



AFR Loan Center

Lockdesk e-mail:

Lockdesk@af wholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: **10/26/2017**45 Day Lock Exp.: **11/10/2017**60 Day Lock Exp.: **11/27/2017**W. Rate Sheet Dated: **9/26/2017**Release Time: **10:00 am ET**

Prices are subject to change without notice.

STANDARD GOVERNMENT PRODUCT															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.250	100.346	100.196	100.046	3.250	100.179	100.029	99.879	1.875	N/A	N/A	N/A	3.125	100.762	100.612	100.462
3.375	100.795	100.645	100.495	3.375	100.593	100.443	100.293	2.000	N/A	N/A	N/A	3.250	100.656	100.506	100.356
3.500	101.240	101.090	100.940	3.500	101.001	100.851	100.701	2.125	N/A	N/A	N/A	3.375	101.063	100.913	100.763
3.625	101.626	101.476	101.326	3.625	101.351	101.201	101.051	2.250	97.374	97.224	97.074	3.500	101.466	101.316	101.166
3.750	102.775	102.619	102.462	3.750	102.608	102.451	102.295	2.375	97.765	97.615	97.465	3.625	101.852	101.702	101.552
3.875	103.174	103.018	102.862	3.875	102.971	102.815	102.659	2.500	98.152	98.002	97.852	Margin = 2.250		Index = 1.310	
4.000	103.539	103.383	103.226	4.000	103.300	103.144	102.988	2.625	98.495	98.345	98.195				
4.125	103.829	103.673	103.517	4.125	103.555	103.399	103.243	2.750	100.274	100.124	99.974				
4.250	104.013	103.904	103.804	4.250	103.846	103.737	103.637	2.875	100.654	100.504	100.354				
4.375	104.342	104.233	104.133	4.375	104.139	104.030	103.930	3.000	101.027	100.877	100.727				
4.500	104.636	104.526	104.426	4.500	104.397	104.288	104.188	3.125	101.289	101.139	100.989				
4.625	104.863	104.754	104.654	4.625	104.589	104.480	104.380	3.250	102.092	101.942	101.792				
4.750	105.062	104.875	104.703	4.750	104.895	104.708	104.536	3.375	102.398	102.248	102.098				
4.875	105.464	105.276	105.105	4.875	105.261	105.074	104.902	3.500	102.667	102.517	102.367				
5.000	105.757	105.570	105.398	5.000	105.519	105.331	105.160	3.625	102.867	102.717	102.567				
5.125	105.985	105.798	105.626	5.125	105.711	105.523	105.352	3.750	103.053	102.903	102.753				
5.250	105.871	105.637	105.537	5.250	105.704	105.470	105.370	3.875	103.288	103.138	102.988				
5.375	106.273	106.039	105.939	5.375	106.070	105.836	105.736	4.000	103.489	103.339	103.189				
5.500	106.567	106.332	106.232	5.500	106.328	106.094	105.994	4.125	103.898	103.748	103.598				

SPECIALTY GOVERNMENT PRODUCT - Every program and property type listed in the specialty adj.															
30/25 Year				20 Year				15/10 Year				5/1 Arm			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.250	99.456	99.306	99.156	3.250	99.289	99.139	98.989	1.875	N/A	N/A	N/A	3.125	99.872	99.722	99.572
3.375	99.905	99.755	99.605	3.375	99.703	99.553	99.403	2.000	N/A	N/A	N/A	3.250	99.766	99.616	99.466
3.500	100.350	100.200	100.050	3.500	100.111	99.961	99.811	2.125	N/A	N/A	N/A	3.375	100.173	100.023	99.873
3.625	100.736	100.586	100.436	3.625	100.461	100.311	100.161	2.250	96.484	96.334	96.184	3.500	100.576	100.426	100.276
3.750	101.885	101.729	101.572	3.750	101.718	101.561	101.405	2.375	96.875	96.725	96.575	3.625	100.962	100.812	100.662
3.875	102.284	102.128	101.972	3.875	102.081	101.925	101.769	2.500	97.262	97.112	96.962	Margin = 2.250		Index = 1.310	
4.000	102.649	102.493	102.336	4.000	102.410	102.254	102.098	2.625	97.605	97.455	97.305	30 Year OTC			
4.125	102.939	102.783	102.627	4.125	102.665	102.509	102.353	2.750	99.384	99.234	99.084	Rate	30 Day	45 Day	60 Day
4.250	103.123	103.014	102.914	4.250	102.956	102.847	102.747	2.875	99.764	99.614	99.464	3.500	98.650	98.400	98.150
4.375	103.452	103.343	103.243	4.375	103.249	103.140	103.040	3.000	100.137	99.987	99.837	4.000	100.949	100.699	100.449
4.500	103.746	103.636	103.536	4.500	103.507	103.398	103.298	3.125	100.399	100.249	100.099	4.500	102.046	101.796	101.546
4.625	103.973	103.864	103.764	4.625	103.699	103.590	103.490	3.250	101.202	101.052	100.902	5.000	103.167	102.917	102.667
4.750	104.172	103.985	103.813	4.750	104.005	103.818	103.646	3.375	101.508	101.358	101.208	5.500	103.977	103.727	103.477
4.875	104.574	104.386	104.215	4.875	104.371	104.184	104.012	3.500	101.777	101.627	101.477	15 Year OTC			
5.000	104.867	104.680	104.508	5.000	104.629	104.441	104.270	3.625	101.977	101.827	101.677	Rate	30 Day	45 Day	60 Day
5.125	105.095	104.908	104.736	5.125	104.821	104.633	104.462	3.750	102.163	102.013	101.863	2.500	95.562	95.312	95.062
5.250	104.981	104.747	104.647	5.250	104.814	104.580	104.480	3.875	102.398	102.248	102.098	3.000	98.437	98.187	97.937
5.375	105.383	105.149	105.049	5.375	105.180	104.946	104.846	4.000	102.599	102.449	102.299	3.500	100.077	99.827	99.577
5.500	105.677	105.442	105.342	5.500	105.438	105.204	105.104	4.125	103.008	102.858	102.708	4.000	100.899	100.649	100.399

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs						
FICO Adjuster		Loan Size Adjuster		UW Fee Buy Out Option*†		
				Loan Size	Standard	Streamline
FICO 720 +	0.500	\$0 - \$49,999	-2.500	\$0 - \$49,999	-1.500	-0.900
FICO 660 - 719	0.500	\$50,000 - \$85,000	-1.375	\$50,000 - \$85,000	-1.000	-0.650
FICO 640 - 659	0.000	\$85,001 - \$125,000	-0.500	\$85,001 - \$125,000	-0.750	-0.500
FICO 620 - 639	-1.000	\$125,001 - \$175,000	-0.125	\$125,001 - \$175,000	-0.500	-0.300
FICO 600 - 619	-1.500	\$175,001 - \$275,000	0.000	\$175,001 - \$275,000	-0.300	-0.200
NY	-0.250	\$275,001 up to HB	0.375	\$275,001 - Up to HB	-0.200	-0.150
Non Owner Occupancy	-2.000					
USDA Streamline-Assist Refinance Option			-0.250			

Specialty Adjustment	
Manufactured Homes (OTC Exempt)	-0.500
203(k) / 203(k)s / 203(h) / Repair Escrow / VA Reno	-0.500
VA IRRRL ≤ 125.00 LTV	0.000
VA IRRRL > 125.00 LTV or No AVM	-0.750

Max USDA-GRH Rate		
Today:	9/26/2017	4.500%

Lock Desk Policy		
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018 . Locks are accepted on loans in <i>Registered, Submitted, U/W-Received & U/W-Approved</i> status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option.		
Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.		
Flood Certification = \$10.00	*UW Fee with option to buy out = \$895 / \$495 for streamline	†IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee
FHA ID# - 1358600006		
For use by mortgage professionals only and should not be distributed to borrowers.		Tax Service Fee = \$80.00 "FHA only" (IA & ME exempt)



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Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

10/26/2017

45 Day Lock Exp.:

11/10/2017

60 Day Lock Exp.:

11/27/2017

W. Rate Sheet Dated: 9/26/2017

Release Time: 10:00 am ET

Prices are subject to change without notice.

STANDARD GOVERNMENT HIGH BALANCE PRODUCT											
30/25 Year				20 Year				15/10 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.250	99.003	98.853	98.703	3.250	98.836	98.686	98.536	1.875	N/A	N/A	N/A
3.375	99.452	99.302	99.152	3.375	99.249	99.099	98.949	2.000	N/A	N/A	N/A
3.500	99.896	99.746	99.596	3.500	99.657	99.507	99.357	2.125	N/A	N/A	N/A
3.625	100.282	100.132	99.982	3.625	100.008	99.858	99.708	2.250	95.374	95.224	95.074
3.750	101.150	100.994	100.837	3.750	100.983	100.826	100.670	2.375	95.765	95.615	95.465
3.875	101.549	101.393	101.237	3.875	101.346	101.190	101.034	2.500	96.152	96.002	95.852
4.000	101.914	101.758	101.601	4.000	101.675	101.519	101.363	2.625	96.495	96.345	96.195
4.125	102.204	102.048	101.892	4.125	101.930	101.774	101.618	2.750	98.587	98.437	98.287
4.250	101.794	101.685	101.585	4.250	101.627	101.518	101.418	2.875	98.966	98.816	98.666
4.375	102.124	102.014	101.914	4.375	101.921	101.811	101.711	3.000	99.339	99.189	99.039
4.500	102.417	102.308	102.208	4.500	102.179	102.069	101.969	3.125	99.602	99.452	99.302
4.625	102.645	102.535	102.435	4.625	102.371	102.261	102.161	3.250	100.749	100.599	100.449
4.750	102.250	102.062	101.890	4.750	102.083	101.895	101.723	3.375	101.054	100.904	100.754
4.875	102.651	102.464	102.292	4.875	102.449	102.261	102.089	3.500	101.324	101.174	101.024
5.000	102.945	102.757	102.586	5.000	102.706	102.519	102.347	3.625	101.523	101.373	101.223
5.125	103.173	102.985	102.813	5.125	102.898	102.711	102.539	3.750	101.428	101.278	101.128
5.250	99.621	99.387	99.287	5.250	99.454	99.220	99.120	3.875	101.663	101.513	101.363
5.375	100.023	99.789	99.689	5.375	99.820	99.586	99.486	4.000	101.864	101.714	101.564
5.500	100.317	100.082	99.982	5.500	100.078	99.844	99.744	4.125	102.273	102.123	101.973

Margin = 2.250

Index = 1.310

SPECIALTY GOVERNMENT HIGH BALANCE PRODUCT - Every program and property type listed in the specialty adj.											
30/25 Year				20 Year				15/10 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.250	98.113	97.963	97.813	3.250	97.946	97.796	97.646	1.875	N/A	N/A	N/A
3.375	98.562	98.412	98.262	3.375	98.359	98.209	98.059	2.000	N/A	N/A	N/A
3.500	99.006	98.856	98.706	3.500	98.767	98.617	98.467	2.125	N/A	N/A	N/A
3.625	99.392	99.242	99.092	3.625	99.118	98.968	98.818	2.250	94.734	94.584	94.434
3.750	100.260	100.104	99.947	3.750	100.093	99.936	99.780	2.375	95.125	94.975	94.825
3.875	100.659	100.503	100.347	3.875	100.456	100.300	100.144	2.500	95.512	95.362	95.212
4.000	101.024	100.868	100.711	4.000	100.785	100.629	100.473	2.625	95.855	95.705	95.555
4.125	101.314	101.158	101.002	4.125	101.040	100.884	100.728	2.750	98.322	98.172	98.022
4.250	100.904	100.795	100.695	4.250	100.737	100.628	100.528	2.875	98.701	98.551	98.401
4.375	101.234	101.124	101.024	4.375	101.031	100.921	100.821	3.000	99.074	98.924	98.774
4.500	101.527	101.418	101.318	4.500	101.289	101.179	101.079	3.125	99.337	99.187	99.037
4.625	101.755	101.645	101.545	4.625	101.481	101.371	101.271	3.250	99.773	99.623	99.473
4.750	101.360	101.172	101.000	4.750	101.193	101.005	100.833	3.375	100.078	99.928	99.778
4.875	101.761	101.574	101.402	4.875	101.559	101.371	101.199	3.500	100.348	100.198	100.048
5.000	102.055	101.867	101.696	5.000	101.816	101.629	101.457	3.625	100.547	100.397	100.247
5.125	102.283	102.095	101.923	5.125	102.008	101.821	101.649	3.750	100.273	100.123	99.973
5.250	98.731	98.497	98.397	5.250	98.564	98.330	98.230	3.875	100.507	100.357	100.207
5.375	99.133	98.899	98.799	5.375	98.930	98.696	98.596	4.000	100.708	100.558	100.408
5.500	99.427	99.192	99.092	5.500	99.188	98.954	98.854	4.125	101.118	100.968	100.818

Margin = 2.250

Index = 1.310

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs					
FICO Adjuster		FICO Adjuster		UW Fee Buy Out Option**	
FICO 720 +	0.500	FICO 620 - 639	-1.000	Loan Size	Standard
FICO 660 - 719	0.500	FICO 600 - 619	-1.500	HB / VA Jumbo	-0.100
FICO 640 - 659	0.000				
NY	-0.250	Non Owner Occupancy	-2.000		
USDA Streamline-Assist Refinance Option			-0.250		

Specialty Adjustment	
Manufactured Homes (OTC Exempt)	-0.500
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

Max USDA-GRH Rate	
Today:	9/26/2017
	4.500%

Lock Desk Policy		
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Flood Certification = \$10.00	*UW Fee with option to buy out = \$895 / \$495 for streamline	†IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee
For use by mortgage professionals only and should not be distributed to borrowers.		FHA ID# - 1358600006
		Tax Service Fee = \$80.00 "FHA only" (IA & ME exempt)



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60 Day Lock Exp.:

11/27/2017

W. Rate Sheet Dated: 9/26/2017

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Conforming FNMA															
30/25 Year				20 Year				15 Year				10 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.375	98.739	98.639	98.539	3.250	99.080	98.980	98.880	3.000	100.369	100.269	100.169	3.000	100.433	100.333	100.233
3.500	99.591	99.491	99.391	3.375	99.919	99.819	99.719	3.125	100.795	100.695	100.595	3.125	100.731	100.631	100.531
3.625	100.354	100.254	100.154	3.500	100.779	100.679	100.579	3.250	101.383	101.283	101.183	3.250	101.648	101.548	101.448
3.750	101.005	100.905	100.805	3.625	101.342	101.242	101.142	3.375	101.969	101.869	101.769	3.375	101.912	101.812	101.712
3.875	101.787	101.687	101.587	3.750	101.870	101.770	101.670	3.500	102.326	102.226	102.126	3.500	102.156	102.056	101.956
3.990	102.291	102.191	102.091	3.875	102.433	102.333	102.232	3.625	102.571	102.471	102.371	3.625	102.385	102.285	102.185
4.000	102.391	102.291	102.191	3.990	102.857	102.757	102.657	3.750	102.948	102.848	102.748	3.750	102.786	102.686	102.586
4.125	102.879	102.779	102.679	4.000	102.957	102.857	102.757	3.875	103.281	103.181	103.081	3.875	103.081	102.981	102.881
4.250	103.374	103.274	103.174	4.125	103.398	103.298	103.198	3.990	103.358	103.258	103.158	3.990	103.270	103.170	103.070
4.375	103.880	103.780	103.680	4.250	104.174	104.074	103.974	4.000	103.458	103.358	103.258	4.000	103.370	103.270	103.170
4.500	104.218	104.118	104.018	4.375	104.550	104.450	104.350	4.125	103.795	103.695	103.595	4.125	103.604	103.504	103.404
4.625	104.705	104.605	104.505	4.500	105.053	104.953	104.853	4.250	104.159	104.059	103.959	4.250	103.835	103.735	103.635
4.750	105.174	105.074	104.974	4.625	105.445	105.345	105.245	4.375	104.491	104.391	104.291	4.375	104.043	103.943	103.843
4.875	105.688	105.588	105.488	4.750	105.843	105.743	105.643	4.500	104.576	104.476	104.376	4.500	104.201	104.101	104.001
4.990	105.854	105.754	105.654	4.875	106.247	106.147	106.047	4.625	104.614	104.514	104.414	4.625	104.434	104.334	104.234
5.000	105.954	105.854	105.754	4.990	106.296	106.196	106.096	4.750	104.895	104.795	104.695	4.750	104.610	104.510	104.410
5.125	106.428	106.328	106.228	5.000	106.396	106.296	106.196	4.875	105.143	105.043	104.943	4.875	104.765	104.665	104.565
5.250	106.997	106.897	106.797	5.125	106.856	106.756	106.656	4.990	105.282	105.182	105.082	4.990	104.813	104.713	104.613
5.375	107.406	107.306	107.206	5.250	107.268	107.168	107.068	5.000	105.382	105.282	105.182	5.000	104.913	104.813	104.713

30/25 Year High Balance				15 Year High Balance			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
4.125	101.405	101.305	101.205	3.000	99.630	99.530	99.430
4.250	101.911	101.811	101.711	3.125	100.039	99.939	99.839
4.375	102.271	102.171	102.071	3.250	100.419	100.319	100.219
4.500	102.565	102.465	102.365	3.375	100.844	100.744	100.644
4.625	102.733	102.633	102.533	3.500	101.255	101.155	101.055
4.750	103.189	103.089	102.989	3.625	101.586	101.486	101.386
4.875	103.632	103.532	103.432	3.750	101.839	101.739	101.639
4.990	103.735	103.635	103.535	3.875	102.059	101.959	101.859
5.000	103.835	103.735	103.635	3.990	101.991	101.891	101.791
5.125	104.002	103.902	103.802	4.000	102.091	101.991	101.891
5.250	103.672	103.572	103.472	4.125	102.065	101.965	101.865
5.375	104.024	103.924	103.824	4.250	102.315	102.215	102.115
5.500	104.330	104.230	104.130	4.375	102.542	102.442	102.342
5.625	104.510	104.410	104.310	4.500	102.598	102.498	102.398
5.750	104.179	104.079	103.955	4.625	102.832	102.732	102.632
5.875	104.547	104.447	104.322	4.750	103.023	102.923	102.823
5.990	104.778	104.678	104.554	4.875	103.192	103.092	102.992
6.000	104.878	104.778	104.654	4.990	103.254	103.154	103.054
6.125	104.999	104.899	104.775	5.000	103.354	103.254	103.154

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
All Subordinate Financing	-0.375
FNMA HomeStyle Renovation	-1.000
Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to HB	0.125
UW Fee Buy Out Option*	
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to HB	-0.200
High Balance	-0.150

Applicable for all mortgages with greater than 15 year terms								
FICO ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 740	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.250	-0.750
720 - 739	0.000	-0.250	-0.500	-0.750	-0.500	-0.500	-0.500	-1.000
700 - 719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.000	-1.500
680 - 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.250	-1.500
660 - 679	0.000	-1.000	-2.250	-2.750	-2.250	-2.250	-2.250	-2.250
640 - 659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750	-2.750
620 - 639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	-3.500
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	-3.750

* A minimum required credit score of 620 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide 95.01-97.00% LTV only with DU v. 9.2

Product Features								
Product Feature ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
High-LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	N/A	N/A	N/A
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	N/A
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A
3-4 Unit Property	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A	N/A
Condo > 15 year*	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750
HB C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A
HB Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	N/A
HB C/O with LTV over 60.00% & purchase or R/T refi with LTV over 90.00% eligible with DU 9.3 or later only applicable to detached condominiums								
*Not applicable to detached condominiums								

LPMI Adjust Term > 20 yr & All Manuf.					LPMI Adjust Term ≤ 20 yr			
FICO ↓ \ LTV →	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.700	-1.400	-1.850	-2.460	-0.550	-0.800	-1.420	-2.070
740 - 759	-0.850	-2.000	-2.600	-3.450	-0.600	-1.020	-2.070	-3.070
720 - 739	-1.000	-2.450	-3.250	-4.350	-0.650	-1.270	-2.620	-3.970
700 - 719	-1.150	-2.950	-3.850	-5.150	-0.700	-1.420	-3.020	-4.670
680 - 699	-1.350	-3.600	-4.750	-6.360	-0.800	-1.720	-3.820	-5.870

Cash-Out Refinance				
FICO ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%
≥ 740	-0.375	-0.625	-0.625	-0.875
720 - 739	-0.375	-1.000	-1.000	-1.125
700 - 719	-0.375	-1.000	-1.000	-1.125
680 - 699	-0.375	-1.125	-1.125	-1.750
660 - 679	-0.625	-1.125	-1.125	-1.875
640 - 659	-0.625	-1.625	-1.625	-2.625
620 - 639	-0.625	-1.625	-1.625	-3.125
< 620	-1.625	-2.625	-2.625	-3.125
80.01-85.00% Only available with DU v. 9.1				

Mortgages with Subordinate Financing *			
LTV Range	CLTV Range	Credit Score < 720	Credit Score ≥ 720
≤ 65.00%	80.01% - 95.00%	-0.500	-0.250
65.01% - 75.00%	80.01% - 95.00%	-0.750	-0.500
75.01% - 95.00%	90.01% - 95.00%	-1.000	-0.750
75.01% - 90.00%	76.01% - 90.00%	-1.000	-0.750
≤ 95.00%	95.01% - 97.00%	-1.500	-1.500

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

HomeReady LLPA Caps*	
Product Feature	LLPA Cap
LTV > 80% and credit score ≥ 680	-0.250
All other LTV & FICO combos	-1.750
*The above caps do not include the following LLPAs: State; Extension; LPMI, Loan Size	

Additional LPMI Premium Adjustments						
Product Feature ↓ \ FICO →	≥ 760	740 - 759	720 - 739	700 - 719	680 - 699	
Rate/Term Refi	-0.150	-0.240	-0.300	-0.530	-0.540	
Cash-Out Refi	-0.540	-0.600	-0.700	-1.000	-1.050	
Second Home	-0.360	-0.390	-0.490	-0.700	-0.700	
Manufactured Home	-0.540	-0.600	-0.700	-1.000	-1.050	
Loan Amount > \$424,100*	-0.600	-0.660	-0.880	-1.400	-1.400	
Employee Relocation	0.100	0.100	0.140	0.250	0.250	
Investment Property	-1.190	-1.190	-1.330	-1.750	-1.750	
*The Loan Amount adjustment does not apply in AK with loan amt \$424.1K - \$636.15K						



AFR Loan Center

Lockdesk e-mail:

Lockdesk Phone:

Lockdesk Hours:

Lockdesk@afrawholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

10/26/2017

45 Day Lock Exp.:

11/10/2017

60 Day Lock Exp.:

11/27/2017

W. Rate Sheet Dated: 9/26/2017

Release Time: 10:00 am ET

Prices are subject to change without notice.

FNMA DU Refi Plus															
30/25 Year								20 Year							
≤ 105% LTV				> 105% LTV				≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.375	95.895	95.795	95.695	3.125	N/A	N/A	N/A	3.250	96.830	96.730	96.630	3.375	95.345	95.245	95.145
3.500	97.014	96.914	96.814	3.250	92.879	92.779	92.679	3.375	97.669	97.569	97.469	3.500	96.778	96.678	96.578
3.625	97.725	97.625	97.525	3.375	94.029	93.929	93.829	3.500	98.529	98.429	98.329	3.625	97.734	97.634	97.534
3.750	98.474	98.374	98.274	3.500	95.543	95.443	95.343	3.625	99.092	98.992	98.892	3.750	98.494	98.394	98.294
3.875	99.186	99.086	98.986	3.625	96.506	96.406	96.306	3.750	99.620	99.520	99.420	3.875	99.055	98.955	98.855
3.990	99.757	99.657	99.557	3.750	97.348	97.248	97.148	3.875	100.183	100.083	99.982	3.990	99.382	99.282	99.182
4.000	99.857	99.757	99.657	3.875	98.233	98.133	98.033	3.990	100.607	100.507	100.407	4.000	99.482	99.382	99.282
4.125	100.441	100.341	100.241	3.990	99.044	98.944	98.844	4.000	100.707	100.607	100.507	4.125	100.101	100.001	99.901
4.250	100.957	100.857	100.757	4.000	99.144	99.044	98.944	4.125	101.148	101.048	100.948	4.250	100.719	100.619	100.519
4.375	101.455	101.355	101.255	4.125	99.937	99.837	99.737	4.250	101.924	101.824	101.724	4.375	101.182	101.082	100.982
4.500	101.968	101.868	101.768	4.250	100.887	100.787	100.687	4.375	102.300	102.200	102.100	4.500	101.570	101.470	101.370
4.625	102.455	102.355	102.255	4.375	101.625	101.525	101.425	4.500	102.803	102.703	102.603	4.625	102.038	101.938	101.838
4.750	102.924	102.824	102.724	4.500	102.331	102.231	102.131	4.625	103.195	103.095	102.995	4.750	102.666	102.566	102.466
4.875	103.438	103.338	103.238	4.625	103.002	102.902	102.802	4.750	103.593	103.493	103.393	4.875	103.229	103.129	103.029
4.990	103.604	103.504	103.404	4.750	103.619	103.519	103.419	4.875	103.997	103.897	103.797	4.990	103.375	103.275	103.175
5.000	103.704	103.604	103.504	4.875	104.186	104.086	103.986	4.990	104.046	103.946	103.846	5.000	103.475	103.375	103.275
5.125	104.178	104.078	103.978	4.990	104.381	104.281	104.181	5.000	104.146	104.046	103.946	5.125	103.830	103.730	103.630
5.250	104.747	104.647	104.547	5.000	104.481	104.381	104.281	5.125	104.606	104.506	104.406	5.250	104.392	104.292	104.192
5.375	105.156	105.056	104.956	5.125	104.940	104.840	104.740	5.250	105.018	104.918	104.818	5.375	104.843	104.743	104.643

15 Year								10 Year							
≤ 105% LTV				> 105% LTV				≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.000	99.630	99.530	99.430	3.000	96.353	96.253	96.153	3.000	98.133	98.033	97.933	3.000	96.221	96.121	96.021
3.125	100.039	99.939	99.839	3.125	96.930	96.830	96.730	3.125	98.431	98.331	98.231	3.125	96.787	96.687	96.587
3.250	100.419	100.319	100.219	3.250	98.079	97.979	97.879	3.250	99.348	99.248	99.148	3.250	97.936	97.836	97.736
3.375	100.844	100.744	100.644	3.375	98.607	98.507	98.407	3.375	99.612	99.512	99.412	3.375	98.465	98.365	98.265
3.500	101.255	101.155	101.055	3.500	99.138	99.038	98.938	3.500	99.856	99.756	99.656	3.500	98.975	98.875	98.775
3.625	101.586	101.486	101.386	3.625	99.593	99.493	99.393	3.625	100.085	99.985	99.885	3.625	99.431	99.331	99.231
3.750	101.839	101.739	101.639	3.750	100.010	99.910	99.810	3.750	100.486	100.386	100.286	3.750	99.848	99.748	99.648
3.875	102.059	101.959	101.859	3.875	100.380	100.280	100.180	3.875	100.781	100.681	100.581	3.875	100.218	100.118	100.018
3.990	101.991	101.891	101.791	3.990	100.703	100.603	100.503	3.990	100.970	100.870	100.770	3.990	100.530	100.430	100.330
4.000	102.091	101.991	101.891	4.000	100.803	100.703	100.603	4.000	101.070	100.970	100.870	4.000	100.630	100.530	100.430
4.125	102.065	101.965	101.865	4.125	101.221	101.121	101.021	4.125	101.304	101.204	101.104	4.125	101.079	100.979	100.879
4.250	102.315	102.215	102.115	4.250	101.624	101.524	101.424	4.250	101.535	101.435	101.335	4.250	101.482	101.382	101.282
4.375	102.542	102.442	102.342	4.375	101.990	101.890	101.790	4.375	101.743	101.643	101.543	4.375	101.848	101.748	101.648
4.500	102.598	102.498	102.398	4.500	102.085	101.985	101.885	4.500	101.901	101.801	101.701	4.500	101.943	101.843	101.743
4.625	102.832	102.732	102.632	4.625	102.287	102.187	102.087	4.625	102.134	102.034	101.934	4.625	102.145	102.045	101.945
4.750	103.023	102.923	102.823	4.750	102.599	102.499	102.399	4.750	102.310	102.210	102.110	4.750	102.456	102.356	102.256
4.875	103.192	103.092	102.992	4.875	102.875	102.775	102.675	4.875	102.465	102.365	102.265	4.875	102.733	102.633	102.533
4.990	103.254	103.154	103.054	4.990	103.041	102.941	102.841	4.990	102.513	102.413	102.313	4.990	102.898	102.798	102.698
5.000	103.354	103.254	103.154	5.000	103.141	103.041	102.941	5.000	102.613	102.513	102.413	5.000	102.998	102.898	102.798

Applicable for all mortgages with greater than 15 year terms										
FICO ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105.00%	>105.00%
≥ 740	0.000	-0.250	-0.250	-0.250	0.000	0.000	0.000	0.000	0.000	0.000
720 - 739	0.000	-0.250	-0.250	-0.250	0.000	0.000	0.000	0.000	0.000	0.000
700 - 719	0.000	-0.500	-0.750	-0.750	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
680 - 699	0.000	-0.500	-0.750	-0.750	-0.750	-0.750	-0.750	-0.500	-0.500	-0.500
660 - 679	0.000	-1.000	-1.500	-1.750	-1.750	-1.750	-1.750	-1.250	-1.250	-1.250
640 - 659	-0.500	-1.250	-2.000	-2.250	-2.250	-2.250	-2.250	-1.750	-1.750	-1.750
620 - 639	-0.500	-1.500	-2.500	-2.750	-2.750	-2.750	-2.750	-2.500	-2.500	-2.500
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.000	-3.000	-3.000	-3.000	-3.000	-3.000

* A minimum required credit score of 580 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide 95.01-97.00% LTV only with DU v. 9.2

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

Exclude the following from the LLPA cap: State; Loan Size; UW Buy Out; escrow waiver; -1.500 HB LLPA

Product Features										
Product Feature ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105.00%	> 105%
High-LTV ≤ 30 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-1.000
High-LTV ≤ 20 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-0.500
High-LTV ≤ 15 YR	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-0.500
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125	-4.125
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
Condo > 15 year*	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750

*Not applicable to detached condominiums

All Loan Type Adjustments			
Adjusters	All Terms	Adjusters	All Terms
NY	-0.250	High Balance	-1.500
AZ, CA, FL, GA, LA, MA, NJ, NV, UT	0.000	Escrow Waiver	0.000
All Subordinate Financing	-0.375	UW Fee Buy Out Option	
Loan Size Adjuster		Loan Size	Standard
\$0 - \$49,999	-2.500	\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.375	\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.500	\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.375	\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	0.000	\$175,001 - \$275,000	-0.300
\$275,001 up to HB	0.125	\$275,001 - Up to HB	-0.200
		High Balance	-0.150



AFR Loan Center

Lockdesk e-mail:

Lockdesk@afrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

10/26/2017

45 Day Lock Exp.:

11/10/2017

60 Day Lock Exp.:

11/27/2017

W. Rate Sheet Dated: 9/26/2017

Release Time: 10:00 am ET

Prices are subject to change without notice.

Conforming FHLMC											
30/25 Year				20 Year				15 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.750	101.020	100.920	100.820	3.750	101.991	101.891	101.782	2.750	99.237	99.137	99.037
3.875	101.787	101.687	101.587	3.875	102.580	102.480	102.380	2.875	99.878	99.778	99.678
3.990	102.291	102.191	102.091	3.990	103.096	102.996	102.877	2.990	100.269	100.169	100.069
4.000	102.391	102.291	102.191	4.000	103.196	103.096	102.977	3.000	100.369	100.269	100.169
4.125	102.944	102.844	102.744	4.125	103.436	103.336	103.186	3.125	100.904	100.804	100.704
4.250	103.527	103.427	103.327	4.250	103.991	103.891	103.746	3.250	101.442	101.342	101.242
4.375	104.076	103.976	103.876	4.375	104.501	104.401	104.260	3.375	101.969	101.869	101.769
4.500	104.562	104.462	104.362	4.500	104.972	104.872	104.736	3.500	102.326	102.226	102.126
4.625	104.893	104.791	104.693	4.625	105.465	105.364	105.228	3.625	102.792	102.692	102.592
4.750	105.378	105.277	105.178	4.750	105.962	105.861	105.724	3.750	103.281	103.181	103.081
4.875	105.844	105.743	105.644	4.875	106.429	106.328	106.178	3.875	103.755	103.655	103.555
4.990	106.164	106.062	105.964	4.990	106.765	106.664	106.476	3.990	103.607	103.507	103.407
5.000	106.264	106.162	106.064	5.000	106.865	106.764	106.576	4.000	103.707	103.607	103.507
5.125	106.731	106.610	106.531	5.125	106.855	106.734	106.655	4.125	104.170	104.070	103.970
5.250	107.166	107.044	106.966	5.250	107.275	107.154	107.056	4.250	104.543	104.443	104.339
5.375	107.530	107.409	107.330	5.375	107.656	107.535	107.416	4.375	104.922	104.822	104.705
5.500	107.848	107.727	107.648	5.500	108.008	107.887	107.745	4.500	105.450	105.350	105.224
5.625	108.021	107.880	107.821	5.625	108.256	108.115	108.056	4.625	105.816	105.716	105.574
5.750	108.394	108.253	108.194	5.750	108.647	108.507	108.447	4.750	103.451	103.348	103.242

Applicable for all mortgages with greater than 15 year terms								
FICO ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97%
≥ 740	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.250	-0.750
720 - 739	0.000	-0.250	-0.500	-0.750	-0.500	-0.500	-0.500	-1.000
700 - 719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.000	-1.500
680 - 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.250	-1.500
660 - 679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250	-2.250
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

Program Features								
Product Feature ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
High-LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000	-2.000
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750
SC Fixed C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A
SC Fixed Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250
SC C/O with LTV over 60.00 & purchase or R/T refi with LTV over 90.00 eligible with DU 9.3 or later only								

Mortgages with Subordinate Financing			
LTV Range	CLTV Range	Credit Score < 720	Credit Score ≥ 720
≤ 75.00%	≤ 80.00%	-0.375	-0.375
≤ 65.00%	80.01 - 95.00%	-0.875	-0.625
65.01 - 75.00%	80.01 - 95.00%	-1.125	-0.875
75.01 - 95.00%	75.01 - 95.00%	-1.375	-1.125

LPMI Adjust Term > 20 yr & All Manuf.					LPMI Adjust Term ≤ 20 yr			
FICO ↓ \ LTV →	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.700	-1.400	-1.850	-2.460	-0.550	-0.800	-1.420	-2.070
740 - 759	-0.850	-2.000	-2.600	-3.450	-0.600	-1.020	-2.070	-3.070
720 - 739	-1.000	-2.450	-3.250	-4.350	-0.650	-1.270	-2.620	-3.970
700 - 719	-1.150	-2.950	-3.850	-5.150	-0.700	-1.420	-3.020	-4.670
680 - 699	-1.350	-3.600	-4.750	-6.360	-0.800	-1.720	-3.820	-5.870

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
Texas Equity 50(a)(6)	-1.000
Super Conforming	-1.500
Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to SC	0.125
UW Fee Buy Out Option*	
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to SC	-0.200
Super Conforming	-0.150

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

Additional LPMI Premium Adjustments					
Product Feature ↓ \ FICO →	≥ 760	740 - 759	720 - 739	700 - 719	680 - 699
Rate/Term Refi	-0.150	-0.240	-0.300	-0.530	-0.540
Cash-Out Refi	-0.540	-0.600	-0.700	-1.000	-1.050
Second Home	-0.360	-0.390	-0.490	-0.700	-0.700
Manufactured Home	-0.540	-0.600	-0.700	-1.000	-1.050
Loan Amount > \$424,100*	-0.600	-0.660	-0.880	-1.400	-1.400
Employee Relocation	0.100	0.100	0.140	0.250	0.250
Investment Property	-1.190	-1.190	-1.330	-1.750	-1.750
*The Loan Amount adjustment does not apply in AK with loan amt \$424.1K - \$636.15K					

Lock Desk Policy			
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018. Locks are accepted on loans in Registered, Submitted, U/W-Received & U/W-Approved status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.			
Flood Certification = \$10.00	UW Fee with option to buy out = \$895 *IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee	Tax Service Fee = \$70.00 (IA & ME exempt)	FHA ID# - 1358600006
For use by mortgage professionals only and should not be distributed to borrowers.			



AFR Loan Center

Lockdesk e-mail:

Lockdesk@afrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

10/26/2017

45 Day Lock Exp.:

11/10/2017

60 Day Lock Exp.:

11/27/2017

W. Rate Sheet Dated: 9/26/2017

Release Time: 10:00 am ET

Prices are subject to change without notice.

FHLMC Open Access															
30/25 Year								20 Year							
≤ 105% LTV				> 105% LTV				≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.750	98.898	98.798	98.698	3.750	98.798	98.698	98.598	3.750	99.911	99.811	99.702	3.750	99.811	99.711	99.602
3.875	99.553	99.453	99.353	3.875	99.453	99.353	99.253	3.875	100.500	100.400	100.300	3.875	100.400	100.300	100.200
3.990	100.026	99.926	99.826	3.990	99.926	99.826	99.726	3.990	101.016	100.916	100.797	3.990	100.916	100.816	100.697
4.000	100.126	100.026	99.926	4.000	100.026	99.926	99.826	4.000	101.116	101.016	100.897	4.000	101.016	100.916	100.797
4.125	100.822	100.722	100.622	4.125	100.722	100.622	100.522	4.125	101.356	101.256	101.106	4.125	101.256	101.156	101.006
4.250	101.405	101.305	101.205	4.250	101.305	101.205	101.105	4.250	101.911	101.811	101.666	4.250	101.811	101.711	101.566
4.375	101.954	101.854	101.754	4.375	101.854	101.754	101.654	4.375	102.421	102.321	102.180	4.375	102.321	102.221	102.080
4.500	102.440	102.340	102.240	4.500	102.340	102.240	102.140	4.500	102.892	102.792	102.656	4.500	102.792	102.692	102.556
4.625	102.771	102.669	102.571	4.625	102.671	102.569	102.471	4.625	103.385	103.284	103.148	4.625	103.285	103.184	103.048
4.750	103.256	103.155	103.056	4.750	103.156	103.055	102.956	4.750	103.882	103.781	103.644	4.750	103.782	103.681	103.544
4.875	103.722	103.621	103.522	4.875	103.622	103.521	103.422	4.875	104.349	104.248	104.098	4.875	104.249	104.148	103.998
4.990	104.042	103.940	103.842	4.990	103.942	103.840	103.742	4.990	104.685	104.584	104.396	4.990	104.585	104.484	104.296
5.000	104.142	104.040	103.942	5.000	104.042	103.940	103.842	5.000	104.785	104.684	104.496	5.000	104.685	104.584	104.396
5.125	104.609	104.488	104.409	5.125	104.509	104.388	104.309	5.125	104.775	104.654	104.575	5.125	104.675	104.554	104.475
5.250	105.044	104.922	104.844	5.250	104.944	104.822	104.744	5.250	105.195	105.074	104.976	5.250	105.095	104.974	104.876
5.375	105.408	105.287	105.208	5.375	105.308	105.187	105.108	5.375	105.576	105.455	105.336	5.375	105.476	105.355	105.236
5.500	105.726	105.605	105.526	5.500	105.626	105.505	105.426	5.500	105.928	105.807	105.665	5.500	105.828	105.707	105.565
5.625	105.899	105.758	105.699	5.625	105.799	105.658	105.599	5.625	106.176	106.035	105.976	5.625	106.076	105.935	105.876
5.750	106.272	106.131	106.072	5.750	106.172	106.031	105.972	5.750	106.567	106.427	106.367	5.750	106.467	106.327	106.267

15 Year							
≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	97.107	97.007	96.907	2.750	97.007	96.907	96.807
2.875	97.674	97.574	97.474	2.875	97.574	97.474	97.374
2.990	98.115	98.015	97.915	2.990	98.015	97.915	97.815
3.000	98.215	98.115	98.015	3.000	98.115	98.015	97.915
3.125	98.774	98.674	98.574	3.125	98.674	98.574	98.474
3.250	99.312	99.212	99.112	3.250	99.212	99.112	99.012
3.375	99.832	99.732	99.632	3.375	99.732	99.632	99.532
3.500	100.192	100.092	99.992	3.500	100.092	99.992	99.892
3.625	100.662	100.562	100.462	3.625	100.562	100.462	100.362
3.750	101.151	101.051	100.951	3.750	101.051	100.951	100.851
3.875	101.625	101.525	101.425	3.875	101.525	101.425	101.325
3.990	101.477	101.377	101.277	3.990	101.377	101.277	101.177
4.000	101.577	101.477	101.377	4.000	101.477	101.377	101.277
4.125	102.040	101.940	101.840	4.125	101.940	101.840	101.740
4.250	102.413	102.313	102.209	4.250	102.313	102.213	102.109
4.375	102.792	102.692	102.575	4.375	102.692	102.592	102.475
4.500	103.320	103.220	103.094	4.500	103.220	103.120	102.994
4.625	103.686	103.586	103.444	4.625	103.586	103.486	103.344
4.750	101.321	101.218	101.112	4.750	101.221	101.118	101.012

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to SC	0.125
Super Conforming	-1.500
UW Fee Buy Out Option*	
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to SC	-0.200
Super Conforming	-0.150

Applicable for all mortgages with greater than 15 year terms								
FICO ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	> 95.00%
≥ 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 required credit score of 580 applies to all mortgage loans delivered to AFR in accordance with the Selling Guide

Mortgages with Subordinate Financing			
LTV Range	CLTV Range	Credit Score < 720	Credit Score ≥ 720
≤ 75.00%	≤ 80.00%	-0.375	-0.375
≤ 65.00%	80.01 - 95.00%	-0.875	-0.625
65.01 - 75.00%	80.01 - 95.00%	-1.125	-0.875
75.01 - 80.00%	75.01 - 95.00%	-1.375	-1.125
80.01 - 90.00%	81.01 - 95.00%	-1.375	-0.875
90.01 - 95.00%	91.01 - 95.00%	-0.875	-0.625
ALL	> 95.00%	-1.875	-1.875

Product Features									
Product Feature ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105%
High-LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000	-2.000	-2.000
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750
SC C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	N/A	N/A	N/A	N/A
SC Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250

Relief Refinance Mortgage Delivery Fee Cap		
RRMDFC	30/25 YR Fixed	20/15 YR Fixed
Investment	-2.000	-2.000
Owner Occupied & 2nd Home ≤ 80%	-2.000	-2.000
Owner Occupied & 2nd Home > 80%	-0.750	0.000
Exclude the following from the LLPA cap: State; Loan Size; UW Buy Out; escrow waiver; -1.500 SC LLPA		

Lock Desk Policy			
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018. Locks are accepted on loans in Registered, Submitted, U/W-Received & U/W-Approved status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.			
Flood Certification = \$10.00	UW Fee with option to buy out = \$895 *IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee	Tax Service Fee = \$70.00 (IA & ME exempt)	FHA ID# - 1358600006
For use by mortgage professionals only and should not be distributed to borrowers.			



AFR Loan Center

Lockdesk e-mail:

Lockdesk@afrrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

10/26/2017

45 Day Lock Exp.:

11/10/2017

60 Day Lock Exp.:

11/27/2017

W. Rate Sheet Dated: 9/26/2017

Release Time: 10:00 am ET

Prices are subject to change without notice.

Home Possible & Home Possible Advantage											
30/25 Year				20 Year				15 Year			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
3.750	99.428	99.328	99.228	3.750	100.441	100.341	100.232	2.750	97.637	97.537	97.437
3.875	100.083	99.983	99.883	3.875	101.030	100.930	100.830	2.875	98.204	98.104	98.004
3.990	100.556	100.456	100.356	3.990	101.546	101.446	101.327	2.990	98.645	98.545	98.445
4.000	100.656	100.556	100.456	4.000	101.646	101.546	101.427	3.000	98.745	98.645	98.545
4.125	101.352	101.252	101.152	4.125	101.886	101.786	101.636	3.125	99.304	99.204	99.104
4.250	101.935	101.835	101.735	4.250	102.441	102.341	102.196	3.250	99.842	99.742	99.642
4.375	102.484	102.384	102.284	4.375	102.951	102.851	102.710	3.375	100.362	100.262	100.162
4.500	102.970	102.870	102.770	4.500	103.422	103.322	103.186	3.500	100.722	100.622	100.522
4.625	103.301	103.199	103.101	4.625	103.915	103.814	103.678	3.625	101.192	101.092	100.992
4.750	103.786	103.685	103.586	4.750	104.412	104.311	104.174	3.750	101.681	101.581	101.481
4.875	104.252	104.151	104.052	4.875	104.879	104.778	104.628	3.875	102.155	102.055	101.955
4.990	104.572	104.470	104.372	4.990	105.215	105.114	104.926	3.990	102.007	101.907	101.807
5.000	104.672	104.570	104.472	5.000	105.315	105.214	105.026	4.000	102.107	102.007	101.907
5.125	105.139	105.018	104.939	5.125	105.305	105.184	105.105	4.125	102.570	102.470	102.370
5.250	105.574	105.452	105.374	5.250	105.725	105.604	105.506	4.250	102.943	102.843	102.739
5.375	105.938	105.817	105.738	5.375	106.106	105.985	105.866	4.375	103.322	103.222	103.105
5.500	106.256	106.135	106.056	5.500	106.458	106.337	106.195	4.500	103.850	103.750	103.624
5.625	106.429	106.288	106.229	5.625	106.706	106.565	106.506	4.625	104.216	104.116	103.974
5.750	106.802	106.661	106.602	5.750	107.097	106.957	106.897	4.750	101.851	101.748	101.642

Applicable for all mortgages with greater than 15 year terms									
FICO ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	
≥ 740	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.250	-0.750	
720 - 739	0.000	-0.250	-0.500	-0.750	-0.500	-0.500	-0.500	-1.000	
700 - 719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.000	-1.500	
680 - 699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.250	-1.500	
660 - 679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250	-2.250	
640 - 659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750	-2.750	
620 - 639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	-3.500	
< 620 *	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.250	-3.750	

Mortgages with Subordinate Financing			
LTV Range	CLTV Range	Credit Score < 720	Credit Score ≥ 720
All	All	-0.500	-0.500

HP & HPA LLPA Cap		
FICO ↓ \ LTV →	≤ 80%	> 80%
≥ 680	1.500	0.000
< 680	1.500	1.500
Excluded from Cap: State, Loan Size, Super Conforming "1.500", LPMI		

Product Features										
Product Feature ↓ \ LTV →	≤ 60.00%	60.01 - 70.00%	70.01 - 75.00%	75.01 - 80.00%	80.01 - 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	97.01 - 105%	> 105%
Investment Property	-2.125	-2.125	-2.125	-3.375	-4.125	-4.125	-4.125	-4.125	-4.125	-4.125
Manufactured	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500	-0.500
2-Unit Property	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Unit Property	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000	-2.000	-2.000	-2.000
Condo > 15 year	0.000	0.000	0.000	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750	-0.750
SC Purchase or R/T Refi	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250	-0.250

All Loan Type Adjustments	
Adjusters	All Terms
NY	-0.250
Escrow Waiver	0.000
Texas Equity 50(a)(6)	-1.000
Super Conforming	-1.500
Loan Size	
\$0 - \$49,999	-2.500
\$50,000 - \$85,000	-1.375
\$85,001 - \$125,000	-0.500
\$125,001 - \$175,000	-0.375
\$175,001 - \$275,000	0.000
\$275,001 up to SC	0.125
UW Fee Buy Out Option*	
\$0 - \$49,999	-1.500
\$50,000 - \$85,000	-1.000
\$85,001 - \$125,000	-0.750
\$125,001 - \$175,000	-0.500
\$175,001 - \$275,000	-0.300
\$275,001 - Up to SC	-0.200

LPMI Adjust Term > 20 yr & All Manuf.					LPMI Adjust Term ≤ 20 yr			
FICO ↓ \ LTV →	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%	≤ 85.00%	85.01 - 90.00%	90.01 - 95.00%	95.01 - 97.00%
≥ 760	-0.700	-1.400	-1.600	-1.900	-0.550	-0.800	-1.420	-1.570
740 - 759	-0.850	-2.000	-2.250	-2.610	-0.600	-1.020	-2.070	-2.320
720 - 739	-1.000	-2.450	-2.800	-3.250	-0.650	-1.270	-2.620	-2.970
700 - 719	-1.150	-2.950	-3.300	-3.850	-0.700	-1.420	-3.020	-3.420
680 - 699	-1.350	-3.600	-4.100	-4.720	-0.800	-1.720	-3.820	-4.320

Additional LPMI Premium Adjustments					
Product Feature ↓ \ LTV →	≥ 760	740 - 759	720 - 739	700 - 719	680 - 699
Rate/Term Refi	-0.150	-0.240	-0.300	-0.530	-0.540
Cash-Out Refi	-0.540	-0.600	-0.700	-1.000	-1.050
Second Home	-0.360	-0.390	-0.490	-0.700	-0.700
Manufactured Home	-0.540	-0.600	-0.700	-1.000	-1.050
Loan Amount > \$424,100*	-0.600	-0.660	-0.880	-1.400	-1.400
Employee Relocation	0.100	0.100	0.140	0.250	0.250
Investment Property	-1.190	-1.190	-1.330	-1.750	-1.750
*The Loan Amount adjustment does not apply in AK with loan amt \$424.1K - \$636.15K					

Lock Desk Policy			
The expiration date of the lock will be disclosed on the lock confirmation. Locks may be extended for up to 30 days beyond its initial lock period at a per diem cost of -0.018. Locks are accepted on loans in Registered, Submitted, U/W-Received & U/W-Approved status only. Locks must be submitted directly through Loan Center via standard process or Manual Lock Request option. Lock requests submitted to a client's AE or AM only will not be accepted. Locks received after close (11pm ET) will be rejected.			
Flood Certification = \$10.00	UW Fee with option to buy out = \$895 *IA, NC, NJ, PA has a \$895 Commitment Fee and no UW Fee	Tax Service Fee = \$70.00 (IA & ME exempt)	FHA ID# - 1358600006
For use by mortgage professionals only and should not be distributed to borrowers.			