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.: 10/3/2014
45 Day Lock Exp.: 10/20/2014
60 Day Lock Exp.: 11/4/2014

prices are subject to change without notice

W. Rate Sheet Dated: 9/3/2014
Release Time: 3:05 PM ET

STANDARD GOVERNMENT PRODUCT

30/25 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
3.375	100.308	100.058	99.808
3.500	101.058	100.808	100.558
3.625	101.158	100.908	100.658
3.750	103.018	102.768	102.518
3.875	103.518	103.268	103.018
4.000	104.218	103.968	103.718
4.125	104.318	104.068	103.818
4.250	105.674	105.424	105.174
4.375	106.059	105.809	105.559
4.500	106.524	106.274	106.024
4.625	106.624	106.374	106.124
4.750	107.384	107.134	106.884
4.875	107.784	107.534	107.284
5.000	108.384	108.134	107.884
5.125	108.484	108.234	107.984
5.250	108.946	108.696	108.446
5.375	108.434	108.184	107.934
5.500	108.934	108.684	108.434
5.625	109.134	108.884	108.634

20 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
3.375	100.058	99.808	99.558
3.500	100.808	100.558	100.308
3.625	100.908	100.658	100.408
3.750	102.768	102.518	102.268
3.875	103.268	103.018	102.768
4.000	103.968	103.718	103.468
4.125	104.068	103.818	103.568
4.250	105.424	105.174	104.924
4.375	105.809	105.559	105.309
4.500	106.274	106.024	105.774
4.625	106.374	106.124	105.874
4.750	107.284	107.034	106.784
4.875	107.684	107.434	107.184
5.000	108.284	108.034	107.784
5.125	108.384	108.134	107.884
5.250	108.846	108.596	108.346
5.375	108.334	108.084	107.834
5.500	108.834	108.584	108.334
5.625	109.034	108.784	108.534

15/10 Year Government Standard Product

Rate	30 Day	45 Day	60 Day
2.750	100.653	100.403	100.153
2.875	100.953	100.703	100.453
3.000	101.203	100.953	100.703
3.125	101.353	101.103	100.853
3.250	102.852	102.602	102.352
3.375	103.152	102.902	102.652
3.500	103.402	103.152	102.902
3.625	103.552	103.302	103.052
3.750	104.669	104.419	104.169
3.875	104.969	104.719	104.469
4.000	105.219	104.969	104.719
4.125	105.369	105.119	104.869
4.250	104.489	104.239	103.989
4.375	104.789	104.539	104.289
4.500	104.889	104.639	104.389
4.625	105.039	104.789	104.539
4.750	105.039	104.789	104.539

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.

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	99.408	99.158	98.908
3.500	100.158	99.908	99.658
3.625	100.258	100.008	99.758
3.750	102.118	101.868	101.618
3.875	102.618	102.368	102.118
4.000	103.318	103.068	102.818
4.125	103.418	103.168	102.918
4.250	104.774	104.524	104.274
4.375	105.159	104.909	104.659
4.500	105.624	105.374	105.124
4.625	105.724	105.474	105.224
4.750	106.484	106.234	105.984
4.875	106.884	106.634	106.384
5.000	107.484	107.234	106.984
5.125	107.584	107.334	107.084
5.250	108.046	107.796	107.546
5.375	107.534	107.284	107.034
5.500	108.034	107.784	107.534
5.625	108.234	107.984	107.734

15/10 Year Government Specialty Product

Rate	30 Day	45 Day	60 Day
2.750	99.853	99.603	99.353
2.875	100.153	99.903	99.653
3.000	100.403	100.153	99.903
3.125	100.553	100.303	100.053
3.250	102.052	101.802	101.552
3.375	102.352	102.102	101.852
3.500	102.602	102.352	102.102
3.625	102.752	102.502	102.252
3.750	103.869	103.619	103.369
3.875	104.169	103.919	103.669
4.000	104.419	104.169	103.919
4.125	104.569	104.319	104.069
4.250	103.689	103.439	103.189
4.375	103.989	103.739	103.489
4.500	104.089	103.839	103.589
4.625	104.239	103.989	103.739
4.750	104.239	103.989	103.739

20 Year Government Specialty Product

Rate	30 Day	45 Day	60 Day
3.375	99.308	99.058	98.808
3.500	100.058	99.808	99.558
3.625	100.158	99.908	99.658
3.750	102.018	101.768	101.518
3.875	102.518	102.268	102.018
4.000	103.218	102.968	102.718
4.125	103.318	103.068	102.818
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4.875	106.784	106.534	106.284
5.000	107.384	107.134	106.884
5.125	107.484	107.234	106.984
5.250	107.946	107.696	107.446
5.375	107.434	107.184	106.934
5.500	107.934	107.684	107.434
5.625	108.134	107.884	107.634

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	97.983	97.733	97.483
4.000	101.143	100.893	100.643
4.500	103.449	103.199	102.949
5.000	105.309	105.059	104.809

15 Year One Time Close "OTC" Specialty Product

Rate	30 Day	45 Day	60 Day
3.000	98.769	98.519	98.269
3.500	100.968	100.718	100.468
4.000	102.785	102.535	102.285
4.500	102.455	102.205	101.955
5.000	N/A	N/A	N/A

Specialty Adj.

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	9/3/2014	4.500%

American Financial Resources, Inc. - Announcements

Lock Desk Policy

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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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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
3.125	N/A	N/A	N/A	N/A	N/A	N/A
3.250	93.739	93.489	93.239	N/A	N/A	N/A
3.375	94.778	94.528	94.278	N/A	N/A	N/A
3.500	95.817	95.567	95.317	93.038	92.788	92.538
3.625	96.856	96.606	96.356	94.312	94.062	93.812
3.750	97.806	97.556	97.306	95.466	95.216	94.966
3.875	98.601	98.351	98.101	96.402	96.152	95.902
4.000	99.508	99.258	99.008	97.449	97.199	96.949
4.125	100.527	100.277	100.027	98.609	98.359	98.109
4.250	101.442	101.192	100.942	99.689	99.439	99.189
4.375	102.025	101.775	101.525	100.491	100.241	99.991
4.500	102.763	102.513	102.263	101.448	101.198	100.948
4.625	103.655	103.405	103.155	102.559	102.309	102.059
4.750	104.466	104.216	103.966	103.608	103.358	103.108
4.875	104.906	104.656	104.406	104.330	104.080	103.830
5.000	105.430	105.180	104.930	105.135	104.885	104.635
5.125	106.038	105.788	105.538	N/A	N/A	N/A
5.250	106.688	106.438	106.188	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	93.535	93.285	93.035	N/A	N/A	N/A
3.250	95.056	94.806	94.556	93.369	93.119	92.869
3.375	95.947	95.697	95.447	94.611	94.361	94.111
3.500	96.838	96.588	96.338	95.853	95.603	95.353
3.625	97.728	97.478	97.228	97.095	96.845	96.595
3.750	98.558	98.308	98.058	98.143	97.893	97.643
3.875	99.258	99.008	98.758	98.814	98.564	98.314
4.000	99.959	99.709	99.459	99.596	99.346	99.096
4.125	100.660	100.410	100.160	100.489	100.239	99.989
4.250	101.341	101.091	100.841	101.274	101.024	100.774
4.375	101.981	101.731	101.481	101.717	101.467	101.217
4.500	102.622	102.372	102.122	102.314	102.064	101.814
4.625	103.263	103.013	102.763	103.066	102.816	102.566
4.750	103.853	103.603	103.353	103.751	103.501	103.251
4.875	104.338	104.088	103.838	104.097	103.847	103.597
5.000	104.822	104.572	104.322	104.527	104.277	104.027
5.125	105.307	105.057	104.807	105.041	104.791	104.541
5.250	N/A	N/A	N/A	105.628	105.378	105.128

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
3.000	99.397	99.147	98.897	96.482	96.232	95.982
3.125	99.978	99.728	99.478	97.250	97.000	96.750
3.250	100.415	100.165	99.915	97.842	97.592	97.342
3.375	101.020	100.770	100.520	98.603	98.353	98.103
3.500	101.793	101.543	101.293	99.533	99.283	99.033
3.625	102.359	102.109	101.859	100.191	99.941	99.691
3.750	102.718	102.468	102.218	100.580	100.330	100.080
3.875	103.189	102.939	102.689	101.083	100.833	100.583
4.000	103.772	103.522	103.272	101.697	101.447	101.197
4.125	104.088	103.838	103.588	102.133	101.883	101.633
4.250	104.105	103.855	103.605	102.354	102.104	101.854
4.375	104.121	103.871	103.621	102.573	102.323	102.073
4.500	104.135	103.885	103.635	102.790	102.540	102.290
4.625	104.153	103.903	103.653	102.865	102.615	102.365
4.750	104.176	103.926	103.676	102.810	102.560	102.310
4.875	104.200	103.950	103.700	102.755	102.505	102.255
5.000	104.223	103.973	103.723	102.701	102.451	102.201
5.125	104.247	103.997	103.747	102.646	102.396	102.146

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
3.000	99.198	98.948	98.698	96.282	96.032	95.782
3.125	99.764	99.514	99.264	97.050	96.800	96.550
3.250	100.202	99.952	99.702	97.642	97.392	97.142
3.375	100.639	100.389	100.139	98.403	98.153	97.903
3.500	101.077	100.827	100.577	99.333	99.083	98.833
3.625	101.486	101.236	100.986	99.991	99.741	99.491
3.750	101.869	101.619	101.369	100.380	100.130	99.880
3.875	102.252	102.002	101.752	100.883	100.633	100.383
4.000	102.634	102.384	102.134	101.497	101.247	100.997
4.125	102.826	102.576	102.326	101.933	101.683	101.433
4.250	102.842	102.592	102.342	102.154	101.904	101.654
4.375	102.858	102.608	102.358	102.373	102.123	101.873
4.500	102.873	102.623	102.373	102.590	102.340	102.090
4.625	102.893	102.643	102.393	102.665	102.415	102.165
4.750	102.916	102.666	102.416	102.610	102.360	102.110
4.875	102.940	102.690	102.440	102.555	102.305	102.055
5.000	102.963	102.713	102.463	102.501	102.251	102.001
5.125	102.987	102.737	102.487	102.446	102.196	101.946

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	0.250	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
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 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	-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	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

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Flood Certification = $10.00 FHA ID# - 1358600006

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30/25 Year FNMA

Rate	30 day	45 day	60 day
3.125	N/A	N/A	N/A
3.250	94.739	94.489	94.464
3.375	95.778	95.528	95.503
3.500	96.817	96.567	96.542
3.625	97.856	97.606	97.581
3.750	98.806	98.556	98.531
3.875	99.601	99.351	99.326
3.990	100.458	100.208	100.183
4.000	100.508	100.258	100.233
4.125	101.527	101.277	101.252
4.250	102.442	102.192	102.167
4.375	103.025	102.775	102.750
4.500	103.763	103.513	103.488
4.625	104.655	104.405	104.380
4.750	105.466	105.216	105.191
4.875	105.906	105.656	105.631
4.990	106.380	106.130	106.105
5.000	106.430	106.180	106.155
5.125	107.038	106.788	106.763
5.250	107.688	107.438	107.413

20 Year FNMA

Rate	30 day	45 day	60 day
3.000	N/A	N/A	N/A
3.125	95.545	95.295	95.045
3.250	97.066	96.816	96.566
3.375	97.957	97.707	97.457
3.500	98.848	98.598	98.348
3.625	99.738	99.488	99.238
3.750	100.568	100.318	100.068
3.875	101.268	101.018	100.768
3.990	101.919	101.669	101.419
4.000	101.969	101.719	101.469
4.125	102.670	102.420	102.170
4.250	103.351	103.101	102.851
4.375	103.991	103.741	103.491
4.500	104.632	104.382	104.132
4.625	105.273	105.023	104.773
4.750	105.863	105.613	105.363
4.875	106.348	106.098	105.848
4.990	106.782	106.532	106.282
5.000	106.832	106.582	106.332
5.125	107.317	107.067	106.817

15 Year FNMA

Rate	30 day	45 day	60 day
3.000	100.147	99.897	99.647
3.125	100.728	100.478	100.228
3.250	101.165	100.915	100.665
3.375	101.770	101.520	101.270
3.500	102.543	102.293	102.043
3.625	103.109	102.859	102.609
3.750	103.468	103.218	102.968
3.875	103.939	103.689	103.439
3.990	104.472	104.222	103.972
4.000	104.522	104.272	104.022
4.125	104.838	104.588	104.338
4.250	104.855	104.605	104.355
4.375	104.871	104.621	104.371
4.500	104.885	104.635	104.385
4.625	104.903	104.653	104.403
4.750	104.926	104.676	104.426
4.875	104.950	104.700	104.450
4.990	104.923	104.673	104.423
5.000	104.973	104.723	104.473
5.125	104.997	104.747	104.497

10 Year FNMA

Rate	30 day	45 day	60 day
3.000	101.208	100.958	100.708
3.125	101.774	101.524	101.274
3.250	102.212	101.962	101.712
3.375	102.649	102.399	102.149
3.500	103.087	102.837	102.587
3.625	103.496	103.246	102.996
3.750	103.879	103.629	103.379
3.875	104.262	104.012	103.762
3.990	104.594	104.344	104.094
4.000	104.644	104.394	104.144
4.125	104.836	104.586	104.336
4.250	104.852	104.602	104.352
4.375	104.868	104.618	104.368
4.500	104.883	104.633	104.383
4.625	104.903	104.653	104.403
4.750	104.926	104.676	104.426
4.875	104.950	104.700	104.450
4.990	104.923	104.673	104.423
5.000	104.973	104.723	104.473
5.125	104.997	104.747	104.497

30/25 Year HB FNMA

Rate	30 day	45 day	60 day
2.990	N/A	N/A	N/A
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	94.092	93.842	93.592
3.500	95.350	95.100	94.850
3.625	96.607	96.357	96.107
3.750	97.713	97.463	97.213
3.875	98.532	98.282	98.032
3.990	99.413	99.163	98.913
4.000	99.463	99.213	98.963
4.125	100.505	100.255	100.005
4.250	101.438	101.188	100.938
4.375	102.029	101.779	101.529
4.500	102.774	102.524	102.274
4.625	103.675	103.425	103.175
4.750	104.453	104.203	103.953
4.875	104.776	104.526	104.276
4.990	105.133	104.883	104.633
5.000	105.183	104.933	104.683

15 Year HB FNMA

Rate	30 day	45 day	60 day
3.000	99.080	98.830	98.580
3.125	99.720	99.470	99.220
3.250	100.141	99.891	99.641
3.375	100.730	100.480	100.230
3.500	101.488	101.238	100.988
3.625	101.982	101.732	101.482
3.750	102.215	101.965	101.715
3.875	102.561	102.311	102.061
3.990	102.970	102.720	102.470
4.000	103.020	102.770	102.520
4.125	103.202	102.952	102.702
4.250	103.079	102.829	102.579
4.375	102.954	102.704	102.454
4.500	102.827	102.577	102.327
4.625	102.762	102.512	102.262
4.750	102.754	102.504	102.254
4.875	102.746	102.496	102.246
4.990	102.688	102.438	102.188
5.000	102.738	102.488	102.238
5.125	102.730	102.480	102.230

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	0.250	0.000	0.000	-0.250	-0.250	-0.250	-0.250	N/A
720 - 739	0.250	0.000	-0.250	-0.500	-0.500	-0.500	-0.500	N/A
700 - 719	0.250	-0.500	-0.750	-1.000	-1.000	-1.000	-1.000	N/A
680 - 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.250	N/A
660 - 679	0.000	-1.000	-2.000	-2.500	-2.750	-2.250	-2.250	N/A
640 - 659	-0.500	-1.250	-2.500	-3.000	-3.250	-2.750	-2.750	N/A
620 - 639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	N/A
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	N/A

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

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	-1.750	-1.750	-1.750	-3.000	-3.750	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	0.000	-0.250	-0.250	-0.500	-0.625
720 - 739	0.000	-0.625	-0.625	-0.750	-1.500
700 - 719	0.000	-0.625	-0.625	-0.750	-1.500
680 - 699	0.000	-0.750	-0.750	-1.375	-2.500
660 - 679	-0.250	-0.750	-0.750	-1.500	-2.500
640 - 659	-0.250	-1.250	-1.250	-2.250	-3.000
620 - 639	-0.250	-1.250	-1.250	-2.750	-3.000
< 620	-1.250	-2.250	-2.250	-2.750	-3.000
TX Cash Out All Terms & All LTVs "AUS must be run with LP"					-1.000

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%
≥ 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

*** 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.: 10/3/2014
45 Day Lock Exp.: 10/20/2014
60 Day Lock Exp.: 11/4/2014

prices are subject to change without notice

W. Rate Sheet Dated: 9/3/2014 **Release Time:** 3:05 PM ET

30/25 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
3.250	94.395	94.145	93.895
3.375	95.430	95.180	94.930
3.500	96.438	96.188	95.938
3.625	97.413	97.163	96.913
3.750	98.167	97.917	97.667
3.875	98.937	98.687	98.437
4.000	99.880	99.630	99.380
4.125	100.773	100.523	100.273
4.250	101.451	101.201	100.951
4.375	102.249	101.999	101.749
4.500	103.103	102.853	102.603
4.625	103.914	103.664	103.414
4.750	104.530	104.280	104.030
4.875	105.013	104.763	104.513
5.000	105.504	105.254	105.004
5.125	106.280	106.030	105.780
5.250	106.850	106.600	106.350

30/25 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
3.250	93.770	93.520	93.270
3.375	94.805	94.555	94.305
3.500	95.813	95.563	95.313
3.625	96.788	96.538	96.288
3.750	97.667	97.417	97.167
3.875	98.437	98.187	97.937
4.000	99.380	99.130	98.880
4.125	100.273	100.023	99.773
4.250	101.576	101.326	101.076
4.375	102.374	102.124	101.874
4.500	103.228	102.978	102.728
4.625	104.039	103.789	103.539
4.750	105.780	105.530	105.280
4.875	106.263	106.013	105.763
5.000	106.754	106.504	106.254
5.125	107.530	107.280	107.030
5.250	106.850	106.600	106.350

20 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
3.250	96.885	96.635	96.385
3.375	97.796	97.546	97.296
3.500	98.688	98.438	98.188
3.625	99.557	99.307	99.057
3.750	100.232	99.982	99.732
3.875	100.798	100.548	100.298
4.000	101.042	100.792	100.542
4.125	101.857	101.607	101.357
4.250	102.465	102.215	101.965
4.375	102.953	102.703	102.453
4.500	103.687	103.437	103.187
4.625	104.423	104.173	103.923
4.750	104.974	104.724	104.474
4.875	105.438	105.188	104.938
5.000	105.974	105.724	105.474
5.125	106.690	106.440	106.190
5.250	107.227	106.977	106.727

20 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
3.250	96.323	96.073	95.823
3.375	97.234	96.984	96.734
3.500	98.126	97.876	97.626
3.625	98.995	98.745	98.495
3.750	100.045	99.795	99.545
3.875	100.611	100.361	100.111
4.000	100.855	100.605	100.355
4.125	101.670	101.420	101.170
4.250	102.278	102.028	101.778
4.375	102.766	102.516	102.266
4.500	103.500	103.250	103.000
4.625	104.236	103.986	103.736
4.750	104.912	104.662	104.412
4.875	105.376	105.126	104.876
5.000	105.912	105.662	105.412
5.125	106.628	106.378	106.128
5.250	107.227	106.977	106.727

15 Year Open Access ≤ 105.00 LTV

Rate	30 day	45 day	60 day
2.250	95.110	94.860	94.610
2.375	95.854	95.604	95.354
2.500	96.598	96.348	96.098
2.625	97.195	96.945	96.695
2.750	98.183	97.933	97.683
2.875	98.926	98.676	98.426
3.000	99.663	99.413	99.163
3.125	100.220	99.970	99.720
3.250	100.692	100.442	100.192
3.375	101.264	101.014	100.764
3.500	101.948	101.698	101.448
3.625	102.461	102.211	101.961
3.750	102.888	102.638	102.388
3.875	103.355	103.105	102.855
4.000	103.991	103.741	103.491
4.125	104.493	104.243	103.993
4.250	104.920	104.670	104.420

15 Year Open Access > 105.00 LTV

Rate	30 day	45 day	60 day
2.250	92.985	92.735	92.485
2.375	93.729	93.479	93.229
2.500	94.473	94.223	93.973
2.625	95.070	94.820	94.570
2.750	97.433	97.183	96.933
2.875	98.176	97.926	97.676
3.000	98.913	98.663	98.413
3.125	99.470	99.220	98.970
3.250	100.192	99.942	99.692
3.375	100.764	100.514	100.264
3.500	101.448	101.198	100.948
3.625	101.961	101.711	101.461
3.750	102.576	102.326	102.076
3.875	103.043	102.793	102.543
4.000	103.679	103.429	103.179
4.125	104.181	103.931	103.681
4.250	104.233	103.983	103.733

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, 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

prices are subject to change without notice

W. Rate Sheet Dated: 9/3/2014

Release Time: 3:05 PM ET

30 Day Lock Exp.: 10/3/2014

45 Day Lock Exp.: 10/20/2014

60 Day Lock Exp.: 11/4/2014

Non-Conforming 30 year Fixed
Max Price After Adjustments 101.750

Rate	30 day	45 day	60 day
3.750	98.300	98.128	97.956
3.875	99.081	98.909	98.737
4.000	99.862	99.690	99.518
4.125	100.643	100.471	100.299
4.250	101.320	101.148	100.976
4.375	101.914	101.742	101.570
4.500	102.414	102.242	102.070
4.625	102.914	102.742	102.570
4.750	103.352	103.180	103.008
4.875	103.719	103.540	103.360
5.000	104.063	103.884	103.704
5.125	104.219	104.040	103.860

Non-Conforming 15 year Fixed
Max Price After Adjustments 101.250

Rate	30 day	45 day	60 day
3.250	99.029	98.889	98.748
3.375	99.529	99.389	99.248
3.500	100.045	99.920	99.795
3.625	100.482	100.357	100.232
3.750	100.857	100.732	100.607
3.875	101.170	101.045	100.920
4.000	101.451	101.326	101.201
4.125	101.639	101.514	101.389
4.250	101.764	101.639	101.514
4.375	101.889	101.764	101.639
4.500	101.952	101.827	101.702
4.625	102.015	101.890	101.765

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

Lock Desk Policy

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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: 9/3/2014 **Release Time:** 3:05 PM ET **30 Day Lock Exp.:** 10/3/2014

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

Lock Desk Policy

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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: 9/3/2014 **Release Time:** 3:05 PM ET

30 Day Lock Exp.: 10/3/2014
45 Day Lock Exp.: 10/20/2014

Alt-Option Access Terms & Pricing

Access 30 yr Fixed (AOAP-30F)

Rate	30 day	45 day
6.875	100.147	99.982
7.000	100.454	100.284
7.125	100.762	100.586
7.250	101.069	100.888
7.375	101.376	101.190
7.500	101.684	101.492
7.625	101.991	101.794
7.750	102.298	102.096
7.875	102.605	102.398
8.000	102.913	102.701
8.125	103.220	103.003
8.250	103.527	103.305
8.375	103.835	103.607
8.500	104.142	103.909
8.625	104.262	104.023

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

Access 15 yr Fixed (AOAP-15F)

Rate	30 day	45 day
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	102.007	101.826
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
8.375	104.210	103.982

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	100.147	99.982
6.500	100.454	100.284
6.625	100.762	100.586
6.750	101.069	100.888
6.875	101.376	101.190
7.000	101.684	101.492
7.125	101.991	101.794
7.250	102.298	102.096
7.375	102.605	102.398
7.500	102.913	102.701
7.625	103.220	103.003
7.750	103.527	103.305
7.875	103.835	103.607
8.000	104.142	103.909
8.125	104.262	104.023

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

Asset 15 yr Fixed (AOAIP-15F)

Rate	30 day	45 day
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	102.007	101.826
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
7.875	104.210	103.982

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	

Lock Desk Policy

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Flood Certification = $10.00 FHA ID# - 1358600006

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AMERICAN FINANCIAL RESOURCES, INC. WHOLESALE MORTGAGE DIVISION

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Lock Desk Phone: 1-877-588-2706
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prices are subject to change without notice

W. Rate Sheet Dated: 9/3/2014 **Release Time:** 3:05 PM ET

30 Day Lock Exp.: 10/3/2014
45 Day Lock Exp.: 10/20/2014

Alt-Option Ratio Terms & Pricing

Ratio 30 yr Fixed (AORP-30F)

Rate	30 day	45 day
6.375	100.147	99.982
6.500	100.454	100.284
6.625	100.762	100.586
6.750	101.069	100.888
6.875	101.376	101.190
7.000	101.684	101.492
7.125	101.991	101.794
7.250	102.298	102.096
7.375	102.605	102.398
7.500	102.913	102.701
7.625	103.220	103.003
7.750	103.527	103.305
7.875	103.835	103.607
8.000	104.142	103.909
8.125	104.262	104.023

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	100.783	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	102.007	101.826
6.875	102.251	102.065
7.000	102.496	102.305
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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
7.875	104.210	103.982

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	100.147	99.982
6.500	100.454	100.284
6.625	100.762	100.586
6.750	101.069	100.888
6.875	101.376	101.190
7.000	101.684	101.492
7.125	101.991	101.794
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7.625	103.220	103.003
7.750	103.527	103.305
7.875	103.835	103.607
8.000	104.142	103.909
8.125	104.262	104.023

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Income 15 yr Fixed (AOIP-15F)

Rate	30 day	45 day
6.125	100.783	100.783
6.250	101.027	101.027
6.375	101.272	101.272
6.500	101.517	101.517
6.625	101.762	101.762
6.750	102.007	102.007
6.875	102.251	102.251
7.000	102.496	102.496
7.125	102.741	102.741
7.250	102.986	102.986
7.375	103.230	103.230
7.500	103.475	103.475
7.625	103.720	103.720
7.750	103.965	103.965
7.875	104.210	104.210

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	

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