



AFR Wholesale's Website

AFR Rate Sheet Archive

Lock Desk e-mail:

LockDesk@afrrwholesale.com

Lock Desk Phone:

1-877-588-2706

Lock Desk Hours:

10:00 am ET - 7:00 pm ET

30 Day Lock Exp.: 9/11/2014

45 Day Lock Exp.: 9/26/2014

60 Day Lock Exp.: 10/13/2014

W. Rate Sheet Dated: 8/12/2014

prices are subject to change without notice

Release Time: 10:00 AM ET

STANDARD GOVERNMENT PRODUCT

30/25 Year Government Standard Product				
Rate	30 Day	45 Day	60 Day	
3.375	99.999	99.749	99.499	
3.500	100.749	100.499	100.249	
3.625	100.849	100.599	100.349	
3.750	102.521	102.271	102.021	
3.875	103.021	102.771	102.521	
4.000	103.721	103.471	103.221	
4.125	103.821	103.571	103.321	
4.250	105.349	105.099	104.849	
4.375	105.734	105.484	105.234	
4.500	106.199	105.949	105.699	
4.625	106.299	106.049	105.799	
4.750	107.181	106.931	106.681	
4.875	107.581	107.331	107.081	
5.000	108.181	107.931	107.681	
5.125	108.281	108.031	107.781	
5.250	108.618	108.368	108.118	
5.375	108.106	107.856	107.606	
5.500	108.606	108.356	108.106	
5.625	108.806	108.556	108.306	

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

30/25 Year Government Specialty Product				
Rate	30 Day	45 Day	60 Day	
3.375	99.099	98.849	98.599	
3.500	99.849	99.599	99.349	
3.625	99.949	99.699	99.449	
3.750	101.621	101.371	101.121	
3.875	102.121	101.871	101.621	
4.000	102.821	102.571	102.321	
4.125	102.921	102.671	102.421	
4.250	104.449	104.199	103.949	
4.375	104.834	104.584	104.334	
4.500	105.299	105.049	104.799	
4.625	105.399	105.149	104.899	
4.750	106.281	106.031	105.781	
4.875	106.681	106.431	106.181	
5.000	107.281	107.031	106.781	
5.125	107.381	107.131	106.881	
5.250	107.718	107.468	107.218	
5.375	107.206	106.956	106.706	
5.500	107.706	107.456	107.206	
5.625	107.906	107.656	107.406	

20 Year Government Specialty Product				
Rate	30 Day	45 Day	60 Day	
3.375	98.999	98.749	98.499	
3.500	99.749	99.499	99.249	
3.625	99.849	99.599	99.349	
3.750	101.521	101.271	101.021	
3.875	102.021	101.771	101.521	
4.000	102.721	102.471	102.221	
4.125	102.821	102.571	102.321	
4.250	104.349	104.099	103.849	
4.375	104.734	104.484	104.234	
4.500	105.199	104.949	104.699	
4.625	105.299	105.049	104.799	
4.750	106.181	105.931	105.681	
4.875	106.581	106.331	106.081	
5.000	107.181	106.931	106.681	
5.125	107.281	107.031	106.781	
5.250	107.618	107.368	107.118	
5.375	107.106	106.856	106.606	
5.500	107.606	107.356	107.106	
5.625	107.806	107.556	107.306	

20 Year Government Standard Product				
Rate	30 Day	45 Day	60 Day	
3.375	99.749	99.499	99.249	
3.500	100.499	100.249	99.999	
3.625	100.599	100.349	100.099	
3.750	102.271	102.021	101.771	
3.875	102.771	102.521	102.271	
4.000	103.471	103.221	102.971	
4.125	103.571	103.321	103.071	
4.250	105.099	104.849	104.599	
4.375	105.484	105.234	104.984	
4.500	105.949	105.699	105.449	
4.625	106.049	105.799	105.549	
4.750	107.081	106.831	106.581	
4.875	107.481	107.231	106.981	
5.000	108.081	107.831	107.581	
5.125	108.181	107.931	107.681	
5.250	108.518	108.268	108.018	
5.375	108.006	107.756	107.506	
5.500	108.506	108.256	108.006	
5.625	108.706	108.456	108.206	

15/10 Year Government Specialty Product				
Rate	30 Day	45 Day	60 Day	
2.750	99.599	99.349	99.099	
2.875	99.899	99.649	99.399	
3.000	100.149	99.899	99.649	
3.125	100.299	100.049	99.799	
3.250	101.693	101.443	101.193	
3.375	101.993	101.743	101.493	
3.500	102.243	101.993	101.743	
3.625	102.393	102.143	101.893	
3.750	103.693	103.443	103.193	
3.875	103.993	103.743	103.493	
4.000	104.243	103.993	103.743	
4.125	104.393	104.143	103.893	
4.250	103.521	103.271	103.021	
4.375	103.821	103.571	103.321	
4.500	103.921	103.671	103.421	
4.625	104.071	103.821	103.571	
4.750	104.071	103.821	103.571	

5/1 Arm Government "Caps 1/1/5" Specialty Product				
Rate	30 Day	45 Day	60 Day	
2.875	99.788	99.538	99.288	
3.000	100.038	99.788	99.538	
3.125	100.138	99.888	99.638	
3.250	101.006	100.756	100.506	
3.375	101.256	101.006	100.756	
Margin = 2.250		Index = 0.110		

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	97.674	97.424	97.174	
4.000	100.646	100.396	100.146	
4.500	103.124	102.874	102.624	
5.000	105.106	104.856	104.606	

15 Year One Time Close "OTC" Specialty Product				
Rate	30 Day	45 Day	60 Day	
3.000	98.515	98.265	98.015	
3.500	100.609	100.359	100.109	
4.000	102.609	102.359	102.109	
4.500	102.287	102.037	101.787	
5.000	N/A	N/A	N/A	

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

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs

Adjusters		All Terms		Adjusters		All Terms	
FICO 660 - 699		0.000		NY		-0.250	
FICO 640 - 659		-0.500		AZ, CA, FL, LA, MA, NJ, NV, UT		-0.150	
FICO 620 - 639		-0.750		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				-1.000			
Extension Options:				-0.018 per calendar day			
Max USDA - GRH Rate Today		8/12/2014				4.500%	

American Financial Resources, Inc. - Announcements

5/1 Arm Government "Caps 1/1/5" Standard Product				
Rate	30 Day	45 Day	60 Day	
2.875	100.478	100.228	99.978	
3.000	100.728	100.478	100.228	
3.125	100.828	100.578	100.328	
3.250	101.696	101.446	101.196	
3.375	101.946	101.696	101.446	
Margin = 2.250		Index = 0.110		

Buyer's Bonus

Government Purchase Transactions 0.250

Buyer's Bonus excludes all Specialty Government products.

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

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W. Rate Sheet Dated: 8/12/2014

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Release Time: 10:00 AM ET

DURP 30/25 Year						
Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.125	N/A	N/A	N/A	N/A	N/A	N/A
3.250	93.270	93.020	92.770	N/A	N/A	N/A
3.375	94.309	94.059	93.809	N/A	N/A	N/A
3.500	95.348	95.098	94.848	N/A	N/A	N/A
3.625	96.387	96.137	95.887	93.843	93.593	93.343
3.750	97.352	97.102	96.852	95.012	94.762	94.512
3.875	98.197	97.947	97.697	95.998	95.748	95.498
4.000	99.160	98.910	98.660	97.101	96.851	96.601
4.125	100.241	99.991	99.741	98.323	98.073	97.823
4.250	101.206	100.956	100.706	99.424	99.174	98.924
4.375	101.803	101.553	101.303	100.146	99.896	99.646
4.500	102.556	102.306	102.056	101.024	100.774	100.524
4.625	103.466	103.216	102.966	102.058	101.808	101.558
4.750	104.291	104.041	103.791	103.069	102.819	102.569
4.875	104.741	104.491	104.241	103.831	103.581	103.331
5.000	105.280	105.030	104.780	104.682	104.432	104.182
5.125	105.907	105.657	105.407	105.622	105.372	105.122
5.250	106.568	106.318	106.068	N/A	N/A	N/A

DURP 20 Year						
Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.125	93.107	92.857	92.607	N/A	N/A	N/A
3.250	94.639	94.389	94.139	92.900	92.650	92.400
3.375	95.592	95.342	95.092	94.142	93.892	93.642
3.500	96.545	96.295	96.045	95.384	95.134	94.884
3.625	97.498	97.248	96.998	96.627	96.377	96.127
3.750	98.376	98.126	97.876	97.690	97.440	97.190
3.875	99.095	98.845	98.595	98.410	98.160	97.910
4.000	99.814	99.564	99.314	99.248	98.998	98.748
4.125	100.533	100.283	100.033	100.204	99.954	99.704
4.250	101.224	100.974	100.724	101.039	100.789	100.539
4.375	101.857	101.607	101.357	101.495	101.245	100.995
4.500	102.489	102.239	101.989	102.108	101.858	101.608
4.625	103.122	102.872	102.622	102.876	102.626	102.376
4.750	103.710	103.460	103.210	103.576	103.326	103.076
4.875	104.202	103.952	103.702	103.932	103.682	103.432
5.000	104.694	104.444	104.194	104.377	104.127	103.877
5.125	105.187	104.937	104.687	104.911	104.661	104.411
5.250	N/A	N/A	N/A	105.508	105.258	105.008

DURP 15 Year						
Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.000	99.234	98.984	98.734	96.319	96.069	95.819
3.125	99.815	99.565	99.315	97.087	96.837	96.587
3.250	100.257	100.007	99.757	97.685	97.435	97.185
3.375	100.870	100.620	100.370	98.454	98.204	97.954
3.500	101.654	101.404	101.154	99.394	99.144	98.894
3.625	102.243	101.993	101.743	100.074	99.824	99.574
3.750	102.644	102.394	102.144	100.506	100.256	100.006
3.875	103.169	102.919	102.669	101.063	100.813	100.563
4.000	103.821	103.571	103.321	101.746	101.496	101.246
4.125	104.176	103.926	103.676	102.222	101.972	101.722
4.250	104.201	103.951	103.701	102.450	102.200	101.950
4.375	104.225	103.975	103.725	102.677	102.427	102.177
4.500	104.248	103.998	103.748	102.903	102.653	102.403
4.625	104.263	104.013	103.763	102.975	102.725	102.475
4.750	104.271	104.021	103.771	102.904	102.654	102.404
4.875	104.278	104.028	103.778	102.834	102.584	102.334
5.000	104.286	104.036	103.786	102.764	102.514	102.264
5.125	104.294	104.044	103.794	102.693	102.443	102.193

DURP 10 Year						
Rate	≤ 105% LTV			> 105% LTV		
	30 Day	45 Day	60 Day	30 Day	45 Day	60 Day
3.000	99.034	98.784	98.534	96.119	95.869	95.619
3.125	99.603	99.353	99.103	96.887	96.637	96.387
3.250	100.048	99.798	99.548	97.485	97.235	96.985
3.375	100.494	100.244	99.994	98.254	98.004	97.754
3.500	100.939	100.689	100.439	99.194	98.944	98.694
3.625	101.380	101.130	100.880	99.874	99.624	99.374
3.750	101.818	101.568	101.318	100.306	100.056	99.806
3.875	102.255	102.005	101.755	100.863	100.613	100.363
4.000	102.693	102.443	102.193	101.546	101.296	101.046
4.125	102.915	102.665	102.415	102.022	101.772	101.522
4.250	102.939	102.689	102.439	102.250	102.000	101.750
4.375	102.963	102.713	102.463	102.477	102.227	101.977
4.500	102.987	102.737	102.487	102.703	102.453	102.203
4.625	103.003	102.753	102.503	102.775	102.525	102.275
4.750	103.011	102.761	102.511	102.704	102.454	102.204
4.875	103.018	102.768	102.518	102.634	102.384	102.134
5.000	103.026	102.776	102.526	102.564	102.314	102.064
5.125	103.034	102.784	102.534	102.493	102.243	101.993

Applicable for all mortgage with greater than 15 year terms										
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%
720 - 739	0.250	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
700 - 719	0.250	-0.500	-0.500	-0.500	-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

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	

Product Feature	LTV Range									
	≤ 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	-1.750	-1.750	-1.750	-3.000	-3.750	-3.750	-3.750	-3.750	-3.750	-3.750
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	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

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Flood Certification = \$10.00

Full Lock Desk Policy Can Be Found Here

FHA ID# - 1358600006

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Release Time: 10:00 AM ET

30/25 Year Open Access ≤ 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	93.924	93.674	93.424	
3.375	94.956	94.706	94.456	
3.500	95.966	95.716	95.466	
3.625	96.946	96.696	96.446	
3.750	97.703	97.453	97.203	
3.875	98.730	98.480	98.230	
4.000	99.677	99.427	99.177	
4.125	100.571	100.321	100.071	
4.250	101.248	100.998	100.748	
4.375	102.074	101.824	101.574	
4.500	102.930	102.680	102.430	
4.625	103.741	103.491	103.241	
4.750	104.357	104.107	103.857	
4.875	104.835	104.585	104.335	
5.000	105.444	105.194	104.944	
5.125	106.216	105.966	105.716	
5.250	106.784	106.534	106.284	

30/25 Year Open Access > 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	93.299	93.049	92.799	
3.375	94.331	94.081	93.831	
3.500	95.341	95.091	94.841	
3.625	96.321	96.071	95.821	
3.750	97.078	96.828	96.578	
3.875	98.105	97.855	97.605	
4.000	99.052	98.802	98.552	
4.125	99.946	99.696	99.446	
4.250	101.311	101.061	100.811	
4.375	102.137	101.887	101.637	
4.500	102.993	102.743	102.493	
4.625	103.804	103.554	103.304	
4.750	105.357	105.107	104.857	
4.875	105.835	105.585	105.335	
5.000	106.444	106.194	105.944	
5.125	107.216	106.966	106.716	
5.250	106.784	106.534	106.284	

20 Year Open Access ≤ 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	96.445	96.195	95.945	
3.375	97.356	97.106	96.856	
3.500	98.249	97.999	97.749	
3.625	99.121	98.871	98.621	
3.750	99.798	99.548	99.298	
3.875	100.364	100.114	99.864	
4.000	100.995	100.745	100.495	
4.125	101.810	101.560	101.310	
4.250	102.419	102.169	101.919	
4.375	102.909	102.659	102.409	
4.500	103.637	103.387	103.137	
4.625	104.376	104.126	103.876	
4.750	104.923	104.673	104.423	
4.875	105.382	105.132	104.882	
5.000	105.855	105.605	105.355	
5.125	106.565	106.315	106.065	
5.250	107.097	106.847	106.597	

20 Year Open Access > 105.00 LTV				
Rate	30 day	45 day	60 day	
3.250	95.758	95.508	95.258	
3.375	96.669	96.419	96.169	
3.500	97.562	97.312	97.062	
3.625	98.434	98.184	97.934	
3.750	99.486	99.236	98.986	
3.875	100.052	99.802	99.552	
4.000	100.683	100.433	100.183	
4.125	101.498	101.248	100.998	
4.250	102.232	101.982	101.732	
4.375	102.722	102.472	102.222	
4.500	103.450	103.200	102.950	
4.625	104.189	103.939	103.689	
4.750	104.923	104.673	104.423	
4.875	105.382	105.132	104.882	
5.000	105.855	105.605	105.355	
5.125	106.565	106.315	106.065	
5.250	107.097	106.847	106.597	

15 Year Open Access ≤ 105.00 LTV				
Rate	30 day	45 day	60 day	
2.250	95.042	94.792	94.542	
2.375	95.798	95.548	95.298	
2.500	96.554	96.304	96.054	
2.625	97.136	96.886	96.636	
2.750	98.021	97.771	97.521	
2.875	98.775	98.525	98.275	
3.000	99.522	99.272	99.022	
3.125	100.063	99.813	99.563	
3.250	100.531	100.281	100.031	
3.375	101.127	100.877	100.627	
3.500	101.819	101.569	101.319	
3.625	102.316	102.066	101.816	
3.750	102.742	102.492	102.242	
3.875	103.303	103.053	102.803	
4.000	103.953	103.703	103.453	
4.125	104.442	104.192	103.942	
4.250	104.869	104.619	104.369	

15 Year Open Access > 105.00 LTV				
Rate	30 day	45 day	60 day	
2.250	92.917	92.667	92.417	
2.375	93.673	93.423	93.173	
2.500	94.429	94.179	93.929	
2.625	95.011	94.761	94.511	
2.750	97.084	96.834	96.584	
2.875	97.838	97.588	97.338	
3.000	98.585	98.335	98.085	
3.125	99.126	98.876	98.626	
3.250	99.594	99.344	99.094	
3.375	100.190	99.940	99.690	
3.500	100.882	100.632	100.382	
3.625	101.379	101.129	100.879	
3.750	101.992	101.742	101.492	
3.875	102.553	102.303	102.053	
4.000	103.203	102.953	102.703	
4.125	103.692	103.442	103.192	
4.250	104.182	103.932	103.682	

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%	> 85.00%
≥ 740	0.250	0.000	0.000	-0.250	0.000	0.000
720 - 739	0.250	0.000	-0.250	-0.500	0.000	0.000
700 - 719	0.250	-0.500	-0.750	-1.000	-0.500	-0.500
680 - 699	0.000	-0.500	-1.250	-1.750	-1.000	-0.750
660 - 679	0.000	-1.000	-2.250	-2.750	-2.250	-1.750
640 - 659	-0.500	-1.250	-2.750	-3.000	-2.750	-2.250
620 - 639	-0.500	-1.500	-3.000	-3.000	-2.750	-2.750
< 620 *	-0.500	-1.500	-3.000	-3.000	-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
≤ 65.00%	> 80% & ≤ 95%	-0.500	-0.250
> 65% & ≤ 75%	> 80% & ≤ 95%	-0.750	-0.500
> 75% & ≤ 80%	> 76% & ≤ 90%	-1.000	-0.750
> 75% & ≤ 80%	> 90% & ≤ 95%	-1.000	-0.750
> 80% & ≤ 90%	> 81% & ≤ 95%	-1.000	-0.500
> 90% & ≤ 95%	> 90% & ≤ 95%	-0.500	-0.250
Any	> 95%	-1.500	-1.500

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	-1.750	-1.750	-1.750	-3.000	-3.750	-3.750	-3.750	-3.750	-3.750	-3.750
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, IA, 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.

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Flood Certification = \$10.00

FHA ID# - 1358600006

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

[AFR Guidelines](#)

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AMERICAN FINANCIAL RESOURCES, INC. WHOLESALE MORTGAGE DIVISION

[AFR Wholesale's Website](#)

[AFR Rate Sheet Archive](#)

Lock Desk e-mail:

LockDesk@afrrwholesale.com

Lock Desk Phone:

1-877-588-2706

Lock Desk Hours:

10:00 am ET - 7:00 pm ET

30 Day Lock Exp.: **9/11/2014**

45 Day Lock Exp.: **9/26/2014**

60 Day Lock Exp.: **10/13/2014**

W. Rate Sheet Dated: **8/12/2014**

prices are subject to change without notice

Release Time: **10:00 AM ET**

Non-Conforming 30 year Fixed Max Price After Adjustments 101.750

Rate	30 day	45 day	60 day
3.750	98.414	98.242	98.070
3.875	99.195	99.023	98.851
4.000	99.976	99.804	99.632
4.125	100.757	100.585	100.413
4.250	101.349	101.177	101.005
4.375	101.943	101.771	101.599
4.500	102.443	102.271	102.099
4.625	102.943	102.771	102.599
4.750	103.381	103.209	103.037
4.875	103.748	103.569	103.389
5.000	104.092	103.913	103.733
5.125	104.248	104.069	103.889

Non-Conforming 15 year Fixed Max Price After Adjustments 101.250

Rate	30 day	45 day	60 day
3.250	98.867	98.727	98.586
3.375	99.367	99.227	99.086
3.500	99.883	99.758	99.633
3.625	100.320	100.195	100.070
3.750	100.695	100.570	100.445
3.875	101.008	100.883	100.758
4.000	101.289	101.164	101.039
4.125	101.477	101.352	101.227
4.250	101.602	101.477	101.352
4.375	101.727	101.602	101.477
4.500	101.790	101.665	101.540
4.625	101.853	101.728	101.603

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%
≥ 780	0.600	0.500	0.450	0.000	-0.250
760 - 779	0.600	0.500	0.300	-0.150	-0.375
740 - 759	0.600	0.500	0.100	-0.300	-0.500
720 - 739	0.500	0.450	0.000	-0.450	-0.850
700 - 719	0.400	0.300	-0.200	-0.750	-1.250*
680 - 699	0.300*	0.200*	-0.500*	-1.000*	-1.500*
Loan Balance					
≤ \$500,000	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
\$1,000,001 - \$1,500,000	0.000	0.000	-0.125	-0.250	-0.375*
\$1,500,001 - \$2,000,000	0.000	0.000	-0.250	-0.375*	-0.500*
\$2,000,001 - \$2,500,000	-0.125*	-0.250*	-0.375*	N/A	N/A
\$2,500,001 - \$3,000,000	-0.125*	-0.250*	N/A	N/A	N/A
Occupancy					
Second Home	-0.150	-0.200	-0.300	-0.450	N/A
Property Types					
Condos	0.000	0.000	-0.125	-0.125	-0.125
State Adjustments					
AZ	0.000	0.000	0.000	-0.250	-0.250
FL	0.000	0.000	0.000	-0.250	-0.250
MI	0.000	0.000	0.000	-0.375	-0.375
NV	0.000	0.000	0.000	-0.375	-0.375
Other Adjustments					
Cash-Out	-0.250	-0.300	-0.500	N/A	N/A
DTI > 40	0.000	0.000	0.000	-0.125	-0.125
No Escrow	-0.100	-0.100	-0.100	-0.100	-0.100
Purchase	0.250	0.250	0.250	0.375	0.375

Extension Options

-0.018 per calendar day

* Please see High Reserve Guidelines

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Flood Certification = \$10.00

FHA ID# - 1358600006

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[AFR Guidelines](#)

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AMERICAN FINANCIAL RESOURCES, INC. WHOLESALE MORTGAGE DIVISION

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Lock Desk e-mail:

LockDesk@afrrwholesale.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: **8/12/2014**

Release Time: **10:00 AM ET**

30 Day Lock Exp.: **9/11/2014**

Max Price After Adjustments 101.750

Jumbo 5/1 Arm Full Doc	
Rate	30 day
3.000	98.900
3.125	99.400
3.250	99.900
3.375	100.150
3.500	100.400
3.625	100.650
3.750	100.900
3.875	101.150
4.000	101.400
4.125	101.650
4.250	101.900
4.375	102.150
4.500	102.400

Jumbo 7/1 Arm Full Doc	
Rate	30 day
3.500	98.900
3.625	99.400
3.750	99.900
3.875	100.150
4.000	100.400
4.125	100.650
4.250	100.900
4.375	101.150
4.500	101.400
4.625	101.650
4.750	101.900
4.875	102.150
5.000	102.400

E-Z Doc 5/1 Arm	
Rate	30 day
4.250	N/A
4.375	N/A
4.500	N/A
4.625	N/A
4.750	N/A
4.875	N/A
5.000	N/A
5.125	N/A
5.250	N/A
5.375	N/A
5.500	N/A
5.625	N/A
5.750	N/A

E-Z Doc 7/1 Arm	
Rate	30 day
4.750	N/A
4.875	N/A
5.000	N/A
5.125	N/A
5.250	N/A
5.375	N/A
5.500	N/A
5.625	N/A
5.750	N/A
5.875	N/A
6.000	N/A
6.125	N/A
6.250	N/A

Jumbo Arm LLPA	
Adjuster	Adjustment
Cash-Out	-0.500
Escrow Waiver	-0.250
Loan Amount	
\$1,000,001 - \$1,125,000	-0.125
\$1,125,001 - \$1,250,000	-0.250
\$1,250,001 - \$1,375,000	-0.375
\$1,375,001 - \$2,000,000	-0.500
Extension Option	-0.018 per calendar day

Jumbo Arm LLPA	
Adjuster	Adjustment
Cash-Out	-0.500
Escrow Waiver	-0.250
Loan Amount	
\$1,000,001 - \$1,125,000	-0.125
\$1,125,001 - \$1,250,000	-0.250
\$1,250,001 - \$1,375,000	-0.375
\$1,375,001 - \$2,000,000	-0.500
Extension Option	-0.018 per calendar day

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Flood Certification = \$10.00

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Alt-Option Access Terms & Pricing

Access 30 yr Fixed (AOAP-30F)		
Rate	30 day	45 day
6.875	99.835	99.669
7.000	100.142	99.971
7.125	100.449	100.273
7.250	100.756	100.575
7.375	101.064	100.878
7.500	101.371	101.180
7.625	101.678	101.482
7.750	101.986	101.784
7.875	102.293	102.086
8.000	102.600	102.388
8.125	102.908	102.690
8.250	103.215	102.992
8.375	103.522	103.294
8.500	103.829	103.596
8.625	104.137	103.898

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

Access 15 yr Fixed (AOAP-15F)		
Rate	30 day	45 day
6.500	100.538	100.388
6.625	100.783	100.628
6.750	101.027	100.867
6.875	101.272	101.107
7.000	101.517	101.346
7.125	101.762	101.586
7.250	102.006	101.825
7.375	102.251	102.065
7.500	102.496	102.305
7.625	102.741	102.544
7.750	102.986	102.784
7.875	103.230	103.023
8.000	103.475	103.263
8.125	103.720	103.503
8.250	103.965	103.742

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+	3.063	2.625	0.875	-0.437	-0.437	-0.875
720-739	3.063	2.188	0.438	-0.875	-0.875	-1.313
700-719	2.188	1.313	-0.875	-1.313	-1.750	-2.188
680-699	1.750	0.875	-1.313	-1.750	-2.188	-2.625
660-679	0.875	-0.437	-2.188	-2.188	-2.188	-3.938
640-659	0.438	-0.875	-2.625	-3.063	-2.188	N/A
620-639	-0.437	-1.313	-3.063	-3.938	N/A	N/A

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

Alt-Option Asset Inclusion Terms & Pricing

Asset 30 yr Fixed (AOAIP-30F)		
Rate	30 day	45 day
6.375	99.835	99.669
6.500	100.142	99.971
6.625	100.449	100.273
6.750	100.756	100.575
6.875	101.064	100.878
7.000	101.371	101.180
7.125	101.678	101.482
7.250	101.986	101.784
7.375	102.293	102.086
7.500	102.600	102.388
7.625	102.908	102.690
7.750	103.215	102.992
7.875	103.522	103.294
8.000	103.829	103.596
8.125	104.137	103.898

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

Asset 15 yr Fixed (AOAIP-15F)		
Rate	30 day	45 day
6.000	100.538	100.388
6.125	100.783	100.628
6.250	101.027	100.867
6.375	101.272	101.107
6.500	101.517	101.346
6.625	101.762	101.586
6.750	102.006	101.825
6.875	102.251	102.065
7.000	102.496	102.305
7.125	102.741	102.544
7.250	102.986	102.784
7.375	103.230	103.023
7.500	103.475	103.263
7.625	103.720	103.503
7.750	103.965	103.742

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+	3.063	2.625	0.875	-0.437	-0.437	-0.875
720-739	3.063	2.188	0.438	-0.875	-0.875	-1.313
700-719	2.188	1.313	-0.875	-1.313	-1.750	-2.188

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

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Flood Certification = \$10.00

FHA ID# - 1358600006

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Alt-Option Ratio Terms & Pricing

Ratio 30 yr Fixed (AORP-30F)		
Rate	30 day	45 day
6.375	99.835	99.669
6.500	100.142	99.971
6.625	100.449	100.273
6.750	100.756	100.575
6.875	101.064	100.878
7.000	101.371	101.180
7.125	101.678	101.482
7.250	101.986	101.784
7.375	102.293	102.086
7.500	102.600	102.388
7.625	102.908	102.690
7.750	103.215	102.992
7.875	103.522	103.294
8.000	103.829	103.596
8.125	104.137	103.898

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

Ratio 15 yr Fixed (AORP-15F)		
Rate	30 day	45 day
6.000	100.538	100.388
6.125	100.783	100.628
6.250	101.027	100.867
6.375	101.272	101.107
6.500	101.517	101.346
6.625	101.762	101.586
6.750	102.006	101.825
6.875	102.251	102.065
7.000	102.496	102.305
7.125	102.741	102.544
7.250	102.986	102.784
7.375	103.230	103.023
7.500	103.475	103.263
7.625	103.720	103.503
7.750	103.965	103.742

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+	3.063	2.625	0.875	-0.437	-0.437	-0.875
720-739	3.063	2.188	0.438	-0.875	-0.875	-1.313
700-719	2.188	1.313	-0.875	-1.313	-1.750	-2.188

Ratio Price Adjustments		
	≤70% CLTV	70.01-80% CLTV
Subordinate Financing	0.000	-0.875
All CLTVs		
Condo		-0.875
2nd Home/Investor Property		-0.875
DTI ≤43%		0.000
DTI 43.01-47%		-1.313
DTI 47.01-55%		-2.188
CT, DE, FL, IA, IL, IN, KS, KY, LA, ME, NJ, NM, ND, OH, OK, PA, SC, SD, VT, WI		-0.875

Alt-Option Income Terms & Pricing

Income 30 yr Fixed (AOIP-30F)		
Rate	30 day	45 day
6.375	99.835	99.669
6.500	100.142	99.971
6.625	100.449	100.273
6.750	100.756	100.575
6.875	101.064	100.878
7.000	101.371	101.180
7.125	101.678	101.482
7.250	101.986	101.784
7.375	102.293	102.086
7.500	102.600	102.388
7.625	102.908	102.690
7.750	103.215	102.992
7.875	103.522	103.294
8.000	103.829	103.596
8.125	104.137	103.898

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

Income 15 yr Fixed (AOIP-15F)		
Rate	30 day	45 day
6.000	100.538	100.388
6.125	100.783	100.628
6.250	101.027	100.867
6.375	101.272	101.107
6.500	101.517	101.346
6.625	101.762	101.586
6.750	102.006	101.825
6.875	102.251	102.065
7.000	102.496	102.305
7.125	102.741	102.544
7.250	102.986	102.784
7.375	103.230	103.023
7.500	103.475	103.263
7.625	103.720	103.503
7.750	103.965	103.742

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+	3.063	2.625	0.875	-0.437	-0.437	-0.875
720-739	3.063	2.188	0.438	-0.875	-0.875	-1.313
700-719	2.188	1.313	-0.875	-1.313	-1.750	-2.188

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

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.