



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.: 8/22/2018

45 Day Lock Exp.: 9/6/2018

60 Day Lock Exp.: 9/21/2018

W. Rate Sheet Dated: 7/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

STANDARD GOVERNMENT PRODUCT															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.500	98.152	98.002	97.852	3.500	97.639	97.489	97.339	1.875	N/A	N/A	N/A	3.125	96.661	96.511	96.361
3.625	98.686	98.536	98.386	3.625	98.138	97.988	97.838	2.000	N/A	N/A	N/A	3.250	98.018	97.868	97.718
3.750	99.548	99.398	99.248	3.750	99.157	99.007	98.857	2.125	N/A	N/A	N/A	3.375	98.608	98.458	98.308
3.875	100.075	99.925	99.775	3.875	99.648	99.498	99.348	2.250	93.646	93.496	93.346	3.500	99.100	98.950	98.800
4.000	100.603	100.453	100.303	4.000	100.141	99.991	99.841	2.375	94.011	93.861	93.711	3.625	99.633	99.483	99.333
4.125	101.124	100.974	100.824	4.125	100.626	100.476	100.326	2.500	93.133	92.983	92.833	Margin = 2.250		Index = 2.360	
4.250	101.835	101.695	101.570	4.250	101.194	101.054	100.929	2.625	94.083	93.933	93.783				
4.375	102.349	102.208	102.083	4.375	101.672	101.532	101.407	2.750	96.763	96.613	96.463				
4.500	102.794	102.653	102.528	4.500	102.081	101.940	101.815	2.875	97.238	97.088	96.938				
4.625	103.193	103.052	102.927	4.625	102.445	102.304	102.179	3.000	97.712	97.562	97.412				
4.750	103.318	103.162	103.021	4.750	102.678	102.522	102.381	3.125	98.179	98.029	97.879				
4.875	103.654	103.498	103.357	4.875	103.077	102.921	102.780	3.250	98.824	98.674	98.524				
5.000	104.218	104.062	103.921	5.000	103.405	103.249	103.108	3.375	99.294	99.144	98.994				
5.125	104.688	104.532	104.392	5.125	103.660	103.504	103.364	3.500	99.758	99.608	99.458				
5.250	104.526	104.385	104.182	5.250	103.464	103.323	103.120	3.625	100.205	100.055	99.905				
5.375	104.776	104.635	104.432	5.375	103.795	103.655	103.452	3.750	100.259	100.109	99.959				
5.500	104.857	104.716	104.513	5.500	104.214	104.074	103.871	3.875	100.668	100.518	100.368				
5.625	105.048	104.907	104.704	5.625	104.570	104.429	104.226	4.000	101.030	100.880	100.730				
5.750	105.334	105.234	105.134	5.750	104.263	104.163	104.063	4.125	101.368	101.218	101.068				

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	96.952	96.802	96.652	3.500	96.639	96.489	96.339	1.875	N/A	N/A	N/A	3.125	95.661	95.511	95.361
3.625	97.486	97.336	97.186	3.625	97.138	96.988	96.838	2.000	N/A	N/A	N/A	3.250	97.018	96.868	96.718
3.750	98.348	98.198	98.048	3.750	98.157	98.007	97.857	2.125	N/A	N/A	N/A	3.375	97.608	97.458	97.308
3.875	98.875	98.725	98.575	3.875	98.648	98.498	98.348	2.250	92.646	92.496	92.346	3.500	98.100	97.950	97.800
4.000	99.403	99.253	99.103	4.000	99.141	98.991	98.841	2.375	93.011	92.861	92.711	3.625	98.633	98.483	98.333
4.125	99.924	99.774	99.624	4.125	99.626	99.476	99.326	2.500	92.133	91.983	91.833	Margin = 2.250		Index = 2.360	
4.250	100.635	100.495	100.370	4.250	100.194	100.054	99.929	2.625	93.083	92.933	92.783	30 Year OTC "Borrower Paid Only for USDA"			
4.375	101.149	101.008	100.883	4.375	100.672	100.532	100.407	2.750	95.763	95.613	95.463	Rate	30 Day	45 Day	60 Day
4.500	101.594	101.453	101.328	4.500	101.081	100.940	100.815	2.875	96.238	96.088	95.938	4.500	100.394	100.144	99.894
4.625	101.993	101.852	101.727	4.625	101.445	101.304	101.179	3.000	96.712	96.562	96.412	4.625	100.793	100.543	100.293
4.750	102.169	102.013	101.872	4.750	101.678	101.522	101.381	3.125	97.179	97.029	96.879	4.750	100.919	100.669	100.419
4.875	102.704	102.548	102.407	4.875	102.077	101.921	101.780	3.250	97.824	97.674	97.524	4.875	101.354	101.104	100.854
5.000	103.068	102.912	102.771	5.000	102.405	102.249	102.108	3.375	98.294	98.144	97.994	5.000	101.718	101.468	101.218
5.125	103.538	103.382	103.242	5.125	102.760	102.604	102.464	3.500	98.758	98.608	98.458	5.125	102.108	101.858	101.608
5.250	104.096	103.955	103.752	5.250	102.464	102.323	102.120	3.625	99.205	99.055	98.905	5.250	101.415	101.165	100.915
5.375	104.346	104.205	104.002	5.375	102.795	102.655	102.452	3.750	99.259	99.109	98.959	5.375	101.572	101.322	101.072
5.500	104.627	104.486	104.283	5.500	103.214	103.074	102.871	3.875	99.668	99.518	99.368	5.500	102.107	101.857	101.607
5.625	104.768	104.627	104.424	5.625	103.570	103.429	103.226	4.000	100.030	99.880	99.730	5.625	102.538	102.288	102.038
5.750	105.104	105.004	104.904	5.750	103.263	103.163	103.063	4.125	100.368	100.218	100.068	5.750	102.754	102.504	102.254

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	99.544	99.294	99.044	4.500	99.361	99.111	98.861
4.750	100.069	99.819	99.569	4.750	99.958	99.708	99.458
5.000	100.868	100.618	100.368	5.000	100.685	100.435	100.185
5.250	101.616	101.366	101.116	5.250	101.453	101.203	100.953
5.500	101.928	101.678	101.428	5.500	101.494	101.244	100.994
5.625	102.141	101.891	101.641	5.625	101.850	101.600	101.350
5.750	102.558	102.308	102.058	5.750	101.543	101.293	101.043
5.875	102.751	102.501	102.251	5.875	101.884	101.634	101.384

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:	7/23/2018	5.250%

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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10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

8/22/2018

45 Day Lock Exp.:

9/6/2018

60 Day Lock Exp.:

9/21/2018

W. Rate Sheet Dated: 7/23/2018

Release Time: 10:00 am ET

Prices are subject to change without notice.

STANDARD GOVERNMENT HIGH BALANCE PRODUCT															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.500	97.214	97.064	96.914	3.500	96.702	96.552	96.402	1.875	N/A	N/A	N/A	3.125	94.97	94.824	94.674
3.625	97.748	97.598	97.448	3.625	97.200	97.050	96.900	2.000	N/A	N/A	N/A	3.250	97.08	96.930	96.780
3.750	98.298	98.148	97.998	3.750	97.907	97.757	97.607	2.125	N/A	N/A	N/A	3.375	97.67	97.520	97.370
3.875	98.825	98.675	98.525	3.875	98.398	98.248	98.098	2.250	90.146	89.996	89.846	3.500	98.16	98.012	97.862
4.000	99.353	99.203	99.053	4.000	98.891	98.741	98.591	2.375	90.511	90.361	90.211	3.625	98.70	98.546	98.396
4.125	99.874	99.724	99.574	4.125	99.376	99.226	99.076	2.500	89.633	89.483	89.333	Margin = 2.250		Index = 2.360	
4.250	100.648	100.507	100.382	4.250	100.007	99.866	99.741	2.625	90.583	90.433	90.283				
4.375	101.162	101.021	100.896	4.375	100.485	100.344	100.219	2.750	95.076	94.926	94.776				
4.500	101.606	101.465	101.340	4.500	100.894	100.753	100.628	2.875	95.550	95.400	95.250				
4.625	102.005	101.865	101.740	4.625	101.257	101.117	100.992	3.000	96.025	95.875	95.725				
4.750	101.693	101.537	101.396	4.750	101.053	100.897	100.756	3.125	96.492	96.342	96.192				
4.875	102.029	101.873	101.732	4.875	101.452	101.296	101.155	3.250	97.886	97.736	97.586				
5.000	102.593	102.437	102.296	5.000	101.780	101.624	101.483	3.375	98.356	98.206	98.056				
5.125	103.063	102.907	102.767	5.125	102.035	101.879	101.739	3.500	98.820	98.670	98.520				
5.250	101.838	101.698	101.494	5.250	100.776	100.635	100.432	3.625	99.268	99.118	98.968				
5.375	102.089	101.948	101.745	5.375	101.108	100.967	100.764	3.750	99.009	98.859	98.709				
5.500	102.169	102.029	101.826	5.500	101.527	101.386	101.183	3.875	99.418	99.268	99.118				
5.625	102.360	102.219	102.016	5.625	101.882	101.741	101.538	4.000	99.780	99.630	99.480				
5.750	101.896	101.796	101.696	5.750	100.825	100.725	100.625	4.125	100.118	99.968	99.818				

SPECIALTY GOVERNMENT HIGH BALANCE PRODUCT - Every program and property type listed in the specialty adj.															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.500	96.014	95.864	95.714	3.500	95.702	95.552	95.402	1.875	N/A	N/A	N/A	3.125	93.974	93.824	93.674
3.625	96.548	96.398	96.248	3.625	96.200	96.050	95.900	2.000	N/A	N/A	N/A	3.250	96.080	95.930	95.780
3.750	97.098	96.948	96.798	3.750	96.907	96.757	96.607	2.125	N/A	N/A	N/A	3.375	96.670	96.520	96.370
3.875	97.625	97.475	97.325	3.875	97.398	97.248	97.098	2.250	90.896	90.746	90.596	3.500	97.162	97.012	96.862
4.000	98.153	98.003	97.853	4.000	97.891	97.741	97.591	2.375	91.261	91.111	90.961	3.625	97.696	97.546	97.396
4.125	98.674	98.524	98.374	4.125	98.376	98.226	98.076	2.500	90.383	90.233	90.083	Margin = 2.250		Index = 2.360	
4.250	99.448	99.307	99.182	4.250	99.007	98.866	98.741	2.625	91.333	91.183	91.033	30 Year OTC "Borrower Paid Only for USDA"			
4.375	99.962	99.821	99.696	4.375	99.485	99.344	99.219	2.750	94.857	94.707	94.557	Rate	30 Day	45 Day	60 Day
4.500	100.406	100.265	100.140	4.500	99.894	99.753	99.628	2.875	95.332	95.182	95.032	4.500	99.206	98.956	98.706
4.625	100.805	100.665	100.540	4.625	100.257	100.117	99.992	3.000	95.806	95.656	95.506	4.625	99.605	99.355	99.105
4.750	100.544	100.388	100.247	4.750	100.053	99.897	99.756	3.125	96.273	96.123	95.973	4.750	99.294	99.044	98.794
4.875	101.079	100.923	100.782	4.875	100.452	100.296	100.155	3.250	96.355	96.205	96.055	4.875	99.729	99.479	99.229
5.000	101.443	101.287	101.146	5.000	100.780	100.624	100.483	3.375	96.825	96.675	96.525	5.000	100.093	99.843	99.593
5.125	101.913	101.757	101.617	5.125	101.135	100.979	100.839	3.500	97.289	97.139	96.989	5.125	100.483	100.233	99.983
5.250	101.408	101.268	101.064	5.250	99.776	99.635	99.432	3.625	97.737	97.587	97.437	5.250	98.727	98.477	98.227
5.375	101.659	101.518	101.315	5.375	100.108	99.967	99.764	3.750	97.072	96.922	96.772	5.375	98.885	98.635	98.385
5.500	101.939	101.799	101.596	5.500	100.527	100.386	100.183	3.875	97.480	97.330	97.180	5.500	99.419	99.169	98.919
5.625	102.080	101.939	101.736	5.625	100.882	100.741	100.538	4.000	97.843	97.693	97.543	5.625	99.850	99.600	99.350
5.750	101.666	101.566	101.466	5.750	99.825	99.725	99.625	4.125	98.180	98.030	97.880	5.750	99.316	99.066	98.816

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	98.356	98.106	97.856	4.500	98.174	97.924	97.674
4.750	98.444	98.194	97.944	4.750	98.333	98.083	97.833
5.000	99.243	98.993	98.743	5.000	99.060	98.810	98.560
5.250	98.929	98.679	98.429	5.250	98.765	98.515	98.265
5.500	99.240	98.990	98.740	5.500	98.807	98.557	98.307
5.625	99.453	99.203	98.953	5.625	99.162	98.912	98.662
5.750	99.120	98.870	98.620	5.750	98.105	97.855	97.605
5.875	99.314	99.064	98.814	5.875	98.447	98.197	97.947

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:	7/23/2018 5.250%

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

Lock Desk Policy	
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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.:

8/22/2018

45 Day Lock Exp.:

9/6/2018

60 Day Lock Exp.:

9/21/2018

W. Rate Sheet Dated: 7/23/2018

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	98.863	98.763	98.663	4.625	102.117	102.017	101.917	3.000	96.638	96.538	96.438	3.000	97.173	97.073	96.973
4.125	99.559	99.459	99.359	4.750	102.580	102.480	102.380	3.125	97.156	97.056	96.956	3.125	97.557	97.457	97.357
4.250	100.185	100.085	99.985	4.875	103.029	102.929	102.829	3.250	97.896	97.796	97.696	3.250	98.301	98.201	98.101
4.375	100.731	100.631	100.531	4.990	103.009	102.909	102.809	3.375	98.417	98.317	98.217	3.375	98.690	98.590	98.490
4.500	101.209	101.109	101.009	5.000	103.109	103.009	102.909	3.500	98.896	98.796	98.696	3.500	99.053	98.953	98.853
4.625	101.805	101.705	101.605	5.125	103.518	103.418	103.318	3.625	99.428	99.328	99.228	3.625	99.409	99.309	99.209
4.750	102.353	102.253	102.153	5.250	104.011	103.911	103.811	3.750	99.766	99.666	99.566	3.750	100.047	99.947	99.847
4.875	102.843	102.743	102.643	5.375	104.302	104.202	104.102	3.875	100.164	100.064	99.964	3.875	100.396	100.296	100.196
4.990	102.855	102.755	102.655	5.500	104.638	104.538	104.438	3.990	100.515	100.415	100.315	3.990	100.618	100.518	100.418
5.000	102.955	102.855	102.755	5.625	104.883	104.783	104.683	4.000	100.615	100.515	100.415	4.000	100.718	100.618	100.518
5.125	103.353	103.253	103.153	5.750	105.437	105.331	105.197	4.125	101.093	100.993	100.893	4.125	101.019	100.919	100.819
5.250	104.014	103.914	103.814	5.875	105.592	105.487	105.353	4.250	101.386	101.286	101.186	4.250	101.218	101.118	101.018
5.375	104.409	104.309	104.209	5.990	105.678	105.572	105.439	4.375	101.669	101.569	101.469	4.375	101.407	101.307	101.207
5.500	104.783	104.683	104.583	6.000	105.778	105.672	105.539	4.500	101.944	101.844	101.744	4.500	101.684	101.584	101.484
5.625	105.057	104.957	104.857	6.125	106.305	106.200	106.066	4.625	102.353	102.253	102.153	4.625	101.947	101.847	101.747
5.750	105.680	105.578	105.461	6.250	106.441	106.329	106.195	4.750	102.513	102.413	102.313	4.750	102.114	102.014	101.914
5.875	105.880	105.778	105.661	6.375	106.733	106.622	106.488	4.875	102.761	102.661	102.561	4.875	102.263	102.163	102.063
5.990	106.007	105.905	105.788	6.500	N/A	N/A	N/A	4.990	102.909	102.809	102.709	4.990	102.319	102.219	102.119
6.000	106.107	106.005	105.888	6.625	N/A	N/A	N/A	5.000	103.009	102.909	102.809	5.000	102.419	102.319	102.219

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	97.982	97.882	97.782	2.875	95.851	95.751	95.651
4.250	98.724	98.624	98.524	2.990	96.165	96.065	95.965
4.375	99.345	99.245	99.145	3.000	96.265	96.165	96.065
4.500	99.915	99.815	99.715	3.125	96.681	96.581	96.481
4.625	100.371	100.271	100.171	3.250	97.493	97.393	97.293
4.750	101.037	100.937	100.837	3.375	97.913	97.813	97.713
4.875	101.596	101.496	101.396	3.500	98.344	98.244	98.144
4.990	102.033	101.933	101.833	3.625	98.753	98.653	98.553
5.000	102.133	102.033	101.933	3.750	98.990	98.890	98.790
5.125	102.377	102.277	102.177	3.875	99.398	99.298	99.198
5.250	102.590	102.490	102.390	3.990	99.706	99.606	99.506
5.375	102.790	102.690	102.590	4.000	99.806	99.706	99.606
5.500	103.272	103.172	103.072	4.125	100.196	100.096	99.996
5.625	103.494	103.394	103.294	4.250	100.397	100.297	100.197
5.750	103.715	103.615	103.515	4.375	100.588	100.488	100.388
5.875	102.744	102.638	102.504	4.500	100.728	100.628	100.528
5.990	103.119	103.014	102.880	4.625	100.707	100.607	100.507
6.000	103.219	103.114	102.980	4.750	100.808	100.708	100.608
6.125	103.475	103.369	103.236	4.875	100.970	100.870	100.770

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	-1.750
660 - 679	-0.625	-1.125	-1.125	-1.875
640 - 659	-0.625	-1.625	-1.625	-2.625
620 - 639	-0.625	-1.625	-1.625	-3.125
< 620	-1.625	-2.625	-2.625	-3.125
80.01-85.00% Only available with DU v. 9.1				

Mortgages with Subordinate Financing *			
LTV Range	CLTV Range	Credit Score < 720	Credit Score ≥ 720
≤ 65.00%	80.01% - 95.00%	-0.500	-0.250
65.01% - 75.00%	80.01% - 95.00%	-0.750	-0.500
75.01% - 95.00%	90.01% - 95.00%	-1.000	-0.750
75.01% - 90.00%	76.01% - 90.00%	-1.000	-0.750
≤ 95.00%	95.01% - 97.00%	-1.500	-1.500
* If the subordinate financing is a Community Seconds* loan, these LLPAs do not apply and the lender must use SFC 118.			

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

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)
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.			
FHA ID# - 1358600006			



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.:

8/22/2018

45 Day Lock Exp.:

9/6/2018

60 Day Lock Exp.:

9/21/2018

W. Rate Sheet Dated: 7/23/2018

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	96.603	96.503	96.403	4.125	96.191	96.091	95.991	4.625	100.411	100.311	100.211	4.625	99.149	99.049	98.949
4.125	97.328	97.228	97.128	4.250	97.215	97.115	97.015	4.750	100.942	100.842	100.742	4.750	100.020	99.920	99.820
4.250	98.086	97.986	97.886	4.375	97.831	97.731	97.631	4.875	101.312	101.212	101.112	4.875	100.522	100.422	100.322
4.375	98.633	98.533	98.433	4.500	98.437	98.337	98.237	4.990	101.559	101.459	101.359	4.990	100.892	100.792	100.692
4.500	99.129	99.029	98.929	4.625	99.418	99.318	99.218	5.000	101.659	101.559	101.459	5.000	100.992	100.892	100.792
4.625	99.852	99.752	99.652	4.750	100.368	100.268	100.168	5.125	102.068	101.968	101.868	5.125	101.360	101.260	101.160
4.750	100.551	100.451	100.351	4.875	100.927	100.827	100.727	5.250	102.561	102.461	102.361	5.250	101.851	101.751	101.651
4.875	101.045	100.945	100.845	4.990	101.336	101.236	101.136	5.375	102.852	102.752	102.652	5.375	102.269	102.169	102.069
4.990	101.405	101.305	101.205	5.000	101.436	101.336	101.236	5.500	103.188	103.088	102.988	5.500	102.689	102.589	102.489
5.000	101.505	101.405	101.305	5.125	101.814	101.714	101.614	5.625	103.433	103.333	103.233	5.625	103.019	102.919	102.819
5.125	101.903	101.803	101.703	5.250	102.617	102.517	102.417	5.750	103.987	103.887	103.787	5.750	103.450	103.348	103.230
5.250	102.564	102.464	102.364	5.375	103.069	102.969	102.869	5.875	104.142	104.037	103.903	5.875	103.660	103.557	103.440
5.375	102.959	102.859	102.759	5.500	103.484	103.384	103.284	5.990	104.228	104.122	103.989	5.990	103.813	103.711	103.594
5.500	103.333	103.233	103.133	5.625	103.792	103.692	103.592	6.000	104.328	104.222	104.089	6.000	103.913	103.811	103.694
5.625	103.607	103.507	103.407	5.750	104.674	104.572	104.455	6.125	104.855	104.750	104.616	6.125	104.614	104.512	104.395
5.750	104.230	104.128	104.011	5.875	104.908	104.806	104.689	6.250	104.991	104.879	104.745	6.250	104.501	104.389	104.255
5.875	104.430	104.328	104.211	5.990	105.060	104.958	104.841	6.375	105.283	105.172	105.038	6.375	104.893	104.781	104.647
5.990	104.557	104.455	104.338	6.000	105.160	105.058	104.941	6.500	N/A	N/A	N/A	6.500	N/A	N/A	N/A
6.000	104.657	104.555	104.438	6.125	105.830	105.728	105.611	6.625	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
2.875	95.851	95.751	95.651	3.000	93.491	93.391	93.291	#REF!	#REF!	#REF!	#REF!	3.000	93.268	93.168	93.068
2.990	96.165	96.065	95.965	3.125	94.152	94.052	93.952	#REF!	#REF!	#REF!	#REF!	3.125	93.939	93.839	93.739
3.000	96.265	96.165	96.065	3.250	94.554	94.454	94.354	#REF!	#REF!	#REF!	#REF!	3.250	94.331	94.231	94.131
3.125	96.681	96.581	96.481	3.375	95.232	95.132	95.032	#REF!	#REF!	#REF!	#REF!	3.375	95.019	94.919	94.819
3.250	97.493	97.393	97.293	3.500	95.891	95.791	95.691	#REF!	#REF!	#REF!	#REF!	3.500	95.668	95.568	95.468
3.375	97.913	97.813	97.713	3.625	96.537	96.437	96.337	#REF!	#REF!	#REF!	#REF!	3.625	96.324	96.224	96.124
3.500	98.344	98.244	98.144	3.750	96.907	96.807	96.707	#REF!	#REF!	#REF!	#REF!	3.750	96.683	96.583	96.483
3.625	98.753	98.653	98.553	3.875	97.458	97.358	97.258	#REF!	#REF!	#REF!	#REF!	3.875	97.235	97.135	97.035
3.750	98.990	98.890	98.790	3.990	97.985	97.885	97.785	#REF!	#REF!	#REF!	#REF!	3.990	97.752	97.652	97.552
3.875	99.398	99.298	99.198	4.000	98.085	97.985	97.885	#REF!	#REF!	#REF!	#REF!	4.000	97.852	97.752	97.652
3.990	99.706	99.606	99.506	4.125	98.698	98.598	98.498	#REF!	#REF!	#REF!	#REF!	4.125	98.465	98.365	98.265
4.000	99.806	99.706	99.606	4.250	99.023	98.923	98.823	#REF!	#REF!	#REF!	#REF!	4.250	98.790	98.690	98.590
4.125	100.196	100.096	99.996	4.375	99.334	99.234	99.134	#REF!	#REF!	#REF!	#REF!	4.375	99.080	98.980	98.880
4.250	100.397	100.297	100.197	4.500	99.677	99.577	99.477	#REF!	#REF!	#REF!	#REF!	4.500	99.424	99.324	99.224
4.375	100.588	100.488	100.388	4.625	100.209	100.109	100.009	#REF!	#REF!	#REF!	#REF!	4.625	99.955	99.855	99.755
4.500	100.728	100.628	100.528	4.750	100.388	100.288	100.188	#REF!	#REF!	#REF!	#REF!	4.750	100.135	100.035	99.935
4.625	100.707	100.607	100.507	4.875	100.665	100.565	100.465	#REF!	#REF!	#REF!	#REF!	4.875	100.402	100.302	100.202
4.750	100.808	100.708	100.608	4.990	100.840	100.740	100.640	#REF!	#REF!	#REF!	#REF!	4.990	100.606	100.506	100.406
4.875	100.970	100.870	100.770	5.000	100.940	100.840	100.740	#REF!	#REF!	#REF!	#REF!	5.000	100.706	100.606	100.506

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%	> 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%	70.01 - 75.00%	75.01 - 80.00%
≥ 740	-0.375	-0.625	-0.625	-0.875
720 - 739	-0.375	-1.000	-1.000	-1.125
700 - 719	-0.375	-1.000	-1.000	-1.125
680 - 699	-0.375	-1.125	-1.125	-1.750
660 - 679	-0.625	-1.125	-1.125	-1.875
640 - 659	-0.625	-1.625	-1.625	-2.625
620 - 639	-0.625	-1.625	-1.625	-3.125
< 620	-1.625	-2.625	-2.625	-3.125

All Loan Type Adjustments			
Adjusters	All Terms	Adjusters	All Terms
NY	-0.250	High Balance	-1.500
TX	0.150	Escrow Waiver	0.000
All Subordinate Financing	-0.375	Texas Equity 50(a)(6)	0.000
Loan Size Adjuster		Texas Equity 50(a)(4)	0.000
\$0 - \$49,999	-2.500		
\$50,000 - \$85,000	-1.375		
\$85,001 - \$125,000	-0.500		
\$125,001 - \$175,000	-0.375		
\$175,001 - \$275,000	0.000		
\$275,001 up to HB	0.125		

Mortgages with Subordinate Financing *			
LTV Range	CLTV Range	Credit Score < 720	Credit Score ≥ 720
65.01% – 75.00%	90.01% – 95.00%	-0.500	-0.250
75.01% – 95.00%	90.01% – 95.00%	-0.500	-0.250
75.01% – 90.00%	76.01% – 90.00%	-0.250	0.000
Any	>95.00%	-1.500	-1.500

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



AFR Loan Center

Lockdesk e-mail:

Lockdesk@afrownwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

8/22/2018

45 Day Lock Exp.:

9/6/2018

60 Day Lock Exp.:

9/21/2018

W. Rate Sheet Dated: 7/23/2018

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
4.250	100.185	100.085	99.985	3.750	98.174	98.074	97.974	2.750	95.352	95.252	95.152
4.375	100.731	100.631	100.531	3.875	98.704	98.604	98.504	2.875	96.025	95.925	95.825
4.500	101.209	101.109	101.009	3.990	99.204	99.104	99.004	2.990	96.586	96.486	96.386
4.625	101.805	101.705	101.605	4.000	99.304	99.204	99.104	3.000	96.686	96.586	96.486
4.750	102.353	102.253	102.153	4.125	99.835	99.735	99.635	3.125	97.285	97.185	97.085
4.875	102.843	102.743	102.643	4.250	100.553	100.453	100.353	3.250	97.896	97.796	97.696
4.990	103.135	103.035	102.935	4.375	101.042	100.942	100.842	3.375	98.417	98.317	98.217
5.000	103.235	103.135	103.035	4.500	101.638	101.538	101.438	3.500	98.917	98.817	98.717
5.125	103.766	103.666	103.566	4.625	102.117	102.017	101.917	3.625	99.468	99.368	99.268
5.250	104.285	104.185	104.085	4.750	102.636	102.536	102.436	3.750	99.926	99.826	99.726
5.375	104.702	104.602	104.502	4.875	103.029	102.929	102.829	3.875	100.410	100.310	100.210
5.500	105.046	104.946	104.846	4.990	103.147	103.047	102.947	3.990	100.726	100.626	100.526
5.625	105.374	105.259	105.174	5.000	103.247	103.147	103.047	4.000	100.826	100.726	100.626
5.750	105.761	105.645	105.561	5.125	103.778	103.678	103.563	4.125	101.348	101.248	101.148
5.875	106.100	106.000	105.900	5.250	104.170	104.070	103.954	4.250	101.665	101.565	101.465
5.990	106.298	106.198	106.098	5.375	104.416	104.316	104.200	4.375	101.918	101.818	101.718
6.000	106.398	106.298	106.198	5.500	104.634	104.534	104.418	4.500	102.196	102.096	101.996
6.125	106.444	106.344	106.244	5.625	105.085	104.970	104.885	4.625	102.564	102.464	102.364
6.250	107.170	107.070	106.970	5.750	105.530	105.415	105.330	4.750	102.860	102.760	102.660

Conforming FHLMC Super Conforming						
SC 30-20 Year				SC 15 Year		
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day
4.250	99.325	99.225	99.125	2.750	94.977	94.877
4.375	99.871	99.771	99.671	2.875	95.650	95.550
4.500	100.349	100.249	100.149	2.990	96.211	96.111
4.625	100.898	100.798	100.698	3.000	96.311	96.211
4.750	101.446	101.346	101.246	3.125	96.910	96.810
4.875	101.936	101.836	101.736	3.250	97.521	97.421
4.990	102.228	102.128	102.028	3.375	98.042	97.942
5.000	102.328	102.228	102.128	3.500	98.417	98.317
5.125	102.141	102.041	101.941	3.625	98.968	98.868
5.250	102.660	102.560	102.460	3.750	99.426	99.326
5.375	103.077	102.977	102.877	3.875	99.910	99.810
5.500	103.421	103.321	103.221	3.990	99.546	99.446
5.625	102.420	102.305	102.220	4.000	99.646	99.546
5.750	102.807	102.691	102.607	4.125	100.168	100.068
5.875	102.996	102.896	102.796	4.250	100.485	100.385
5.990	103.044	102.944	102.844	4.375	100.738	100.638
6.000	103.144	103.044	102.944	4.500	100.617	100.517
6.125	103.040	102.940	102.840	4.625	100.985	100.885
6.250	103.616	103.516	103.416	4.750	101.281	101.181

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	-2.500
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

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.			

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	-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



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.:

8/22/2018

45 Day Lock Exp.:

9/6/2018

60 Day Lock Exp.:

9/21/2018

W. Rate Sheet Dated: 7/23/2018

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
4.250	98.414	98.314	98.214	4.250	98.314	98.214	98.114	3.750	96.352	96.252	96.152	3.750	96.252	96.152	96.052
4.375	98.943	98.843	98.743	4.375	98.843	98.743	98.643	3.875	96.911	96.811	96.711	3.875	96.811	96.711	96.611
4.500	99.588	99.488	99.388	4.500	99.488	99.388	99.288	3.990	97.500	97.400	97.300	3.990	97.400	97.300	97.200
4.625	100.304	100.204	100.104	4.625	100.204	100.104	100.004	4.000	97.600	97.500	97.400	4.000	97.500	97.400	97.300
4.750	100.875	100.775	100.675	4.750	100.775	100.675	100.575	4.125	98.281	98.181	98.081	4.125	98.181	98.081	97.981
4.875	101.358	101.258	101.158	4.875	101.258	101.158	101.058	4.250	98.843	98.743	98.643	4.250	98.743	98.643	98.543
4.990	101.685	101.585	101.485	4.990	101.585	101.485	101.385	4.375	99.445	99.345	99.245	4.375	99.345	99.245	99.145
5.000	101.785	101.685	101.585	5.000	101.685	101.585	101.485	4.500	100.091	99.991	99.891	4.500	99.991	99.891	99.791
5.125	102.316	102.216	102.116	5.125	102.216	102.116	102.016	4.625	100.658	100.558	100.458	4.625	100.558	100.458	100.358
5.250	102.835	102.735	102.635	5.250	102.735	102.635	102.535	4.750	101.186	101.086	100.986	4.750	101.086	100.986	100.886
5.375	103.252	103.152	103.052	5.375	103.152	103.052	102.952	4.875	101.506	101.406	101.306	4.875	101.406	101.306	101.206
5.500	103.596	103.496	103.396	5.500	103.496	103.396	103.296	4.990	101.697	101.597	101.497	4.990	101.597	101.497	101.397
5.625	103.924	103.809	103.724	5.625	103.824	103.709	103.624	5.000	101.797	101.697	101.597	5.000	101.697	101.597	101.497
5.750	104.311	104.195	104.111	5.750	104.211	104.095	104.011	5.125	102.328	102.228	102.123	5.125	102.228	102.128	102.013
5.875	104.650	104.550	104.450	5.875	104.550	104.450	104.350	5.250	102.720	102.620	102.504	5.250	102.620	102.520	102.404
5.990	104.848	104.748	104.648	5.990	104.748	104.648	104.548	5.375	102.966	102.866	102.750	5.375	102.866	102.766	102.650
6.000	104.948	104.848	104.748	6.000	104.848	104.748	104.648	5.500	103.184	103.084	102.968	5.500	103.084	102.984	102.868
6.125	104.994	104.894	104.794	6.125	104.894	104.794	104.694	5.625	103.635	103.520	103.435	5.625	103.535	103.420	103.335
6.250	105.720	105.620	105.520	6.250	105.620	105.520	105.420	5.750	104.080	103.965	103.880	5.750	103.980	103.865	103.780

15 Year							
≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	93.852	93.752	93.652	2.750	93.752	93.652	93.552
2.875	94.525	94.425	94.325	2.875	94.425	94.325	94.225
2.990	95.086	94.986	94.886	2.990	94.986	94.886	94.786
3.000	95.186	95.086	94.986	3.000	95.086	94.986	94.886
3.125	95.785	95.685	95.585	3.125	95.685	95.585	95.485
3.250	96.269	96.169	96.069	3.250	96.169	96.069	95.969
3.375	96.767	96.667	96.567	3.375	96.667	96.567	96.467
3.500	97.417	97.317	97.217	3.500	97.317	97.217	97.117
3.625	97.968	97.868	97.768	3.625	97.868	97.768	97.668
3.750	98.426	98.326	98.226	3.750	98.326	98.226	98.126
3.875	98.910	98.810	98.710	3.875	98.810	98.710	98.610
3.990	99.226	99.126	99.026	3.990	99.126	99.026	98.926
4.000	99.326	99.226	99.126	4.000	99.226	99.126	99.026
4.125	99.848	99.748	99.648	4.125	99.748	99.648	99.548
4.250	100.165	100.065	99.965	4.250	100.065	99.965	99.865
4.375	100.418	100.318	100.218	4.375	100.318	100.218	100.118
4.500	100.696	100.596	100.496	4.500	100.596	100.496	100.396
4.625	101.064	100.964	100.864	4.625	100.964	100.864	100.764
4.750	101.360	101.260	101.160	4.750	101.260	101.160	101.060

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	97.554	97.454	97.354	4.250	97.454	97.354	97.254	2.750	93.477	93.377	93.277	2.750	93.377	93.277	93.177
4.375	98.083	97.983	97.883	4.375	97.983	97.883	97.783	2.875	94.150	94.050	93.950	2.875	94.050	93.950	93.850
4.500	98.728	98.628	98.528	4.500	98.628	98.528	98.428	2.990	94.711	94.611	94.511	2.990	94.611	94.511	94.411
4.625	99.397	99.297	99.197	4.625	99.297	99.197	99.097	3.000	94.811	94.711	94.611	3.000	94.711	94.611	94.511
4.750	99.968	99.868	99.768	4.750	99.868	99.768	99.668	3.125	95.410	95.310	95.210	3.125	95.310	95.210	95.110
4.875	100.451	100.351	100.251	4.875	100.351	100.251	100.151	3.250	95.894	95.794	95.694	3.250	95.794	95.694	95.594
4.990	100.778	100.678	100.578	4.990	100.678	100.578	100.478	3.375	96.392	96.292	96.192	3.375	96.292	96.192	96.092
5.000	100.878	100.778	100.678	5.000	100.778	100.678	100.578	3.500	96.917	96.817	96.717	3.500	96.817	96.717	96.617
5.125	100.691	100.591	100.491	5.125	100.591	100.491	100.391	3.625	97.468	97.368	97.268	3.625	97.368	97.268	97.168
5.250	101.210	101.110	101.010	5.250	101.110	101.010	100.910	3.750	97.926	97.826	97.726	3.750	97.826	97.726	97.626
5.375	101.627	101.527	101.427	5.375	101.527	101.427	101.327	3.875	98.410	98.310	98.210	3.875	98.310	98.210	98.110
5.500	101.971	101.871	101.771	5.500	101.871	101.771	101.671	3.990	98.046	97.946	97.846	3.990	97.946	97.846	97.746
5.625	100.970	100.855	100.770	5.625	100.870	100.755	100.670	4.000	98.146	98.046	97.946	4.000	98.046	97.946	97.846
5.750	101.357	101.241	101.157	5.750	101.257	101.141	101.057	4.125	98.668	98.568	98.468	4.125	98.568	98.468	98.368
5.875	101.546	101.446	101.346	5.875	101.446	101.346	101.246	4.250	98.985	98.885	98.785	4.250	98.885	98.785	98.685
5.990	101.594	101.494	101.394	5.990	101.494	101.394	101.294	4.375	99.238	99.138	99.038	4.375	99.138	99.038	98.938
6.000	101.694	101.594	101.494	6.000	101.594	101.494	101.394	4.500	99.117	99.017	98.917	4.500	99.017	98.917	98.817
6.125	101.590	101.490	101.390	6.125	101.490	101.390	101.290	4.625	99.485	99.385	99.285	4.625	99.385	99.285	99.185
6.250	102.166	102.066	101.966	6.250	102.066	101.966	101.866	4.750	99.781	99.681	99.581	4.750	99.681	99.581	99.481

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/I Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250



AFR Loan Center

Lockdesk e-mail:

Lockdesk@afrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

8/22/2018

45 Day Lock Exp.:

9/6/2018

60 Day Lock Exp.:

9/21/2018

W. Rate Sheet Dated: 7/23/2018

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
4.250	99.864	99.764	99.664	3.750	97.802	97.702	97.602	2.750	95.352	95.252	95.152	4.250	99.004	98.904	98.804	2.750	94.977	94.877	94.777
4.375	100.393	100.293	100.193	3.875	98.361	98.261	98.161	2.875	96.025	95.925	95.825	4.375	99.533	99.433	99.333	2.875	95.650	95.550	95.450
4.500	101.038	100.938	100.838	3.990	98.950	98.850	98.750	2.990	96.586	96.486	96.386	4.500	100.178	100.078	99.978	2.990	96.211	96.111	96.011
4.625	101.754	101.654	101.554	4.000	99.050	98.950	98.850	3.000	96.686	96.586	96.486	4.625	100.847	100.747	100.647	3.000	96.311	96.211	96.111
4.750	102.325	102.225	102.125	4.125	99.731	99.631	99.531	3.125	97.285	97.185	97.085	4.750	101.418	101.318	101.218	3.125	96.910	96.810	96.710
4.875	102.808	102.708	102.608	4.250	100.293	100.193	100.093	3.250	97.769	97.669	97.569	4.875	101.901	101.801	101.701	3.250	97.394	97.294	97.194
4.990	103.135	103.035	102.935	4.375	100.895	100.795	100.695	3.375	98.267	98.167	98.067	4.990	102.228	102.128	102.028	3.375	97.892	97.792	97.692
5.000	103.235	103.135	103.035	4.500	101.541	101.441	101.341	3.500	98.917	98.817	98.717	5.000	102.328	102.228	102.128	3.500	98.417	98.317	98.217
5.125	103.766	103.666	103.566	4.625	102.108	102.008	101.908	3.625	99.468	99.368	99.268	5.125	102.141	102.041	101.941	3.625	98.968	98.868	98.768
5.250	104.285	104.185	104.085	4.750	102.636	102.536	102.436	3.750	99.926	99.826	99.726	5.250	102.660	102.560	102.460	3.750	99.426	99.326	99.226
5.375	104.702	104.602	104.502	4.875	102.956	102.856	102.756	3.875	100.410	100.310	100.210	5.375	103.077	102.977	102.877	3.875	99.910	99.810	99.710
5.500	105.046	104.946	104.846	4.990	103.147	103.047	102.947	3.990	100.726	100.626	100.526	5.500	103.421	103.321	103.221	3.990	99.546	99.446	99.346
5.625	105.374	105.259	105.174	5.000	103.247	103.147	103.047	4.000	100.826	100.726	100.626	5.625	102.420	102.305	102.220	4.000	99.646	99.546	99.446
5.750	105.761	105.645	105.561	5.125	103.778	103.678	103.563	4.125	101.348	101.248	101.148	5.750	102.807	102.691	102.607	4.125	100.168	100.068	99.968
5.875	106.100	106.000	105.900	5.250	104.170	104.070	103.954	4.250	101.665	101.565	101.465	5.875	102.996	102.896	102.796	4.250	100.485	100.385	100.285
5.990	106.298	106.198	106.098	5.375	104.416	104.316	104.200	4.375	101.918	101.818	101.718	5.990	103.044	102.944	102.844	4.375	100.738	100.638	100.538
6.000	106.398	106.298	106.198	5.500	104.634	104.534	104.418	4.500	102.196	102.096	101.996	6.000	103.144	103.044	102.944	4.500	100.617	100.517	100.417
6.125	106.444	106.344	106.244	5.625	105.085	104.970	104.885	4.625	102.564	102.464	102.364	6.125	103.040	102.940	102.840	4.625	100.985	100.885	100.785
6.250	107.170	107.070	106.970	5.750	105.530	105.415	105.330	4.750	102.860	102.760	102.660	6.250	103.616	103.516	103.416	4.750	101.281	101.181	101.081

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

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.: **8/22/2018**

45 Day Lock Exp.: **9/6/2018**

60 Day Lock Exp.: **9/21/2018**

W. Rate Sheet Dated: **7/23/2018**

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	96.190	96.065	95.940	
4.125	97.295	97.170	97.045	
4.250	98.106	97.981	97.856	
4.375	98.767	98.642	98.517	
4.500	99.343	99.218	99.093	
4.625	99.860	99.735	99.610	
4.750	100.307	100.182	100.057	
4.875	100.708	100.583	100.458	
5.000	101.039	100.914	100.789	
5.125	101.324	101.199	101.074	
5.250	101.521	101.396	101.271	
5.375	101.719	101.594	101.469	
5.500	101.847	101.722	101.597	

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	96.865	96.740	96.615	
3.625	97.326	97.201	97.076	
3.750	97.747	97.622	97.497	
3.875	98.348	98.223	98.098	
4.000	98.688	98.563	98.438	
4.125	98.939	98.814	98.689	
4.250	99.223	99.098	98.973	
4.375	99.482	99.357	99.232	
4.500	99.729	99.604	99.479	
4.625	99.995	99.870	99.745	
4.750	100.263	100.138	100.013	

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	97.361	97.236	97.111	
3.375	97.830	97.705	97.580	
3.500	98.268	98.143	98.018	
3.625	98.671	98.546	98.421	
3.750	99.042	98.917	98.792	
3.875	99.383	99.258	99.133	
4.000	99.697	99.572	99.447	
4.125	100.039	99.914	99.789	
4.250	100.359	100.234	100.109	
4.375	100.668	100.543	100.418	
4.500	100.977	100.852	100.727	
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)