AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

AFR Wholesale's Website | AFR Rate Sheet Archive

Lock Desk e-mail: LockDesk@afrwholesale.com
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015

Release Time: 10:00 AM ET

STANDARD GOVERNMENT PRODUCT

30/25 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
3.250	100.256	100.006	99.756
3.375	100.556	100.306	100.056
3.500	101.356	101.106	100.856
3.625	101.456	101.206	100.956
3.750	103.203	102.953	102.703
3.875	103.703	103.453	103.203
4.000	104.253	104.003	103.753
4.125	104.353	104.103	103.853
4.250	105.119	104.869	104.619
4.375	105.354	105.104	104.854
4.500	105.919	105.669	105.419
4.625	106.019	105.769	105.519
4.750	105.863	105.613	105.363
4.875	106.263	106.013	105.763
5.000	106.813	106.563	106.313
5.125	106.863	106.613	106.363
5.250	N/A	N/A	N/A
5.375	N/A	N/A	N/A
5.500	N/A	N/A	N/A

20 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
3.250	100.006	99.756	99.506
3.375	100.306	100.056	99.806
3.500	101.106	100.856	100.606
3.625	101.206	100.956	100.706
3.750	102.953	102.703	102.453
3.875	103.453	103.203	102.953
4.000	104.003	103.753	103.503
4.125	104.103	103.853	103.603
4.250	104.869	104.619	104.369
4.375	105.104	104.854	104.604
4.500	105.669	105.419	105.169
4.625	105.769	105.519	105.269
4.750	105.613	105.363	105.113
4.875	106.013	105.763	105.513
5.000	106.563	106.313	106.063
5.125	106.613	106.363	106.113
5.250	N/A	N/A	N/A
5.375	N/A	N/A	N/A
5.500	N/A	N/A	N/A

15/10 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
2.750	100.824	100.574	100.324
2.875	101.124	100.874	100.624
3.000	101.374	101.124	100.874
3.125	101.524	101.274	101.024
3.250	103.015	102.765	102.515
3.375	103.315	103.065	102.815
3.500	103.565	103.315	103.065
3.625	103.715	103.465	103.215
3.750	104.398	104.148	103.898
3.875	104.698	104.448	104.198
4.000	104.898	104.648	104.398
4.125	105.048	104.798	104.548
4.250	N/A	N/A	N/A
4.375	N/A	N/A	N/A
4.500	N/A	N/A	N/A
4.625	N/A	N/A	N/A
4.750	N/A	N/A	N/A

5/1 Arm Government "Caps 1/1/5" Standard Product

Rate	30 Day	45 Day	60 Day
2.875	98.103	97.853	97.603
3.000	98.353	98.103	97.853
3.125	98.453	98.203	97.953
3.250	100.228	99.978	99.728
3.375	100.478	100.228	99.978
Margin = 2.250		Index = 0.360	

Buyer's Bonus

Government Purchase Transactions	0.250

Buyer's Bonus excludes all Specialty Government products.

SPECIALTY GOVERNMENT PRODUCT - Manufactured Homes , all 203(k) , 203(h) , VA IRRRL , OTC

30/25 Year Government Specialty Product

Rate	30 Day	45 Day	60 Day
3.250	99.756	99.506	99.256
3.375	100.056	99.806	99.556
3.500	100.856	100.606	100.356
3.625	100.956	100.706	100.456
3.750	102.703	102.453	102.203
3.875	103.203	102.953	102.703
4.000	103.753	103.503	103.253
4.125	103.853	103.603	103.353
4.250	104.619	104.369	104.119
4.375	104.854	104.604	104.354
4.500	105.419	105.169	104.919
4.625	105.519	105.269	105.019
4.750	105.363	105.113	104.863
4.875	105.763	105.513	105.263
5.000	106.313	106.063	105.813
5.125	106.363	106.113	105.863
5.250	N/A	N/A	N/A
5.375	N/A	N/A	N/A
5.500	N/A	N/A	N/A

15/10 Year Government Specialty Product

Rate	30 Day	45 Day	60 Day
2.750	100.374	100.124	99.874
2.875	100.674	100.424	100.174
3.000	100.924	100.674	100.424
3.125	101.074	100.824	100.574
3.250	102.565	102.315	102.065
3.375	102.865	102.615	102.365
3.500	103.115	102.865	102.615
3.625	103.265	103.015	102.765
3.750	103.948	103.698	103.448
3.875	104.248	103.998	103.748
4.000	104.448	104.198	103.948
4.125	104.598	104.348	104.098
4.250	N/A	N/A	N/A
4.375	N/A	N/A	N/A
4.500	N/A	N/A	N/A
4.625	N/A	N/A	N/A
4.750	N/A	N/A	N/A

Specialty Adj.

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

20 Year Government Specialty Product

Rate	30 Day	45 Day	60 Day
3.250	99.506	99.256	99.006
3.375	99.806	99.556	99.306
3.500	100.606	100.356	100.106
3.625	100.706	100.456	100.206
3.750	102.453	102.203	101.953
3.875	102.953	102.703	102.453
4.000	103.503	103.253	103.003
4.125	103.603	103.353	103.103
4.250	104.369	104.119	103.869
4.375	104.604	104.354	104.104
4.500	105.169	104.919	104.669
4.625	105.269	105.019	104.769
4.750	105.113	104.863	104.613
4.875	105.513	105.263	105.013
5.000	106.063	105.813	105.563
5.125	106.113	105.863	105.613
5.250	N/A	N/A	N/A
5.375	N/A	N/A	N/A
5.500	N/A	N/A	N/A

5/1 Arm Government "Caps 1/1/5" Specialty Product

Rate	30 Day	45 Day	60 Day
2.875	97.363	97.113	96.863
3.000	97.613	97.363	97.113
3.125	97.713	97.463	97.213
3.250	99.488	99.238	98.988
3.375	99.738	99.488	99.238
Margin = 2.250		Index = 0.360	

30 Year One Time Close "OTC" Specialty Product

Rate	30 Day	45 Day	60 Day
3.000	N/A	N/A	N/A
3.500	98.681	98.431	98.181
4.000	101.578	101.328	101.078
4.500	103.244	102.994	102.744
5.000	104.138	103.888	103.638

15 Year One Time Close "OTC" Specialty Product

Rate	30 Day	45 Day	60 Day
3.000	99.290	99.040	98.790
3.500	101.481	101.231	100.981
4.000	102.814	102.564	102.314
4.500	N/A	N/A	N/A
5.000	N/A	N/A	N/A

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs

Adjusters	All Terms	Adjusters	All Terms
FICO 640 - 659	-0.500	NY	-0.250
FICO 620 - 639	-0.750	AZ, CA, FL, LA, MA, NJ, NV, UT	-0.150
FICO 600 - 619	-1.500	Non Owner Occupancy	-2.000

Base Loan Amount Adjuster

$0 - $74,999	-2.000
$75,000 - $124,999	-0.750
$125,000 - $199,999	-0.375
High Balance	-1.500
VA Jumbo	-1.500
Extension Options:	-0.018 per calendar day

Max USDA - GRH Rate Today	8/11/2015	4.750%

American Financial Resources, Inc. - Announcements

The OTC program is not available for TF clients.

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

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (**7pm ET**) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 | FHA ID# - 1358600006

Full Lock Desk Policy Can Be Found Here | AFR Guidelines

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

AFR Wholesale's Website   AFR Rate Sheet Archive

Lock Desk e-mail: LockDesk@afrwholesale.com
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015   **Release Time:** 10:00 AM ET

DURP 30/25 Year

Rate	≤ 105% LTV 30 Day	≤ 105% LTV 45 Day	≤ 105% LTV 60 Day	> 105% LTV 30 Day	> 105% LTV 45 Day	> 105% LTV 60 Day
3.250	95.651	95.401	95.151	93.051	92.801	92.551
3.375	96.493	96.243	95.993	94.198	93.948	93.698
3.500	97.409	97.159	96.909	95.419	95.169	94.919
3.625	98.400	98.150	97.900	96.714	96.464	96.214
3.750	99.350	99.100	98.850	97.926	97.676	97.426
3.875	100.117	99.867	99.617	98.865	98.615	98.365
3.990	100.816	100.566	100.316	99.736	99.486	99.236
4.000	100.916	100.666	100.416	99.836	99.586	99.336
4.125	101.747	101.497	101.247	100.839	100.589	100.339
4.250	102.505	102.255	102.005	101.746	101.496	101.246
4.375	103.078	102.828	102.578	102.421	102.171	101.921
4.500	103.702	103.452	103.202	103.146	102.896	102.646
4.625	104.376	104.126	103.876	103.922	103.672	103.422
4.750	105.028	104.778	104.528	104.655	104.405	104.155
4.875	105.559	105.309	105.059	105.226	104.976	104.726
4.990	105.990	105.740	105.490	105.696	105.446	105.196
5.000	106.090	105.840	105.590	105.796	105.546	105.296
5.125	106.622	106.372	106.122	N/A	N/A	N/A

DURP 20 Year

Rate	≤ 105% LTV 30 Day	≤ 105% LTV 45 Day	≤ 105% LTV 60 Day	> 105% LTV 30 Day	> 105% LTV 45 Day	> 105% LTV 60 Day
3.125	94.459	94.209	93.959	93.998	93.748	93.498
3.250	95.852	95.602	95.352	95.221	94.971	94.721
3.375	96.750	96.500	96.250	96.079	95.829	95.579
3.500	97.649	97.399	97.149	97.010	96.760	96.510
3.625	98.547	98.297	98.047	98.017	97.767	97.517
3.750	99.363	99.113	98.863	98.967	98.717	98.467
3.875	100.004	99.754	99.504	99.703	99.453	99.203
3.990	100.544	100.294	100.044	100.371	100.121	99.871
4.000	100.644	100.394	100.144	100.471	100.221	99.971
4.125	101.285	101.035	100.785	101.270	101.020	100.770
4.250	101.915	101.665	101.415	102.007	101.757	101.507
4.375	102.525	102.275	102.025	102.580	102.330	102.080
4.500	103.134	102.884	102.634	103.204	102.954	102.704
4.625	103.744	103.494	103.244	103.878	103.628	103.378
4.750	104.263	104.013	103.763	104.485	104.235	103.985
4.875	104.591	104.341	104.091	104.876	104.626	104.376
4.990	104.819	104.569	104.319	105.167	104.917	104.667
5.000	104.919	104.669	104.419	105.267	105.017	104.767

DURP 15 Year

Rate	≤ 105% LTV 30 Day	≤ 105% LTV 45 Day	≤ 105% LTV 60 Day	> 105% LTV 30 Day	> 105% LTV 45 Day	> 105% LTV 60 Day
2.250	93.393	93.143	92.893	N/A	N/A	N/A
2.375	94.835	94.585	94.335	N/A	N/A	N/A
2.500	96.278	96.028	95.778	92.680	92.430	92.180
2.625	97.310	97.060	96.810	93.912	93.662	93.412
2.750	97.978	97.728	97.478	94.893	94.643	94.393
2.875	98.674	98.424	98.174	95.901	95.651	95.401
2.990	99.297	99.047	98.797	96.837	96.587	96.337
3.000	99.397	99.147	98.897	96.937	96.687	96.437
3.125	100.036	99.786	99.536	97.823	97.573	97.323
3.250	100.596	100.346	100.096	98.571	98.321	98.071
3.375	101.179	100.929	100.679	99.342	99.092	98.842
3.500	101.786	101.536	101.286	100.136	99.886	99.636
3.625	102.254	102.004	101.754	100.743	100.493	100.243
3.750	102.608	102.358	102.108	101.190	100.940	100.690
3.875	103.008	102.758	102.508	101.685	101.435	101.185
3.990	103.356	103.106	102.856	102.126	101.876	101.626
4.000	103.456	103.206	102.956	102.226	101.976	101.726
4.125	103.926	103.676	103.426	102.790	102.540	102.290

DURP 10 Year

Rate	≤ 105% LTV 30 Day	≤ 105% LTV 45 Day	≤ 105% LTV 60 Day	> 105% LTV 30 Day	> 105% LTV 45 Day	> 105% LTV 60 Day
2.250	92.977	92.727	92.477	N/A	N/A	N/A
2.375	94.419	94.169	93.919	N/A	N/A	N/A
2.500	95.861	95.611	95.361	92.480	92.230	91.980
2.625	96.948	96.698	96.448	93.712	93.462	93.212
2.750	97.705	97.455	97.205	94.693	94.443	94.193
2.875	98.463	98.213	97.963	95.701	95.451	95.201
2.990	99.121	98.871	98.621	96.637	96.387	96.137
3.000	99.221	98.971	98.721	96.737	96.487	96.237
3.125	99.803	99.553	99.303	97.623	97.373	97.123
3.250	100.222	99.972	99.722	98.371	98.121	97.871
3.375	100.640	100.390	100.140	99.142	98.892	98.642
3.500	101.059	100.809	100.559	99.936	99.686	99.436
3.625	101.411	101.161	100.911	100.543	100.293	100.043
3.750	101.702	101.452	101.202	100.990	100.740	100.490
3.875	101.992	101.742	101.492	101.485	101.235	100.985
3.990	102.182	101.932	101.682	101.926	101.676	101.426
4.000	102.282	102.032	101.782	102.026	101.776	101.526
4.125	102.572	102.322	102.072	102.572	102.322	102.072

Applicable for all mortgage with greater than 15 year terms

LTV → / FICO ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105.00%	> 105%
≥ 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 delivers to AFR in accordance with the Selling Guide

DU Refi Plus Adjusters

Adjusters	30/25 yr	20/15/10 yr
DURP with MI	0.000	0.000
High Balance	-2.500	-2.500
Manufactured	-1.000	-1.000
NY	-0.250	-0.250
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	-0.150	-0.150
Extension Options	-0.018 per calendar day	

LTV Range

Product Feature	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105.00%	> 105%
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125	-4.125
High-LTV										
30/25 year	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-1.000
20/15/10 year	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-1.000
Multiple-Unit Properties										
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
Condominium	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750

Refi Plus Mortgages with Subordinate Financing *

LTV Range	CLTV Range	Non Interest-Only LLPA Credit Score < 720	Non Interest-Only LLPA Credit Score ≥ 720
65.01 - 75.00%	90.01 - 95.00%	-0.500	-0.250
75.01 - 95.00%	90.01 - 95.00%	-0.500	-0.250
75.01 - 90.00%	76.01 - 90.00%	-0.250	0.000
Any	>95.00%	-1.500	-1.500

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

Loan Level Price Adjuster Caps

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

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00   FHA ID# - 1358600006

Full Lock Desk Policy Can Be Found Here   AFR Guidelines

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

W. Rate Sheet Dated: 8/11/2015

AFR Wholesale's Website   AFR Rate Sheet Archive

Lock Desk e-mail:	LockDesk@afrwholesale.com
Lock Desk Phone:	1-877-588-2706
Lock Desk Hours:	10:00 am ET - 7:00 pm ET

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

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

30/25 Year FNMA

Rate	30 day	45 day	60 day
3.000	94.177	93.927	93.902
3.125	95.583	95.333	95.308
3.250	96.801	96.551	96.526
3.375	97.643	97.393	97.368
3.500	98.559	98.309	98.284
3.625	99.550	99.300	99.275
3.750	100.500	100.250	100.225
3.875	101.267	101.017	100.992
3.990	102.016	101.766	101.741
4.000	102.066	101.816	101.791
4.125	102.897	102.647	102.622
4.250	103.655	103.405	103.380
4.375	104.228	103.978	103.953
4.500	104.852	104.602	104.577
4.625	105.526	105.276	105.251
4.750	106.178	105.928	105.903
4.875	106.709	106.459	106.434
4.990	107.190	106.940	106.915
5.000	107.240	106.990	106.965
5.125	107.772	107.522	107.497

20 Year FNMA

Rate	30 day	45 day	60 day
2.990	94.794	94.544	94.294
3.000	94.844	94.594	94.344
3.125	96.469	96.219	95.969
3.250	97.862	97.612	97.362
3.375	98.760	98.510	98.260
3.500	99.659	99.409	99.159
3.625	100.557	100.307	100.057
3.750	101.373	101.123	100.873
3.875	102.014	101.764	101.514
3.990	102.604	102.354	102.104
4.000	102.654	102.404	102.154
4.125	103.295	103.045	102.795
4.250	103.925	103.675	103.425
4.375	104.535	104.285	104.035
4.500	105.144	104.894	104.644
4.625	105.754	105.504	105.254
4.750	106.273	106.023	105.773
4.875	106.601	106.351	106.101
4.990	106.879	106.629	106.379
5.000	106.929	106.679	106.429

15 Year FNMA

Rate	30 day	45 day	60 day
2.000	#N/A	#N/A	#N/A
2.125	#N/A	#N/A	#N/A
2.250	94.143	93.893	93.643
2.375	95.585	95.335	95.085
2.500	97.028	96.778	96.528
2.625	98.060	97.810	97.560
2.750	98.728	98.478	98.228
2.875	99.424	99.174	98.924
2.990	100.097	99.847	99.597
3.000	100.147	99.897	99.647
3.125	100.786	100.536	100.286
3.250	101.346	101.096	100.846
3.375	101.929	101.679	101.429
3.500	102.536	102.286	102.036
3.625	103.004	102.754	102.504
3.750	103.358	103.108	102.858
3.875	103.758	103.508	103.258
3.990	104.156	103.906	103.656
4.000	104.206	103.956	103.706
4.125	104.676	104.426	104.176

10 Year FNMA

Rate	30 day	45 day	60 day
2.000	N/A	N/A	N/A
2.125	N/A	N/A	N/A
2.250	94.987	94.737	94.487
2.375	96.429	96.179	95.929
2.500	97.871	97.621	97.371
2.625	98.958	98.708	98.458
2.750	99.715	99.465	99.215
2.875	100.473	100.223	99.973
2.990	101.181	100.931	100.681
3.000	101.231	100.981	100.731
3.125	101.813	101.563	101.313
3.250	102.232	101.982	101.732
3.375	102.650	102.400	102.150
3.500	103.069	102.819	102.569
3.625	103.421	103.171	102.921
3.750	103.712	103.462	103.212
3.875	104.002	103.752	103.502
3.990	104.242	103.992	103.742
4.000	104.292	104.042	103.792
4.125	104.582	104.332	104.082

30/25 Year HB FNMA

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	95.011	94.761	94.511
3.375	96.119	95.869	95.619
3.500	97.300	97.050	96.800
3.625	98.557	98.307	98.057
3.750	99.687	99.437	99.187
3.875	100.454	100.204	99.954
3.990	101.203	100.953	100.703
4.000	101.253	101.003	100.753
4.125	102.084	101.834	101.584
4.250	102.727	102.477	102.227
4.375	102.941	102.691	102.441
4.500	103.205	102.955	102.705
4.625	103.520	103.270	103.020
4.750	103.908	103.658	103.408
4.875	104.377	104.127	103.877
4.990	104.795	104.545	104.295
5.000	104.845	104.595	104.345
5.125	105.314	105.064	104.814
5.250	105.783	105.533	105.283

15 Year HB FNMA

Rate	30 day	45 day	60 day
2.000	N/A	N/A	N/A
2.125	N/A	N/A	N/A
2.250	N/A	N/A	N/A
2.375	N/A	N/A	N/A
2.500	95.813	95.563	95.313
2.625	97.016	96.766	96.516
2.750	97.840	97.590	97.340
2.875	98.692	98.442	98.192
2.990	99.522	99.272	99.022
3.000	99.572	99.322	99.072
3.125	100.286	100.036	99.786
3.250	100.846	100.596	100.346
3.375	101.429	101.179	100.929
3.500	102.036	101.786	101.536
3.625	102.390	102.140	101.890
3.750	102.525	102.275	102.025
3.875	102.707	102.457	102.207
3.990	102.886	102.636	102.386
4.000	102.936	102.686	102.436
4.125	103.187	102.937	102.687

Adjustments

Applicable for all mortgages with greater than 15 year terms

LTV → / FICO ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	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

All Loan Type Adjustments

Adjusters	All Terms
NY	-0.250
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	-0.150
Escrow Waiver	-0.250
Loan Amount Adjusters	**All Terms**
$0 - $74,999	-2.000
$75,000 - $124,999	-0.750
$125,000 - $199,999	-0.375
$200,000 - $417,000	0.000
FNMA HomeStyle Renovation	-1.000
Extension Options	-0.018 per calendar day

LTV → / Product Feature ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
High-LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	N/A	N/A	N/A
Manufactured	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	N/A
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A
3-4 Unit Property	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A	N/A
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750
High Balance C/O Refi	-1.000	N/A	N/A	N/A	N/A	N/A	N/A	N/A

Cash-Out Refinance

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

Mortgages with Subordinate Financing *

LTV Range	CLTV Range	Non Interest-Only LLPA 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.

Lender Paid MI Adjustments (cumulative with above adjustments)

LPMI Adjust Term > 20 yr & All Manuf.

LTV → / FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 740	-0.990	-1.370	-2.150	-3.080
720 - 739	-1.120	-1.720	-2.350	-3.080
680 - 719	-1.330	-2.170	-3.290	-3.850

LPMI Adjust Term ≤ 20 yr

LTV → / FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 740	-0.880	-1.100	-1.650	-3.080
720 - 739	-1.050	-1.370	-2.170	-3.080
680 - 719	-1.190	-1.540	-2.940	-3.850

Additional LPMI Premium Adjustments

Product Feature	FICO ≥ 740	720 - 739	680 - 719
Limited Cash-Out	0.000	0.000	-0.530
Cash-Out	-0.500	-0.700	-1.000
Second Home	-0.250	-0.490	-0.700
Manufactured Home	-0.500	-0.700	-1.000
Loan Amount > $417,000 *	-0.400	-0.880	-1.400
Term ≤ 25 year	0.180	0.180	0.280
Investment Property	-1.190	-1.330	N/A

*** Does not apply in HI**

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00	FHA ID# - 1358600006
Full Lock Desk Policy Can Be Found Here	AFR Guidelines

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

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

AFR Wholesale's Website | AFR Rate Sheet Archive

Lock Desk e-mail: LockDesk@afrwholesale.com
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

prices are subject to change without notice

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

W. Rate Sheet Dated: 8/11/2015 **Release Time:** 10:00 AM ET

FNMA MCM 30 Year

Note Rate	30 Day	45 Day	60 Day
2.875	N/A	N/A	N/A
3.000	N/A	N/A	N/A
3.125	N/A	N/A	N/A
3.250	94.302	94.052	93.802
3.375	95.520	95.270	95.020
3.500	96.362	96.112	95.862
3.625	97.278	97.028	96.778
3.750	98.269	98.019	97.769
3.875	99.219	98.969	98.719
4.000	99.985	99.735	99.485
4.125	100.784	100.534	100.284
4.250	101.615	101.365	101.115
4.375	102.374	102.124	101.874
4.500	102.947	102.697	102.447
4.625	103.570	103.320	103.070
4.750	104.245	103.995	103.745
4.875	104.897	104.647	104.397
5.000	105.428	105.178	104.928
5.125	105.959	105.709	105.459
5.250	106.490	106.240	105.990

FNMA HB MCM 30 Year

Note 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	N/A	N/A	N/A
3.375	93.674	93.424	93.174
3.500	94.776	94.526	94.276
3.625	95.952	95.702	95.452
3.750	97.202	96.952	96.702
3.875	98.377	98.127	97.877
4.000	99.141	98.891	98.641
4.125	99.937	99.687	99.437
4.250	100.766	100.516	100.266
4.375	101.462	101.212	100.962
4.500	101.671	101.421	101.171
4.625	101.931	101.681	101.431
4.750	102.242	101.992	101.742
4.875	102.620	102.370	102.120
5.000	103.089	102.839	102.589
5.125	103.558	103.308	103.058
5.250	104.027	103.777	103.527
5.375	104.495	104.245	103.995

All Loan Type Adjustments

Adjusters	All Terms
NY	-0.250
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	-0.150
Escrow Waiver	-0.250
Subortinate Financing	-0.500
Loan Amount Adjusters	**All Terms**
$0 - $74,999	-2.000
$75,000 - $124,999	-0.750
$125,000 - $199,999	-0.375
$200,000 - $417,000	0.000
Extension Options	-0.018 per calendar day

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 | FHA ID# - 1358600006

Full Lock Desk Policy Can Be Found Here | AFR Guidelines

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

[AFR Wholesale's Website](#) [AFR Rate Sheet Archive](#)
Lock Desk e-mail: LockDesk@afrwholesale.com
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015
Release Time: 10:00 AM ET

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

30/25 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
3.250	95.058	94.808	94.558
3.375	96.197	95.947	95.697
3.500	97.306	97.056	96.806
3.625	98.349	98.099	97.849
3.750	99.175	98.925	98.675
3.875	99.863	99.613	99.363
4.000	100.703	100.453	100.203
4.125	101.627	101.377	101.127
4.250	102.305	102.055	101.805
4.375	102.851	102.601	102.351
4.500	103.438	103.188	102.938
4.625	104.225	103.975	103.725
4.750	104.806	104.556	104.306
4.875	105.293	105.043	104.793
5.000	105.625	105.375	105.125
5.125	106.352	106.102	105.852
5.250	106.888	106.638	106.388

30/25 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
3.250	95.058	94.808	94.558
3.375	96.135	95.885	95.635
3.500	97.244	96.994	96.744
3.625	98.287	98.037	97.787
3.750	99.113	98.863	98.613
3.875	99.801	99.551	99.301
4.000	100.891	100.641	100.391
4.125	101.815	101.565	101.315
4.250	102.493	102.243	101.993
4.375	103.039	102.789	102.539
4.500	104.313	104.063	103.813
4.625	105.100	104.850	104.600
4.750	105.681	105.431	105.181
4.875	106.168	105.918	105.668
5.000	107.625	107.375	107.125
5.125	108.352	108.102	107.852
5.250	108.888	108.638	108.388

20 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
3.250	96.608	96.358	96.108
3.375	97.547	97.297	97.047
3.500	98.458	98.208	97.958
3.625	99.323	99.073	98.823
3.750	100.031	99.781	99.531
3.875	100.655	100.405	100.155
4.000	101.213	100.963	100.713
4.125	101.993	101.743	101.493
4.250	102.609	102.359	102.109
4.375	103.142	102.892	102.642
4.500	103.851	103.601	103.351
4.625	104.547	104.297	104.047
4.750	105.105	104.855	104.605
4.875	105.595	105.345	105.095
5.000	105.019	104.769	104.519
5.125	105.673	105.423	105.173
5.250	106.189	105.939	105.689

20 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
3.250	96.608	96.358	96.108
3.375	97.235	96.985	96.735
3.500	98.146	97.896	97.646
3.625	99.011	98.761	98.511
3.750	99.719	99.469	99.219
3.875	100.343	100.093	99.843
4.000	101.026	100.776	100.526
4.125	101.806	101.556	101.306
4.250	102.422	102.172	101.922
4.375	102.955	102.705	102.455
4.500	103.976	103.726	103.476
4.625	104.672	104.422	104.172
4.750	105.230	104.980	104.730
4.875	105.720	105.470	105.220
5.000	105.457	105.207	104.957
5.125	106.111	105.861	105.611
5.250	106.627	106.377	106.127

15 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
2.250	95.239	94.989	94.739
2.375	95.920	95.670	95.420
2.500	96.601	96.351	96.101
2.625	97.229	96.979	96.729
2.750	98.013	97.763	97.513
2.875	98.691	98.441	98.191
3.000	99.343	99.093	98.843
3.125	99.921	99.671	99.421
3.250	100.442	100.192	99.942
3.375	101.034	100.784	100.534
3.500	101.621	101.371	101.121
3.625	102.143	101.893	101.643
3.750	102.638	102.388	102.138
3.875	103.131	102.881	102.631
4.000	103.351	103.101	102.851
4.125	103.863	103.613	103.363
4.250	104.341	104.091	103.841

15 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
2.250	95.239	94.989	94.739
2.375	93.795	93.545	93.295
2.500	94.476	94.226	93.976
2.625	95.104	94.854	94.604
2.750	95.888	95.638	95.388
2.875	98.066	97.816	97.566
3.000	98.718	98.468	98.218
3.125	99.296	99.046	98.796
3.250	99.817	99.567	99.317
3.375	100.659	100.409	100.159
3.500	101.246	100.996	100.746
3.625	101.768	101.518	101.268
3.750	102.263	102.013	101.763
3.875	103.006	102.756	102.506
4.000	103.226	102.976	102.726
4.125	103.738	103.488	103.238
4.250	104.216	103.966	103.716

Applicable for all mortgages with greater than 15 year terms

LTV → / FICO ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	> 95.00%
≥ 740	0.000	-0.250	-0.250	-0.500	0.000	0.000	0.000	0.000
720 - 739	0.000	-0.250	-0.500	-0.750	0.000	0.000	0.000	0.000
700 - 719	0.000	-0.500	-1.000	-1.250	-0.500	-0.500	-0.500	-0.500
680 - 699	0.000	-0.500	-1.250	-1.750	-1.000	-0.750	-0.750	-0.750
660 - 679	0.000	-1.000	-2.250	-2.750	-2.250	-1.750	-1.750	-1.750
640 - 659	-0.500	-1.250	-2.750	-3.000	-2.750	-2.250	-2.250	-2.250
620 - 639	-0.500	-1.500	-3.000	-3.000	-2.750	-2.750	-2.750	-2.750
< 620 *	-0.500	-1.500	-3.000	-3.000	-2.750	-2.750	-2.750	-2.750

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

Open Access Mortgage with Subordinate Financing

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

LTV → / Product Feature ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105.00%	> 105%
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125	-4.125
30 yr. High LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-2.000
20/15 yr. High LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-2.000
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000	-2.000	-2.000	-2.000

Open Access Adjusters

Adjusters	30 year	20/15 year
High Balance	-2.500	-2.500
Condo	-0.750	-0.750
Manufactured	-1.000	-1.000
NY	-0.25	-0.25
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	-0.15	-0.15
Extension Options	-0.018 per calendar day	

Relief Refinance Mortgage Delivery Fee Cap

RRMDFC	30 year	20/15 year
Investment	2.000	2.000
Owner Occ. & Second Home ≤ 80%	2.000	2.000
Owner Occ. & Second Home > 80%	0.750	0.000

Delivery Fee Caps do not include State, High Balance, Extension Fees.

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 FHA ID# - 1358600006

Full Lock Desk Policy Can Be Found Here AFR Guidelines

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

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

[AFR Wholesale's Website] [AFR Rate Sheet Archive]

Lock Desk e-mail: LockDesk@afrwholesale.com
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015 **Release Time:** 10:00 AM ET

30/25 Year FHLMC

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	96.468	96.218	96.193
3.375	97.607	97.357	97.332
3.500	98.716	98.466	98.441
3.625	99.759	99.509	99.484
3.750	100.585	100.335	100.310
3.875	101.273	101.023	100.998
3.990	102.063	101.813	101.788
4.000	102.113	101.863	101.838
4.125	103.037	102.787	102.762
4.250	103.715	103.465	103.440
4.375	104.261	104.011	103.986
4.500	104.848	104.598	104.573
4.625	105.635	105.385	105.360
4.750	106.216	105.966	105.941
4.875	106.703	106.453	106.428
4.990	106.985	106.735	106.710
5.000	107.035	106.785	106.760
5.125	107.762	107.512	107.487
5.250	108.298	108.048	108.023

20 Year FHLMC

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	98.118	97.868	97.618
3.375	99.057	98.807	98.557
3.500	99.968	99.718	99.468
3.625	100.833	100.583	100.333
3.750	101.541	101.291	101.041
3.875	102.165	101.915	101.665
3.990	102.673	102.423	102.173
4.000	102.723	102.473	102.223
4.125	103.503	103.253	103.003
4.250	104.119	103.869	103.619
4.375	104.652	104.402	104.152
4.500	105.361	105.111	104.861
4.625	106.057	105.807	105.557
4.750	106.615	106.365	106.115
4.875	107.105	106.855	106.605
4.990	106.479	106.229	105.979
5.000	106.529	106.279	106.029
5.125	107.183	106.933	106.683
5.250	107.699	107.449	107.199

15 Year FHLMC

Rate	30 day	45 day	60 day
2.125	N/A	N/A	N/A
2.250	96.149	95.899	95.649
2.375	96.830	96.580	96.330
2.500	97.511	97.261	97.011
2.625	98.139	97.889	97.639
2.750	98.923	98.673	98.423
2.875	99.601	99.351	99.101
2.990	100.203	99.953	99.703
3.000	100.253	100.003	99.753
3.125	100.831	100.581	100.331
3.250	101.352	101.102	100.852
3.375	101.944	101.694	101.444
3.500	102.531	102.281	102.031
3.625	103.053	102.803	102.553
3.750	103.548	103.298	103.048
3.875	104.041	103.791	103.541
3.990	104.211	103.961	103.711
4.000	104.261	104.011	103.761
4.125	104.773	104.523	104.273
4.250	105.251	105.001	104.751

Adjustments

Applicable for all mortgages with greater than 15 year terms

LTV → / FICO ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%
≥ 740	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.250
720 - 739	0.000	-0.250	-0.500	-0.750	-0.500	-0.500	-0.500
700 - 719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.000
680 - 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.250
660 - 679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250
640 - 659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750
620 - 639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250

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

Cash-Out Refinance

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

Feature Adjustments

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

Mortgages with Subordinate Financing

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

Multi Unit

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

Super Conforming Mortgage

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

All Loan Type Adjustments

Adjusters	All Terms
NY	-0.250
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	-0.150
Escrow Waiver	-0.250
Loan Amount Adjusters	**All Terms**
$0 - $74,999	-2.000
$75,000 - $124,999	-0.750
$125,000 - $199,999	-0.375
$200,000 - $417,000	0.000
Super Conforming	-1.000
TX Equity Section 50(a)(6)	
All Terms & LTVs	-1.000
Extension Fee	-0.018 per calendar day

Lender Paid MI Adjustments (cumulative with above adjustments)

LPMI Adjust Term > 20 yr & All Manuf.

LTV → / FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%
≥ 740	-0.990	-1.370	-2.150
720 - 739	-1.120	-1.720	-2.350
680 - 719	-1.330	-2.170	-3.290

LPMI Adjust Term ≤ 20 yr

LTV → / FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%
≥ 740	-0.880	-1.100	-1.650
720 - 739	-1.050	-1.370	-2.170
680 - 719	-1.190	-1.540	-2.940

Additional LPMI Premium Adjustments

Product Feature	FICO ≥ 740	FICO 720 - 739	FICO 680 - 719
Limited Cash-Out	0.000	0.000	-0.530
Cash-Out	-0.500	-0.700	-1.000
Second Home	-0.250	-0.490	-0.700
Manufactured Home	-0.500	-0.700	-1.000
Loan Amount > $417,000 *	-0.400	-0.880	-1.400
Term ≤ 25 year	0.180	0.180	0.280
Investment Property	-1.190	-1.330	N/A

* Does not apply in HI

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 FHA ID# - 1358600006

Full Lock Desk Policy Can Be Found Here AFR Guidelines

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

[AFR Wholesale's Website] [AFR Rate Sheet Archive]

Lock Desk e-mail: [LockDesk@afrwholesale.com]
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015

Release Time: 10:00 AM ET

30/25 Year FHLMC HP & HPA

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	96.468	96.218	96.193
3.375	97.607	97.357	97.332
3.500	98.716	98.466	98.441
3.625	99.759	99.509	99.484
3.750	100.585	100.335	100.310
3.875	101.273	101.023	100.998
3.990	102.063	101.813	101.788
4.000	102.113	101.863	101.838
4.125	103.037	102.787	102.762
4.250	103.715	103.465	103.440
4.375	104.261	104.011	103.986
4.500	104.848	104.598	104.573
4.625	105.635	105.385	105.360
4.750	106.216	105.966	105.941
4.875	106.703	106.453	106.428
4.990	106.985	106.735	106.710
5.000	107.035	106.785	106.760
5.125	107.762	107.512	107.487
5.250	108.298	108.048	108.023

20 Year FHLMC HP & HPA

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	98.118	97.868	97.618
3.375	99.057	98.807	98.557
3.500	99.968	99.718	99.468
3.625	100.833	100.583	100.333
3.750	101.541	101.291	101.041
3.875	102.165	101.915	101.665
3.990	102.673	102.423	102.173
4.000	102.723	102.473	102.223
4.125	103.503	103.253	103.003
4.250	104.119	103.869	103.619
4.375	104.652	104.402	104.152
4.500	105.361	105.111	104.861
4.625	106.057	105.807	105.557
4.750	106.615	106.365	106.115
4.875	107.105	106.855	106.605
4.990	106.479	106.229	105.979
5.000	106.529	106.279	106.029
5.125	107.183	106.933	106.683
5.250	107.699	107.449	107.199

15 Year FHLMC HP & HPA

Rate	30 day	45 day	60 day
2.125	N/A	N/A	N/A
2.250	96.149	95.899	95.649
2.375	96.830	96.580	96.330
2.500	97.511	97.261	97.011
2.625	98.139	97.889	97.639
2.750	98.923	98.673	98.423
2.875	99.601	99.351	99.101
2.990	100.203	99.953	99.703
3.000	100.253	100.003	99.753
3.125	100.831	100.581	100.331
3.250	101.352	101.102	100.852
3.375	101.944	101.694	101.444
3.500	102.531	102.281	102.031
3.625	103.053	102.803	102.553
3.750	103.548	103.298	103.048
3.875	104.041	103.791	103.541
3.990	104.211	103.961	103.711
4.000	104.261	104.011	103.761
4.125	104.773	104.523	104.273
4.250	105.251	105.001	104.751

Adjustments

Multi Unit

LTV → Units ↓	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.01%	> 90.00%
2-Unit	0.000	0.000	0.000	0.000	0.000	0.000	0.000
3-4 Unit	0.000	0.000	0.000	0.000	0.000	0.000	-1.000

Mortgages with Subordinate Financing

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

Feature Adjustments

LTV	≤ 75%	>75%-80%	> 80%
Investment Property	-2.125	-3.375	-4.125
LTV	**All**		
Manufactured Home	-1.000		

Super Conforming Mortgage

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

All Loan Type Adjustments

Adjusters	All Terms
NY	-0.250
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	-0.150
Escrow Waiver	-0.250
Loan Amount Adjusters	**All Terms**
$0 - $74,999	-2.000
$75,000 - $124,999	-0.750
$125,000 - $199,999	-0.375
$200,000 - $417,000	0.000
Super Conforming	-1.000
TX Equity Section 50(a)(6)	
All Terms & LTVs	-1.000
Extension Fee	-0.018 per calendar day

Home Possible Mortgage

Product	Loan Purpose	LTV Ratios All Eligible
All Eligible Product	Purchase	-0.750
	Refinance	-1.500
Secondary Financing	All	-0.5

Home Possible Advantage Mortgage

Product	Loan Purpose	Credit Score All Eligible: < 680	≥680 & <720	≥ 720
All Eligible Prduct	Purchase	-1.500	-1.250	-1.000
	No Cash-out Refinance	-1.750	-1.750	-1.750

Lender Paid MI Adjustments (cumulative with above adjustments)

LPMI Adjust "All Properties but Manufactured and Multi Unit"

LTV → FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 740	-0.880	-1.100	-1.430	-2.070
720 - 739	-1.050	-1.370	-1.790	-2.070
680 - 719	-1.190	-1.540	-2.520	-2.700

LPMI Adjust "Manufactured and Multi Unit"

LTV → FICO ↓	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%
≥ 740	-0.880	-1.100	-1.430
720 - 739	-1.050	-1.370	-1.790
680 - 719	-1.190	-1.540	-2.520

Additional LPMI Premium Adjustments

Product Feature	FICO ≥ 740	FICO 720 - 739	FICO 680 - 719
Limited Cash-Out	0.000	0.000	-0.530
Second Home	-0.250	-0.490	-0.700
Manufactured Home	-0.500	-0.700	-1.000
Loan Amount > $417,000 *	-0.400	-0.880	-1.400
Term ≤ 25 year	0.180	0.180	0.280
Investment Property	-1.190	-1.330	N/A

*** Does not apply in HI**

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 FHA ID# - 1358600006

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

AMERICAN FINANCIAL RESOURCES, INC. WHOLESALE MORTGAGE DIVISION

AFR Wholesale's Website | AFR Rate Sheet Archive

Lock Desk e-mail: LockDesk@afrwholesale.com
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015
Release Time: 10:00 AM ET

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015
60 Day Lock Exp.: 10/12/2015

Non-Conforming 30 year Fixed
Max Price After Adjustments 101.750

Rate	30 day	45 day	60 day
4.000	98.643	98.503	98.362
4.125	99.205	99.065	98.924
4.250	99.767	99.627	99.486
4.375	100.298	100.158	100.017
4.500	100.829	100.689	100.548
4.625	101.329	101.189	101.048
4.750	101.829	101.689	101.548
4.875	102.298	102.158	102.017
5.000	102.548	102.408	102.267
5.125	102.798	102.658	102.517
5.250	103.017	102.877	102.736
5.375	103.236	103.096	102.955

Non-Conforming 15 year Fixed
Max Price After Adjustments 101.250

Rate	30 day	45 day	60 day
3.375	98.757	98.632	98.507
3.500	99.175	99.050	98.925
3.625	99.612	99.472	99.331
3.750	100.065	99.940	99.815
3.875	100.471	100.346	100.221
4.000	100.846	100.721	100.596
4.125	101.159	101.034	100.909
4.250	101.440	101.315	101.190
4.375	101.628	101.503	101.378
4.500	101.753	101.628	101.503
4.625	101.878	101.753	101.628
4.750	101.941	101.816	101.691

Risk Based Price Adjustments - AFR Jumbo Fixed

LTV/CLTV → FICO ↓	≤ 60.00%	60.01 - 65.00%	65.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%
≥ 780	0.600	0.500	0.450	0.000	-0.250	-1.375
760 - 779	0.600	0.500	0.300	-0.150	-0.375	-1.875
740 - 759	0.600	0.500	0.100	-0.300	-0.500	-2.000
720 - 739	0.500	0.450	0.000	-0.450	-0.850	N/A
700 - 719	0.400	0.300	-0.200	-0.750	-1.250*	N/A
680 - 699	0.300*	0.200*	-0.500*	-1.000*	-1.500*	N/A
Loan Balance						
≤ $500,000	0.000	0.000	0.000	0.000	0.000	0.000
$500,001 - $1,000,000	0.000	0.000	0.000	0.000	0.000	0.000
$1,000,001 - $1,500,000	0.000	0.000	-0.125	-0.250	-0.375*	-0.375*
$1,500,001 - $2,000,000	0.000	0.000	-0.250	-0.375*	-0.500*	-0.500*
$2,000,001 - $2,500,000	-0.125*	-0.250*	-0.375*	N/A	N/A	N/A
$2,500,001 - $3,000,000	-0.125*	-0.250*	N/A	N/A	N/A	N/A
$3,000,001 - $3,500,000	-0.375*	N/A	N/A	N/A	N/A	N/A
$3,500,001 - $4,000,000	-0.500*	N/A	N/A	N/A	N/A	N/A
$4,000,001 - $4,500,000	-0.625*	N/A	N/A	N/A	N/A	N/A
$4,500,001 - $5,000,000	-0.750*	N/A	N/A	N/A	N/A	N/A
Occupancy						
Second Home	-0.150	-0.200	-0.300	-0.450	-1.000	N/A
Property Types						
Condos	0.000	0.000	-0.125	-0.125	-0.125	-0.125
State Adjustments						
AZ	0.000	0.000	0.000	-0.250	-0.250	-0.250
FL	0.000	0.000	0.000	-0.250	-0.250	-0.250
MI	0.000	0.000	0.000	-0.375	-0.375	-0.375
NV	0.000	0.000	0.000	-0.375	-0.375	-0.375
Other Adjustments						
Cash-Out	-0.250	-0.300	-0.500	-1.500	N/A	N/A
DTI > 40	0.000	0.000	0.000	-0.125	-0.125	N/A
No Escrow	-0.100	-0.100	-0.100	-0.100	-0.100	-0.100
Purchase	0.250	0.250	0.250	0.375	0.375	0.000
Extension Options	-0.018 per calendar day					

* Please see High Reserve Guidelines

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 | FHA ID# - 1358600006

Full Lock Desk Policy Can Be Found Here | AFR Guidelines

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

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

[AFR Wholesale's Website](#) [AFR Rate Sheet Archive](#)
Lock Desk e-mail: LockDesk@afrwholesale.com
Lock Desk Phone: 1-877-588-2706
Lock Desk Hours: 10:00 am ET - 7:00 pm ET

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015 **Release Time:** 10:00 AM ET
30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015

Alt-Option Access Terms & Pricing

Maximum All-In Price After Adjustments And Before Comp Plan = 101.750

Access 30 yr Fixed (AOAP-30F)

Rate	30 day	45 day
6.875	99.624	99.460
7.000	99.931	99.762
7.125	100.238	100.064
7.250	100.545	100.366
7.375	100.853	100.668
7.500	101.160	100.970
7.625	101.467	101.272
7.750	101.775	101.574
7.875	102.082	101.876
8.000	102.389	102.178
8.125	102.696	102.480
8.250	103.004	102.782
8.375	103.311	103.085
8.500	103.618	103.387
8.625	103.926	103.689

Access 15 yr Fixed (AOAP-15F)

Rate	30 day	45 day
6.625	100.196	100.043
6.750	100.441	100.282
6.875	100.686	100.522
7.000	100.931	100.762
7.125	101.176	101.001
7.250	101.420	101.241
7.375	101.665	101.480
7.500	101.910	101.720
7.625	102.155	101.960
7.750	102.400	102.199
7.875	102.644	102.439
8.000	102.889	102.678
8.125	103.134	102.918
8.250	103.379	103.157
8.375	103.624	103.397

Access FICO / LTV Price Adjustments

FICO	LTV RATIOS					
	≤50%	50.01-60%	60.01-65%	65.01-70%	70.01-75%	75.01-80%
740+	3.250	3.000	2.500	2.250	1.750	0.500
720-739	3.250	3.000	2.500	2.125	1.375	0.125
700-719	2.750	2.500	1.750	1.250	0.500	-0.750
680-699	2.500	2.250	1.750	0.500	-0.250	-1.000
660-679	1.000	0.750	0.000	-0.500	-1.500	-2.000
640-659	0.500	0.250	-0.500	-1.000	-2.250	N/A
620-639	0.000	-0.250	-1.000	-1.500	N/A	N/A

Access Price Adjustments

	≤70% CLTV	70.01-80% CLTV
Subordinate Financing	-0.438	-0.875
	All CLTVs	
Condo	-0.250	
2nd Home/Investor Property	0.000	
CT, DE, FL, IA, IL, IN, KS, KY, LA, ME, NJ, NM, ND, OH, OK, PA, SC, SD, VT, WI	-0.125	

Alt-Option Asset Inclusion Terms & Pricing

Maximum All-In Price After Adjustments And Before Comp Plan = 101.750

Asset 30 yr Fixed (AOAIP-30F)

Rate	30 day	45 day
6.375	99.624	99.460
6.500	99.931	99.762
6.625	100.238	100.064
6.750	100.545	100.366
6.875	100.853	100.668
7.000	101.160	100.970
7.125	101.467	101.272
7.250	101.775	101.574
7.375	102.082	101.876
7.500	102.389	102.178
7.625	102.696	102.480
7.750	103.004	102.782
7.875	103.311	103.085
8.000	103.618	103.387
8.125	103.926	103.689

Asset 15 yr Fixed (AOAIP-15F)

Rate	30 day	45 day
6.125	100.196	100.043
6.250	100.441	100.282
6.375	100.686	100.522
6.500	100.931	100.762
6.625	101.176	101.001
6.750	101.420	101.241
6.875	101.665	101.480
7.000	101.910	101.720
7.125	102.155	101.960
7.250	102.400	102.199
7.375	102.644	102.439
7.500	102.889	102.678
7.625	103.134	102.918
7.750	103.379	103.157
7.875	103.624	103.397

Asset FICO / LTV Price Adjustments

FICO	LTV RATIOS					
	≤50%	50.01-60%	60.01-65%	65.01-70%	70.01-75%	75.01-80%
740+	3.250	3.000	2.500	2.250	1.750	0.500
720-739	3.250	3.000	2.500	2.125	1.375	0.125
700-719	2.750	2.500	1.750	1.250	0.500	-0.750

Asset Price Adjustments

	≤70% CLTV	70.01-80% CLTV
Subordinate Financing	0.000	-0.875
	All CLTVs	
Condo	-0.250	
2nd Home/Investor Property	0.000	
DTI>50% (Prior to utilization of assets)	-0.625	
CT, DE, FL, IA, IL, IN, KS, KY, LA, ME, NJ, NM, ND, OH, OK, PA, SC, SD, VT, WI	-0.125	

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 FHA ID# - 1358600006

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

AMERICAN FINANCIAL RESOURCES, INC.
WHOLESALE MORTGAGE DIVISION

[AFR Wholesale's Website] [AFR Rate Sheet Archive]

Lock Desk e-mail:	LockDesk@afrwholesale.com
Lock Desk Phone:	1-877-588-2706
Lock Desk Hours:	10:00 am ET - 7:00 pm ET

prices are subject to change without notice

W. Rate Sheet Dated: 8/11/2015 **Release Time:** 10:00 AM ET

30 Day Lock Exp.: 9/10/2015
45 Day Lock Exp.: 9/25/2015

Alt-Option Ratio Terms & Pricing

Maximum All-In Price After Adjustments And Before Comp Plan = 101.750

Ratio 30 yr Fixed (AORP-30F)

Rate	30 day	45 day
6.375	99.624	99.460
6.500	99.931	99.762
6.625	100.238	100.064
6.750	100.545	100.366
6.875	100.853	100.668
7.000	101.160	100.970
7.125	101.467	101.272
7.250	101.775	101.574
7.375	102.082	101.876
7.500	102.389	102.178
7.625	102.696	102.480
7.750	103.004	102.782
7.875	103.311	103.085
8.000	103.618	103.387
8.125	103.926	103.689

Ratio 15 yr Fixed (AORP-15F)

Rate	30 day	45 day
6.125	100.196	100.043
6.250	100.441	100.282
6.375	100.686	100.522
6.500	100.931	100.762
6.625	101.176	101.001
6.750	101.420	101.241
6.875	101.665	101.480
7.000	101.910	101.720
7.125	102.155	101.960
7.250	102.400	102.199
7.375	102.644	102.439
7.500	102.889	102.678
7.625	103.134	102.918
7.750	103.379	103.157
7.875	103.624	103.397

Ratio FICO / LTV Price Adjustments

FICO	LTV RATIOS					
	≤50%	50.01-60%	60.01-65%	65.01-70%	70.01-75%	75.01-80%
740+	3.250	3.000	2.500	2.250	1.750	0.500
720-739	3.250	3.000	2.500	2.125	1.375	0.125
700-719	2.750	2.500	1.750	1.250	0.500	-0.750

Ratio Price Adjustments

	≤70% CLTV	70.01-80% CLTV
Subordinate Financing	0.000	-0.875
	All CLTVs	
Condo	-0.250	
2nd Home/Investor Property	0.000	
DTI ≤43%	0.000	
DTI 43.01-47%	-0.375	
DTI 47.01-55%	-0.625	
CT, DE, FL, IA, IL, IN, KS, KY, LA, ME, NJ, NM, ND, OH, OK, PA, SC, SD, VT, WI	-0.125	

Alt-Option Income Terms & Pricing

Maximum All-In Price After Adjustments And Before Comp Plan = 101.750

Income 30 yr Fixed (AOIP-30F)

Rate	30 day	45 day
6.375	99.624	99.460
6.500	99.931	99.762
6.625	100.238	100.064
6.750	100.545	100.366
6.875	100.853	100.668
7.000	101.160	100.970
7.125	101.467	101.272
7.250	101.775	101.574
7.375	102.082	101.876
7.500	102.389	102.178
7.625	102.696	102.480
7.750	103.004	102.782
7.875	103.311	103.085
8.000	103.618	103.387
8.125	103.926	103.689

Income 15 yr Fixed (AOIP-15F)

Rate	30 day	45 day
6.125	100.196	100.196
6.250	100.441	100.441
6.375	100.686	100.686
6.500	100.931	100.931
6.625	101.176	101.176
6.750	101.420	101.420
6.875	101.665	101.665
7.000	101.910	101.910
7.125	102.155	102.155
7.250	102.400	102.400
7.375	102.644	102.644
7.500	102.889	102.889
7.625	103.134	103.134
7.750	103.379	103.379
7.875	103.624	103.624

Income FICO / LTV Price Adjustments

FICO	LTV RATIOS					
	≤50%	50.01-60%	60.01-65%	65.01-70%	70.01-75%	75.01-80%
740+	3.250	3.000	2.500	2.250	1.750	0.500
720-739	3.250	3.000	2.500	2.125	1.375	0.125
700-719	2.750	2.500	1.750	1.250	0.500	-0.750

Income Price Adjustments

	≤70% CLTV	70.01-80% CLTV
Subordinate Financing	0.000	-0.875
	All CLTVs	
Condo	-0.250	
2nd Home/Investor Property	0.000	
CT, DE, FL, IA, IL, IN, KS, KY, LA, ME, NJ, NM, ND, OH, OK, PA, SC, SD, VT, WI	-0.125	

Lock Desk Policy

The initial expiration date of the lock will be disclosed on the lock confirmation. Locks may only be extended up to 30 days past its initial lock period. Locks received after cut off (7pm ET) will be rejected. Locks accepted on loans in "Registered, Submitted, U/W-Received & U/W-Approved" status only. Locks must be e-mailed/faxed directly to the lock desk or sent through DataTrac Web. Lock requests submitted to a client's AE or AM only will not be processed.

Flood Certification = $10.00 FHA ID# - 1358600006

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