



AFR Loan Center

Lockdesk e-mail:

Lockdesk Phone:

Lockdesk Hours:

Lockdesk@af wholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 5/23/2018

45 Day Lock Exp.: 6/7/2018

60 Day Lock Exp.: 6/22/2018

W. Rate Sheet Dated: 4/23/2018

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	97.638	97.488	97.338	3.500	97.070	96.920	96.770	1.875	N/A	N/A	N/A	3.125	100.125	99.975	99.825
3.625	98.045	97.895	97.745	3.625	97.441	97.291	97.141	2.000	N/A	N/A	N/A	3.250	100.794	100.644	100.494
3.750	99.383	99.233	99.083	3.750	98.936	98.786	98.636	2.125	N/A	N/A	N/A	3.375	101.245	101.095	100.945
3.875	99.830	99.680	99.530	3.875	99.348	99.198	99.048	2.250	93.714	93.564	93.414	3.500	101.656	101.506	101.356
4.000	100.279	100.129	99.979	4.000	99.760	99.610	99.460	2.375	94.119	93.969	93.819	3.625	102.064	101.914	101.764
4.125	100.675	100.525	100.375	4.125	100.121	99.971	99.821	2.500	93.201	93.051	92.901	Margin = 2.250		Index = 2.100	
4.250	101.750	101.609	101.469	4.250	101.053	100.912	100.771	2.625	94.151	94.001	93.851				
4.375	102.185	102.045	101.904	4.375	101.452	101.312	101.171	2.750	96.846	96.696	96.546				
4.500	102.567	102.426	102.285	4.500	101.798	101.658	101.517	2.875	97.240	97.090	96.940				
4.625	102.874	102.733	102.592	4.625	102.069	101.929	101.788	3.000	97.634	97.484	97.334				
4.750	102.916	102.744	102.572	4.750	102.419	102.247	102.075	3.125	97.977	97.827	97.677				
4.875	103.362	103.191	103.019	4.875	102.730	102.558	102.386	3.250	98.681	98.531	98.381				
5.000	103.874	103.702	103.530	5.000	103.005	102.834	102.662	3.375	99.071	98.921	98.771				
5.125	104.196	104.024	103.853	5.125	103.112	102.940	102.769	3.500	99.455	99.305	99.155				
5.250	104.425	104.175	103.956	5.250	103.307	103.057	102.838	3.625	99.782	99.632	99.482				
5.375	104.575	104.325	104.106	5.375	103.538	103.288	103.069	3.750	100.297	100.147	99.997				
5.500	104.654	104.404	104.185	5.500	103.955	103.705	103.486	3.875	100.637	100.487	100.337				
5.625	104.846	104.596	104.377	5.625	104.162	103.912	103.693	4.000	100.942	100.792	100.642				
5.750	105.586	105.486	105.386	5.750	105.059	104.959	104.859	4.125	101.173	101.023	100.873				

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	96.438	96.288	96.138	3.500	96.070	95.920	95.770	1.875	N/A	N/A	N/A	3.125	99.125	98.975	98.825
3.625	96.845	96.695	96.545	3.625	96.441	96.291	96.141	2.000	N/A	N/A	N/A	3.250	99.794	99.644	99.494
3.750	98.183	98.033	97.883	3.750	97.936	97.786	97.636	2.125	N/A	N/A	N/A	3.375	100.245	100.095	99.945
3.875	98.630	98.480	98.330	3.875	98.348	98.198	98.048	2.250	92.714	92.564	92.414	3.500	100.656	100.506	100.356
4.000	99.079	98.929	98.779	4.000	98.760	98.610	98.460	2.375	93.119	92.969	92.819	3.625	101.064	100.914	100.764
4.125	99.475	99.325	99.175	4.125	99.121	98.971	98.821	2.500	92.201	92.051	91.901	Margin = 2.250		Index = 2.100	
4.250	100.550	100.409	100.269	4.250	100.053	99.912	99.771	2.625	93.151	93.001	92.851	30 Year OTC "Borrower Paid Only for USDA"			
4.375	100.985	100.845	100.704	4.375	100.452	100.312	100.171	2.750	95.846	95.696	95.546	Rate	30 Day	45 Day	60 Day
4.500	101.367	101.226	101.085	4.500	100.798	100.658	100.517	2.875	96.240	96.090	95.940	4.500	100.067	99.817	99.567
4.625	101.674	101.533	101.392	4.625	101.069	100.929	100.788	3.000	96.634	96.484	96.334	4.625	100.374	100.124	99.874
4.750	101.966	101.794	101.622	4.750	101.419	101.247	101.075	3.125	96.977	96.827	96.677	4.750	100.616	100.366	100.116
4.875	102.412	102.241	102.069	4.875	101.730	101.558	101.386	3.250	97.681	97.531	97.381	4.875	100.962	100.712	100.462
5.000	102.724	102.552	102.380	5.000	102.005	101.834	101.662	3.375	98.071	97.921	97.771	5.000	101.274	101.024	100.774
5.125	103.046	102.874	102.703	5.125	102.212	102.040	101.869	3.500	98.455	98.305	98.155	5.125	101.516	101.266	101.016
5.250	103.995	103.745	103.526	5.250	102.307	102.057	101.838	3.625	98.782	98.632	98.482	5.250	101.414	101.164	100.914
5.375	104.145	103.895	103.676	5.375	102.538	102.288	102.069	3.750	99.297	99.147	98.997	5.375	101.891	101.641	101.391
5.500	104.424	104.174	103.955	5.500	102.955	102.705	102.486	3.875	99.637	99.487	99.337	5.500	101.994	101.744	101.494
5.625	104.566	104.316	104.097	5.625	103.162	102.912	102.693	4.000	99.942	99.792	99.642	5.625	102.186	101.936	101.686
5.750	105.306	105.206	105.106	5.750	104.059	103.959	103.859	4.125	100.173	100.023	99.873	5.750	102.716	102.466	102.216

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	100.941	100.691	100.441	5.375	100.718	100.468	100.218
5.500	101.635	101.385	101.135	5.500	101.135	100.885	100.635
5.625	101.939	101.689	101.439	5.625	101.342	101.092	100.842
5.750	102.710	102.460	102.210	5.750	102.239	101.989	101.739

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:	4/23/2018	5.500%

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.:

5/23/2018

6/7/2018

6/22/2018

W. Rate Sheet Dated: 4/23/2018

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	96.826	96.676	96.526	3.500	96.257	96.107	95.957	1.875	N/A	N/A	N/A	3.125	98.44	98.288	98.138
3.625	97.233	97.083	96.933	3.625	96.629	96.479	96.329	2.000	N/A	N/A	N/A	3.250	99.98	99.832	99.682
3.750	98.571	98.421	98.271	3.750	98.123	97.973	97.823	2.125	N/A	N/A	N/A	3.375	100.43	100.282	100.132
3.875	99.018	98.868	98.718	3.875	98.535	98.385	98.235	2.250	91.714	91.564	91.414	3.500	100.84	100.694	100.544
4.000	99.466	99.316	99.166	4.000	98.948	98.798	98.648	2.375	92.119	91.969	91.819	3.625	101.25	101.101	100.951
4.125	99.863	99.713	99.563	4.125	99.309	99.159	99.009	2.500	91.201	91.051	90.901	Margin = 2.250		Index = 2.100	
4.250	100.812	100.672	100.531	4.250	100.115	99.975	99.834	2.625	92.151	92.001	91.851				
4.375	101.248	101.107	100.967	4.375	100.515	100.374	100.234	2.750	95.159	95.009	94.859				
4.500	101.629	101.489	101.348	4.500	100.861	100.720	100.580	2.875	95.553	95.403	95.253				
4.625	101.936	101.795	101.655	4.625	101.132	100.991	100.851	3.000	95.946	95.796	95.646				
4.750	101.291	101.119	100.947	4.750	100.794	100.622	100.450	3.125	96.290	96.140	95.990				
4.875	101.737	101.566	101.394	4.875	101.105	100.933	100.761	3.250	97.868	97.718	97.568				
5.000	102.249	102.077	101.905	5.000	101.380	101.209	101.037	3.375	98.258	98.108	97.958				
5.125	102.571	102.399	102.228	5.125	101.487	101.315	101.144	3.500	98.643	98.493	98.343				
5.250	101.425	101.175	100.956	5.250	100.307	100.057	99.838	3.625	98.969	98.819	98.669				
5.375	101.575	101.325	101.106	5.375	100.538	100.288	100.069	3.750	99.484	99.334	99.184				
5.500	101.654	101.404	101.185	5.500	100.955	100.705	100.486	3.875	99.824	99.674	99.524				
5.625	101.846	101.596	101.377	5.625	101.162	100.912	100.693	4.000	100.130	99.980	99.830				
5.750	102.586	102.486	102.386	5.750	102.059	101.959	101.859	4.125	100.361	100.211	100.061				

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	95.626	95.476	95.326	3.500	95.257	95.107	94.957	1.875	N/A	N/A	N/A	3.125	97.438	97.288	97.138
3.625	96.033	95.883	95.733	3.625	95.629	95.479	95.329	2.000	N/A	N/A	N/A	3.250	98.982	98.832	98.682
3.750	97.371	97.221	97.071	3.750	97.123	96.973	96.823	2.125	N/A	N/A	N/A	3.375	99.432	99.282	99.132
3.875	97.818	97.668	97.518	3.875	97.535	97.385	97.235	2.250	90.964	90.814	90.664	3.500	99.844	99.694	99.544
4.000	98.266	98.116	97.966	4.000	97.948	97.798	97.648	2.375	91.369	91.219	91.069	3.625	100.251	100.101	99.951
4.125	98.663	98.513	98.363	4.125	98.309	98.159	98.009	2.500	90.451	90.301	90.151	Margin = 2.250		Index = 2.100	
4.250	99.612	99.472	99.331	4.250	99.115	98.975	98.834	2.625	91.401	91.251	91.101	30 Year OTC "Borrower Paid Only for USDA"			
4.375	100.048	99.907	99.767	4.375	99.515	99.374	99.234	2.750	94.940	94.790	94.640	Rate	30 Day	45 Day	60 Day
4.500	100.429	100.289	100.148	4.500	99.861	99.720	99.580	2.875	95.334	95.184	95.034	4.500	99.129	98.879	98.629
4.625	100.736	100.595	100.455	4.625	100.132	99.991	99.851	3.000	95.727	95.577	95.427	4.625	99.436	99.186	98.936
4.750	100.341	100.169	99.997	4.750	99.794	99.622	99.450	3.125	96.071	95.921	95.771	4.750	98.991	98.741	98.491
4.875	100.787	100.616	100.444	4.875	100.105	99.933	99.761	3.250	96.212	96.062	95.912	4.875	99.337	99.087	98.837
5.000	101.099	100.927	100.755	5.000	100.380	100.209	100.037	3.375	96.602	96.452	96.302	5.000	99.649	99.399	99.149
5.125	101.421	101.249	101.078	5.125	100.587	100.415	100.244	3.500	96.987	96.837	96.687	5.125	99.891	99.641	99.391
5.250	100.995	100.745	100.526	5.250	99.307	99.057	98.838	3.625	97.313	97.163	97.013	5.250	98.414	98.164	97.914
5.375	101.145	100.895	100.676	5.375	99.538	99.288	99.069	3.750	97.109	96.959	96.809	5.375	98.891	98.641	98.391
5.500	101.424	101.174	100.955	5.500	99.955	99.705	99.486	3.875	97.449	97.299	97.149	5.500	98.994	98.744	98.494
5.625	101.566	101.316	101.097	5.625	100.162	99.912	99.693	4.000	97.755	97.605	97.455	5.625	99.186	98.936	98.686
5.750	102.306	102.206	102.106	5.750	101.059	100.959	100.859	4.125	97.986	97.836	97.686	5.750	99.716	99.466	99.216

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:	4/23/2018 5.500%

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	97.941	97.691	97.441	5.375	97.718	97.468	97.218
5.500	98.635	98.385	98.135	5.500	98.135	97.885	97.635
5.625	98.939	98.689	98.439	5.625	98.342	98.092	97.842
5.750	99.710	99.460	99.210	5.750	99.239	98.989	98.739

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 Phone:

Lockdesk Hours:

Lockdesk@afrownale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: 5/23/2018

45 Day Lock Exp.: 6/7/2018

60 Day Lock Exp.: 6/22/2018

W. Rate Sheet Dated: 4/23/2018

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	98.548	98.448	98.348	4.500	101.553	101.453	101.353	3.000	97.085	96.985	96.885	3.000	97.393	97.293	97.193
4.125	99.153	99.053	98.953	4.625	102.072	101.972	101.872	3.125	97.570	97.470	97.370	3.125	97.733	97.633	97.533
4.250	99.744	99.644	99.544	4.750	102.573	102.473	102.373	3.250	98.115	98.015	97.915	3.250	98.357	98.257	98.157
4.375	100.313	100.213	100.113	4.875	102.979	102.879	102.779	3.375	98.584	98.484	98.384	3.375	98.716	98.616	98.516
4.500	100.980	100.880	100.780	4.990	103.225	103.125	103.025	3.500	99.013	98.913	98.813	3.500	99.068	98.968	98.868
4.625	101.537	101.437	101.337	5.000	103.325	103.225	103.125	3.625	99.426	99.326	99.226	3.625	99.390	99.290	99.190
4.750	102.083	101.983	101.883	5.125	103.880	103.780	103.680	3.750	99.948	99.848	99.748	3.750	100.092	99.992	99.892
4.875	102.589	102.489	102.389	5.250	104.378	104.278	104.178	3.875	100.370	100.270	100.170	3.875	100.423	100.323	100.223
4.990	102.716	102.616	102.516	5.375	104.734	104.634	104.534	3.990	100.812	100.712	100.612	3.990	100.645	100.545	100.445
5.000	102.816	102.716	102.616	5.500	105.053	104.953	104.853	4.000	100.912	100.812	100.712	4.000	100.745	100.645	100.545
5.125	103.490	103.390	103.290	5.625	105.345	105.245	105.145	4.125	101.249	101.149	101.049	4.125	101.046	100.946	100.846
5.250	104.153	104.053	103.953	5.750	105.789	105.689	105.589	4.250	101.526	101.426	101.326	4.250	101.454	101.354	101.240
5.375	104.622	104.522	104.422	5.875	106.151	106.051	105.944	4.375	101.824	101.724	101.624	4.375	101.756	101.656	101.542
5.500	104.974	104.874	104.774	5.990	106.375	106.275	106.168	4.500	102.181	102.081	101.981	4.500	102.030	101.930	101.815
5.625	105.029	105.229	105.129	6.000	106.475	106.375	106.268	4.625	102.601	102.501	102.401	4.625	102.265	102.165	102.051
5.750	106.018	105.918	105.818	6.125	106.733	106.633	106.527	4.750	102.823	102.723	102.623	4.750	102.425	102.325	102.211
5.875	106.457	106.357	106.257	6.250	106.588	106.401	106.280	4.875	103.079	102.979	102.879	4.875	102.568	102.468	102.353
5.990	106.774	106.674	106.574	6.375	106.924	106.737	106.616	4.990	103.204	103.104	103.004	4.990	102.628	102.528	102.413
6.000	106.874	106.774	106.674	6.500	N/A	N/A	N/A	5.000	103.304	103.204	103.104	5.000	102.728	102.628	102.513

30-20 Year High Balance				15 Year High Balance			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
4.250	98.526	98.426	98.326	3.000	96.368	96.268	96.168
4.375	99.125	99.025	98.925	3.125	96.806	96.706	96.606
4.500	99.672	99.572	99.472	3.250	97.139	97.039	96.939
4.625	100.044	99.944	99.844	3.375	97.571	97.471	97.371
4.750	100.732	100.632	100.532	3.500	98.015	97.915	97.815
4.875	101.266	101.166	101.066	3.625	98.431	98.331	98.231
4.990	101.635	101.535	101.435	3.750	98.812	98.712	98.612
5.000	101.735	101.635	101.535	3.875	99.259	99.159	99.059
5.125	101.978	101.878	101.778	3.990	99.598	99.498	99.398
5.250	102.313	102.213	102.113	4.000	99.698	99.598	99.498
5.375	102.828	102.728	102.628	4.125	100.106	100.006	99.906
5.500	103.318	103.218	103.118	4.250	100.295	100.195	100.095
5.625	103.576	103.476	103.376	4.375	100.496	100.396	100.296
5.750	102.463	102.363	102.263	4.500	100.678	100.578	100.478
5.875	102.999	102.899	102.792	4.625	101.037	100.937	100.837
5.990	103.413	103.313	103.206	4.750	101.181	101.081	100.981
6.000	103.513	103.413	103.306	4.875	101.351	101.251	101.151
6.125	103.763	103.663	103.556	4.990	101.392	101.292	101.192
6.250	103.388	103.285	103.128	5.000	101.492	101.392	101.292

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	-0.250	-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 - 95.00%	95.01 - 97.00%
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	-0.500	-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	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
HB C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A
HB Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	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 applicable to detached condominiums or site condominiums								*Not

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 LLPA Caps*	
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 LLPA's: 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@afrownwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

5/23/2018

45 Day Lock Exp.:

6/7/2018

60 Day Lock Exp.:

6/22/2018

W. Rate Sheet Dated: 4/23/2018

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	96.334	96.234	96.134	3.875	94.278	94.178	94.078	4.500	100.029	99.929	99.829	4.625	99.131	99.031	98.931
4.125	97.099	96.999	96.899	3.990	95.104	95.004	94.904	4.625	100.622	100.522	100.422	4.750	99.944	99.844	99.744
4.250	97.838	97.738	97.638	4.000	95.204	95.104	95.004	4.750	101.123	101.023	100.923	4.875	100.460	100.360	100.260
4.375	98.386	98.286	98.186	4.125	96.241	96.141	96.041	4.875	101.505	101.405	101.305	4.990	100.815	100.715	100.615
4.500	99.046	98.946	98.846	4.250	97.227	97.127	97.027	4.990	101.775	101.675	101.575	5.000	100.915	100.815	100.715
4.625	99.760	99.660	99.560	4.375	97.830	97.730	97.630	5.000	101.875	101.775	101.675	5.125	101.325	101.225	101.125
4.750	100.434	100.334	100.234	4.500	98.713	98.613	98.513	5.125	102.430	102.330	102.230	5.250	102.000	101.900	101.800
4.875	100.923	100.823	100.723	4.625	99.684	99.584	99.484	5.250	102.928	102.828	102.728	5.375	102.510	102.410	102.310
4.990	101.266	101.166	101.066	4.750	100.588	100.488	100.388	5.375	103.284	103.184	103.084	5.500	102.897	102.797	102.697
5.000	101.366	101.266	101.166	4.875	101.128	101.028	100.928	5.500	103.603	103.503	103.403	5.625	103.284	103.184	103.084
5.125	102.040	101.940	101.840	4.990	101.512	101.412	101.312	5.625	103.895	103.795	103.695	5.750	103.842	103.742	103.642
5.250	102.703	102.603	102.503	5.000	101.612	101.512	101.412	5.750	104.339	104.239	104.133	5.875	104.328	104.228	104.128
5.375	103.172	103.072	102.972	5.125	102.272	102.172	102.072	5.875	104.701	104.601	104.494	5.990	104.662	104.562	104.462
5.500	103.524	103.424	103.324	5.250	103.169	103.069	102.969	5.990	104.925	104.825	104.718	6.000	104.762	104.662	104.562
5.625	103.879	103.779	103.679	5.375	103.688	103.588	103.488	6.000	105.025	104.925	104.818	6.125	105.106	105.006	104.906
5.750	104.568	104.468	104.368	5.500	104.082	103.982	103.882	6.125	105.283	105.183	105.077	6.250	104.758	104.639	104.518
5.875	105.007	104.907	104.807	5.625	104.468	104.368	104.268	6.250	105.138	104.951	104.830	6.375	105.209	105.090	104.969
5.990	105.324	105.224	105.124	5.750	105.252	105.152	105.052	6.375	105.474	105.287	105.166	6.500	N/A	N/A	N/A
6.000	105.424	105.324	105.224	5.875	105.738	105.638	105.538	6.500	N/A	N/A	N/A	6.625	N/A	N/A	N/A

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	96.368	96.268	96.168	3.000	93.795	93.695	93.595	3.000	95.893	95.793	95.693	3.000	93.524	93.424	93.324
3.125	96.806	96.706	96.606	3.125	94.471	94.371	94.271	3.125	96.233	96.133	96.033	3.125	94.210	94.110	94.010
3.250	97.139	97.039	96.939	3.250	94.840	94.740	94.640	3.250	96.857	96.757	96.657	3.250	94.570	94.470	94.370
3.375	97.571	97.471	97.371	3.375	95.285	95.185	95.085	3.375	97.216	97.116	97.016	3.375	95.024	94.924	94.824
3.500	98.015	97.915	97.815	3.500	95.985	95.885	95.785	3.500	97.568	97.468	97.368	3.500	95.714	95.614	95.514
3.625	98.431	98.331	98.231	3.625	96.626	96.526	96.426	3.625	97.890	97.790	97.690	3.625	96.366	96.266	96.166
3.750	98.812	98.712	98.612	3.750	97.092	96.992	96.892	3.750	98.592	98.492	98.392	3.750	96.822	96.722	96.622
3.875	99.259	99.159	99.059	3.875	97.743	97.643	97.543	3.875	98.923	98.823	98.723	3.875	97.473	97.373	97.273
3.990	99.598	99.498	99.398	3.990	98.291	98.191	98.091	3.990	99.145	99.045	98.945	3.990	98.011	97.911	97.811
4.000	99.698	99.598	99.498	4.000	98.391	98.291	98.191	4.000	99.245	99.145	99.045	4.000	98.111	98.011	97.911
4.125	100.106	100.006	99.906	4.125	99.020	98.920	98.820	4.125	99.546	99.446	99.346	4.125	98.739	98.639	98.539
4.250	100.295	100.195	100.095	4.250	99.326	99.226	99.126	4.250	99.954	99.854	99.740	4.250	99.045	98.945	98.845
4.375	100.496	100.396	100.296	4.375	99.700	99.600	99.500	4.375	100.256	100.156	100.042	4.375	99.400	99.300	99.200
4.500	100.678	100.578	100.478	4.500	100.264	100.164	100.064	4.500	100.530	100.430	100.315	4.500	99.964	99.864	99.764
4.625	101.037	100.937	100.837	4.625	100.793	100.693	100.593	4.625	100.765	100.665	100.551	4.625	100.493	100.393	100.293
4.750	101.181	101.081	100.981	4.750	101.041	100.941	100.841	4.750	100.925	100.825	100.711	4.750	100.740	100.640	100.540
4.875	101.351	101.251	101.151	4.875	101.328	101.228	101.128	4.875	101.068	100.968	100.853	4.875	101.018	100.918	100.818
4.990	101.392	101.292	101.192	4.990	101.478	101.378	101.278	4.990	101.128	101.028	100.913	4.990	101.198	101.098	100.998
5.000	101.492	101.392	101.292	5.000	101.578	101.478	101.378	5.000	101.228	101.128	101.013	5.000	101.298	101.198	101.098

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	-2.500	-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%	> 105%
High-LTV ≤ 30 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000
High-LTV ≤ 20 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000
High-LTV ≤ 15 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-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

*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%	75.01 - 80.00%	80.01 - 85.00%
≥ 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	
NY		High Balance	
TX		Escrow Waiver	
All Subordinate Financing		Texas Equity 50(a)(6)	
Loan Size Adjuster		Texas Equity 50(a)(4)	
\$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.: 5/23/2018
45 Day Lock Exp.: 6/7/2018
60 Day Lock Exp.: 6/22/2018

W. Rate Sheet Dated: 4/23/2018

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	97.106	97.006	96.906	3.750	98.140	98.040	97.940	2.750	95.766	95.666	95.566
3.875	97.801	97.701	97.601	3.875	98.732	98.632	98.532	2.875	96.477	96.377	96.277
3.990	98.448	98.348	98.248	3.990	99.239	99.139	99.039	2.990	96.985	96.885	96.785
4.000	98.548	98.448	98.348	4.000	99.339	99.239	99.139	3.000	97.085	96.985	96.885
4.125	99.153	99.053	98.953	4.125	99.895	99.795	99.695	3.125	97.570	97.470	97.370
4.250	99.744	99.644	99.544	4.250	100.563	100.463	100.363	3.250	98.115	98.015	97.915
4.375	100.313	100.213	100.113	4.375	101.146	101.046	100.946	3.375	98.584	98.484	98.384
4.500	100.980	100.880	100.780	4.500	101.765	101.665	101.565	3.500	99.013	98.913	98.813
4.625	101.537	101.437	101.337	4.625	102.195	102.095	101.995	3.625	99.426	99.326	99.226
4.750	102.083	101.983	101.883	4.750	102.814	102.714	102.611	3.750	99.948	99.848	99.748
4.875	102.628	102.528	102.428	4.875	103.195	103.095	102.990	3.875	100.523	100.423	100.323
4.990	103.022	102.922	102.822	4.990	103.579	103.479	103.372	3.990	100.843	100.743	100.643
5.000	103.122	103.022	102.922	5.000	103.679	103.579	103.472	4.000	100.943	100.843	100.743
5.125	103.729	103.626	103.527	5.125	104.013	103.910	103.749	4.125	101.465	101.365	101.265
5.250	104.226	104.123	104.024	5.250	104.532	104.429	104.266	4.250	101.755	101.655	101.555
5.375	104.731	104.628	104.529	5.375	105.003	104.900	104.736	4.375	102.046	101.946	101.846
5.500	105.167	105.064	104.967	5.500	105.416	105.313	105.149	4.500	102.275	102.175	102.075
5.625	105.599	105.477	105.399	5.625	105.620	105.499	105.420	4.625	102.670	102.570	102.470
5.750	106.096	105.973	105.896	5.750	106.156	106.034	105.956	4.750	102.974	102.874	102.774

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	96.316	96.216	96.116	2.750	95.422	95.322	95.222
3.875	97.011	96.911	96.811	2.875	96.133	96.033	95.933
3.990	97.658	97.558	97.458	2.990	96.641	96.541	96.441
4.000	97.758	97.658	97.558	3.000	96.741	96.641	96.541
4.125	98.207	98.107	98.007	3.125	97.226	97.126	97.026
4.250	98.798	98.698	98.598	3.250	97.771	97.671	97.571
4.375	99.367	99.267	99.167	3.375	98.240	98.140	98.040
4.500	100.034	99.934	99.834	3.500	98.341	98.241	98.141
4.625	100.622	100.522	100.422	3.625	98.754	98.654	98.554
4.750	101.168	101.068	100.968	3.750	99.276	99.176	99.076
4.875	101.713	101.613	101.513	3.875	99.851	99.751	99.651
4.990	102.107	102.007	101.907	3.990	99.671	99.571	99.471
5.000	102.207	102.107	102.007	4.000	99.771	99.671	99.571
5.125	102.408	102.305	102.206	4.125	100.293	100.193	100.093
5.250	102.905	102.802	102.703	4.250	100.583	100.483	100.383
5.375	103.410	103.307	103.208	4.375	100.874	100.774	100.674
5.500	103.846	103.743	103.646	4.500	101.040	100.940	100.840
5.625	103.278	103.156	103.078	4.625	101.373	101.273	101.173
5.750	103.775	103.652	103.575	4.750	101.614	101.514	101.414

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	-0.250	-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

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	-1.000	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	-0.660	-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.:

45 Day Lock Exp.:

60 Day Lock Exp.:

5/23/2018

6/7/2018

6/22/2018

W. Rate Sheet Dated: 4/23/2018

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	95.112	95.012	94.912	3.750	95.012	94.912	94.812	3.750	96.403	96.303	96.203	3.750	96.303	96.203	96.103
3.875	95.858	95.758	95.658	3.875	95.758	95.658	95.558	3.875	97.118	97.018	96.918	3.875	97.018	96.918	96.818
3.990	96.569	96.469	96.369	3.990	96.469	96.369	96.269	3.990	97.694	97.594	97.494	3.990	97.594	97.494	97.394
4.000	96.669	96.569	96.469	4.000	96.569	96.469	96.369	4.000	97.794	97.694	97.594	4.000	97.694	97.594	97.494
4.125	97.390	97.290	97.190	4.125	97.290	97.190	97.090	4.125	98.445	98.345	98.245	4.125	98.345	98.245	98.145
4.250	98.025	97.925	97.825	4.250	97.925	97.825	97.725	4.250	99.113	99.013	98.913	4.250	99.013	98.913	98.813
4.375	98.742	98.642	98.542	4.375	98.642	98.542	98.442	4.375	99.696	99.596	99.496	4.375	99.596	99.496	99.396
4.500	99.422	99.322	99.222	4.500	99.322	99.222	99.122	4.500	100.315	100.215	100.115	4.500	100.215	100.115	100.015
4.625	100.008	99.908	99.808	4.625	99.908	99.808	99.708	4.625	100.745	100.645	100.545	4.625	100.645	100.545	100.445
4.750	100.610	100.510	100.410	4.750	100.510	100.410	100.310	4.750	101.364	101.264	101.161	4.750	101.264	101.161	101.061
4.875	101.178	101.078	100.978	4.875	101.078	100.978	100.878	4.875	101.745	101.645	101.540	4.875	101.645	101.545	101.440
4.990	101.572	101.472	101.372	4.990	101.472	101.372	101.272	4.990	102.129	102.029	101.922	4.990	102.029	101.929	101.822
5.000	101.672	101.572	101.472	5.000	101.572	101.472	101.372	5.000	102.229	102.129	102.022	5.000	102.129	102.029	101.922
5.125	102.279	102.176	102.077	5.125	102.179	102.076	101.977	5.125	102.563	102.460	102.359	5.125	102.463	102.360	102.259
5.250	102.776	102.673	102.574	5.250	102.676	102.573	102.474	5.250	103.082	102.979	102.876	5.250	102.982	102.879	102.776
5.375	103.281	103.178	103.079	5.375	103.181	103.078	102.979	5.375	103.553	103.450	103.346	5.375	103.453	103.350	103.246
5.500	103.717	103.614	103.517	5.500	103.617	103.514	103.417	5.500	103.966	103.863	103.759	5.500	103.866	103.763	103.659
5.625	104.149	104.027	103.949	5.625	104.049	103.927	103.849	5.625	104.170	104.049	103.970	5.625	104.070	103.949	103.870
5.750	104.646	104.523	104.446	5.750	104.546	104.423	104.346	5.750	104.706	104.584	104.506	5.750	104.606	104.484	104.406

15 Year							
≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	93.945	93.845	93.745	2.750	93.845	93.745	93.645
2.875	94.628	94.528	94.428	2.875	94.528	94.428	94.328
2.990	95.204	95.104	95.004	2.990	95.104	95.004	94.904
3.000	95.304	95.204	95.104	3.000	95.204	95.104	95.004
3.125	95.924	95.824	95.724	3.125	95.824	95.724	95.624
3.250	96.475	96.375	96.275	3.250	96.375	96.275	96.175
3.375	96.974	96.874	96.774	3.375	96.874	96.774	96.674
3.500	97.334	97.234	97.134	3.500	97.234	97.134	97.034
3.625	97.857	97.757	97.657	3.625	97.757	97.657	97.557
3.750	98.435	98.335	98.235	3.750	98.335	98.235	98.135
3.875	99.023	98.923	98.823	3.875	98.923	98.823	98.723
3.990	99.343	99.243	99.143	3.990	99.243	99.143	99.043
4.000	99.443	99.343	99.243	4.000	99.343	99.243	99.143
4.125	99.965	99.865	99.765	4.125	99.865	99.765	99.665
4.250	100.255	100.155	100.055	4.250	100.155	100.055	99.955
4.375	100.546	100.446	100.346	4.375	100.446	100.346	100.246
4.500	100.775	100.675	100.575	4.500	100.675	100.575	100.475
4.625	101.170	101.070	100.970	4.625	101.070	100.970	100.870
4.750	101.474	101.374	101.274	4.750	101.374	101.274	101.174

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	94.322	94.222	94.122	3.750	94.222	94.122	94.022	2.750	93.601	93.501	93.401	2.750	93.501	93.401	93.301
3.875	95.068	94.968	94.868	3.875	94.968	94.868	94.768	2.875	94.284	94.184	94.084	2.875	94.184	94.084	93.984
3.990	95.779	95.679	95.579	3.990	95.679	95.579	95.479	2.990	94.860	94.760	94.660	2.990	94.760	94.660	94.560
4.000	95.879	95.779	95.679	4.000	95.779	95.679	95.579	3.000	94.960	94.860	94.760	3.000	94.860	94.760	94.660
4.125	96.444	96.344	96.244	4.125	96.344	96.244	96.144	3.125	95.580	95.480	95.380	3.125	95.480	95.380	95.280
4.250	97.079	96.979	96.879	4.250	96.979	96.879	96.779	3.250	96.131	96.031	95.931	3.250	96.031	95.931	95.831
4.375	97.796	97.696	97.596	4.375	97.696	97.596	97.496	3.375	96.630	96.530	96.430	3.375	96.530	96.430	96.330
4.500	98.476	98.376	98.276	4.500	98.376	98.276	98.176	3.500	96.662	96.562	96.462	3.500	96.562	96.462	96.362
4.625	99.093	98.993	98.893	4.625	98.993	98.893	98.793	3.625	97.185	97.085	96.985	3.625	97.085	96.985	96.885
4.750	99.695	99.595	99.495	4.750	99.595	99.495	99.395	3.750	97.763	97.663	97.563	3.750	97.663	97.563	97.463
4.875	100.263	100.163	100.063	4.875	100.163	100.063	99.963	3.875	98.351	98.251	98.151	3.875	98.251	98.151	98.051
4.990	100.657	100.557	100.457	4.990	100.557	100.457	100.357	3.990	98.971	98.871	98.771	3.990	98.871	98.771	98.671
5.000	100.757	100.657	100.557	5.000	100.657	100.557	100.457	4.000	98.271	98.171	98.071	4.000	98.171	98.071	97.971
5.125	100.958	100.858	100.758	5.125	100.858	100.758	100.658	4.125	98.793	98.693	98.593	4.125	98.693	98.593	98.493
5.250	101.455	101.352	101.253	5.250	101.355	101.252	101.153	4.250	99.083	98.983	98.883	4.250	98.983	98.883	98.783
5.375	101.960	101.857	101.758	5.375	101.860	101.757	101.658	4.375	99.374	99.274	99.174	4.375	99.274	99.174	99.074
5.500	102.396	102.293	102.196	5.500	102.296	102.193	102.096	4.500	99.540	99.440	99.340	4.500	99.440	99.340	99.240
5.625	101.828	101.706	101.628	5.625	101.728	101.606	101.528	4.625	99.873	99.773	99.673	4.625	99.773	99.673	99.573
5.750	102.325	102.202	102.125	5.750	102.225	102.102	102.025	4.750	100.114	100.014	99.914	4.750	100.014	99.914	99.814

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%
≥ 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

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 - 80.00%	75.01 - 95.00%	-1.375	-1.125
80.01 - 90.00%	81.01 - 95.00%	-1.375	-0.875
90.01 - 95.00%	91.01 - 95.00%	-0.875	-0.625
ALL	≥ 95.00%	-1.875	-1.875

Relief Refinance Mortgage Delivery Fee Cap		
RRMDFC	30/25 YR Fixed	20/15 YR Fixed
Investment	-2.000	-2.000
Owner Occupied & 2nd Home ≤ 80%	-2.000	-2.000
Owner Occupied & 2nd Home > 80%	-0.750	0.000
Exclude the following from the LLPA cap: State; Loan Size; UW Buy Out; escrow waiver; -1.500 SC LLPA		



AFR Loan Center

Lockdesk e-mail:

Lockdesk Phone:

Lockdesk Hours:

Lockdesk@afrwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

5/23/2018

45 Day Lock Exp.:

6/7/2018

60 Day Lock Exp.:

6/22/2018

W. Rate Sheet Dated: 4/23/2018

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	96.562	96.462	96.362	3.750	97.853	97.753	97.653	2.750	95.445	95.345	95.245	3.750	95.772	95.672	95.572	2.750	95.101	95.001	94.901
3.875	97.308	97.208	97.108	3.875	98.568	98.468	98.368	2.875	96.128	96.028	95.928	3.875	96.518	96.418	96.318	2.875	95.784	95.684	95.584
3.990	98.019	97.919	97.819	3.990	99.144	99.044	98.944	2.990	96.704	96.604	96.504	3.990	97.229	97.129	97.029	2.990	96.360	96.260	96.160
4.000	98.119	98.019	97.919	4.000	99.244	99.144	99.044	3.000	96.804	96.704	96.604	4.000	97.329	97.229	97.129	3.000	96.460	96.360	96.260
4.125	98.840	98.740	98.640	4.125	99.895	99.795	99.695	3.125	97.424	97.324	97.224	4.125	97.894	97.794	97.694	3.125	97.080	96.980	96.880
4.250	99.475	99.375	99.275	4.250	100.563	100.463	100.363	3.250	97.975	97.875	97.775	4.250	98.529	98.429	98.329	3.250	97.631	97.531	97.431
4.375	100.192	100.092	99.992	4.375	101.146	101.046	100.946	3.375	98.474	98.374	98.274	4.375	99.246	99.146	99.046	3.375	98.130	98.030	97.930
4.500	100.872	100.772	100.672	4.500	101.765	101.665	101.565	3.500	98.834	98.734	98.634	4.500	99.926	99.826	99.726	3.500	98.162	98.062	97.962
4.625	101.458	101.358	101.258	4.625	102.195	102.095	101.995	3.625	99.357	99.257	99.157	4.625	100.543	100.443	100.343	3.625	98.685	98.585	98.485
4.750	102.060	101.960	101.860	4.750	102.814	102.714	102.611	3.750	99.935	99.835	99.735	4.750	101.145	101.045	100.945	3.750	99.263	99.163	99.063
4.875	102.628	102.528	102.428	4.875	103.195	103.095	102.990	3.875	100.523	100.423	100.323	4.875	101.713	101.613	101.513	3.875	99.851	99.751	99.651
4.990	103.022	102.922	102.822	4.990	103.579	103.479	103.372	3.990	100.843	100.743	100.643	4.990	102.107	102.007	101.907	3.990	99.671	99.571	99.471
5.000	103.122	103.022	102.922	5.000	103.679	103.579	103.472	4.000	100.943	100.843	100.743	5.000	102.207	102.107	102.007	4.000	99.771	99.671	99.571
5.125	103.729	103.626	103.527	5.125	104.013	103.910	103.749	4.125	101.465	101.365	101.265	5.125	102.408	102.305	102.206	4.125	100.293	100.193	100.093
5.250	104.226	104.123	104.024	5.250	104.532	104.429	104.266	4.250	101.755	101.655	101.555	5.250	102.905	102.802	102.703	4.250	100.583	100.483	100.383
5.375	104.731	104.628	104.529	5.375	105.003	104.900	104.736	4.375	102.046	101.946	101.846	5.375	103.410	103.307	103.208	4.375	100.874	100.774	100.674
5.500	105.167	105.064	104.967	5.500	105.416	105.313	105.149	4.500	102.275	102.175	102.075	5.500	103.846	103.743	103.646	4.500	101.040	100.940	100.840
5.625	105.599	105.477	105.399	5.625	105.620	105.499	105.420	4.625	102.670	102.570	102.470	5.625	103.278	103.156	103.078	4.625	101.373	101.273	101.173
5.750	106.096	105.973	105.896	5.750	106.156	106.034	105.956	4.750	102.974	102.874	102.774	5.750	103.775	103.652	103.575	4.750	101.614	101.514	101.414

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.: 5/23/2018

45 Day Lock Exp.: 6/7/2018

60 Day Lock Exp.: 6/22/2018

W. Rate Sheet Dated: 4/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

Non-Conforming "Jumbo"

30 Yr. Fixed				
All-in Price Cap "Before Lender Paid Comp - Max = \$20,000" 101.850				
Rate	30 Day	45 Day	60 Day	
4.000	97.066	96.941	96.816	
4.125	97.969	97.844	97.719	
4.250	98.623	98.498	98.373	
4.375	99.373	99.248	99.123	
4.500	99.945	99.820	99.695	
4.625	100.394	100.269	100.144	
4.750	100.954	100.829	100.704	
4.875	101.266	101.141	101.016	
5.000	101.614	101.489	101.364	
5.125	101.882	101.757	101.632	
5.250	102.118	101.993	101.868	
5.375	102.366	102.241	102.116	
5.500	102.594	102.469	102.344	

15 Yr. Fixed				
All-in Price Cap "Before Lender Paid Comp - Max = \$20,000" 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	97.111	96.986	96.861	
3.625	97.579	97.454	97.329	
3.750	98.007	97.882	97.757	
3.875	98.617	98.492	98.367	
4.000	98.963	98.838	98.713	
4.125	99.230	99.105	98.980	
4.250	99.504	99.379	99.254	
4.375	99.782	99.657	99.532	
4.500	100.014	99.889	99.764	
4.625	100.279	100.154	100.029	
4.750	100.547	100.422	100.297	

7/1 Hybrid ARMs				
All-in Price Cap "Before Lender Paid Comp - Max = \$20,000" 101.850				
Rate	30 Day	45 Day	60 Day	
3.000	N/A	N/A	N/A	
3.125	N/A	N/A	N/A	
3.250	97.211	97.086	96.961	
3.375	97.700	97.575	97.450	
3.500	98.160	98.035	97.910	
3.625	98.584	98.459	98.334	
3.750	98.973	98.848	98.723	
3.875	99.339	99.214	99.089	
4.000	99.658	99.533	99.408	
4.125	100.024	99.899	99.774	
4.250	100.361	100.236	100.111	
4.375	100.670	100.545	100.420	
4.500	100.980	100.855	100.730	
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	-	-0.250	-0.500	n/a	n/a	n/a
720-739	0.500	0.375	0.250	0.250	-	-0.375	-1.000	-1.250	n/a
740-759	0.500	0.375	0.250	0.250	-	-	-0.750	-0.750	n/a
760-779	0.500	0.375	0.375	0.375	-	-	-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	-	-	-0.250	-0.750	-1.500	n/a	n/a	n/a	n/a
Refi ¹	-	-	-0.250	-0.750	-1.500	n/a	n/a	n/a	n/a
Purchase	0.375	0.375	0.250	0.250	0.250	-	-	-	n/a
Other									
Interest Only ²	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a	n/a
Investor ¹	-0.750	-0.750	-1.250	-1.250	-1.750	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	-0.250	-0.750	n/a

¹Full Am. ²ARMs Only
Locks that expire on a weekend or holiday will be extended to the next business day at .0125/day upon lock.

Lock Desk Policy

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

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

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

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

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