



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.: 7/23/2018

45 Day Lock Exp.: 8/6/2018

60 Day Lock Exp.: 8/20/2018

W. Rate Sheet Dated: 6/21/2018

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	98.060	97.910	97.760	3.500	97.547	97.397	97.247	1.875	N/A	N/A	N/A	3.125	97.299	97.149	96.999
3.625	98.593	98.443	98.293	3.625	98.045	97.895	97.745	2.000	N/A	N/A	N/A	3.250	98.281	98.131	97.981
3.750	99.489	99.339	99.189	3.750	99.098	98.948	98.798	2.125	N/A	N/A	N/A	3.375	98.875	98.725	98.575
3.875	100.019	99.869	99.719	3.875	99.592	99.442	99.292	2.250	93.647	93.497	93.347	3.500	99.363	99.213	99.063
4.000	100.544	100.394	100.244	4.000	100.082	99.932	99.782	2.375	94.018	93.868	93.718	3.625	99.896	99.746	99.596
4.125	101.072	100.922	100.772	4.125	100.574	100.424	100.274	2.500	93.134	92.984	92.834	Margin = 2.250		Index = 2.340	
4.250	101.888	101.716	101.591	4.250	101.247	101.075	100.950	2.625	94.084	93.934	93.784				
4.375	102.405	102.234	102.109	4.375	101.729	101.557	101.432	2.750	96.664	96.514	96.364				
4.500	102.915	102.744	102.619	4.500	102.203	102.031	101.906	2.875	97.228	97.078	96.928				
4.625	103.337	103.165	103.040	4.625	102.589	102.417	102.292	3.000	97.702	97.552	97.402				
4.750	103.462	103.290	103.133	4.750	102.668	102.496	102.340	3.125	98.176	98.026	97.876				
4.875	103.643	103.471	103.315	4.875	103.066	102.894	102.738	3.250	98.798	98.648	98.498				
5.000	104.270	104.098	103.941	5.000	103.457	103.285	103.129	3.375	99.265	99.115	98.965				
5.125	104.687	104.516	104.359	5.125	103.659	103.488	103.331	3.500	99.735	99.585	99.435				
5.250	104.719	104.532	104.360	5.250	103.657	103.470	103.298	3.625	100.196	100.046	99.896				
5.375	104.996	104.809	104.637	5.375	104.015	103.828	103.656	3.750	100.296	100.146	99.996				
5.500	104.986	104.799	104.627	5.500	104.344	104.156	103.985	3.875	100.751	100.601	100.451				
5.625	105.265	105.078	104.906	5.625	104.787	104.600	104.428	4.000	101.136	100.986	100.836				
5.750	105.746	105.646	105.546	5.750	104.675	104.575	104.475	4.125	101.476	101.326	101.176				

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	96.860	96.710	96.560	3.500	96.547	96.397	96.247	1.875	N/A	N/A	N/A	3.125	96.299	96.149	95.999
3.625	97.393	97.243	97.093	3.625	97.045	96.895	96.745	2.000	N/A	N/A	N/A	3.250	97.281	97.131	96.981
3.750	98.289	98.139	97.989	3.750	98.098	97.948	97.798	2.125	N/A	N/A	N/A	3.375	97.875	97.725	97.575
3.875	98.819	98.669	98.519	3.875	98.592	98.442	98.292	2.250	92.647	92.497	92.347	3.500	98.363	98.213	98.063
4.000	99.344	99.194	99.044	4.000	99.082	98.932	98.782	2.375	93.018	92.868	92.718	3.625	98.896	98.746	98.596
4.125	99.872	99.722	99.572	4.125	99.574	99.424	99.274	2.500	92.134	91.984	91.834	Margin = 2.250		Index = 2.340	
4.250	100.688	100.516	100.391	4.250	100.247	100.075	99.950	2.625	93.084	92.934	92.784	30 Year OTC "Borrower Paid Only for USDA"			
4.375	101.205	101.034	100.909	4.375	100.729	100.557	100.432	2.750	95.664	95.514	95.364	Rate	30 Day	45 Day	60 Day
4.500	101.715	101.544	101.419	4.500	101.203	101.031	100.906	2.875	96.228	96.078	95.928	4.500	100.415	100.165	99.915
4.625	102.137	101.965	101.840	4.625	101.589	101.417	101.292	3.000	96.702	96.552	96.402	4.625	100.837	100.587	100.337
4.750	102.159	101.987	101.831	4.750	101.668	101.496	101.340	3.125	97.176	97.026	96.876	4.750	100.809	100.559	100.309
4.875	102.693	102.521	102.365	4.875	102.066	101.894	101.738	3.250	97.798	97.648	97.498	4.875	101.243	100.993	100.743
5.000	103.120	102.948	102.791	5.000	102.457	102.285	102.129	3.375	98.265	98.115	97.965	5.000	101.670	101.420	101.170
5.125	103.537	103.366	103.209	5.125	102.759	102.588	102.431	3.500	98.735	98.585	98.435	5.125	102.007	101.757	101.507
5.250	104.289	104.102	103.930	5.250	102.657	102.470	102.298	3.625	99.196	99.046	98.896	5.250	101.508	101.258	101.008
5.375	104.566	104.379	104.207	5.375	103.015	102.828	102.656	3.750	99.296	99.146	98.996	5.375	101.792	101.542	101.292
5.500	104.756	104.569	104.397	5.500	103.344	103.156	102.985	3.875	99.751	99.601	99.451	5.500	101.936	101.686	101.436
5.625	104.985	104.798	104.626	5.625	103.787	103.600	103.428	4.000	100.136	99.986	99.836	5.625	102.205	101.955	101.705
5.750	105.516	105.416	105.316	5.750	103.675	103.575	103.475	4.125	100.476	100.326	100.176	5.750	102.626	102.376	102.126

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs			
FICO Adjuster	Loan Size Adjuster		
FICO 720 +	0.250	\$0 - \$49,999	-2.500
FICO 680 - 719	0.250	\$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	0.000
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

DPA 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
4.500	99.565	99.315	99.065	4.500	99.383	99.133	98.883
4.750	99.959	99.709	99.459	4.750	99.848	99.598	99.348
5.000	100.820	100.570	100.320	5.000	100.637	100.387	100.137
5.250	101.728	101.478	101.228	5.250	101.565	101.315	101.065
5.500	101.807	101.557	101.307	5.500	101.524	101.274	101.024
5.625	102.208	101.958	101.708	5.625	101.967	101.717	101.467
5.750	102.520	102.270	102.020	5.750	101.855	101.605	101.355
5.875	102.750	102.500	102.250	5.875	102.223	101.973	101.723

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:	6/21/2018	5.500%

DPA 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)



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30 Day Lock Exp.:

7/23/2018

45 Day Lock Exp.:

8/6/2018

60 Day Lock Exp.:

8/20/2018

W. Rate Sheet Dated: 6/21/2018

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
3.250	95.894	95.744	95.594	3.250	95.507	95.357	95.207	1.875	N/A	N/A	N/A	3.125	95.61	95.462	95.312
3.375	96.593	96.443	96.293	3.375	96.116	95.966	95.816	2.000	N/A	N/A	N/A	3.250	97.34	97.193	97.043
3.500	97.122	96.972	96.822	3.500	96.610	96.460	96.310	2.125	N/A	N/A	N/A	3.375	97.94	97.788	97.638
3.625	97.656	97.506	97.356	3.625	97.108	96.958	96.808	2.250	90.147	89.997	89.847	3.500	98.43	98.275	98.125
3.750	98.489	98.339	98.189	3.750	98.098	97.948	97.798	2.375	90.518	90.368	90.218	3.625	98.96	98.809	98.659
3.875	99.019	98.869	98.719	3.875	98.592	98.442	98.292	2.500	89.634	89.484	89.334	Margin = 2.250		Index = 2.340	
4.000	99.544	99.394	99.244	4.000	99.082	98.932	98.782	2.625	90.584	90.434	90.284				
4.125	100.072	99.922	99.772	4.125	99.574	99.424	99.274	2.750	94.976	94.826	94.676				
4.250	100.794	100.622	100.497	4.250	100.153	99.981	99.856	2.875	95.540	95.390	95.240				
4.375	101.312	101.140	101.015	4.375	100.635	100.463	100.338	3.000	96.014	95.864	95.714				
4.500	101.822	101.650	101.525	4.500	101.109	100.937	100.812	3.125	96.489	96.339	96.189				
4.625	102.243	102.071	101.946	4.625	101.495	101.323	101.198	3.250	97.860	97.710	97.560				
4.750	102.055	101.883	101.727	4.750	101.262	101.090	100.934	3.375	98.328	98.178	98.028				
4.875	102.237	102.065	101.909	4.875	101.660	101.488	101.332	3.500	98.797	98.647	98.497				
5.000	102.863	102.691	102.535	5.000	102.051	101.879	101.723	3.625	99.259	99.109	98.959				
5.125	103.281	103.109	102.953	5.125	102.253	102.081	101.925	3.750	99.296	99.146	98.996				
5.250	101.750	101.563	101.391	5.250	100.688	100.501	100.329	3.875	99.751	99.601	99.451				
5.375	102.027	101.840	101.668	5.375	101.047	100.859	100.687	4.000	100.136	99.986	99.836				
5.500	102.018	101.830	101.658	5.500	101.375	101.188	101.016	4.125	100.476	100.326	100.176				

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
3.250	94.694	94.544	94.394	3.250	94.507	94.357	94.207	1.875	N/A	N/A	N/A	3.125	94.612	94.462	94.312
3.375	95.393	95.243	95.093	3.375	95.116	94.966	94.816	2.000	N/A	N/A	N/A	3.250	96.343	96.193	96.043
3.500	95.922	95.772	95.622	3.500	95.610	95.460	95.310	2.125	N/A	N/A	N/A	3.375	96.938	96.788	96.638
3.625	96.456	96.306	96.156	3.625	96.108	95.958	95.808	2.250	90.897	90.747	90.597	3.500	97.425	97.275	97.125
3.750	97.289	97.139	96.989	3.750	97.098	96.948	96.798	2.375	91.268	91.118	90.968	3.625	97.959	97.809	97.659
3.875	97.819	97.669	97.519	3.875	97.592	97.442	97.292	2.500	90.384	90.234	90.084	Margin = 2.250		Index = 2.340	
4.000	98.344	98.194	98.044	4.000	98.082	97.932	97.782	2.625	91.334	91.184	91.034	30 Year OTC "Borrower Paid Only for USDA"			
4.125	98.872	98.722	98.572	4.125	98.574	98.424	98.274	2.750	94.757	94.607	94.457	Rate	30 Day	45 Day	60 Day
4.250	99.594	99.422	99.297	4.250	99.153	98.981	98.856	2.875	95.321	95.171	95.021	4.500	99.322	99.072	98.822
4.375	100.112	99.940	99.815	4.375	99.635	99.463	99.338	3.000	95.796	95.646	95.496	4.625	99.743	99.493	99.243
4.500	100.622	100.450	100.325	4.500	100.109	99.937	99.812	3.125	96.270	96.120	95.970	4.750	99.403	99.153	98.903
4.625	101.043	100.871	100.746	4.625	100.495	100.323	100.198	3.250	96.329	96.179	96.029	4.875	99.837	99.587	99.337
4.750	100.753	100.581	100.425	4.750	100.262	100.090	99.934	3.375	96.796	96.646	96.496	5.000	100.263	100.013	99.763
4.875	101.287	101.115	100.959	4.875	100.660	100.488	100.332	3.500	97.266	97.116	96.966	5.125	100.601	100.351	100.101
5.000	101.713	101.541	101.385	5.000	101.051	100.879	100.723	3.625	97.727	97.577	97.427	5.250	98.539	98.289	98.039
5.125	102.131	101.959	101.803	5.125	101.353	101.181	101.025	3.750	97.109	96.959	96.809	5.375	98.823	98.573	98.323
5.250	101.320	101.133	100.961	5.250	99.688	99.501	99.329	3.875	97.563	97.413	97.263	5.500	98.968	98.718	98.468
5.375	101.597	101.410	101.238	5.375	100.047	99.859	99.687	4.000	97.948	97.798	97.648	5.625	99.237	98.987	98.737
5.500	101.788	101.600	101.428	5.500	100.375	100.188	100.016	4.125	98.288	98.138	97.988	5.750	99.189	98.939	98.689

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs			
FICO Adjuster		FICO Adjuster	
FICO 720 +	0.250	FICO 620 - 639	-1.000
FICO 680 - 719	0.250	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

DPA 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
4.500	98.472	98.222	97.972	4.500	98.289	98.039	97.789
4.750	98.553	98.303	98.053	4.750	98.442	98.192	97.942
5.000	99.413	99.163	98.913	5.000	99.231	98.981	98.731
5.250	98.759	98.509	98.259	5.250	98.596	98.346	98.096
5.500	98.839	98.589	98.339	5.500	98.555	98.305	98.055
5.625	99.240	98.990	98.740	5.625	98.999	98.749	98.499
5.750	99.083	98.833	98.583	5.750	98.417	98.167	97.917
5.875	99.313	99.063	98.813	5.875	98.786	98.536	98.286

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 AVIM	-0.750

Max USDA-GRH Rate	
Today:	6/21/2018 5.500%

DPA Advantage Adjustment	
203(k) / 203(k)s	-1.000
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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

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10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

7/23/2018

45 Day Lock Exp.:

8/6/2018

60 Day Lock Exp.:

8/20/2018

W. Rate Sheet Dated: 6/21/2018

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
4.125	99.175	99.075	98.975	4.375	100.889	100.789	100.689	3.000	96.389	96.289	96.189	2.875	96.679	96.579	96.479
4.250	99.855	99.755	99.655	4.500	101.500	101.400	101.300	3.125	96.925	96.825	96.725	2.990	96.929	96.829	96.729
4.375	100.442	100.342	100.242	4.625	102.057	101.957	101.857	3.250	97.637	97.537	97.437	3.000	97.029	96.929	96.829
4.500	100.976	100.876	100.776	4.750	102.544	102.444	102.344	3.375	98.177	98.077	97.977	3.125	97.379	97.279	97.179
4.625	101.543	101.443	101.343	4.875	102.993	102.893	102.793	3.500	98.706	98.606	98.506	3.250	98.373	98.273	98.173
4.750	102.149	102.049	101.949	4.990	103.079	102.979	102.879	3.625	99.249	99.149	99.049	3.375	98.729	98.629	98.529
4.875	102.667	102.567	102.467	5.000	103.179	103.079	102.979	3.750	99.643	99.543	99.443	3.500	99.063	98.963	98.863
4.990	102.819	102.719	102.619	5.125	103.674	103.574	103.474	3.875	100.068	99.968	99.868	3.625	99.396	99.296	99.196
5.000	102.919	102.819	102.719	5.250	104.186	104.086	103.986	3.990	100.415	100.315	100.215	3.750	99.954	99.854	99.754
5.125	103.446	103.346	103.246	5.375	104.517	104.417	104.317	4.000	100.515	100.415	100.315	3.875	100.282	100.182	100.082
5.250	104.108	104.008	103.908	5.500	104.817	104.717	104.617	4.125	100.978	100.878	100.778	3.990	100.494	100.394	100.294
5.375	104.562	104.462	104.362	5.625	105.075	104.975	104.875	4.250	101.274	101.174	101.074	4.000	100.594	100.494	100.394
5.500	104.902	104.802	104.702	5.750	105.589	105.489	105.379	4.375	101.593	101.493	101.393	4.125	100.897	100.797	100.697
5.625	105.183	105.083	104.983	5.875	105.908	105.808	105.689	4.500	102.019	101.919	101.819	4.250	101.341	101.241	101.141
5.750	105.839	105.739	105.637	5.990	106.093	105.993	105.874	4.625	102.428	102.328	102.228	4.375	101.628	101.528	101.428
5.875	106.249	106.149	106.047	6.000	106.193	106.093	105.974	4.750	102.677	102.577	102.477	4.500	101.895	101.795	101.695
5.990	106.514	106.414	106.311	6.125	106.445	106.327	106.206	4.875	102.912	102.812	102.712	4.625	102.138	102.038	101.938
6.000	106.614	106.514	106.411	6.250	106.861	106.686	106.565	4.990	103.006	102.906	102.806	4.750	102.296	102.196	102.096
6.125	106.904	106.804	106.701	6.375	107.162	106.987	106.866	5.000	103.106	103.006	102.906	4.875	102.439	102.339	102.239

30-20 Year High Balance				15 Year High Balance			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
4.125	97.752	97.652	97.552	2.875	95.599	95.499	95.399
4.250	98.508	98.408	98.308	2.990	95.922	95.822	95.722
4.375	99.107	99.007	98.907	3.000	96.022	95.922	95.822
4.500	99.652	99.552	99.452	3.125	96.450	96.350	96.250
4.625	100.187	100.087	99.987	3.250	97.119	97.019	96.919
4.750	100.859	100.759	100.659	3.375	97.549	97.449	97.349
4.875	101.391	101.291	101.191	3.500	97.990	97.890	97.790
4.990	101.793	101.693	101.593	3.625	98.405	98.305	98.205
5.000	101.893	101.793	101.693	3.750	98.704	98.604	98.504
5.125	102.132	102.032	101.932	3.875	99.122	99.022	98.922
5.250	102.440	102.340	102.240	3.990	99.432	99.332	99.232
5.375	102.930	102.830	102.730	4.000	99.532	99.432	99.332
5.500	103.403	103.303	103.203	4.125	99.925	99.825	99.725
5.625	103.615	103.515	103.415	4.250	100.127	100.027	99.927
5.750	103.828	103.728	103.628	4.375	100.320	100.220	100.120
5.875	102.828	102.728	102.608	4.500	100.473	100.373	100.273
5.990	103.187	103.087	102.967	4.625	100.812	100.712	100.612
6.000	103.287	103.187	103.067	4.750	100.976	100.876	100.776
6.125	103.534	103.434	103.314	4.875	101.129	101.029	100.929

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
All Subordinate Financing	-0.375
FNMA HomeStyle Renovation	-1.000
Texas Equity 50(a)(6)	0.000
Texas Equity 50(a)(4)	0.000
Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to HB	0.125

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 - 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	-1.125
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.:

7/23/2018

45 Day Lock Exp.:

8/6/2018

60 Day Lock Exp.:

8/20/2018

W. Rate Sheet Dated: 6/21/2018

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
4.250	97.979	97.879	97.779	4.125	96.054	95.954	95.854	4.375	99.156	99.056	98.956	4.500	98.631	98.531	98.431
4.375	98.534	98.434	98.334	4.250	97.093	96.993	96.893	4.500	99.864	99.764	99.664	4.625	99.078	98.978	98.878
4.500	99.075	98.975	98.875	4.375	97.718	97.618	97.518	4.625	100.480	100.380	100.280	4.750	99.968	99.868	99.768
4.625	99.810	99.710	99.610	4.500	98.364	98.264	98.164	4.750	101.015	100.915	100.815	4.875	100.471	100.371	100.271
4.750	100.514	100.414	100.314	4.625	99.360	99.260	99.160	4.875	101.386	101.286	101.186	4.990	100.837	100.737	100.637
4.875	101.009	100.909	100.809	4.750	100.316	100.216	100.116	4.990	101.629	101.529	101.429	5.000	100.937	100.837	100.737
4.990	101.369	101.269	101.169	4.875	100.876	100.776	100.676	5.000	101.729	101.629	101.529	5.125	101.315	101.215	101.115
5.000	101.469	101.369	101.269	4.990	101.282	101.182	101.082	5.125	102.224	102.124	102.024	5.250	101.940	101.840	101.740
5.125	101.996	101.896	101.796	5.000	101.382	101.282	101.182	5.250	102.736	102.636	102.536	5.375	102.412	102.312	102.212
5.250	102.658	102.558	102.458	5.125	101.777	101.677	101.577	5.375	103.067	102.967	102.867	5.500	102.782	102.682	102.582
5.375	103.112	103.012	102.912	5.250	102.679	102.579	102.479	5.500	103.367	103.267	103.167	5.625	103.119	103.019	102.919
5.500	103.452	103.352	103.252	5.375	103.196	103.096	102.996	5.625	103.625	103.525	103.425	5.750	103.619	103.519	103.417
5.625	103.733	103.633	103.533	5.500	103.574	103.474	103.374	5.750	104.139	104.039	103.939	5.875	104.047	103.947	103.844
5.750	104.399	104.289	104.187	5.625	103.890	103.790	103.690	5.875	104.458	104.358	104.259	5.990	104.332	104.232	104.129
5.875	104.799	104.699	104.597	5.750	104.770	104.670	104.567	5.990	104.643	104.543	104.442	6.000	104.432	104.332	104.229
5.990	105.064	104.964	104.861	5.875	105.236	105.136	105.034	6.000	104.743	104.643	104.542	6.125	104.746	104.646	104.543
6.000	105.164	105.064	104.961	5.990	105.538	105.438	105.336	6.125	104.995	104.877	104.756	6.250	105.014	104.903	104.782
6.125	105.454	105.354	105.251	6.000	105.638	105.538	105.436	6.250	105.411	105.236	105.115	6.375	105.419	105.308	105.187
6.250	105.852	105.741	105.620	6.125	105.960	105.860	105.758	6.375	105.712	105.537	105.416	6.500	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
2.875	95.599	95.499	95.399	3.000	N/A	#N/A	#N/A	3.000	95.529	95.429	95.329	3.000	N/A	#N/A	#N/A
2.990	95.922	95.822	95.722	3.125	93.921	93.821	93.721	3.125	95.879	95.779	95.679	3.125	93.732	93.632	93.532
3.000	96.022	95.922	95.822	3.250	94.320	94.220	94.120	3.250	96.873	96.773	96.673	3.250	94.120	94.020	93.920
3.125	96.450	96.350	96.250	3.375	95.013	94.913	94.813	3.375	97.229	97.129	97.029	3.375	94.823	94.723	94.623
3.250	97.119	97.019	96.919	3.500	95.690	95.590	95.490	3.500	97.563	97.463	97.363	3.500	95.490	95.390	95.290
3.375	97.549	97.449	97.349	3.625	96.345	96.245	96.145	3.625	97.896	97.796	97.696	3.625	96.155	96.055	95.955
3.500	97.990	97.890	97.790	3.750	96.720	96.620	96.520	3.750	98.454	98.354	98.254	3.750	96.521	96.421	96.321
3.625	98.405	98.305	98.205	3.875	97.331	97.231	97.131	3.875	98.782	98.682	98.582	3.875	97.132	97.032	96.932
3.750	98.704	98.604	98.504	3.990	97.866	97.766	97.666	3.990	98.994	98.894	98.794	3.990	97.656	97.556	97.456
3.875	99.122	99.022	98.922	4.000	97.966	97.866	97.766	4.000	99.094	98.994	98.894	4.000	97.756	97.656	97.556
3.990	99.432	99.332	99.232	4.125	98.583	98.483	98.383	4.125	99.397	99.297	99.197	4.125	98.374	98.274	98.174
4.000	99.532	99.432	99.332	4.250	98.910	98.810	98.710	4.250	99.841	99.741	99.641	4.250	98.700	98.600	98.500
4.125	99.925	99.825	99.725	4.375	99.261	99.161	99.061	4.375	100.128	100.028	99.928	4.375	99.032	98.932	98.832
4.250	100.127	100.027	99.927	4.500	99.815	99.715	99.615	4.500	100.395	100.295	100.195	4.500	99.586	99.486	99.386
4.375	100.320	100.220	100.120	4.625	100.346	100.246	100.146	4.625	100.638	100.538	100.438	4.625	100.116	100.016	99.916
4.500	100.473	100.373	100.273	4.750	100.624	100.524	100.424	4.750	100.796	100.696	100.596	4.750	100.395	100.295	100.195
4.625	100.812	100.712	100.612	4.875	100.886	100.786	100.686	4.875	100.939	100.839	100.739	4.875	100.646	100.546	100.446
4.750	100.976	100.876	100.776	4.990	101.006	100.906	100.806	4.990	100.989	100.889	100.789	4.990	100.796	100.696	100.596
4.875	101.129	101.029	100.929	5.000	101.106	101.006	100.906	5.000	101.089	100.989	100.889	5.000	100.896	100.796	100.696

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%	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



AFR Loan Center

Lockdesk e-mail:

Lockdesk Phone:

Lockdesk Hours:

Lockdesk@afrawholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

7/23/2018

45 Day Lock Exp.:

8/6/2018

60 Day Lock Exp.:

8/20/2018

W. Rate Sheet Dated: 6/21/2018

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
4.250	99.855	99.755	99.655	3.750	97.988	97.888	97.788	2.750	95.100	95.000	94.900
4.375	100.442	100.342	100.242	3.875	98.521	98.421	98.321	2.875	95.785	95.685	95.585
4.500	101.021	100.921	100.821	3.990	99.068	98.968	98.868	2.990	96.360	96.260	96.160
4.625	101.543	101.443	101.343	4.000	99.168	99.068	98.968	3.000	96.460	96.360	96.260
4.750	102.149	102.049	101.949	4.125	99.678	99.578	99.478	3.125	97.078	96.978	96.878
4.875	102.749	102.649	102.549	4.250	100.301	100.201	100.101	3.250	97.637	97.537	97.437
4.990	103.157	103.057	102.957	4.375	100.943	100.843	100.743	3.375	98.177	98.077	97.977
5.000	103.257	103.157	103.057	4.500	101.512	101.412	101.312	3.500	98.706	98.606	98.506
5.125	103.812	103.712	103.612	4.625	102.122	102.022	101.922	3.625	99.258	99.158	99.058
5.250	104.312	104.212	104.112	4.750	102.715	102.615	102.515	3.750	99.796	99.696	99.596
5.375	104.789	104.689	104.589	4.875	103.092	102.992	102.892	3.875	100.313	100.213	100.113
5.500	105.188	105.088	104.988	4.990	103.376	103.276	103.176	3.990	100.603	100.503	100.403
5.625	105.399	105.292	105.199	5.000	103.476	103.376	103.276	4.000	100.703	100.603	100.503
5.750	105.812	105.705	105.612	5.125	103.883	103.783	103.682	4.125	101.210	101.110	101.010
5.875	106.173	106.073	105.973	5.250	104.343	104.243	104.112	4.250	101.480	101.380	101.280
5.990	106.391	106.291	106.191	5.375	104.677	104.577	104.445	4.375	101.920	101.820	101.720
6.000	106.491	106.391	106.291	5.500	104.934	104.834	104.701	4.500	102.104	102.004	101.904
6.125	106.887	106.787	106.687	5.625	105.258	105.152	105.058	4.625	102.477	102.377	102.277
6.250	107.301	107.201	107.101	5.750	105.744	105.638	105.544	4.750	102.778	102.678	102.578

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		
4.250	99.034	98.934	98.834	2.750	94.756	94.656	94.556		
4.375	99.621	99.521	99.421	2.875	95.441	95.341	95.241		
4.500	100.200	100.100	100.000	2.990	96.016	95.916	95.816		
4.625	100.707	100.607	100.507	3.000	96.116	96.016	95.916		
4.750	101.313	101.213	101.113	3.125	96.734	96.634	96.534		
4.875	101.913	101.813	101.713	3.250	97.293	97.193	97.093		
4.990	102.321	102.221	102.121	3.375	97.833	97.733	97.633		
5.000	102.421	102.321	102.221	3.500	98.081	97.981	97.881		
5.125	101.976	101.876	101.776	3.625	98.633	98.533	98.433		
5.250	102.476	102.376	102.276	3.750	99.171	99.071	98.971		
5.375	102.953	102.853	102.753	3.875	99.688	99.588	99.488		
5.500	103.352	103.252	103.152	3.990	99.462	99.362	99.262		
5.625	102.649	102.542	102.449	4.000	99.562	99.462	99.362		
5.750	103.062	102.955	102.862	4.125	100.069	99.969	99.869		
5.875	103.273	103.173	103.073	4.250	100.339	100.239	100.139		
5.990	103.341	103.241	103.141	4.375	100.779	100.679	100.579		
6.000	103.441	103.341	103.241	4.500	100.525	100.425	100.325		
6.125	103.687	103.587	103.487	4.625	100.898	100.798	100.698		
6.250	103.951	103.851	103.751	4.750	101.199	101.099	100.999		

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	-2.250	-2.250	-2.250	-2.500	
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	
Second Home	0.000	0.000	0.000	0.000	0.000	-0.250	-0.250	-0.250	
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)	0.000
Texas Equity 50(a)(4)	0.000
Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to 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	-1.625	-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.:

7/23/2018

45 Day Lock Exp.:

8/6/2018

60 Day Lock Exp.:

8/20/2018

W. Rate Sheet Dated: 6/21/2018

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
4.250	98.306	98.206	98.106	4.250	98.206	98.106	98.006	3.750	96.301	96.201	96.101	3.750	96.201	96.101	96.001
4.375	98.898	98.798	98.698	4.375	98.798	98.698	98.598	3.875	97.047	96.947	96.847	3.875	96.947	96.847	96.747
4.500	99.571	99.471	99.371	4.500	99.471	99.371	99.271	3.990	97.618	97.518	97.418	3.990	97.518	97.418	97.318
4.625	100.082	99.982	99.882	4.625	99.982	99.882	99.782	4.000	97.718	97.618	97.518	4.000	97.618	97.518	97.418
4.750	100.681	100.581	100.481	4.750	100.581	100.481	100.381	4.125	98.199	98.099	97.999	4.125	98.099	97.999	97.899
4.875	101.299	101.199	101.099	4.875	101.199	101.099	100.999	4.250	98.851	98.751	98.651	4.250	98.751	98.651	98.551
4.990	101.707	101.607	101.507	4.990	101.607	101.507	101.407	4.375	99.493	99.393	99.293	4.375	99.393	99.293	99.193
5.000	101.807	101.707	101.607	5.000	101.707	101.607	101.507	4.500	100.062	99.962	99.862	4.500	99.962	99.862	99.762
5.125	102.362	102.262	102.162	5.125	102.262	102.162	102.062	4.625	100.672	100.572	100.472	4.625	100.572	100.472	100.372
5.250	102.862	102.762	102.662	5.250	102.762	102.662	102.562	4.750	101.265	101.165	101.065	4.750	101.165	101.065	100.965
5.375	103.339	103.239	103.139	5.375	103.239	103.139	103.039	4.875	101.642	101.542	101.442	4.875	101.542	101.442	101.342
5.500	103.738	103.638	103.538	5.500	103.638	103.538	103.438	4.990	101.926	101.826	101.726	4.990	101.826	101.726	101.626
5.625	103.949	103.849	103.749	5.625	103.849	103.742	103.649	5.000	102.026	101.926	101.826	5.000	101.926	101.826	101.726
5.750	104.362	104.255	104.162	5.750	104.262	104.155	104.062	5.125	102.433	102.333	102.232	5.125	102.333	102.233	102.132
5.875	104.723	104.623	104.523	5.875	104.623	104.523	104.423	5.250	102.893	102.793	102.692	5.250	102.793	102.693	102.592
5.990	104.941	104.841	104.741	5.990	104.841	104.741	104.641	5.375	103.227	103.127	102.995	5.375	103.127	103.027	102.895
6.000	105.041	104.941	104.841	6.000	104.941	104.841	104.741	5.500	103.484	103.384	103.251	5.500	103.384	103.284	103.151
6.125	105.437	105.337	105.237	6.125	105.337	105.237	105.137	5.625	103.808	103.702	103.608	5.625	103.708	103.602	103.508
6.250	105.851	105.751	105.651	6.250	105.751	105.651	105.551	5.750	104.294	104.188	104.094	5.750	104.194	104.088	103.994

15 Year							
≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	93.600	93.500	93.400	2.750	93.500	93.400	93.300
2.875	94.285	94.185	94.085	2.875	94.185	94.085	93.985
2.990	94.860	94.760	94.660	2.990	94.760	94.660	94.560
3.000	94.960	94.860	94.760	3.000	94.860	94.760	94.660
3.125	95.578	95.478	95.378	3.125	95.478	95.378	95.278
3.250	96.078	95.978	95.878	3.250	95.978	95.878	95.778
3.375	96.596	96.496	96.396	3.375	96.496	96.396	96.296
3.500	97.194	97.094	96.994	3.500	97.094	96.994	96.894
3.625	97.758	97.658	97.558	3.625	97.658	97.558	97.458
3.750	98.296	98.196	98.096	3.750	98.196	98.096	97.996
3.875	98.813	98.713	98.613	3.875	98.713	98.613	98.513
3.990	99.103	99.003	98.903	3.990	99.003	98.903	98.803
4.000	99.203	99.103	99.003	4.000	99.103	99.003	98.903
4.125	99.710	99.610	99.510	4.125	99.610	99.510	99.410
4.250	99.980	99.880	99.780	4.250	99.880	99.780	99.680
4.375	100.420	100.320	100.220	4.375	100.320	100.220	100.120
4.500	100.604	100.504	100.404	4.500	100.504	100.404	100.304
4.625	100.977	100.877	100.777	4.625	100.877	100.777	100.677
4.750	101.278	101.178	101.078	4.750	101.178	101.078	100.978

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
4.250	97.485	97.385	97.285	4.250	97.385	97.285	97.185	2.750	93.256	93.156	93.056	2.750	93.156	93.056	92.956
4.375	98.077	97.977	97.877	4.375	97.977	97.877	97.777	2.875	93.941	93.841	93.741	2.875	93.841	93.741	93.641
4.500	98.750	98.650	98.550	4.500	98.650	98.550	98.450	2.990	94.516	94.416	94.316	2.990	94.416	94.316	94.216
4.625	99.246	99.146	99.046	4.625	99.146	99.046	98.946	3.000	94.616	94.516	94.416	3.000	94.516	94.416	94.316
4.750	99.845	99.745	99.645	4.750	99.745	99.645	99.545	3.125	95.234	95.134	95.034	3.125	95.134	95.034	94.934
4.875	100.463	100.363	100.263	4.875	100.363	100.263	100.163	3.250	95.734	95.634	95.534	3.250	95.634	95.534	95.434
4.990	100.871	100.771	100.671	4.990	100.771	100.671	100.571	3.375	96.252	96.152	96.052	3.375	96.152	96.052	95.952
5.000	100.971	100.871	100.771	5.000	100.871	100.771	100.671	3.500	96.569	96.469	96.369	3.500	96.469	96.369	96.269
5.125	100.526	100.426	100.326	5.125	100.426	100.326	100.226	3.625	97.133	97.033	96.933	3.625	97.033	96.933	96.833
5.250	101.026	100.926	100.826	5.250	100.926	100.826	100.726	3.750	97.671	97.571	97.471	3.750	97.571	97.471	97.371
5.375	101.503	101.403	101.303	5.375	101.403	101.303	101.203	3.875	98.188	98.088	97.988	3.875	98.088	97.988	97.888
5.500	101.902	101.802	101.702	5.500	101.802	101.702	101.602	3.990	97.962	97.862	97.762	3.990	97.862	97.762	97.662
5.625	101.199	101.099	100.999	5.625	101.099	100.992	100.899	4.000	98.062	97.962	97.862	4.000	97.962	97.862	97.762
5.750	101.612	101.505	101.412	5.750	101.512	101.405	101.312	4.125	98.569	98.469	98.369	4.125	98.469	98.369	98.269
5.875	101.823	101.723	101.623	5.875	101.723	101.623	101.523	4.250	98.839	98.739	98.639	4.250	98.739	98.639	98.539
5.990	101.891	101.791	101.691	5.990	101.791	101.691	101.591	4.375	#N/A	#N/A	#N/A	4.375	#N/A	#N/A	#N/A
6.000	101.991	101.891	101.791	6.000	101.891	101.791	101.691	4.500	#N/A	#N/A	#N/A	4.500	#N/A	#N/A	#N/A
6.125	102.237	102.137	102.037	6.125	102.137	102.037	101.937	4.625	#N/A	#N/A	#N/A	4.625	#N/A	#N/A	#N/A
6.250	102.501	102.401	102.301	6.250	102.401	102.301	102.201	4.750	#N/A	#N/A	#N/A	4.750	#N/A	#N/A	#N/A

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

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
Second Home	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
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 Phone:

Lockdesk Hours:

Lockdesk@afrwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

7/23/2018

45 Day Lock Exp.:

8/6/2018

60 Day Lock Exp.:

8/20/2018

W. Rate Sheet Dated: 6/21/2018

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
4.250	97.756	99.656	99.556	3.750	97.751	97.651	97.551	2.750	95.100	95.000	94.900	4.250	98.935	98.835	98.735	2.750	94.756	94.656	94.556
4.375	100.348	100.248	100.148	3.875	98.497	98.397	98.297	2.875	95.785	95.685	95.585	4.375	99.527	99.427	99.327	2.875	95.441	95.341	95.241
4.500	101.021	100.921	100.821	3.990	99.068	98.968	98.868	2.990	96.360	96.260	96.160	4.500	100.200	100.100	100.000	2.990	96.016	95.916	95.816
4.625	101.532	101.432	101.332	4.000	99.168	99.068	98.968	3.000	96.460	96.360	96.260	4.625	100.696	100.596	100.496	3.000	96.116	96.016	95.916
4.750	102.131	102.031	101.931	4.125	99.649	99.549	99.449	3.125	97.078	96.978	96.878	4.750	101.295	101.195	101.095	3.125	96.734	96.634	96.534
4.875	102.749	102.649	102.549	4.250	100.301	100.201	100.101	3.250	97.578	97.478	97.378	4.875	101.913	101.813	101.713	3.250	97.234	97.134	97.034
4.990	103.157	103.057	102.957	4.375	100.943	100.843	100.743	3.375	98.096	97.996	97.896	4.990	102.321	102.221	102.121	3.375	97.752	97.652	97.552
5.000	103.257	103.157	103.057	4.500	101.512	101.412	101.312	3.500	98.694	98.594	98.494	5.000	102.421	102.321	102.221	3.500	98.069	97.969	97.869
5.125	103.812	103.712	103.612	4.625	102.122	102.022	101.922	3.625	99.258	99.158	99.058	5.125	101.976	101.876	101.776	3.625	98.633	98.533	98.433
5.250	104.312	104.212	104.112	4.750	102.715	102.615	102.515	3.750	99.796	99.696	99.596	5.250	102.476	102.376	102.276	3.750	99.171	99.071	98.971
5.375	104.789	104.689	104.589	4.875	103.092	102.992	102.892	3.875	100.313	100.213	100.113	5.375	102.953	102.853	102.753	3.875	99.688	99.588	99.488
5.500	105.188	105.088	104.988	4.990	103.376	103.276	103.176	3.990	100.603	100.503	100.403	5.500	103.352	103.252	103.152	3.990	99.462	99.362	99.262
5.625	105.399	105.292	105.199	5.000	103.476	103.376	103.276	4.000	100.703	100.603	100.503	5.625	102.649	102.542	102.449	4.000	99.562	99.462	99.362
5.750	105.812	105.705	105.612	5.125	103.883	103.783	103.682	4.125	101.210	101.110	101.010	5.750	103.062	102.955	102.862	4.125	100.069	99.969	99.869
5.875	106.173	106.073	105.973	5.250	104.343	104.243	104.142	4.250	101.480	101.380	101.280	5.875	103.273	103.173	103.073	4.250	100.339	100.239	100.139
5.990	106.391	106.291	106.191	5.375	104.677	104.577	104.445	4.375	101.920	101.820	101.720	5.990	103.341	103.241	103.141	4.375	100.779	100.679	100.579
6.000	106.491	106.391	106.291	5.500	104.934	104.834	104.701	4.500	102.104	102.004	101.904	6.000	103.441	103.341	103.241	4.500	100.525	100.425	100.325
6.125	106.887	106.787	106.687	5.625	105.258	105.152	105.058	4.625	102.477	102.377	102.277	6.125	103.687	103.587	103.487	4.625	100.898	100.798	100.698
6.250	107.301	107.201	107.101	5.750	105.744	105.638	105.544	4.750	102.778	102.678	102.578	6.250	103.951	103.851	103.751	4.750	101.199	101.099	100.999

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%	> 105%
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000	-2.000	-2.000
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750
SC Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
Texas Equity 50(a)(4)	0.000
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.: **7/23/2018**

45 Day Lock Exp.: **8/6/2018**

60 Day Lock Exp.: **8/20/2018**

W. Rate Sheet Dated: **6/21/2018**

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	96.454	96.329	96.204	
4.125	97.522	97.397	97.272	
4.250	98.313	98.188	98.063	
4.375	98.967	98.842	98.717	
4.500	99.527	99.402	99.277	
4.625	100.028	99.903	99.778	
4.750	100.467	100.342	100.217	
4.875	100.859	100.734	100.609	
5.000	101.187	101.062	100.937	
5.125	101.435	101.310	101.185	
5.250	101.631	101.506	101.381	
5.375	101.801	101.676	101.551	
5.500	101.932	101.807	101.682	

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	96.998	96.873	96.748	
3.625	97.457	97.332	97.207	
3.750	97.878	97.753	97.628	
3.875	98.481	98.356	98.231	
4.000	98.822	98.697	98.572	
4.125	99.073	98.948	98.823	
4.250	99.357	99.232	99.107	
4.375	99.615	99.490	99.365	
4.500	99.863	99.738	99.613	
4.625	100.126	100.001	99.876	
4.750	100.395	100.270	100.145	

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	97.353	97.228	97.103	
3.375	97.826	97.701	97.576	
3.500	98.271	98.146	98.021	
3.625	98.680	98.555	98.430	
3.750	99.057	98.932	98.807	
3.875	99.403	99.278	99.153	
4.000	99.721	99.596	99.471	
4.125	100.066	99.941	99.816	
4.250	100.391	100.266	100.141	
4.375	100.700	100.575	100.450	
4.500	101.009	100.884	100.759	
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	-0.500	-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 *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)