; Extension; LPMI, Loan Size	

LPMI Adjust Term > 20 yr & All Manuf.					LPMI Adjust Term ≤ 20 yr			
FICO ↓ \ LTV →	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.700	-1.400	-1.850	-2.460	-0.550	-0.800	-1.420	-2.070
740 - 759	-0.850	-2.000	-2.600	-3.450	-0.600	-1.020	-2.070	-3.070
720 - 739	-1.000	-2.450	-3.250	-4.350	-0.650	-1.270	-2.620	-3.970
700 - 719	-1.150	-2.950	-3.850	-5.150	-0.700	-1.420	-3.020	-4.670
680 - 699	-1.350	-3.600	-4.750	-6.360	-0.800	-1.720	-3.820	-5.870

Additional LPMI Premium Adjustments					
Product Feature ↓ \ FICO →	≥ 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	-1.050
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 > \$453,100*	-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 \$453.1K - \$679.65K					

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.:

4/23/2018

45 Day Lock Exp.:

5/7/2018

60 Day Lock Exp.:

5/22/2018

W. Rate Sheet Dated: 3/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

FNMA DU Refi Plus															
30/25 Year								20 Year							
≤ 105% LTV				> 105% LTV				≤ 105% LTV				> 105% LTV			
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	97.087	96.987	96.887	3.750	94.162	94.062	93.962	4.250	99.625	99.525	99.425	4.375	98.638	98.538	98.438
4.125	97.830	97.730	97.630	3.875	94.854	94.754	94.654	4.375	100.100	100.000	99.900	4.500	99.178	99.078	98.978
4.250	98.557	98.457	98.357	3.990	95.448	95.348	95.248	4.500	100.791	100.691	100.591	4.625	99.656	99.556	99.456
4.375	99.114	99.014	98.914	4.000	95.548	95.448	95.348	4.625	101.350	101.250	101.150	4.750	100.451	100.351	100.251
4.500	99.793	99.693	99.593	4.125	96.551	96.451	96.351	4.750	101.807	101.707	101.607	4.875	100.967	100.867	100.767
4.625	100.453	100.353	100.253	4.250	97.532	97.432	97.332	4.875	102.173	102.073	101.973	4.990	101.341	101.241	101.141
4.750	101.082	100.982	100.882	4.375	98.360	98.260	98.160	4.990	102.377	102.277	102.177	5.000	101.441	101.341	101.241
4.875	101.589	101.489	101.389	4.500	99.303	99.203	99.103	5.000	102.477	102.377	102.277	5.125	101.846	101.746	101.646
4.990	101.933	101.833	101.733	4.625	100.199	100.099	99.999	5.125	102.957	102.857	102.757	5.250	102.396	102.296	102.196
5.000	102.033	101.933	101.833	4.750	101.055	100.955	100.855	5.250	103.455	103.355	103.255	5.375	102.898	102.798	102.698
5.125	102.615	102.515	102.415	4.875	101.629	101.529	101.429	5.375	103.803	103.703	103.603	5.500	103.389	103.289	103.189
5.250	103.286	103.186	103.086	4.990	102.023	101.923	101.823	5.500	104.141	104.041	103.941	5.625	103.794	103.694	103.594
5.375	103.740	103.640	103.540	5.000	102.123	102.023	101.923	5.625	104.420	104.320	104.220	5.750	104.300	104.200	104.100
5.500	104.169	104.069	103.969	5.125	102.536	102.436	102.336	5.750	104.687	104.587	104.487	5.875	104.810	104.710	104.610
5.625	104.543	104.443	104.343	5.250	103.448	103.348	103.248	5.875	105.040	104.940	104.840	5.990	105.205	105.105	105.005
5.750	105.138	105.038	104.938	5.375	103.965	103.865	103.765	5.990	105.280	105.180	105.080	6.000	105.305	105.205	105.105
5.875	105.619	105.519	105.419	5.500	104.442	104.342	104.242	6.000	105.380	105.280	105.180	6.125	105.630	105.530	105.430
5.990	105.984	105.884	105.784	5.625	104.854	104.754	104.654	6.125	105.604	105.504	105.404	6.250	105.221	105.104	104.987
6.000	106.084	105.984	105.884	5.750	105.612	105.512	105.412	6.250	105.548	105.430	105.313	6.375	105.697	105.580	105.462

15 Year								10 Year							
≤ 105% LTV				> 105% LTV				≤ 105% LTV				> 105% LTV			
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
3.000	96.614	96.514	96.414	3.000	94.185	94.085	93.985	3.000	96.218	96.118	96.018	3.000	93.925	93.825	93.725
3.125	97.083	96.983	96.883	3.125	94.865	94.765	94.665	3.125	96.561	96.461	96.361	3.125	94.594	94.494	94.394
3.250	97.352	97.252	97.152	3.250	95.294	95.194	95.094	3.250	97.376	97.276	97.176	3.250	95.033	94.933	94.833
3.375	97.716	97.616	97.516	3.375	95.779	95.679	95.579	3.375	97.729	97.629	97.529	3.375	95.509	95.409	95.309
3.500	98.166	98.066	97.966	3.500	96.459	96.359	96.259	3.500	98.087	97.987	97.887	3.500	96.199	96.099	95.999
3.625	98.608	98.508	98.408	3.625	97.078	96.978	96.878	3.625	98.399	98.299	98.199	3.625	96.807	96.707	96.607
3.750	98.961	98.861	98.761	3.750	97.575	97.475	97.375	3.750	99.074	98.974	98.874	3.750	97.304	97.204	97.104
3.875	99.427	99.327	99.227	3.875	98.272	98.172	98.072	3.875	99.420	99.320	99.220	3.875	97.992	97.892	97.792
3.990	99.772	99.672	99.572	3.990	98.824	98.724	98.624	3.990	99.648	99.548	99.448	3.990	98.544	98.444	98.344
4.000	99.872	99.772	99.672	4.000	98.924	98.824	98.724	4.000	99.748	99.648	99.548	4.000	98.644	98.544	98.444
4.125	100.295	100.195	100.095	4.125	99.515	99.415	99.315	4.125	100.045	99.945	99.845	4.125	99.234	99.134	99.034
4.250	100.530	100.430	100.330	4.250	99.893	99.793	99.693	4.250	100.242	100.142	100.042	4.250	99.592	99.492	99.392
4.375	100.734	100.634	100.534	4.375	100.234	100.134	100.034	4.375	100.429	100.329	100.229	4.375	99.934	99.834	99.734
4.500	100.902	100.802	100.702	4.500	100.522	100.422	100.322	4.500	100.690	100.590	100.490	4.500	100.222	100.122	100.022
4.625	101.026	100.926	100.826	4.625	101.026	100.926	100.826	4.625	100.944	100.844	100.744	4.625	100.725	100.625	100.525
4.750	101.219	101.119	101.019	4.750	101.350	101.250	101.150	4.750	101.111	101.011	100.911	4.750	101.039	100.939	100.839
4.875	101.392	101.292	101.192	4.875	101.645	101.545	101.445	4.875	101.297	101.197	101.097	4.875	101.365	101.265	101.165
4.990	101.478	101.378	101.278	4.990	101.850	#REF!	#REF!	4.990	101.368	#REF!	#REF!	4.990	101.569	#REF!	#REF!
5.000	101.578	101.478	101.378	5.000	101.950	#REF!	#REF!	5.000	101.468	#REF!	#REF!	5.000	101.669	#REF!	#REF!

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%	97.01 - 105.00%	>105.00%
≥ 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. 95.01-97.00% LTV only with DU v. 9.2

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

Exclude the following from the LLPA cap: State; Loan Size; UW Buy Out; escrow waiver; -1.500 HB LLPA

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 - 105.00%	> 105%
High-LTV ≤ 30 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-1.000
High-LTV ≤ 20 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-0.500
High-LTV ≤ 15 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-0.500
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-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	-0.500
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 or site condominiums

Cash-Out Refinance Texas Equity 50(a)(6) Only					
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	
< 620	-1.625	-2.625	-2.625	-3.125	

All Loan Type Adjustments							
Adjusters		All Terms		Adjusters		All Terms	
NY		-0.250		High Balance		-1.500	
TX		0.150		Escrow Waiver		0.000	
All Subordinate Financing		-0.375		Texas Equity 50(a)(6)		-1.000	
Loan Size Adjuster				Texas Equity 50(a)(4)		-0.250	
\$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					



AFR Loan Center
Lockdesk e-mail: Lockdesk@afnwholesale.com
Lockdesk Phone: 1-877-588-2706
Lockdesk Hours: 10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 4/23/2018
45 Day Lock Exp.: 5/7/2018
60 Day Lock Exp.: 5/22/2018

W. Rate Sheet Dated: 3/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

Conforming FHLMC											
30/25 Year				20 Year				15 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.750	97.571	97.471	97.371	3.750	98.717	98.617	98.517	2.750	96.128	96.028	95.928
3.875	98.373	98.273	98.173	3.875	99.367	99.267	99.167	2.875	96.790	96.690	96.590
3.990	99.075	98.975	98.875	3.990	99.936	99.836	99.736	2.990	97.245	97.145	97.045
4.000	99.175	99.075	98.975	4.000	100.036	99.936	99.836	3.000	97.345	97.245	97.145
4.125	99.597	99.497	99.397	4.125	100.559	100.459	100.359	3.125	97.838	97.738	97.638
4.250	100.377	100.277	100.177	4.250	101.217	101.117	101.017	3.250	98.480	98.380	98.280
4.375	101.015	100.915	100.815	4.375	101.832	101.732	101.632	3.375	99.039	98.939	98.839
4.500	101.602	101.502	101.402	4.500	102.415	102.315	102.215	3.500	99.340	99.240	99.140
4.625	102.106	102.006	101.906	4.625	102.831	102.731	102.627	3.625	99.821	99.721	99.621
4.750	102.674	102.574	102.474	4.750	103.398	103.298	103.191	3.750	100.361	100.261	100.161
4.875	103.220	103.120	103.020	4.875	103.941	103.841	103.732	3.875	100.888	100.788	100.688
4.990	103.582	103.482	103.323	4.990	104.361	104.261	104.151	3.990	101.246	101.146	101.046
5.000	103.682	103.582	103.423	5.000	104.461	104.361	104.251	4.000	101.346	101.246	101.146
5.125	104.219	104.119	103.960	5.125	104.324	104.224	104.003	4.125	101.818	101.718	101.618
5.250	104.707	104.607	104.449	5.250	104.848	104.748	104.526	4.250	102.236	102.136	102.036
5.375	105.144	105.044	104.890	5.375	105.364	105.264	105.041	4.375	102.659	102.559	102.459
5.500	105.614	105.500	105.414	5.500	105.859	105.759	105.536	4.500	102.845	102.745	102.645
5.625	106.139	106.025	105.939	5.625	106.427	106.313	106.227	4.625	103.319	103.219	103.119
5.750	106.607	106.492	106.407	5.750	106.942	106.828	106.742	4.750	103.776	103.676	103.576

Conforming FHLMC Super Conforming							
SC 30-20 Year				SC 15 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.750	97.571	97.471	97.371	2.750	96.128	96.028	95.928
3.875	98.379	98.279	98.179	2.875	96.790	96.690	96.590
3.990	99.081	98.981	98.881	2.990	97.245	97.145	97.045
4.000	99.181	99.081	98.981	3.000	97.345	97.245	97.145
4.125	99.603	99.503	99.403	3.125	97.838	97.738	97.638
4.250	100.377	100.277	100.177	3.250	98.480	98.380	98.280
4.375	101.015	100.915	100.815	3.375	99.039	98.939	98.839
4.500	101.602	101.502	101.402	3.500	99.340	99.240	99.140
4.625	102.106	102.006	101.906	3.625	99.821	99.721	99.621
4.750	102.674	102.574	102.474	3.750	100.361	100.261	100.161
4.875	103.238	103.138	103.038	3.875	100.888	100.788	100.688
4.990	103.715	103.615	103.456	3.990	101.246	101.146	101.046
5.000	103.815	103.715	103.556	4.000	101.346	101.246	101.146
5.125	104.352	104.252	104.093	4.125	101.818	101.718	101.618
5.250	104.840	104.740	104.582	4.250	102.236	102.136	102.036
5.375	105.277	105.177	105.023	4.375	102.659	102.559	102.459
5.500	105.763	105.649	105.563	4.500	102.845	102.745	102.645
5.625	106.288	106.174	106.088	4.625	103.319	103.219	103.119
5.750	106.756	106.641	106.556	4.750	103.776	103.676	103.576

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%
≥ 740	0.000	0.000	-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	-1.500	-1.500	-1.250	-1.250	-1.500
660 - 679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250	-2.500
640 - 659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750	-2.500
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

Program 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%
High-LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
Investment Property	-2.125	-2.125	-2.125	-3.375	-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
2-Unit Property	-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
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750
SC Fixed C/O Refi	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A	N/A
SC Fixed Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250
SC C/O with LTV over 60.00 & purchase or R/T refi with LTV over 90.00 eligible with DU 9.3 or later only								

Mortgages with Subordinate Financing			
LTV Range	CLTV Range	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%	75.01 - 95.00%	-1.375	-1.125

LPMI Adjust Term > 20 yr & All Manuf.					LPMI Adjust Term ≤ 20 yr			
FICO ↓ \ LTV →	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.700	-1.400	-1.850	-2.460	-0.550	-0.800	-1.420	-2.070
740 - 759	-0.850	-2.000	-2.600	-3.450	-0.600	-1.020	-2.070	-3.070
720 - 739	-1.000	-2.450	-3.250	-4.350	-0.650	-1.270	-2.620	-3.970
700 - 719	-1.150	-2.950	-3.850	-5.150	-0.700	-1.420	-3.020	-4.670
680 - 699	-1.350	-3.600	-4.750	-6.360	-0.800	-1.720	-3.820	-5.870

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
Texas Equity 50(a)(6)	-1.000
Texas Equity 50(a)(4)	-0.250
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

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
< 620	-1.625	-2.625	-2.625	-3.125

Additional LPMI Premium Adjustments					
Product Feature ↓ \ FICO →	≥ 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	-1.050
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 > \$453,100*	-0.600	-0.600	-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 \$453.1K - \$679.65K					

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.: 4/23/2018

45 Day Lock Exp.: 5/7/2018

60 Day Lock Exp.: 5/22/2018

W. Rate Sheet Dated: 3/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

FHLMC Open Access															
30/25 Year								20 Year							
≤ 105% LTV				> 105% LTV				≤ 105% LTV				> 105% LTV			
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
3.750	96.121	96.021	95.921	3.750	96.021	95.921	95.821	3.750	97.170	97.070	96.970	3.750	97.070	96.970	96.870
3.875	96.911	96.811	96.711	3.875	96.811	96.711	96.611	3.875	97.896	97.796	97.696	3.875	97.796	97.696	97.596
3.990	97.625	97.525	97.425	3.990	97.525	97.425	97.325	3.990	98.486	98.386	98.286	3.990	98.386	98.286	98.186
4.000	97.725	97.625	97.525	4.000	97.625	97.525	97.425	4.000	98.586	98.486	98.386	4.000	98.486	98.386	98.286
4.125	98.147	98.047	97.947	4.125	98.047	97.947	97.847	4.125	99.109	99.009	98.909	4.125	99.009	98.909	98.809
4.250	98.927	98.827	98.727	4.250	98.827	98.727	98.627	4.250	99.767	99.667	99.567	4.250	99.667	99.567	99.467
4.375	99.565	99.465	99.365	4.375	99.465	99.365	99.265	4.375	100.382	100.282	100.182	4.375	100.282	100.182	100.082
4.500	100.152	100.052	99.952	4.500	100.052	99.952	99.852	4.500	100.965	100.865	100.765	4.500	100.865	100.765	100.665
4.625	100.656	100.556	100.456	4.625	100.556	100.456	100.356	4.625	101.381	101.281	101.177	4.625	101.281	101.181	101.077
4.750	101.224	101.124	101.024	4.750	101.124	101.024	100.924	4.750	101.948	101.848	101.741	4.750	101.848	101.748	101.641
4.875	101.770	101.670	101.570	4.875	101.670	101.570	101.470	4.875	102.491	102.391	102.282	4.875	102.391	102.291	102.182
4.990	102.132	102.032	101.932	4.990	102.032	101.932	101.832	4.990	102.911	102.811	102.701	4.990	102.811	102.711	102.601
5.000	102.232	102.132	102.032	5.000	102.132	102.032	101.932	5.000	103.011	102.911	102.801	5.000	102.911	102.811	102.701
5.125	102.769	102.669	102.569	5.125	102.669	102.569	102.469	5.125	102.874	102.774	102.674	5.125	102.774	102.674	102.574
5.250	103.257	103.157	103.057	5.250	103.157	103.057	102.957	5.250	103.398	103.298	103.198	5.250	103.298	103.198	103.098
5.375	103.694	103.594	103.494	5.375	103.594	103.494	103.394	5.375	103.914	103.814	103.714	5.375	103.814	103.714	103.614
5.500	104.164	104.064	103.964	5.500	104.064	103.964	103.864	5.500	104.409	104.309	104.209	5.500	104.309	104.209	104.109
5.625	104.689	104.589	104.489	5.625	104.589	104.489	104.389	5.625	104.977	104.877	104.777	5.625	104.877	104.777	104.677
5.750	105.157	105.057	104.957	5.750	105.057	104.957	104.857	5.750	105.492	105.392	105.292	5.750	105.392	105.292	105.192

15 Year							
≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	94.338	94.238	94.138	2.750	94.238	94.138	94.038
2.875	95.022	94.922	94.822	2.875	94.922	94.822	94.722
2.990	95.606	95.506	95.406	2.990	95.506	95.406	95.306
3.000	95.706	95.606	95.506	3.000	95.606	95.506	95.406
3.125	96.338	96.238	96.138	3.125	96.238	96.138	96.038
3.250	96.957	96.857	96.757	3.250	96.857	96.757	96.657
3.375	97.539	97.439	97.339	3.375	97.439	97.339	97.239
3.500	97.782	97.682	97.582	3.500	97.682	97.582	97.482
3.625	98.321	98.221	98.121	3.625	98.221	98.121	98.021
3.750	98.861	98.761	98.661	3.750	98.761	98.661	98.561
3.875	99.388	99.288	99.188	3.875	99.288	99.188	99.088
3.990	99.701	99.601	99.501	3.990	99.601	99.501	99.401
4.000	99.801	99.701	99.601	4.000	99.701	99.601	99.501
4.125	100.318	100.218	100.118	4.125	100.218	100.118	100.018
4.250	100.736	100.636	100.536	4.250	100.636	100.536	100.436
4.375	101.159	101.059	100.959	4.375	101.059	100.959	100.859
4.500	101.345	101.245	101.145	4.500	101.245	101.145	101.045
4.625	101.819	101.719	101.619	4.625	101.719	101.619	101.519
4.750	102.276	102.176	102.076	4.750	102.176	102.076	101.976

30-20 Year Super Conforming								15 Year Super Conforming							
≤ 105% LTV				> 105% LTV				≤ 105% LTV				> 105% LTV			
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
3.750	96.121	96.021	95.921	3.750	96.021	95.921	95.821	2.750	94.338	94.238	94.138	2.750	94.238	94.138	94.038
3.875	96.917	96.817	96.717	3.875	96.817	96.717	96.617	2.875	95.022	94.922	94.822	2.875	94.922	94.822	94.722
3.990	97.631	97.531	97.431	3.990	97.531	97.431	97.331	2.990	95.606	95.506	95.406	2.990	95.506	95.406	95.306
4.000	97.731	97.631	97.531	4.000	97.631	97.531	97.431	3.000	95.706	95.606	95.506	3.000	95.606	95.506	95.406
4.125	98.153	98.053	97.953	4.125	98.053	97.953	97.853	3.125	96.338	96.238	96.138	3.125	96.238	96.138	96.038
4.250	98.927	98.827	98.727	4.250	98.827	98.727	98.627	3.250	96.957	96.857	96.757	3.250	96.857	96.757	96.657
4.375	99.565	99.465	99.365	4.375	99.465	99.365	99.265	3.375	97.539	97.439	97.339	3.375	97.439	97.339	97.239
4.500	100.152	100.052	99.952	4.500	100.052	99.952	99.852	3.500	97.782	97.682	97.582	3.500	97.682	97.582	97.482
4.625	100.656	100.556	100.456	4.625	100.556	100.456	100.356	3.625	98.321	98.221	98.121	3.625	98.221	98.121	98.021
4.750	101.224	101.124	101.024	4.750	101.124	101.024	100.924	3.750	98.861	98.761	98.661	3.750	98.761	98.661	98.561
4.875	101.788	101.688	101.588	4.875	101.688	101.588	101.488	3.875	99.388	99.288	99.188	3.875	99.288	99.188	99.088
4.990	102.265	102.165	102.065	4.990	102.165	102.065	101.965	3.990	99.701	99.601	99.501	3.990	99.601	99.501	99.401
5.000	102.365	102.265	102.165	5.000	102.265	102.165	102.065	4.000	99.801	99.701	99.601	4.000	99.701	99.601	99.501
5.125	102.902	102.802	102.702	5.125	102.802	102.702	102.602	4.125	100.318	100.218	100.118	4.125	100.218	100.118	100.018
5.250	103.390	103.290	103.190	5.250	103.290	103.190	103.090	4.250	100.736	100.636	100.536	4.250	100.636	100.536	100.436
5.375	103.827	103.727	103.627	5.375	103.727	103.627	103.527	4.375	101.159	101.059	100.959	4.375	101.059	100.959	100.859
5.500	104.313	104.213	104.113	5.500	104.213	104.113	104.013	4.500	101.345	101.245	101.145	4.500	101.245	101.145	101.045
5.625	104.838	104.738	104.638	5.625	104.738	104.638	104.538	4.625	101.819	101.719	101.619	4.625	101.719	101.619	101.519
5.750	105.306	105.206	105.106	5.750	105.206	105.106	105.006	4.750	102.276	102.176	102.076	4.750	102.176	102.076	101.976

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

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

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%	> 105%
High-LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-2.000
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-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	-0.500
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
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750
SC C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A	N/A	N/A
SC Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250



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.:

4/23/2018

45 Day Lock Exp.:

5/7/2018

60 Day Lock Exp.:

5/22/2018

W. Rate Sheet Dated: 3/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

Home Possible & Home Possible Advantage																			
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
3.750	97.571	97.471	97.371	3.750	98.620	98.520	98.420	2.750	95.838	95.738	95.638	3.750	97.571	97.471	97.371	2.750	95.838	95.738	95.638
3.875	98.361	98.261	98.161	3.875	99.346	99.246	99.146	2.875	96.522	96.422	96.322	3.875	98.367	98.267	98.167	2.875	96.522	96.422	96.322
3.990	99.075	98.975	98.875	3.990	99.936	99.836	99.736	2.990	97.106	97.006	96.906	3.990	99.081	98.981	98.881	2.990	97.106	97.006	96.906
4.000	99.175	99.075	98.975	4.000	100.036	99.936	99.836	3.000	97.206	97.106	97.006	4.000	99.181	99.081	98.981	3.000	97.206	97.106	97.006
4.125	99.597	99.497	99.397	4.125	100.559	100.459	100.359	3.125	97.838	97.738	97.638	4.125	99.603	99.503	99.403	3.125	97.838	97.738	97.638
4.250	100.377	100.277	100.177	4.250	101.217	101.117	101.017	3.250	98.457	98.357	98.257	4.250	100.377	100.277	100.177	3.250	98.457	98.357	98.257
4.375	101.015	100.915	100.815	4.375	101.832	101.732	101.632	3.375	99.039	98.939	98.839	4.375	101.015	100.915	100.815	3.375	99.039	98.939	98.839
4.500	101.602	101.502	101.402	4.500	102.415	102.315	102.215	3.500	99.282	99.182	99.082	4.500	101.602	101.502	101.402	3.500	99.282	99.182	99.082
4.625	102.106	102.006	101.906	4.625	102.831	102.731	102.627	3.625	99.821	99.721	99.621	4.625	102.106	102.006	101.906	3.625	99.821	99.721	99.621
4.750	102.674	102.574	102.474	4.750	103.398	103.298	103.191	3.750	100.361	100.261	100.161	4.750	102.674	102.574	102.474	3.750	100.361	100.261	100.161
4.875	103.220	103.120	103.020	4.875	103.941	103.841	103.732	3.875	100.888	100.788	100.688	4.875	103.238	103.138	103.038	3.875	100.888	100.788	100.688
4.990	103.582	103.482	103.323	4.990	104.361	104.261	104.151	3.990	101.201	101.101	101.001	4.990	103.715	103.615	103.456	3.990	101.201	101.101	101.001
5.000	103.682	103.582	103.423	5.000	104.461	104.361	104.251	4.000	101.301	101.201	101.101	5.000	103.815	103.715	103.556	4.000	101.301	101.201	101.101
5.125	104.219	104.119	103.960	5.125	104.324	104.224	104.003	4.125	101.818	101.718	101.618	5.125	104.352	104.252	104.093	4.125	101.818	101.718	101.618
5.250	104.707	104.607	104.449	5.250	104.848	104.748	104.526	4.250	102.236	102.136	102.036	5.250	104.840	104.740	104.582	4.250	102.236	102.136	102.036
5.375	105.144	105.044	104.890	5.375	105.364	105.264	105.041	4.375	102.659	102.559	102.459	5.375	105.277	105.177	105.023	4.375	102.659	102.559	102.459
5.500	105.614	105.500	105.414	5.500	105.859	105.759	105.536	4.500	102.845	102.745	102.645	5.500	105.763	105.649	105.563	4.500	102.845	102.745	102.645
5.625	106.139	106.025	105.939	5.625	106.427	106.313	106.227	4.625	103.319	103.219	103.119	5.625	106.288	106.174	106.088	4.625	103.319	103.219	103.119
5.750	106.607	106.492	106.407	5.750	106.942	106.828	106.742	4.750	103.776	103.676	103.576	5.750	106.756	106.641	106.556	4.750	103.776	103.676	103.576

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 & HPA 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%	> 105%
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-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	-0.500
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
Condo > 15 year	0.000	0.000	0.000	-0.750	-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	-0.250

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
Texas Equity 50(a)(4)	-0.250
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

LPMI Adjust Term > 20 yr & All Manuf.					LPMI Adjust Term ≤ 20 yr			
FICO ↓ \ LTV →	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.700	-1.400	-1.600	-1.900	-0.550	-0.800	-1.420	-1.570
740 - 759	-0.850	-2.000	-2.250	-2.610	-0.600	-1.020	-2.070	-2.320
720 - 739	-1.000	-2.450	-2.800	-3.250	-0.650	-1.270	-2.620	-2.970
700 - 719	-1.150	-2.950	-3.300	-3.850	-0.700	-1.420	-3.020	-3.420
680 - 699	-1.350	-3.600	-4.100	-4.720	-0.800	-1.720	-3.820	-4.320

Additional LPMI Premium Adjustments					
Product Feature ↓ \ LTV →	≥ 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	-1.050
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 > \$453,100*	-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 \$453.1K - \$679.65K					

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@afrrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 4/23/2018

45 Day Lock Exp.: 5/7/2018

60 Day Lock Exp.: 5/22/2018

W. Rate Sheet Dated: 3/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

Non-Conforming "Jumbo"

30 Yr. Fixed				
All-in Price Cap "Borrower Paid Only" 101.850				
Rate	30 Day	45 Day	60 Day	
3.875	97.257	97.205	97.022	
4.000	97.788	97.733	97.546	
4.125	98.421	98.364	98.172	
4.250	99.213	99.154	98.956	
4.375	99.867	99.807	99.603	
4.500	100.358	100.296	100.088	
4.625	100.842	100.778	100.565	
4.750	101.184	101.119	100.900	
4.875	101.546	101.479	101.255	
5.000	101.897	101.827	101.598	
5.125	102.121	102.050	101.816	
5.250	102.407	102.334	102.094	
5.375	102.647	102.572	102.327	

15 Yr. Fixed				
All-in Price Cap "Borrower Paid Only" 101.850				
Rate	30 Day	45 Day	60 Day	
3.250	N/A	N/A	N/A	
3.375	N/A	N/A	N/A	
3.500	97.243	97.196	97.029	
3.625	97.703	97.654	97.482	
3.750	98.126	98.075	97.898	
3.875	98.721	98.668	98.486	
4.000	99.063	99.009	98.821	
4.125	99.316	99.259	99.067	
4.250	99.600	99.541	99.344	
4.375	99.857	99.797	99.594	
4.500	100.106	100.044	99.835	
4.625	100.351	100.287	100.073	
4.750	100.621	100.555	100.336	

7/1 Hybrid ARMs				
All-in Price Cap "Borrower Paid Only" 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	97.342	97.298	97.142	
3.375	97.824	97.778	97.617	
3.500	98.279	98.232	98.065	
3.625	98.697	98.648	98.476	
3.750	99.082	99.031	98.854	
3.875	99.436	99.383	99.201	
4.000	99.760	99.706	99.518	
4.125	100.111	100.054	99.861	
4.250	100.442	100.383	100.186	
4.375	100.753	100.693	100.490	
4.500	101.066	101.004	100.795	
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	-0.500	-0.750	n/a	n/a	n/a
720-739	0.500	0.375	0.250	0.250	0.000	-0.750	-1.000	-1.250	n/a
740-759	0.500	0.375	0.250	0.250	0.000	0.000	-0.750	-0.750	n/a
760-779	0.500	0.375	0.375	0.375	0.000	0.000	-0.375	-0.625	n/a
780-850	0.500	0.500	0.500	0.375	0.250	0.125	-0.250	-0.500	n/a
Purpose									
Cash-Out	0.000	0.000	-0.250	-0.750	-2.000	n/a	n/a	n/a	n/a
Refi	0.000	0.000	-0.250	-0.750	-2.000	n/a	n/a	n/a	n/a
Purchase	0.500	0.500	0.375	0.375	0.250	0.000	0.000	0.000	n/a
Other									
Interest Only ²	-0.500	-0.500	-1.000	-1.000	-1.500	n/a	n/a	n/a	n/a
Investor ¹	-1.000	-1.000	-1.500	-1.500	-2.000	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	-0.500	-1.000	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 <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)