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: 8/26/2015

Release Time: 10:00 AM ET

30 Day Lock Exp.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

STANDARD GOVERNMENT PRODUCT

30/25 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
3.250	100.084	99.834	99.584
3.375	100.384	100.134	99.884
3.500	101.184	100.934	100.684
3.625	101.284	101.034	100.784
3.750	103.000	102.750	102.500
3.875	103.500	103.250	103.000
4.000	104.050	103.800	103.550
4.125	104.150	103.900	103.650
4.250	104.963	104.713	104.463
4.375	105.198	104.948	104.698
4.500	105.763	105.513	105.263
4.625	105.863	105.613	105.363
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

20 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
3.250	99.834	99.584	99.334
3.375	100.134	99.884	99.634
3.500	100.934	100.684	100.434
3.625	101.034	100.784	100.534
3.750	102.750	102.500	102.250
3.875	103.250	103.000	102.750
4.000	103.800	103.550	103.300
4.125	103.900	103.650	103.400
4.250	104.713	104.463	104.213
4.375	104.948	104.698	104.448
4.500	105.513	105.263	105.013
4.625	105.613	105.363	105.113
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 Standard Product

Rate	30 Day	45 Day	60 Day
2.750	101.004	100.754	100.504
2.875	101.304	101.054	100.804
3.000	101.554	101.304	101.054
3.125	101.704	101.454	101.204
3.250	103.117	102.867	102.617
3.375	103.417	103.167	102.917
3.500	103.667	103.417	103.167
3.625	103.817	103.567	103.317
3.750	104.386	104.136	103.886
3.875	104.686	104.436	104.186
4.000	104.886	104.636	104.386
4.125	105.036	104.786	104.536
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 = 0.390	

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	99.584	99.334	99.084
3.375	99.884	99.634	99.384
3.500	100.684	100.434	100.184
3.625	100.784	100.534	100.284
3.750	102.500	102.250	102.000
3.875	103.000	102.750	102.500
4.000	103.550	103.300	103.050
4.125	103.650	103.400	103.150
4.250	104.463	104.213	103.963
4.375	104.698	104.448	104.198
4.500	105.263	105.013	104.763
4.625	105.363	105.113	104.863
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

15/10 Year Government Specialty Product

Rate	30 Day	45 Day	60 Day
2.750	100.554	100.304	100.054
2.875	100.854	100.604	100.354
3.000	101.104	100.854	100.604
3.125	101.254	101.004	100.754
3.250	102.667	102.417	102.167
3.375	102.967	102.717	102.467
3.500	103.217	102.967	102.717
3.625	103.367	103.117	102.867
3.750	103.936	103.686	103.436
3.875	104.236	103.986	103.736
4.000	104.436	104.186	103.936
4.125	104.586	104.336	104.086
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

20 Year Government Specialty Product

Rate	30 Day	45 Day	60 Day
3.250	99.334	99.084	98.834
3.375	99.634	99.384	99.134
3.500	100.434	100.184	99.934
3.625	100.534	100.284	100.034
3.750	102.250	102.000	101.750
3.875	102.750	102.500	102.250
4.000	103.300	103.050	102.800
4.125	103.400	103.150	102.900
4.250	104.213	103.963	103.713
4.375	104.448	104.198	103.948
4.500	105.013	104.763	104.513
4.625	105.113	104.863	104.613
4.750	104.863	104.613	104.363
4.875	105.263	105.013	104.763
5.000	105.813	105.563	105.313
5.125	105.863	105.613	105.363
5.250	N/A	N/A	N/A
5.375	N/A	N/A	N/A
5.500	N/A	N/A	N/A

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 = 0.390	

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	98.509	98.259	98.009
4.000	101.375	101.125	100.875
4.500	103.088	102.838	102.588
5.000	103.888	103.638	103.388

15 Year One Time Close "OTC" Specialty Product

Rate	30 Day	45 Day	60 Day
3.000	99.470	99.220	98.970
3.500	101.583	101.333	101.083
4.000	102.802	102.552	102.302
4.500	N/A	N/A	N/A
5.000	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

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	-2.000
VA Jumbo	-2.000
Extension Options:	-0.018 per calendar day

Max USDA - GRH Rate Today	8/26/2015	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

prices are subject to change without notice

W. Rate Sheet Dated: 8/26/2015
Release Time: 10:00 AM ET

30 Day Lock Exp.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

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	95.767	95.517	95.267	93.167	92.917	92.667
3.375	96.665	96.415	96.165	94.369	94.119	93.869
3.500	97.600	97.350	97.100	95.610	95.360	95.110
3.625	98.574	98.324	98.074	96.888	96.638	96.388
3.750	99.473	99.223	98.973	98.050	97.800	97.550
3.875	100.181	99.931	99.681	98.929	98.679	98.429
3.990	100.851	100.601	100.351	99.771	99.521	99.271
4.000	100.951	100.701	100.451	99.871	99.621	99.371
4.125	101.783	101.533	101.283	100.875	100.625	100.375
4.250	102.550	102.300	102.050	101.792	101.542	101.292
4.375	103.104	102.854	102.604	102.446	102.196	101.946
4.500	103.706	103.456	103.206	103.150	102.900	102.650
4.625	104.356	104.106	103.856	103.902	103.652	103.402
4.750	104.984	104.734	104.484	104.611	104.361	104.111
4.875	105.491	105.241	104.991	105.157	104.907	104.657
4.990	105.898	105.648	105.398	105.604	105.354	105.104
5.000	105.998	105.748	105.498	105.704	105.454	105.204
5.125	106.505	106.255	106.005	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
3.250	95.734	95.484	95.234	95.337	95.087	94.837
3.375	96.645	96.395	96.145	96.250	96.000	95.750
3.500	97.556	97.306	97.056	97.202	96.952	96.702
3.625	98.467	98.217	97.967	98.191	97.941	97.691
3.750	99.284	99.034	98.784	99.091	98.841	98.591
3.875	99.902	99.652	99.402	99.767	99.517	99.267
3.990	100.419	100.169	99.919	100.406	100.156	99.906
4.000	100.519	100.269	100.019	100.506	100.256	100.006
4.125	101.136	100.886	100.636	101.307	101.057	100.807
4.250	101.751	101.501	101.251	102.053	101.803	101.553
4.375	102.362	102.112	101.862	102.606	102.356	102.106
4.500	102.973	102.723	102.473	103.208	102.958	102.708
4.625	103.584	103.334	103.084	103.859	103.609	103.359
4.750	104.106	103.856	103.606	104.441	104.191	103.941
4.875	104.441	104.191	103.941	104.808	104.558	104.308
4.990	104.677	104.427	104.177	105.074	104.824	104.574
5.000	104.777	104.527	104.277	105.174	104.924	104.674
5.125	105.112	104.862	104.612	N/A	N/A	N/A

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	93.720	93.470	93.220	N/A	N/A	N/A
2.375	95.136	94.886	94.636	N/A	N/A	N/A
2.500	96.552	96.302	96.052	92.954	92.704	92.454
2.625	97.572	97.322	97.072	94.175	93.925	93.675
2.750	98.242	97.992	97.742	95.157	94.907	94.657
2.875	98.940	98.690	98.440	96.168	95.918	95.668
2.990	99.566	99.316	99.066	97.106	96.856	96.606
3.000	99.666	99.416	99.166	97.206	96.956	96.706
3.125	100.295	100.045	99.795	98.083	97.833	97.583
3.250	100.836	100.586	100.336	98.811	98.561	98.311
3.375	101.399	101.149	100.899	99.561	99.311	99.061
3.500	101.984	101.734	101.484	100.334	100.084	99.834
3.625	102.447	102.197	101.947	100.936	100.686	100.436
3.750	102.794	102.544	102.294	101.377	101.127	100.877
3.875	103.156	102.906	102.656	101.832	101.582	101.332
3.990	103.432	103.182	102.932	102.202	101.952	101.702
4.000	103.532	103.282	103.032	102.302	102.052	101.802
4.125	103.915	103.665	103.415	102.779	102.529	102.279

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	93.147	92.897	92.647	N/A	N/A	N/A
2.375	94.563	94.313	94.063	N/A	N/A	N/A
2.500	95.979	95.729	95.479	92.754	92.504	92.254
2.625	97.054	96.804	96.554	93.975	93.725	93.475
2.750	97.814	97.564	97.314	94.957	94.707	94.457
2.875	98.573	98.323	98.073	95.968	95.718	95.468
2.990	99.233	98.983	98.733	96.906	96.656	96.406
3.000	99.333	99.083	98.833	97.006	96.756	96.506
3.125	99.913	99.663	99.413	97.883	97.633	97.383
3.250	100.327	100.077	99.827	98.611	98.361	98.111
3.375	100.741	100.491	100.241	99.361	99.111	98.861
3.500	101.155	100.905	100.655	100.134	99.884	99.634
3.625	101.497	101.247	100.997	100.736	100.486	100.236
3.750	101.773	101.523	101.273	101.177	100.927	100.677
3.875	102.048	101.798	101.548	101.632	101.382	101.132
3.990	102.224	101.974	101.724	102.002	101.752	101.502
4.000	102.324	102.074	101.824	102.102	101.852	101.602
4.125	102.599	102.349	102.099	102.579	102.329	102.079

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

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.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

W. Rate Sheet Dated: 8/26/2015

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

30/25 Year FNMA

Rate	30 day	45 day	60 day
3.000	94.299	94.049	94.024
3.125	95.689	95.439	95.414
3.250	96.917	96.667	96.642
3.375	97.815	97.565	97.540
3.500	98.750	98.500	98.475
3.625	99.724	99.474	99.449
3.750	100.623	100.373	100.348
3.875	101.331	101.081	101.056
3.990	102.051	101.801	101.776
4.000	102.101	101.851	101.826
4.125	102.933	102.683	102.658
4.250	103.700	103.450	103.425
4.375	104.254	104.004	103.979
4.500	104.856	104.606	104.581
4.625	105.506	105.256	105.231
4.750	106.134	105.884	105.859
4.875	106.641	106.391	106.366
4.990	107.098	106.848	106.823
5.000	107.148	106.898	106.873
5.125	107.655	107.405	107.380

20 Year FNMA

Rate	30 day	45 day	60 day
3.000	94.724	94.474	94.224
3.125	96.348	96.098	95.848
3.250	97.744	97.494	97.244
3.375	98.655	98.405	98.155
3.500	99.566	99.316	99.066
3.625	100.477	100.227	99.977
3.750	101.294	101.044	100.794
3.875	101.912	101.662	101.412
3.990	102.479	102.229	101.979
4.000	102.529	102.279	102.029
4.125	103.146	102.896	102.646
4.250	103.761	103.511	103.261
4.375	104.372	104.122	103.872
4.500	104.983	104.733	104.483
4.625	105.594	105.344	105.094
4.750	106.116	105.866	105.616
4.875	106.451	106.201	105.951
4.990	106.737	106.487	106.237
5.000	106.787	106.537	106.287
5.125	107.122	106.872	106.622

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	94.470	94.220	93.970
2.375	95.886	95.636	95.386
2.500	97.302	97.052	96.802
2.625	98.322	98.072	97.822
2.750	98.992	98.742	98.492
2.875	99.690	99.440	99.190
2.990	100.366	100.116	99.866
3.000	100.416	100.166	99.916
3.125	101.045	100.795	100.545
3.250	101.586	101.336	101.086
3.375	102.149	101.899	101.649
3.500	102.734	102.484	102.234
3.625	103.197	102.947	102.697
3.750	103.544	103.294	103.044
3.875	103.906	103.656	103.406
3.990	104.232	103.982	103.732
4.000	104.282	104.032	103.782
4.125	104.665	104.415	104.165

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	95.157	94.907	94.657
2.375	96.573	96.323	96.073
2.500	97.989	97.739	97.489
2.625	99.064	98.814	98.564
2.750	99.824	99.574	99.324
2.875	100.583	100.333	100.083
2.990	101.293	101.043	100.793
3.000	101.343	101.093	100.843
3.125	101.923	101.673	101.423
3.250	102.337	102.087	101.837
3.375	102.751	102.501	102.251
3.500	103.165	102.915	102.665
3.625	103.507	103.257	103.007
3.750	103.783	103.533	103.283
3.875	104.058	103.808	103.558
3.990	104.284	104.034	103.784
4.000	104.334	104.084	103.834
4.125	104.609	104.359	104.109

30/25 Year HB FNMA

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	95.132	94.882	94.632
3.375	96.311	96.061	95.811
3.500	97.528	97.278	97.028
3.625	98.783	98.533	98.283
3.750	99.878	99.628	99.378
3.875	100.601	100.351	100.101
3.990	101.337	101.087	100.837
4.000	101.387	101.137	100.887
4.125	102.235	101.985	101.735
4.250	102.888	102.638	102.388
4.375	103.050	102.800	102.550
4.500	103.262	103.012	102.762
4.625	103.522	103.272	103.022
4.750	103.864	103.614	103.364
4.875	104.308	104.058	103.808
4.990	104.703	104.453	104.203
5.000	104.753	104.503	104.253
5.125	105.198	104.948	104.698
5.250	105.642	105.392	105.142

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	94.483	94.233	93.983
2.500	96.087	95.837	95.587
2.625	97.278	97.028	96.778
2.750	98.105	97.855	97.605
2.875	98.959	98.709	98.459
2.990	99.791	99.541	99.291
3.000	99.841	99.591	99.341
3.125	100.545	100.295	100.045
3.250	101.086	100.836	100.586
3.375	101.649	101.399	101.149
3.500	102.234	101.984	101.734
3.625	102.583	102.333	102.083
3.750	102.712	102.462	102.212
3.875	102.855	102.605	102.355
3.990	102.962	102.712	102.462
4.000	103.012	102.762	102.512
4.125	103.176	102.926	102.676

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	Non Interest-Only LLPA 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	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.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/26/2015 **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	94.407	94.157	93.907
3.375	95.636	95.386	95.136
3.500	96.533	96.283	96.033
3.625	97.469	97.219	96.969
3.750	98.443	98.193	97.943
3.875	99.342	99.092	98.842
4.000	100.050	99.800	99.550
4.125	100.820	100.570	100.320
4.250	101.652	101.402	101.152
4.375	102.419	102.169	101.919
4.500	102.972	102.722	102.472
4.625	103.574	103.324	103.074
4.750	104.225	103.975	103.725
4.875	104.853	104.603	104.353
5.000	105.360	105.110	104.860
5.125	105.867	105.617	105.367
5.250	106.374	106.124	105.874

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	93.789	93.539	93.289
3.500	94.965	94.715	94.465
3.625	96.178	95.928	95.678
3.750	97.430	97.180	96.930
3.875	98.572	98.322	98.072
4.000	99.290	99.040	98.790
4.125	100.071	99.821	99.571
4.250	100.914	100.664	100.414
4.375	101.626	101.376	101.126
4.500	101.785	101.535	101.285
4.625	101.992	101.742	101.492
4.750	102.249	101.999	101.749
4.875	102.578	102.328	102.078
5.000	103.023	102.773	102.523
5.125	103.467	103.217	102.967
5.250	103.912	103.662	103.412
5.375	104.357	104.107	103.857

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

30 Day Lock Exp.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/26/2015 **Release Time:** 10:00 AM ET

30/25 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
3.250	95.038	94.788	94.538
3.375	96.155	95.905	95.655
3.500	97.243	96.993	96.743
3.625	98.261	98.011	97.761
3.750	99.052	98.802	98.552
3.875	99.708	99.458	99.208
4.000	100.679	100.429	100.179
4.125	101.563	101.313	101.063
4.250	102.198	101.948	101.698
4.375	102.702	102.452	102.202
4.500	103.475	103.225	102.975
4.625	104.225	103.975	103.725
4.750	104.774	104.524	104.274
4.875	105.246	104.996	104.746
5.000	105.739	105.489	105.239
5.125	106.446	106.196	105.946
5.250	106.966	106.716	106.466

30/25 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
3.250	95.038	94.788	94.538
3.375	96.030	95.780	95.530
3.500	97.118	96.868	96.618
3.625	98.136	97.886	97.636
3.750	98.927	98.677	98.427
3.875	99.583	99.333	99.083
4.000	100.929	100.679	100.429
4.125	101.813	101.563	101.313
4.250	102.448	102.198	101.948
4.375	102.952	102.702	102.452
4.500	103.475	103.225	102.975
4.625	104.225	103.975	103.725
4.750	104.774	104.524	104.274
4.875	105.246	104.996	104.746
5.000	107.739	107.489	107.239
5.125	108.446	108.196	107.946
5.250	108.966	108.716	108.466

20 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
3.250	96.460	96.210	95.960
3.375	97.385	97.135	96.885
3.500	98.277	98.027	97.777
3.625	99.122	98.872	98.622
3.750	99.810	99.560	99.310
3.875	100.405	100.155	99.905
4.000	101.058	100.808	100.558
4.125	101.814	101.564	101.314
4.250	102.407	102.157	101.907
4.375	102.918	102.668	102.418
4.500	103.849	103.599	103.349
4.625	104.527	104.277	104.027
4.750	105.066	104.816	104.566
4.875	105.541	105.291	105.041
5.000	105.113	104.863	104.613
5.125	105.750	105.500	105.250
5.250	106.253	106.003	105.753

20 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
3.250	96.460	96.210	95.960
3.375	97.073	96.823	96.573
3.500	97.965	97.715	97.465
3.625	98.810	98.560	98.310
3.750	99.498	99.248	98.998
3.875	100.093	99.843	99.593
4.000	101.121	100.871	100.621
4.125	101.877	101.627	101.377
4.250	102.470	102.220	101.970
4.375	102.981	102.731	102.481
4.500	103.787	103.537	103.287
4.625	104.465	104.215	103.965
4.750	105.004	104.754	104.504
4.875	105.479	105.229	104.979
5.000	105.551	105.301	105.051
5.125	106.188	105.938	105.688
5.250	106.691	106.441	106.191

15 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
2.250	95.602	95.352	95.102
2.375	96.253	96.003	95.753
2.500	96.903	96.653	96.403
2.625	97.500	97.250	97.000
2.750	98.350	98.100	97.850
2.875	98.997	98.747	98.497
3.000	99.620	99.370	99.120
3.125	100.171	99.921	99.671
3.250	100.672	100.422	100.172
3.375	101.206	100.956	100.706
3.500	101.776	101.526	101.276
3.625	102.286	102.036	101.786
3.750	102.767	102.517	102.267
3.875	103.242	102.992	102.742
4.000	103.421	103.171	102.921
4.125	103.918	103.668	103.418
4.250	104.382	104.132	103.882

15 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
2.250	95.602	95.352	95.102
2.375	94.128	93.878	93.628
2.500	94.778	94.528	94.278
2.625	95.375	95.125	94.875
2.750	96.225	95.975	95.725
2.875	98.372	98.122	97.872
3.000	98.995	98.745	98.495
3.125	99.546	99.296	99.046
3.250	100.047	99.797	99.547
3.375	100.831	100.581	100.331
3.500	101.401	101.151	100.901
3.625	101.911	101.661	101.411
3.750	102.392	102.142	101.892
3.875	103.117	102.867	102.617
4.000	103.296	103.046	102.796
4.125	103.793	103.543	103.293
4.250	104.257	104.007	103.757

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

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.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/26/2015

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	96.448	96.198	96.173
3.375	97.565	97.315	97.290
3.500	98.653	98.403	98.378
3.625	99.671	99.421	99.396
3.750	100.462	100.212	100.187
3.875	101.118	100.868	100.843
3.990	102.039	101.789	101.764
4.000	102.089	101.839	101.814
4.125	102.973	102.723	102.698
4.250	103.608	103.358	103.333
4.375	104.112	103.862	103.837
4.500	104.885	104.635	104.610
4.625	105.635	105.385	105.360
4.750	106.184	105.934	105.909
4.875	106.656	106.406	106.381
4.990	107.099	106.849	106.824
5.000	107.149	106.899	106.874
5.125	107.856	107.606	107.581
5.250	108.376	108.126	108.101

20 Year FHLMC

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	97.970	97.720	97.470
3.375	98.895	98.645	98.395
3.500	99.787	99.537	99.287
3.625	100.632	100.382	100.132
3.750	101.320	101.070	100.820
3.875	101.915	101.665	101.415
3.990	102.518	102.268	102.018
4.000	102.568	102.318	102.068
4.125	103.324	103.074	102.824
4.250	103.917	103.667	103.417
4.375	104.428	104.178	103.928
4.500	105.359	105.109	104.859
4.625	106.037	105.787	105.537
4.750	106.576	106.326	106.076
4.875	107.051	106.801	106.551
4.990	106.573	106.323	106.073
5.000	106.623	106.373	106.123
5.125	107.260	107.010	106.760
5.250	107.763	107.513	107.263

15 Year FHLMC

Rate	30 day	45 day	60 day
2.125	N/A	N/A	N/A
2.250	96.512	96.262	96.012
2.375	97.163	96.913	96.663
2.500	97.813	97.563	97.313
2.625	98.410	98.160	97.910
2.750	99.260	99.010	98.760
2.875	99.907	99.657	99.407
2.990	100.480	100.230	99.980
3.000	100.530	100.280	100.030
3.125	101.081	100.831	100.581
3.250	101.582	101.332	101.082
3.375	102.116	101.866	101.616
3.500	102.686	102.436	102.186
3.625	103.196	102.946	102.696
3.750	103.677	103.427	103.177
3.875	104.152	103.902	103.652
3.990	104.281	104.031	103.781
4.000	104.331	104.081	103.831
4.125	104.828	104.578	104.328
4.250	105.292	105.042	104.792

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

W. Rate Sheet Dated: 8/26/2015

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

30 Day Lock Exp.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

30/25 Year FHLMC HP & HPA			
Rate	**30 day**	**45 day**	**60 day**
3.125	N/A	N/A	N/A
3.250	96.448	96.198	96.173
3.375	97.565	97.315	97.290
3.500	98.653	98.403	98.378
3.625	99.671	99.421	99.396
3.750	100.462	100.212	100.187
3.875	101.118	100.868	100.843
3.990	102.039	101.789	101.764
4.000	102.089	101.839	101.814
4.125	102.973	102.723	102.698
4.250	103.608	103.358	103.333
4.375	104.112	103.862	103.837
4.500	104.885	104.635	104.610
4.625	105.635	105.385	105.360
4.750	106.184	105.934	105.909
4.875	106.656	106.406	106.381
4.990	107.099	106.849	106.824
5.000	107.149	106.899	106.874
5.125	107.856	107.606	107.581
5.250	108.376	108.126	108.101

20 Year FHLMC HP & HPA			
Rate	**30 day**	**45 day**	**60 day**
3.125	N/A	N/A	N/A
3.250	97.970	97.720	97.470
3.375	98.895	98.645	98.395
3.500	99.787	99.537	99.287
3.625	100.632	100.382	100.132
3.750	101.320	101.070	100.820
3.875	101.915	101.665	101.415
3.990	102.518	102.268	102.018
4.000	102.568	102.318	102.068
4.125	103.324	103.074	102.824
4.250	103.917	103.667	103.417
4.375	104.428	104.178	103.928
4.500	105.359	105.109	104.859
4.625	106.037	105.787	105.537
4.750	106.576	106.326	106.076
4.875	107.051	106.801	106.551
4.990	106.573	106.323	106.073
5.000	106.623	106.373	106.123
5.125	107.260	107.010	106.760
5.250	107.763	107.513	107.263

15 Year FHLMC HP & HPA			
Rate	**30 day**	**45 day**	**60 day**
2.125	N/A	N/A	N/A
2.250	96.512	96.262	96.012
2.375	97.163	96.913	96.663
2.500	97.813	97.563	97.313
2.625	98.410	98.160	97.910
2.750	99.260	99.010	98.760
2.875	99.907	99.657	99.407
2.990	100.480	100.230	99.980
3.000	100.530	100.280	100.030
3.125	101.081	100.831	100.581
3.250	101.582	101.332	101.082
3.375	102.116	101.866	101.616
3.500	102.686	102.436	102.186
3.625	103.196	102.946	102.696
3.750	103.677	103.427	103.177
3.875	104.152	103.902	103.652
3.990	104.281	104.031	103.781
4.000	104.331	104.081	103.831
4.125	104.828	104.578	104.328
4.250	105.292	105.042	104.792

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			
		Non Interest-Only LLPA	
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%	**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	**720 - 739**	**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

30 Day Lock Exp.: 9/25/2015
45 Day Lock Exp.: 10/12/2015
60 Day Lock Exp.: 10/26/2015

prices are subject to change without notice

W. Rate Sheet Dated: 8/26/2015 **Release Time:** 10:00 AM ET

Non-Conforming 30 year Fixed
Max Price After Adjustments 101.750

Rate	30 day	45 day	60 day
3.875	97.764	97.624	97.483
4.000	98.326	98.186	98.045
4.125	98.888	98.748	98.607
4.250	99.419	99.279	99.138
4.375	99.950	99.810	99.669
4.500	100.450	100.310	100.169
4.625	100.950	100.810	100.669
4.750	101.419	101.279	101.138
4.875	101.669	101.529	101.388
5.000	101.919	101.779	101.638
5.125	102.138	101.998	101.857
5.250	102.357	102.217	102.076

Non-Conforming 15 year Fixed
Max Price After Adjustments 101.250

Rate	30 day	45 day	60 day
3.375	98.969	98.844	98.719
3.500	99.360	99.235	99.110
3.625	99.798	99.658	99.517
3.750	100.251	100.126	100.001
3.875	100.657	100.532	100.407
4.000	101.032	100.907	100.782
4.125	101.345	101.220	101.095
4.250	101.626	101.501	101.376
4.375	101.814	101.689	101.564
4.500	101.939	101.814	101.689
4.625	102.064	101.939	101.814
4.750	102.127	102.002	101.877

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]

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: 8/26/2015 **Release Time:** 10:00 AM ET

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

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: 8/26/2015 **Release Time:** 10:00 AM ET

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

Alt-Option Ratio Terms & Pricing

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

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

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

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

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

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