[AFR Loan Center](#)

Lockdesk e-mail:	Lockdesk@afrwholesale.com		
Lockdesk Phone:	1-877-588-2706	30 Day Lock Exp.:	**10/30/2017**
Lockdesk Hours:	10:00 am ET - 11:00 pm ET	45 Day Lock Exp.:	**11/13/2017**
		60 Day Lock Exp.:	**11/27/2017**

W. Rate Sheet Dated: **9/28/2017** **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	100.003	99.853	99.703	3.250	99.836	99.686	99.536	1.875	N/A	N/A	N/A	3.125	100.762	100.612	100.462
3.375	100.452	100.302	100.152	3.375	100.249	100.099	99.949	2.000	N/A	N/A	N/A	3.250	100.656	100.506	100.356
3.500	100.896	100.746	100.596	3.500	100.657	100.507	100.357	2.125	N/A	N/A	N/A	3.375	101.063	100.913	100.763
3.625	101.282	101.132	100.982	3.625	101.008	100.858	100.708	2.250	97.062	96.912	96.762	3.500	101.466	101.316	101.166
3.750	102.619	102.462	102.312	3.750	102.451	102.295	102.145	2.375	97.453	97.303	97.153	3.625	101.852	101.702	101.552
3.875	103.018	102.862	102.712	3.875	102.815	102.659	102.509	2.500	97.840	97.690	97.540	Margin = 2.250		Index = 1.310	
4.000	103.383	103.226	103.076	4.000	103.144	102.988	102.838	2.625	98.183	98.033	97.883				
4.125	103.673	103.517	103.367	4.125	103.399	103.243	103.093	2.750	100.071	99.921	99.771				
4.250	104.013	103.913	103.813	4.250	103.846	103.746	103.646	2.875	100.451	100.301	100.151				
4.375	104.342	104.242	104.142	4.375	104.139	104.039	103.939	3.000	100.824	100.674	100.524				
4.500	104.636	104.536	104.436	4.500	104.397	104.297	104.197	3.125	101.086	100.936	100.786				
4.625	104.863	104.763	104.663	4.625	104.589	104.489	104.389	3.250	101.971	101.821	101.671				
4.750	105.031	104.844	104.640	4.750	104.864	104.676	104.473	3.375	102.276	102.126	101.976				
4.875	105.433	105.245	105.042	4.875	105.230	105.042	104.839	3.500	102.546	102.396	102.246				
5.000	105.726	105.539	105.336	5.000	105.488	105.300	105.097	3.625	102.746	102.596	102.446				
5.125	105.954	105.766	105.563	5.125	105.680	105.492	105.289	3.750	102.979	102.829	102.679				
5.250	105.871	105.637	105.537	5.250	105.704	105.470	105.370	3.875	103.214	103.064	102.914				
5.375	106.273	106.039	105.939	5.375	106.070	105.836	105.736	4.000	103.414	103.264	103.114				
5.500	106.567	106.332	106.232	5.500	106.328	106.094	105.994	4.125	103.824	103.674	103.524				

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	99.113	98.963	98.813	3.250	98.946	98.796	98.646	1.875	N/A	N/A	N/A	3.125	99.872	99.722	99.572
3.375	99.562	99.412	99.262	3.375	99.359	99.209	99.059	2.000	N/A	N/A	N/A	3.250	99.766	99.616	99.466
3.500	100.006	99.856	99.706	3.500	99.767	99.617	99.467	2.125	N/A	N/A	N/A	3.375	100.173	100.023	99.873
3.625	100.392	100.242	100.092	3.625	100.118	99.968	99.818	2.250	96.172	96.022	95.872	3.500	100.576	100.426	100.276
3.750	101.729	101.572	101.422	3.750	101.561	101.405	101.255	2.375	96.563	96.413	96.263	3.625	100.962	100.812	100.662
3.875	102.128	101.972	101.822	3.875	101.925	101.769	101.619	2.500	96.950	96.800	96.650	Margin = 2.250		Index = 1.310	
4.000	102.493	102.336	102.186	4.000	102.254	102.098	101.948	2.625	97.293	97.143	96.993	**30 Year OTC**			
4.125	102.783	102.627	102.477	4.125	102.509	102.353	102.203	2.750	99.181	99.031	98.881	**Rate**	**30 Day**	**45 Day**	**60 Day**
4.250	103.123	103.023	102.923	4.250	102.956	102.856	102.756	2.875	99.561	99.411	99.261	3.500	98.306	98.056	97.806
4.375	103.452	103.352	103.252	4.375	103.249	103.149	103.049	3.000	99.934	99.784	99.634	4.000	100.793	100.543	100.293
4.500	103.746	103.646	103.546	4.500	103.507	103.407	103.307	3.125	100.196	100.046	99.896	4.500	102.046	101.796	101.546
4.625	103.973	103.873	103.773	4.625	103.699	103.599	103.499	3.250	101.081	100.931	100.781	5.000	103.136	102.886	102.636
4.750	104.141	103.954	103.750	4.750	103.974	103.786	103.583	3.375	101.386	101.236	101.086	5.500	103.977	103.727	103.477
4.875	104.543	104.355	104.152	4.875	104.340	104.152	103.949	3.500	101.656	101.506	101.356	**15 Year OTC**			
5.000	104.836	104.649	104.446	5.000	104.598	104.410	104.207	3.625	101.856	101.706	101.556	**Rate**	**30 Day**	**45 Day**	**60 Day**
5.125	105.064	104.876	104.673	5.125	104.790	104.602	104.399	3.750	102.089	101.939	101.789	2.500	95.250	95.000	94.750
5.250	104.981	104.747	104.647	5.250	104.814	104.580	104.480	3.875	102.324	102.174	102.024	3.000	98.234	97.984	97.734
5.375	105.383	105.149	105.049	5.375	105.180	104.946	104.846	4.000	102.524	102.374	102.224	3.500	99.956	99.706	99.456
5.500	105.677	105.442	105.342	5.500	105.438	105.204	105.104	4.125	102.934	102.784	102.634	4.000	100.824	100.574	100.324

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs

FICO Adjuster		Loan Size Adjuster		UW Fee Buy Out Option*†		
FICO 720 +	0.500	$0 - $49,999	-2.500	**Loan Size**	**Standard**	**Streamline**
FICO 660 - 719	0.500	$50,000 - $85,000	-1.375	$0 - $49,999	-1.500	-0.900
FICO 640 - 659	0.000	$85,001 - $125,000	-0.500	$50,000 - $85,000	-1.000	-0.650
FICO 620 - 639	-1.000	$125,001 - $175,000	-0.125	$85,001 - $125,000	-0.750	-0.500
FICO 600 - 619	-1.500	$175,001 - $275,000	0.000	$125,001 - $175,000	-0.500	-0.300
NY	-0.250	$275,001 up to HB	0.375	$175,001 - $275,000	-0.300	-0.200
Non Owner Occupancy	-2.000			$275,001 - Up to HB	-0.200	-0.150
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:	9/28/2017	4.750%

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 / $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)

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.: **10/30/2017**

45 Day Lock Exp.: **11/13/2017**

60 Day Lock Exp.: **11/27/2017**

W. Rate Sheet Dated: **9/28/2017** **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				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	98.659	98.509	98.359	3.250	98.492	98.342	98.192	1.875	N/A	N/A	N/A	3.125	99.07	98.925	98.775
3.375	99.108	98.958	98.808	3.375	98.905	98.755	98.605	2.000	N/A	N/A	N/A	3.250	99.31	99.162	99.012
3.500	99.552	99.402	99.252	3.500	99.314	99.164	99.014	2.125	N/A	N/A	N/A	3.375	99.72	99.570	99.420
3.625	99.938	99.788	99.638	3.625	99.664	99.514	99.364	2.250	95.062	94.912	94.762	3.500	100.12	99.972	99.822
3.750	100.994	100.837	100.687	3.750	100.826	100.670	100.520	2.375	95.453	95.303	95.153	3.625	100.51	100.358	100.208
3.875	101.393	101.237	101.087	3.875	101.190	101.034	100.884	2.500	95.840	95.690	95.540	Margin = 2.250		Index = 1.310	
4.000	101.758	101.601	101.451	4.000	101.519	101.363	101.213	2.625	96.183	96.033	95.883				
4.125	102.048	101.892	101.742	4.125	101.774	101.618	101.468	2.750	98.383	98.233	98.083				
4.250	101.794	101.694	101.594	4.250	101.627	101.527	101.427	2.875	98.763	98.613	98.463				
4.375	102.124	102.024	101.924	4.375	101.921	101.821	101.721	3.000	99.136	98.986	98.836				
4.500	102.417	102.317	102.217	4.500	102.179	102.079	101.979	3.125	99.399	99.249	99.099				
4.625	102.645	102.545	102.445	4.625	102.371	102.271	102.171	3.250	100.628	100.478	100.328				
4.750	102.219	102.031	101.828	4.750	102.051	101.864	101.661	3.375	100.933	100.783	100.633				
4.875	102.620	102.433	102.230	4.875	102.417	102.230	102.027	3.500	101.202	101.052	100.902				
5.000	102.914	102.726	102.523	5.000	102.675	102.488	102.285	3.625	101.402	101.252	101.102				
5.125	103.141	102.954	102.751	5.125	102.867	102.680	102.477	3.750	101.354	101.204	101.054				
5.250	99.621	99.387	99.287	5.250	99.454	99.220	99.120	3.875	101.589	101.439	101.289				
5.375	100.023	99.789	99.689	5.375	99.820	99.586	99.486	4.000	101.789	101.639	101.489				
5.500	100.317	100.082	99.982	5.500	100.078	99.844	99.744	4.125	102.199	102.049	101.899				

SPECIALTY GOVERNMENT HIGH BALANCE 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	97.769	97.619	97.469	3.250	97.602	97.452	97.302	1.875	N/A	N/A	N/A	3.125	98.185	98.035	97.885
3.375	98.218	98.068	97.918	3.375	98.015	97.865	97.715	2.000	N/A	N/A	N/A	3.250	98.422	98.272	98.122
3.500	98.662	98.512	98.362	3.500	98.424	98.274	98.124	2.125	N/A	N/A	N/A	3.375	98.830	98.680	98.530
3.625	99.048	98.898	98.748	3.625	98.774	98.624	98.474	2.250	94.422	94.272	94.122	3.500	99.232	99.082	98.932
3.750	100.104	99.947	99.797	3.750	99.936	99.780	99.630	2.375	94.813	94.663	94.513	3.625	99.618	99.468	99.318
3.875	100.503	100.347	100.197	3.875	100.300	100.144	99.994	2.500	95.200	95.050	94.900	Margin = 2.250		Index = 1.310	
4.000	100.868	100.711	100.561	4.000	100.629	100.473	100.323	2.625	95.543	95.393	95.243	**30 Year OTC**			
4.125	101.158	101.002	100.852	4.125	100.884	100.728	100.578	2.750	98.118	97.968	97.818	**Rate**	**30 Day**	**45 Day**	**60 Day**
4.250	100.904	100.804	100.704	4.250	100.737	100.637	100.537	2.875	98.498	98.348	98.198	3.500	96.962	96.712	96.462
4.375	101.234	101.134	101.034	4.375	101.031	100.931	100.831	3.000	98.871	98.721	98.571	4.000	99.168	98.918	98.668
4.500	101.527	101.427	101.327	4.500	101.289	101.189	101.089	3.125	99.134	98.984	98.834	4.500	99.827	99.577	99.327
4.625	101.755	101.655	101.555	4.625	101.481	101.381	101.281	3.250	99.652	99.502	99.352	5.000	100.324	100.074	99.824
4.750	101.329	101.141	100.938	4.750	101.161	100.974	100.771	3.375	99.957	99.807	99.657	5.500	97.727	97.477	97.227
4.875	101.730	101.543	101.340	4.875	101.527	101.340	101.137	3.500	100.226	100.076	99.926	**15 Year OTC**			
5.000	102.024	101.836	101.633	5.000	101.785	101.598	101.395	3.625	100.426	100.276	100.126	**Rate**	**30 Day**	**45 Day**	**60 Day**
5.125	102.251	102.064	101.861	5.125	101.977	101.790	101.587	3.750	100.198	100.048	99.898	2.500	93.500	93.250	93.000
5.250	98.731	98.497	98.397	5.250	98.564	98.330	98.230	3.875	100.433	100.283	100.133	3.000	97.171	96.921	96.671
5.375	99.133	98.899	98.799	5.375	98.930	98.696	98.596	4.000	100.634	100.484	100.334	3.500	98.526	98.276	98.026
5.500	99.427	99.192	99.092	5.500	99.188	98.954	98.854	4.125	101.044	100.894	100.744	4.000	98.934	98.684	98.434

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs

FICO Adjuster		FICO Adjuster	
FICO 720 +	0.500	FICO 620 - 639	-1.000
FICO 660 - 719	0.500	FICO 600 - 619	-1.500
FICO 640 - 659	0.000		
NY	-0.250	Non Owner Occupancy	-2.000
USDA Streamline-Assist Refinance Option			-0.250

UW Fee Buy Out Option*†

Loan Size	Standard	Streamline
HB / VA Jumbo	-0.150	-0.100

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:	9/28/2017	4.750%

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 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)

AFR Loan Center
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Lockdesk Hours: 10:00 am ET - 11:00 pm ET

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45 Day Lock Exp.: 11/13/2017
60 Day Lock Exp.: 11/27/2017

W. Rate Sheet Dated: 9/28/2017 **Release Time:** 10:00 am ET Prices are subject to change without notice.

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	98.553	98.453	98.353	3.250	98.723	98.623	98.523	3.000	100.084	99.984	99.884	3.000	100.144	100.044	99.944
3.500	99.405	99.305	99.205	3.375	99.593	99.493	99.393	3.125	100.510	100.410	100.310	3.125	100.442	100.342	100.242
3.625	100.168	100.068	99.968	3.500	100.360	100.260	100.160	3.250	101.187	101.087	100.987	3.250	101.452	101.352	101.252
3.750	100.913	100.813	100.713	3.625	100.963	100.863	100.763	3.375	101.715	101.615	101.515	3.375	101.716	101.616	101.516
3.875	101.694	101.594	101.494	3.750	101.561	101.461	101.361	3.500	102.072	101.972	101.872	3.500	101.960	101.860	101.760
3.990	102.199	102.099	101.999	3.875	102.180	102.080	101.980	3.625	102.375	102.275	102.175	3.625	102.189	102.089	101.989
4.000	102.299	102.199	102.099	3.990	102.565	102.465	102.365	3.750	102.751	102.651	102.551	3.750	102.674	102.574	102.474
4.125	102.787	102.687	102.587	4.000	102.665	102.565	102.465	3.875	103.082	102.982	102.882	3.875	102.966	102.866	102.766
4.250	103.285	103.185	103.085	4.125	103.104	103.004	102.904	3.990	103.244	103.144	103.044	3.990	103.154	103.054	102.954
4.375	103.819	103.719	103.619	4.250	104.105	104.005	103.905	4.000	103.344	103.244	103.144	4.000	103.254	103.154	103.054
4.500	104.077	103.977	103.877	4.375	104.533	104.433	104.333	4.125	103.679	103.579	103.479	4.125	103.488	103.388	103.288
4.625	104.565	104.465	104.365	4.500	104.874	104.774	104.674	4.250	104.044	103.944	103.844	4.250	103.718	103.618	103.518
4.750	105.043	104.943	104.843	4.625	105.264	105.164	105.064	4.375	104.372	104.272	104.172	4.375	103.928	103.828	103.728
4.875	105.526	105.426	105.326	4.750	105.662	105.562	105.462	4.500	104.461	104.361	104.261	4.500	104.084	103.984	103.884
4.990	105.702	105.602	105.502	4.875	106.066	105.966	105.866	4.625	104.496	104.396	104.296	4.625	104.316	104.216	104.116
5.000	105.802	105.702	105.602	4.990	106.204	106.104	106.004	4.750	104.778	104.678	104.578	4.750	104.492	104.392	104.292
5.125	106.363	106.263	106.163	5.000	106.304	106.204	106.104	4.875	105.025	104.925	104.825	4.875	104.648	104.548	104.448
5.250	106.932	106.832	106.732	5.125	106.770	106.670	106.570	4.990	105.164	105.064	104.964	4.990	104.695	104.595	104.495
5.375	107.339	107.239	107.139	5.250	107.182	107.082	106.982	5.000	105.264	105.164	105.064	5.000	104.795	104.695	104.595

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	101.086	100.986	100.886	3.000	99.340	99.240	99.140
4.250	101.611	101.511	101.411	3.125	99.749	99.649	99.549
4.375	101.970	101.870	101.770	3.250	100.223	100.123	100.023
4.500	102.263	102.163	102.063	3.375	100.648	100.548	100.448
4.625	102.591	102.491	102.391	3.500	101.060	100.960	100.860
4.750	103.057	102.957	102.857	3.625	101.391	101.291	101.191
4.875	103.471	103.371	103.271	3.750	101.641	101.541	101.441
4.990	103.574	103.474	103.374	3.875	101.863	101.763	101.663
5.000	103.674	103.574	103.474	3.990	101.795	101.695	101.595
5.125	103.840	103.740	103.640	4.000	101.895	101.795	101.695
5.250	103.606	103.506	103.406	4.125	101.950	101.850	101.750
5.375	103.958	103.858	103.758	4.250	102.200	102.100	102.000
5.500	104.264	104.164	104.064	4.375	102.426	102.326	102.226
5.625	104.444	104.344	104.244	4.500	102.479	102.379	102.279
5.750	104.108	104.005	103.880	4.625	102.714	102.614	102.514
5.875	104.474	104.371	104.246	4.750	102.905	102.805	102.705
5.990	104.704	104.601	104.476	4.875	103.072	102.972	102.872
6.000	104.804	104.701	104.576	4.990	103.136	103.036	102.936
6.125	104.928	104.825	104.700	5.000	103.236	103.136	103.036

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	-2.750	-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								

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				

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 *Not applicable to detached condominiums								

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 LLPA's: State; Extension; LPMI, Loan Size	

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

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.: 10/30/2017
45 Day Lock Exp.: 11/13/2017
60 Day Lock Exp.: 11/27/2017

W. Rate Sheet Dated: 9/28/2017 **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	95.411	95.311	95.211	3.125	N/A	N/A	N/A	3.250	96.340	96.240	96.140	3.375	94.850	94.750	94.650
3.500	96.522	96.422	96.322	3.250	N/A	N/A	N/A	3.375	97.178	97.078	96.978	3.500	96.285	96.185	96.085
3.625	97.242	97.142	97.042	3.375	93.549	93.449	93.349	3.500	98.035	97.935	97.835	3.625	97.240	97.140	97.040
3.750	98.149	98.049	97.949	3.500	95.052	94.952	94.852	3.625	98.598	98.498	98.398	3.750	98.000	97.900	97.800
3.875	98.870	98.770	98.670	3.625	96.023	95.923	95.823	3.750	99.281	99.181	99.081	3.875	98.560	98.460	98.360
3.990	99.440	99.340	99.240	3.750	96.939	96.839	96.739	3.875	99.843	99.743	99.643	3.990	98.895	98.795	98.695
4.000	99.540	99.440	99.340	3.875	97.916	97.816	97.716	3.990	100.270	100.170	100.070	4.000	98.995	98.895	98.795
4.125	100.122	100.022	99.922	3.990	98.727	98.627	98.527	4.000	100.370	100.270	100.170	4.125	99.762	99.662	99.562
4.250	100.779	100.679	100.579	4.000	98.827	98.727	98.627	4.125	100.808	100.708	100.608	4.250	100.380	100.280	100.180
4.375	101.317	101.217	101.117	4.125	99.618	99.518	99.418	4.250	101.743	101.643	101.543	4.375	100.841	100.741	100.641
4.500	101.827	101.727	101.627	4.250	100.751	100.651	100.551	4.375	102.118	102.018	101.918	4.500	101.231	101.131	101.031
4.625	102.315	102.215	102.115	4.375	101.487	101.387	101.287	4.500	102.624	102.524	102.424	4.625	101.858	101.758	101.658
4.750	102.793	102.693	102.593	4.500	102.189	102.089	101.989	4.625	103.014	102.914	102.814	4.750	102.484	102.384	102.284
4.875	103.276	103.176	103.076	4.625	102.861	102.761	102.661	4.750	103.412	103.312	103.212	4.875	103.046	102.946	102.846
4.990	103.452	103.352	103.252	4.750	103.487	103.387	103.287	4.875	103.816	103.716	103.616	4.990	103.191	103.091	102.991
5.000	103.552	103.452	103.352	4.875	104.023	103.923	103.823	4.990	103.954	103.854	103.754	5.000	103.291	103.191	103.091
5.125	104.113	104.013	103.913	4.990	104.217	104.117	104.017	5.000	104.054	103.954	103.854	5.125	103.657	103.557	103.457
5.250	104.682	104.582	104.482	5.000	104.317	104.217	104.117	5.125	104.520	104.420	104.320	5.250	104.306	104.206	104.106
5.375	105.089	104.989	104.889	5.125	104.875	104.775	104.675	5.250	104.932	104.832	104.732	5.375	104.755	104.655	104.555

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	99.340	99.240	99.140	3.000	96.065	95.965	95.865	3.000	97.844	97.744	97.644	3.000	95.932	95.832	95.732
3.125	99.749	99.649	99.549	3.125	96.640	96.540	96.440	3.125	98.142	98.042	97.942	3.125	96.498	96.398	96.298
3.250	100.223	100.123	100.023	3.250	97.883	97.783	97.683	3.250	99.152	99.052	98.952	3.250	97.741	97.641	97.541
3.375	100.648	100.548	100.448	3.375	98.413	98.313	98.213	3.375	99.416	99.316	99.216	3.375	98.271	98.171	98.071
3.500	101.060	100.960	100.860	3.500	98.942	98.842	98.742	3.500	99.660	99.560	99.460	3.500	98.780	98.680	98.580
3.625	101.391	101.291	101.191	3.625	99.397	99.297	99.197	3.625	99.889	99.789	99.689	3.625	99.235	99.135	99.035
3.750	101.641	101.541	101.441	3.750	99.815	99.715	99.615	3.750	100.374	100.274	100.174	3.750	99.652	99.552	99.452
3.875	101.863	101.763	101.663	3.875	100.185	100.085	99.985	3.875	100.666	100.566	100.466	3.875	100.022	99.922	99.822
3.990	101.795	101.695	101.595	3.990	100.587	100.487	100.387	3.990	100.854	100.754	100.654	3.990	100.415	100.315	100.215
4.000	101.895	101.795	101.695	4.000	100.687	100.587	100.487	4.000	100.954	100.854	100.754	4.000	100.515	100.415	100.315
4.125	101.950	101.850	101.750	4.125	101.105	101.005	100.905	4.125	101.188	101.088	100.988	4.125	100.963	100.863	100.763
4.250	102.200	102.100	102.000	4.250	101.509	101.409	101.309	4.250	101.418	101.318	101.218	4.250	101.366	101.266	101.166
4.375	102.426	102.326	102.226	4.375	101.872	101.772	101.672	4.375	101.628	101.528	101.428	4.375	101.729	101.629	101.529
4.500	102.479	102.379	102.279	4.500	101.970	101.870	101.770	4.500	101.784	101.684	101.584	4.500	101.827	101.727	101.627
4.625	102.714	102.614	102.514	4.625	102.170	102.070	101.970	4.625	102.016	101.916	101.816	4.625	102.027	101.927	101.827
4.750	102.905	102.805	102.705	4.750	102.481	102.381	102.281	4.750	102.192	102.092	101.992	4.750	102.338	102.238	102.138
4.875	103.072	102.972	102.872	4.875	102.755	102.655	102.555	4.875	102.348	102.248	102.148	4.875	102.612	102.512	102.412
4.990	103.136	103.036	102.936	4.990	102.919	102.819	102.719	4.990	102.395	102.295	102.195	4.990	102.777	102.677	102.577
5.000	103.236	103.136	103.036	5.000	103.019	102.919	102.819	5.000	102.495	102.395	102.295	5.000	102.877	102.777	102.677

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

Mortgages with Subordinate Financing *

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

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

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.: **10/30/2017**
45 Day Lock Exp.: **11/13/2017**
60 Day Lock Exp.: **11/27/2017**

W. Rate Sheet Dated: **9/28/2017** **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	100.913	100.813	100.713	3.750	101.561	101.426	101.361	2.750	98.982	98.882	98.782
3.875	101.694	101.594	101.494	3.875	102.180	102.071	101.980	2.875	99.593	99.493	99.393
3.990	102.199	102.099	101.999	3.990	102.630	102.487	102.428	2.990	99.984	99.884	99.784
4.000	102.299	102.199	102.099	4.000	102.730	102.587	102.528	3.000	100.084	99.984	99.884
4.125	102.787	102.687	102.587	4.125	103.168	103.016	102.940	3.125	100.640	100.540	100.440
4.250	103.285	103.185	103.085	4.250	104.105	103.958	103.882	3.250	101.177	101.077	100.977
4.375	103.819	103.719	103.619	4.375	104.533	104.391	104.314	3.375	101.715	101.615	101.515
4.500	104.303	104.203	104.103	4.500	104.705	104.566	104.490	3.500	102.142	102.042	101.942
4.625	104.793	104.693	104.593	4.625	105.317	105.201	105.107	3.625	102.611	102.511	102.411
4.750	105.288	105.188	105.088	4.750	105.814	105.698	105.603	3.750	103.101	103.001	102.901
4.875	105.724	105.624	105.524	4.875	106.281	106.151	106.057	3.875	103.574	103.474	103.374
4.990	106.043	105.943	105.843	4.990	106.617	106.449	106.355	3.990	103.507	103.407	103.307
5.000	106.143	106.043	105.943	5.000	106.717	106.549	106.455	4.000	103.607	103.507	103.407
5.125	106.637	106.537	106.437	5.125	106.749	106.649	106.549	4.125	104.071	103.971	103.871
5.250	107.071	106.971	106.871	5.250	107.168	107.068	106.968	4.250	104.443	104.343	104.243
5.375	107.436	107.336	107.236	5.375	107.550	107.450	107.350	4.375	104.823	104.712	104.623
5.500	107.754	107.654	107.554	5.500	107.901	107.800	107.687	4.500	105.350	105.232	105.146
5.625	107.894	107.794	107.694	5.625	108.117	108.017	107.917	4.625	105.716	105.582	105.496
5.750	108.267	108.167	108.067	5.750	108.508	108.408	108.308	4.750	103.470	103.353	103.226

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 Feataures

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

AFR

AFR Loan Center

Lockdesk e-mail:	Lockdesk@afrwholesale.com		
Lockdesk Phone:	1-877-588-2706	30 Day Lock Exp.:	**10/30/2017**
Lockdesk Hours:	10:00 am ET - 11:00 pm ET	45 Day Lock Exp.:	**11/13/2017**
		60 Day Lock Exp.:	**11/27/2017**

W. Rate Sheet Dated: **9/28/2017** **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	98.364	98.264	98.164	3.750	98.264	98.164	98.064	3.750	99.446	99.311	99.246	3.750	99.346	99.211	99.146
3.875	99.030	98.930	98.830	3.875	98.930	98.830	98.730	3.875	100.035	99.926	99.835	3.875	99.935	99.826	99.735
3.990	99.791	99.691	99.591	3.990	99.691	99.591	99.491	3.990	100.550	100.407	100.348	3.990	100.450	100.307	100.248
4.000	99.891	99.791	99.691	4.000	99.791	99.691	99.591	4.000	100.650	100.507	100.448	4.000	100.550	100.407	100.348
4.125	100.543	100.443	100.343	4.125	100.443	100.343	100.243	4.125	101.088	100.936	100.860	4.125	100.988	100.836	100.760
4.250	101.145	101.045	100.945	4.250	101.045	100.945	100.845	4.250	101.643	101.496	101.420	4.250	101.543	101.396	101.320
4.375	101.695	101.595	101.495	4.375	101.595	101.495	101.395	4.375	102.153	102.011	101.934	4.375	102.053	101.911	101.834
4.500	102.181	102.081	101.981	4.500	102.081	101.981	101.881	4.500	102.625	102.486	102.410	4.500	102.525	102.386	102.310
4.625	102.671	102.571	102.471	4.625	102.571	102.471	102.371	4.625	103.237	103.121	103.027	4.625	103.137	103.021	102.927
4.750	103.166	103.066	102.966	4.750	103.066	102.966	102.866	4.750	103.734	103.618	103.523	4.750	103.634	103.518	103.423
4.875	103.602	103.502	103.402	4.875	103.502	103.402	103.302	4.875	104.201	104.071	103.977	4.875	104.101	103.971	103.877
4.990	103.921	103.821	103.721	4.990	103.821	103.721	103.621	4.990	104.537	104.369	104.275	4.990	104.437	104.269	104.175
5.000	104.021	103.921	103.821	5.000	103.921	103.821	103.721	5.000	104.637	104.469	104.375	5.000	104.537	104.369	104.275
5.125	104.515	104.415	104.315	5.125	104.415	104.315	104.215	5.125	104.669	104.569	104.469	5.125	104.569	104.469	104.369
5.250	104.949	104.849	104.749	5.250	104.849	104.749	104.649	5.250	105.088	104.988	104.888	5.250	104.988	104.888	104.788
5.375	105.314	105.214	105.114	5.375	105.214	105.114	105.014	5.375	105.470	105.370	105.270	5.375	105.370	105.270	105.170
5.500	105.632	105.532	105.432	5.500	105.532	105.432	105.332	5.500	105.821	105.720	105.607	5.500	105.721	105.620	105.507
5.625	105.772	105.672	105.572	5.625	105.672	105.572	105.472	5.625	106.037	105.937	105.837	5.625	105.937	105.837	105.737
5.750	106.145	106.045	105.945	5.750	106.045	105.945	105.845	5.750	106.428	106.328	106.228	5.750	106.328	106.228	106.128

15 Year

≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	96.852	96.752	96.652	2.750	96.752	96.652	96.552
2.875	97.418	97.318	97.218	2.875	97.318	97.218	97.118
2.990	97.850	97.750	97.650	2.990	97.750	97.650	97.550
3.000	97.950	97.850	97.750	3.000	97.850	97.750	97.650
3.125	98.510	98.410	98.310	3.125	98.410	98.310	98.210
3.250	99.047	98.947	98.847	3.250	98.947	98.847	98.747
3.375	99.567	99.467	99.367	3.375	99.467	99.367	99.267
3.500	100.012	99.912	99.812	3.500	99.912	99.812	99.712
3.625	100.481	100.381	100.281	3.625	100.381	100.281	100.181
3.750	100.971	100.871	100.771	3.750	100.871	100.771	100.671
3.875	101.444	101.344	101.244	3.875	101.344	101.244	101.144
3.990	101.377	101.277	101.177	3.990	101.277	101.177	101.077
4.000	101.477	101.377	101.277	4.000	101.377	101.277	101.177
4.125	101.941	101.841	101.741	4.125	101.841	101.741	101.641
4.250	102.313	102.213	102.113	4.250	102.213	102.113	102.013
4.375	102.693	102.582	102.493	4.375	102.593	102.482	102.393
4.500	103.220	103.102	103.016	4.500	103.120	103.002	102.916
4.625	103.586	103.452	103.366	4.625	103.486	103.352	103.266
4.750	101.340	101.223	101.096	4.750	101.240	101.123	100.996

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

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

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

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%
High-LTV	0.000	0.000	0.000	0.000	0.000	0.000	0.000	-0.500	-1.000	-2.000
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 C/O Refi	-1.000	-1.000	-1.000	-1.000	N/A	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	-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@afrwholesale.com
Lockdesk Phone: 1-877-588-2706
Lockdesk Hours: 10:00 am ET - 11:00 pm ET

30 Day Lock Exp.: **10/30/2017**
45 Day Lock Exp.: **11/13/2017**
60 Day Lock Exp.: **11/27/2017**

W. Rate Sheet Dated: **9/28/2017** **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	98.894	98.794	98.694	3.750	99.976	99.841	99.776	2.750	97.382	97.282	97.182
3.875	99.560	99.460	99.360	3.875	100.565	100.456	100.365	2.875	97.948	97.848	97.748
3.990	100.321	100.221	100.121	3.990	101.080	100.937	100.878	2.990	98.380	98.280	98.180
4.000	100.421	100.321	100.221	4.000	101.180	101.037	100.978	3.000	98.480	98.380	98.280
4.125	101.073	100.973	100.873	4.125	101.618	101.466	101.390	3.125	99.040	98.940	98.840
4.250	101.675	101.575	101.475	4.250	102.173	102.026	101.950	3.250	99.577	99.477	99.377
4.375	102.225	102.125	102.025	4.375	102.683	102.541	102.464	3.375	100.097	99.997	99.897
4.500	102.711	102.611	102.511	4.500	103.155	103.016	102.940	3.500	100.542	100.442	100.342
4.625	103.201	103.101	103.001	4.625	103.767	103.651	103.557	3.625	101.011	100.911	100.811
4.750	103.696	103.596	103.496	4.750	104.264	104.148	104.053	3.750	101.501	101.401	101.301
4.875	104.132	104.032	103.932	4.875	104.731	104.601	104.507	3.875	101.974	101.874	101.774
4.990	104.451	104.351	104.251	4.990	105.067	104.899	104.805	3.990	101.907	101.807	101.707
5.000	104.551	104.451	104.351	5.000	105.167	104.999	104.905	4.000	102.007	101.907	101.807
5.125	105.045	104.945	104.845	5.125	105.199	105.099	104.999	4.125	102.471	102.371	102.271
5.250	105.479	105.379	105.279	5.250	105.618	105.518	105.418	4.250	102.843	102.743	102.643
5.375	105.844	105.744	105.644	5.375	106.000	105.900	105.800	4.375	103.223	103.112	103.023
5.500	106.162	106.062	105.962	5.500	106.351	106.250	106.137	4.500	103.750	103.632	103.546
5.625	106.302	106.202	106.102	5.625	106.567	106.467	106.367	4.625	104.116	103.982	103.896
5.750	106.675	106.575	106.475	5.750	106.958	106.858	106.758	4.750	101.870	101.753	101.626

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