



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.: **11/1/2017**45 Day Lock Exp.: **11/16/2017**60 Day Lock Exp.: **12/1/2017**W. Rate Sheet Dated: **10/2/2017**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	100.221	100.071	99.921	3.250	100.054	99.904	99.754	1.875	N/A	N/A	N/A	3.125	100.762	100.612	100.462
3.375	100.670	100.520	100.370	3.375	100.468	100.318	100.168	2.000	N/A	N/A	N/A	3.250	100.656	100.506	100.356
3.500	101.115	100.965	100.815	3.500	100.876	100.726	100.576	2.125	N/A	N/A	N/A	3.375	101.063	100.913	100.763
3.625	101.501	101.351	101.201	3.625	101.226	101.076	100.926	2.250	97.030	96.880	96.730	3.500	101.466	101.316	101.166
3.750	102.681	102.509	102.353	3.750	102.514	102.342	102.186	2.375	97.422	97.272	97.122	3.625	101.852	101.702	101.552
3.875	103.081	102.909	102.752	3.875	102.878	102.706	102.550	2.500	97.808	97.658	97.508	Margin = 2.250		Index = 1.310	
4.000	103.445	103.273	103.117	4.000	103.207	103.035	102.878	2.625	98.151	98.001	97.851				
4.125	103.735	103.564	103.407	4.125	103.461	103.289	103.133	2.750	100.098	99.948	99.798				
4.250	104.044	103.944	103.844	4.250	103.877	103.777	103.677	2.875	100.478	100.328	100.178				
4.375	104.374	104.274	104.174	4.375	104.171	104.071	103.971	3.000	100.851	100.701	100.551				
4.500	104.667	104.567	104.467	4.500	104.429	104.329	104.229	3.125	101.113	100.963	100.813				
4.625	104.895	104.795	104.695	4.625	104.621	104.521	104.421	3.250	101.995	101.845	101.695				
4.750	104.969	104.781	104.515	4.750	104.801	104.614	104.348	3.375	102.300	102.150	102.000				
4.875	105.370	105.183	104.917	4.875	105.167	104.980	104.714	3.500	102.570	102.420	102.270				
5.000	105.664	105.476	105.211	5.000	105.425	105.238	104.972	3.625	102.769	102.619	102.469				
5.125	105.891	105.704	105.438	5.125	105.617	105.430	105.164	3.750	102.995	102.845	102.695				
5.250	105.887	105.787	105.687	5.250	105.720	105.620	105.520	3.875	103.229	103.079	102.929				
5.375	106.289	106.189	106.089	5.375	106.086	105.986	105.886	4.000	103.430	103.280	103.130				
5.500	106.582	106.482	106.382	5.500	106.344	106.244	106.144	4.125	103.840	103.690	103.540				

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	99.331	99.181	99.031	3.250	99.164	99.014	98.864	1.875	N/A	N/A	N/A	3.125	99.872	99.722	99.572
3.375	99.780	99.630	99.480	3.375	99.578	99.428	99.278	2.000	N/A	N/A	N/A	3.250	99.766	99.616	99.466
3.500	100.225	100.075	99.925	3.500	99.986	99.836	99.686	2.125	N/A	N/A	N/A	3.375	100.173	100.023	99.873
3.625	100.611	100.461	100.311	3.625	100.336	100.186	100.036	2.250	96.140	95.990	95.840	3.500	100.576	100.426	100.276
3.750	101.791	101.619	101.463	3.750	101.624	101.452	101.296	2.375	96.532	96.382	96.232	3.625	100.962	100.812	100.662
3.875	102.191	102.019	101.862	3.875	101.988	101.816	101.660	2.500	96.918	96.768	96.618	Margin = 2.250		Index = 1.310	
4.000	102.555	102.383	102.227	4.000	102.317	102.145	101.988	2.625	97.261	97.111	96.961	30 Year OTC			
4.125	102.845	102.674	102.517	4.125	102.571	102.399	102.243	2.750	99.208	99.058	98.908	Rate	30 Day	45 Day	60 Day
4.250	103.154	103.054	102.954	4.250	102.987	102.887	102.787	2.875	99.588	99.438	99.288	3.500	98.525	98.275	98.025
4.375	103.484	103.384	103.284	4.375	103.281	103.181	103.081	3.000	99.961	99.811	99.661	4.000	100.855	100.605	100.355
4.500	103.777	103.677	103.577	4.500	103.539	103.439	103.339	3.125	100.223	100.073	99.923	4.500	102.077	101.827	101.577
4.625	104.005	103.905	103.805	4.625	103.731	103.631	103.531	3.250	101.105	100.955	100.805	5.000	103.074	102.824	102.558
4.750	104.079	103.891	103.625	4.750	103.911	103.724	103.458	3.375	101.410	101.260	101.110	5.500	103.992	103.742	103.492
4.875	104.480	104.293	104.027	4.875	104.277	104.090	103.824	3.500	101.680	101.530	101.380	15 Year OTC			
5.000	104.774	104.586	104.321	5.000	104.535	104.348	104.082	3.625	101.879	101.729	101.579	Rate	30 Day	45 Day	60 Day
5.125	105.001	104.814	104.548	5.125	104.727	104.540	104.274	3.750	102.105	101.955	101.805	2.500	95.218	94.968	94.718
5.250	104.997	104.897	104.797	5.250	104.830	104.730	104.630	3.875	102.339	102.189	102.039	3.000	98.261	98.011	97.761
5.375	105.399	105.299	105.199	5.375	105.196	105.096	104.996	4.000	102.540	102.390	102.240	3.500	99.980	99.730	99.480
5.500	105.692	105.592	105.492	5.500	105.454	105.354	105.254	4.125	102.950	102.800	102.650	4.000	100.840	100.590	100.340

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:	10/2/2017	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 <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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10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

45 Day Lock Exp.:

60 Day Lock Exp.:

11/1/2017

11/16/2017

12/1/2017

W. Rate Sheet Dated: 10/2/2017

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	98.878	98.728	98.578	3.250	98.711	98.561	98.411	1.875	N/A	N/A	N/A
3.375	99.327	99.177	99.027	3.375	99.124	98.974	98.824	2.000	N/A	N/A	N/A
3.500	99.771	99.621	99.471	3.500	99.532	99.382	99.232	2.125	N/A	N/A	N/A
3.625	100.157	100.007	99.857	3.625	99.883	99.733	99.583	2.250	95.030	94.880	94.730
3.750	101.056	100.884	100.728	3.750	100.889	100.717	100.561	2.375	95.422	95.272	95.122
3.875	101.456	101.284	101.127	3.875	101.253	101.081	100.925	2.500	95.808	95.658	95.508
4.000	101.820	101.648	101.492	4.000	101.582	101.410	101.253	2.625	96.151	96.001	95.851
4.125	102.110	101.939	101.782	4.125	101.836	101.664	101.508	2.750	98.411	98.261	98.111
4.250	101.826	101.726	101.626	4.250	101.658	101.558	101.458	2.875	98.791	98.641	98.491
4.375	102.155	102.055	101.955	4.375	101.952	101.852	101.752	3.000	99.164	99.014	98.864
4.500	102.448	102.348	102.248	4.500	102.210	102.110	102.010	3.125	99.426	99.276	99.126
4.625	102.676	102.576	102.476	4.625	102.402	102.302	102.202	3.250	100.651	100.501	100.351
4.750	102.156	101.969	101.703	4.750	101.989	101.801	101.536	3.375	100.956	100.806	100.656
4.875	102.558	102.370	102.105	4.875	102.355	102.167	101.902	3.500	101.226	101.076	100.926
5.000	102.851	102.664	102.398	5.000	102.613	102.425	102.160	3.625	101.425	101.275	101.125
5.125	103.079	102.891	102.626	5.125	102.805	102.617	102.352	3.750	101.370	101.220	101.070
5.250	99.637	99.537	99.437	5.250	99.470	99.370	99.270	3.875	101.604	101.454	101.304
5.375	100.039	99.939	99.839	5.375	99.836	99.736	99.636	4.000	101.805	101.655	101.505
5.500	100.332	100.232	100.132	5.500	100.094	99.994	99.894	4.125	102.215	102.065	101.915

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	97.988	97.838	97.688	3.250	97.821	97.671	97.521	1.875	N/A	N/A	N/A
3.375	98.437	98.287	98.137	3.375	98.234	98.084	97.934	2.000	N/A	N/A	N/A
3.500	98.881	98.731	98.581	3.500	98.642	98.492	98.342	2.125	N/A	N/A	N/A
3.625	99.267	99.117	98.967	3.625	98.993	98.843	98.693	2.250	94.390	94.240	94.090
3.750	100.166	99.994	99.838	3.750	99.999	99.827	99.671	2.375	94.782	94.632	94.482
3.875	100.566	100.394	100.237	3.875	100.363	100.191	100.035	2.500	95.168	95.018	94.868
4.000	100.930	100.758	100.602	4.000	100.692	100.520	100.363	2.625	95.511	95.361	95.211
4.125	101.220	101.049	100.892	4.125	100.946	100.774	100.618	2.750	98.146	97.996	97.846
4.250	100.936	100.836	100.736	4.250	100.768	100.668	100.568	2.875	98.526	98.376	98.226
4.375	101.265	101.165	101.065	4.375	101.062	100.962	100.862	3.000	98.899	98.749	98.599
4.500	101.558	101.458	101.358	4.500	101.320	101.220	101.120	3.125	99.161	99.011	98.861
4.625	101.786	101.686	101.586	4.625	101.512	101.412	101.312	3.250	99.675	99.525	99.375
4.750	101.266	101.079	100.813	4.750	101.099	100.911	100.646	3.375	99.980	99.830	99.680
4.875	101.668	101.480	101.215	4.875	101.465	101.277	101.012	3.500	100.250	100.100	99.950
5.000	101.961	101.774	101.508	5.000	101.723	101.535	101.270	3.625	100.449	100.299	100.149
5.125	102.189	102.001	101.736	5.125	101.915	101.727	101.462	3.750	100.214	100.064	99.914
5.250	98.747	98.647	98.547	5.250	98.580	98.480	98.380	3.875	100.449	100.299	100.149
5.375	99.149	99.049	98.949	5.375	98.946	98.846	98.746	4.000	100.649	100.499	100.349
5.500	99.442	99.342	99.242	5.500	99.204	99.104	99.004	4.125	101.059	100.909	100.759

Margin = 2.250 Index = 1.310

30 Year OTC

Rate 30 Day 45 Day 60 Day

3.500 97.181 96.931 96.681

4.000 99.230 98.980 98.730

4.500 99.858 99.608 99.358

5.000 100.261 100.011 99.746

5.500 97.742 97.492 97.242

15 Year OTC

Rate 30 Day 45 Day 60 Day

2.500 93.468 93.218 92.968

3.000 97.199 96.949 96.699

3.500 98.550 98.300 98.050

4.000 98.949 98.699 98.449

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
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

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	
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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
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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	98.646	98.546	98.446	3.250	98.910	98.810	98.710	3.000	100.146	100.046	99.946	3.000	100.282	100.182	100.082
3.500	99.499	99.399	99.299	3.375	99.780	99.680	99.580	3.125	100.573	100.473	100.373	3.125	100.582	100.482	100.382
3.625	100.262	100.162	100.062	3.500	100.548	100.448	100.348	3.250	101.188	101.088	100.988	3.250	101.519	101.419	101.319
3.750	101.007	100.907	100.807	3.625	101.151	101.051	100.951	3.375	101.809	101.709	101.609	3.375	101.785	101.685	101.585
3.875	101.788	101.688	101.588	3.750	101.717	101.617	101.509	3.500	102.166	102.066	101.966	3.500	102.034	101.934	101.834
3.990	102.293	102.193	102.093	3.875	102.336	102.236	102.127	3.625	102.393	102.293	102.193	3.625	102.268	102.168	102.068
4.000	102.393	102.293	102.193	3.990	102.721	102.621	102.512	3.750	102.777	102.677	102.577	3.750	102.676	102.576	102.476
4.125	102.880	102.780	102.680	4.000	102.821	102.721	102.612	3.875	103.117	103.017	102.917	3.875	102.977	102.877	102.777
4.250	103.410	103.310	103.210	4.125	103.261	103.161	103.052	3.990	103.258	103.158	103.058	3.990	103.170	103.070	102.970
4.375	103.944	103.844	103.744	4.250	104.261	104.161	104.061	4.000	103.358	103.258	103.158	4.000	103.270	103.170	103.070
4.500	104.136	104.036	103.936	4.375	104.689	104.589	104.489	4.125	103.700	103.600	103.500	4.125	103.508	103.408	103.308
4.625	104.632	104.532	104.432	4.500	104.936	104.836	104.736	4.250	104.071	103.971	103.871	4.250	103.743	103.643	103.543
4.750	105.119	105.019	104.919	4.625	105.335	105.235	105.135	4.375	104.405	104.305	104.205	4.375	103.955	103.855	103.755
4.875	105.610	105.510	105.410	4.750	105.740	105.640	105.540	4.500	104.491	104.391	104.291	4.500	104.097	103.997	103.897
4.990	105.781	105.681	105.581	4.875	106.149	106.049	105.949	4.625	104.512	104.412	104.312	4.625	104.332	104.232	104.132
5.000	105.881	105.781	105.681	4.990	106.213	106.113	106.013	4.750	104.797	104.697	104.597	4.750	104.510	104.410	104.310
5.125	106.374	106.274	106.174	5.000	106.313	106.213	106.113	4.875	105.049	104.949	104.849	4.875	104.668	104.568	104.468
5.250	106.948	106.848	106.748	5.125	106.784	106.684	106.584	4.990	105.191	105.091	104.991	4.990	104.718	104.618	104.518
5.375	107.362	107.262	107.162	5.250	107.199	107.099	106.999	5.000	105.291	105.191	105.091	5.000	104.818	104.718	104.618

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	101.132	101.032	100.924	3.000	99.416	99.316	99.216
4.250	101.668	101.568	101.459	3.125	99.828	99.728	99.628
4.375	102.036	101.936	101.827	3.250	100.103	100.003	99.903
4.500	102.333	102.233	102.125	3.375	100.529	100.429	100.329
4.625	102.660	102.560	102.460	3.500	100.946	100.846	100.746
4.750	103.133	103.033	102.933	3.625	101.283	101.183	101.083
4.875	103.554	103.454	103.354	3.750	101.540	101.440	101.340
4.990	103.658	103.558	103.458	3.875	101.767	101.667	101.567
5.000	103.758	103.658	103.558	3.990	101.697	101.597	101.497
5.125	103.927	103.827	103.727	4.000	101.797	101.697	101.597
5.250	103.622	103.522	103.422	4.125	101.970	101.870	101.770
5.375	103.980	103.880	103.780	4.250	102.224	102.124	102.024
5.500	104.288	104.188	104.088	4.375	102.454	102.354	102.254
5.625	104.469	104.369	104.269	4.500	102.510	102.410	102.310
5.750	104.114	104.003	103.878	4.625	102.729	102.629	102.529
5.875	104.483	104.372	104.247	4.750	102.923	102.823	102.723
5.990	104.713	104.602	104.477	4.875	103.095	102.995	102.895
6.000	104.813	104.702	104.577	4.990	103.159	103.059	102.959
6.125	104.934	104.823	104.698	5.000	103.259	103.159	103.059

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@afwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

11/1/2017

45 Day Lock Exp.:

11/16/2017

60 Day Lock Exp.:

12/1/2017

W. Rate Sheet Dated: 10/2/2017

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	95.534	95.434	95.334	3.125	N/A	N/A	N/A	3.250	96.499	96.399	96.299	3.375	94.997	94.897	94.797
3.500	96.648	96.548	96.448	3.250	N/A	N/A	N/A	3.375	97.337	97.237	97.137	3.500	96.411	96.311	96.211
3.625	97.373	97.273	97.173	3.375	93.668	93.568	93.468	3.500	98.197	98.097	97.997	3.625	97.372	97.272	97.172
3.750	98.170	98.070	97.970	3.500	95.175	95.075	94.975	3.625	98.762	98.662	98.562	3.750	98.141	98.041	97.941
3.875	98.897	98.797	98.697	3.625	96.152	96.052	95.952	3.750	99.376	99.276	99.176	3.875	98.713	98.613	98.513
3.990	99.475	99.375	99.275	3.750	97.003	96.903	96.803	3.875	99.941	99.841	99.732	3.990	99.054	98.954	98.854
4.000	99.575	99.475	99.375	3.875	97.930	97.830	97.730	3.990	100.371	100.271	100.163	4.000	99.154	99.054	98.954
4.125	100.168	100.068	99.968	3.990	98.753	98.653	98.553	4.000	100.471	100.371	100.263	4.125	99.809	99.709	99.609
4.250	100.816	100.716	100.616	4.000	98.853	98.753	98.653	4.125	100.921	100.821	100.712	4.250	100.440	100.340	100.240
4.375	101.363	101.263	101.163	4.125	99.662	99.562	99.462	4.250	101.790	101.690	101.590	4.375	100.912	100.812	100.712
4.500	101.886	101.786	101.686	4.250	100.773	100.673	100.573	4.375	102.171	102.071	101.971	4.500	101.309	101.209	101.109
4.625	102.382	102.282	102.182	4.375	101.524	101.424	101.324	4.500	102.686	102.586	102.486	4.625	101.926	101.826	101.726
4.750	102.869	102.769	102.669	4.500	102.244	102.144	102.044	4.625	103.085	102.985	102.885	4.750	102.563	102.463	102.363
4.875	103.360	103.260	103.160	4.625	102.927	102.827	102.727	4.750	103.490	103.390	103.290	4.875	103.135	103.035	102.935
4.990	103.531	103.431	103.331	4.750	103.564	103.464	103.364	4.875	103.899	103.799	103.699	4.990	103.283	103.183	103.083
5.000	103.631	103.531	103.431	4.875	104.109	104.009	103.909	4.990	103.963	103.863	103.763	5.000	103.383	103.283	103.183
5.125	104.124	104.024	103.924	4.990	104.308	104.208	104.108	5.000	104.063	103.963	103.863	5.125	103.743	103.643	103.543
5.250	104.698	104.598	104.498	5.000	104.408	104.308	104.208	5.125	104.534	104.434	104.334	5.250	104.325	104.225	104.125
5.375	105.112	105.012	104.912	5.125	104.884	104.784	104.684	5.250	104.949	104.849	104.749	5.375	104.780	104.680	104.580

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	99.416	99.316	99.216	3.000	96.139	96.039	95.939	3.000	97.982	97.882	97.782	3.000	96.006	95.906	95.806
3.125	99.828	99.728	99.628	3.125	96.719	96.619	96.519	3.125	98.282	98.182	98.082	3.125	96.577	96.477	96.377
3.250	100.103	100.003	99.903	3.250	97.878	97.778	97.678	3.250	99.219	99.119	99.019	3.250	97.735	97.635	97.535
3.375	100.529	100.429	100.329	3.375	98.414	98.314	98.214	3.375	99.485	99.385	99.285	3.375	98.271	98.171	98.071
3.500	100.946	100.846	100.746	3.500	98.951	98.851	98.751	3.500	99.734	99.634	99.534	3.500	98.789	98.689	98.589
3.625	101.283	101.183	101.083	3.625	99.416	99.316	99.216	3.625	99.968	99.868	99.768	3.625	99.253	99.153	99.053
3.750	101.540	101.440	101.340	3.750	99.843	99.743	99.643	3.750	100.376	100.276	100.176	3.750	99.680	99.580	99.480
3.875	101.767	101.667	101.567	3.875	100.219	100.119	100.019	3.875	100.677	100.577	100.477	3.875	100.057	99.957	99.857
3.990	101.697	101.597	101.497	3.990	100.600	100.500	100.400	3.990	100.870	100.770	100.670	3.990	100.428	100.328	100.228
4.000	101.797	101.697	101.597	4.000	100.700	100.600	100.500	4.000	100.970	100.870	100.770	4.000	100.528	100.428	100.328
4.125	101.970	101.870	101.770	4.125	101.127	101.027	100.927	4.125	101.208	101.108	101.008	4.125	100.985	100.885	100.785
4.250	102.224	102.124	102.024	4.250	101.536	101.436	101.336	4.250	101.443	101.343	101.243	4.250	101.394	101.294	101.194
4.375	102.454	102.354	102.254	4.375	101.905	101.805	101.705	4.375	101.655	101.555	101.455	4.375	101.763	101.663	101.563
4.500	102.510	102.410	102.310	4.500	102.005	101.905	101.805	4.500	101.797	101.697	101.597	4.500	101.862	101.762	101.662
4.625	102.729	102.629	102.529	4.625	102.186	102.086	101.986	4.625	102.032	101.932	101.832	4.625	102.044	101.944	101.844
4.750	102.923	102.823	102.723	4.750	102.501	102.401	102.301	4.750	102.210	102.110	102.010	4.750	102.358	102.258	102.158
4.875	103.095	102.995	102.895	4.875	102.781	102.681	102.581	4.875	102.368	102.268	102.168	4.875	102.638	102.538	102.438
4.990	103.159	103.059	102.959	4.990	102.946	102.846	102.746	4.990	102.418	102.318	102.218	4.990	102.803	102.703	102.603
5.000	103.259	103.159	103.059	5.000	103.046	102.946	102.846	5.000	102.518	102.418	102.318	5.000	102.903	102.803	102.703

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@afrownale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

11/1/2017

45 Day Lock Exp.:

11/16/2017

60 Day Lock Exp.:

12/1/2017

W. Rate Sheet Dated: 10/2/2017

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	101.007	100.907	100.807	3.750	101.752	101.613	101.550	2.750	99.041	98.936	98.841
3.875	101.788	101.688	101.588	3.875	102.341	102.228	102.141	2.875	99.656	99.553	99.456
3.990	102.293	102.193	102.093	3.990	102.856	102.708	102.646	2.990	100.046	99.946	99.846
4.000	102.393	102.293	102.193	4.000	102.956	102.808	102.746	3.000	100.146	100.046	99.946
4.125	102.880	102.780	102.680	4.125	103.261	103.100	103.018	3.125	100.696	100.596	100.496
4.250	103.410	103.310	103.210	4.250	104.261	104.105	104.023	3.250	101.234	101.133	101.034
4.375	103.944	103.844	103.744	4.375	104.689	104.537	104.456	3.375	101.809	101.698	101.609
4.500	104.331	104.231	104.131	4.500	104.784	104.636	104.554	3.500	102.166	102.066	101.966
4.625	104.842	104.742	104.642	4.625	105.413	105.275	105.174	3.625	102.603	102.503	102.403
4.750	105.337	105.237	105.137	4.750	105.910	105.771	105.670	3.750	103.092	102.992	102.892
4.875	105.773	105.673	105.573	4.875	106.377	106.225	106.124	3.875	103.566	103.466	103.366
4.990	106.092	105.992	105.892	4.990	106.713	106.522	106.421	3.990	103.570	103.424	103.342
5.000	106.192	106.092	105.992	5.000	106.813	106.622	106.521	4.000	103.670	103.524	103.442
5.125	106.652	106.552	106.452	5.125	106.795	106.695	106.595	4.125	104.134	103.976	103.895
5.250	107.086	106.986	106.886	5.250	107.215	107.115	107.012	4.250	104.506	104.336	104.255
5.375	107.451	107.351	107.251	5.375	107.596	107.493	107.372	4.375	104.886	104.702	104.620
5.500	107.769	107.669	107.569	5.500	107.948	107.822	107.701	4.500	105.413	105.221	105.140
5.625	107.906	107.806	107.706	5.625	108.161	108.061	107.961	4.625	105.779	105.571	105.490
5.750	108.280	108.180	108.080	5.750	108.552	108.452	108.352	4.750	103.223	103.123	103.023

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.:

11/1/2017

45 Day Lock Exp.:

11/16/2017

60 Day Lock Exp.:

12/1/2017

W. Rate Sheet Dated: 10/2/2017

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	98.543	98.443	98.343	3.750	98.443	98.343	98.243	3.750	99.672	99.533	99.470	3.750	99.572	99.433	99.370
3.875	99.209	99.109	99.009	3.875	99.109	99.009	98.909	3.875	100.261	100.148	100.061	3.875	100.161	100.048	99.961
3.990	99.819	99.719	99.619	3.990	99.719	99.619	99.519	3.990	100.776	100.628	100.566	3.990	100.676	100.528	100.466
4.000	99.919	99.819	99.719	4.000	99.819	99.719	99.619	4.000	100.876	100.728	100.666	4.000	100.776	100.628	100.566
4.125	100.571	100.471	100.371	4.125	100.471	100.371	100.271	4.125	101.167	101.006	100.924	4.125	101.067	100.906	100.824
4.250	101.174	101.074	100.974	4.250	101.074	100.974	100.874	4.250	101.722	101.566	101.484	4.250	101.622	101.466	101.384
4.375	101.723	101.623	101.523	4.375	101.623	101.523	101.423	4.375	102.232	102.080	101.999	4.375	102.132	101.980	101.899
4.500	102.209	102.109	102.009	4.500	102.109	102.009	101.909	4.500	102.704	102.556	102.474	4.500	102.604	102.456	102.374
4.625	102.720	102.620	102.520	4.625	102.620	102.520	102.420	4.625	103.333	103.195	103.094	4.625	103.233	103.095	102.994
4.750	103.215	103.115	103.015	4.750	103.115	103.015	102.915	4.750	103.830	103.691	103.590	4.750	103.730	103.591	103.490
4.875	103.651	103.551	103.451	4.875	103.551	103.451	103.351	4.875	104.297	104.145	104.044	4.875	104.197	104.045	103.944
4.990	103.970	103.870	103.770	4.990	103.870	103.770	103.670	4.990	104.633	104.442	104.341	4.990	104.533	104.342	104.241
5.000	104.070	103.970	103.870	5.000	103.970	103.870	103.770	5.000	104.733	104.542	104.441	5.000	104.633	104.442	104.341
5.125	104.530	104.430	104.330	5.125	104.430	104.330	104.230	5.125	104.715	104.615	104.515	5.125	104.615	104.515	104.415
5.250	104.964	104.864	104.764	5.250	104.864	104.764	104.664	5.250	105.135	105.035	104.932	5.250	105.035	104.935	104.832
5.375	105.329	105.229	105.129	5.375	105.229	105.129	105.029	5.375	105.516	105.413	105.292	5.375	105.416	105.313	105.192
5.500	105.647	105.547	105.447	5.500	105.547	105.447	105.347	5.500	105.868	105.742	105.621	5.500	105.768	105.642	105.521
5.625	105.784	105.684	105.584	5.625	105.684	105.584	105.484	5.625	106.081	105.981	105.881	5.625	105.981	105.881	105.781
5.750	106.158	106.058	105.958	5.750	106.058	105.958	105.858	5.750	106.472	106.372	106.272	5.750	106.372	106.272	106.172

15 Year							
≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	96.911	96.806	96.711	2.750	96.811	96.706	96.611
2.875	97.477	97.374	97.277	2.875	97.377	97.274	97.177
2.990	97.907	97.807	97.707	2.990	97.807	97.707	97.607
3.000	98.007	97.907	97.807	3.000	97.907	97.807	97.707
3.125	98.566	98.466	98.366	3.125	98.466	98.366	98.266
3.250	99.104	99.003	98.904	3.250	99.004	98.903	98.804
3.375	99.624	99.513	99.424	3.375	99.524	99.413	99.324
3.500	100.004	99.904	99.804	3.500	99.904	99.804	99.704
3.625	100.473	100.373	100.273	3.625	100.373	100.273	100.173
3.750	100.962	100.862	100.762	3.750	100.862	100.762	100.662
3.875	101.436	101.336	101.236	3.875	101.336	101.236	101.136
3.990	101.440	101.294	101.212	3.990	101.440	101.194	101.112
4.000	101.540	101.394	101.312	4.000	101.540	101.294	101.212
4.125	102.004	101.846	101.765	4.125	101.904	101.746	101.665
4.250	102.376	102.206	102.125	4.250	102.276	102.106	102.025
4.375	102.756	102.572	102.490	4.375	102.656	102.472	102.390
4.500	103.283	103.091	103.010	4.500	103.183	102.991	102.910
4.625	103.649	103.441	103.360	4.625	103.549	103.341	103.260
4.750	104.093	103.993	103.893	4.750	103.993	103.893	103.793

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@afrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

11/1/2017

45 Day Lock Exp.:

11/16/2017

60 Day Lock Exp.:

12/1/2017

W. Rate Sheet Dated: 10/2/2017

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	99.073	98.973	98.873	3.750	100.202	100.063	100.000	2.750	97.441	97.336	97.241
3.875	99.739	99.639	99.539	3.875	100.791	100.678	100.591	2.875	98.007	97.904	97.807
3.990	100.349	100.249	100.149	3.990	101.306	101.158	101.096	2.990	98.437	98.337	98.237
4.000	100.449	100.349	100.249	4.000	101.406	101.258	101.196	3.000	98.537	98.437	98.337
4.125	101.101	101.001	100.901	4.125	101.697	101.536	101.454	3.125	99.096	98.996	98.896
4.250	101.704	101.604	101.504	4.250	102.252	102.096	102.014	3.250	99.634	99.533	99.434
4.375	102.253	102.153	102.053	4.375	102.762	102.610	102.529	3.375	100.154	100.043	99.954
4.500	102.739	102.639	102.539	4.500	103.234	103.086	103.004	3.500	100.534	100.434	100.334
4.625	103.250	103.150	103.050	4.625	103.863	103.725	103.624	3.625	101.003	100.903	100.803
4.750	103.745	103.645	103.545	4.750	104.360	104.221	104.120	3.750	101.492	101.392	101.292
4.875	104.181	104.081	103.981	4.875	104.827	104.675	104.574	3.875	101.966	101.866	101.766
4.990	104.500	104.400	104.300	4.990	105.163	104.972	104.871	3.990	101.970	101.824	101.742
5.000	104.600	104.500	104.400	5.000	105.263	105.072	104.971	4.000	102.070	101.924	101.842
5.125	105.060	104.960	104.860	5.125	105.245	105.145	105.045	4.125	102.534	102.376	102.295
5.250	105.494	105.394	105.294	5.250	105.665	105.565	105.462	4.250	102.906	102.736	102.655
5.375	105.859	105.759	105.659	5.375	106.046	105.943	105.822	4.375	103.286	103.102	103.020
5.500	106.177	106.077	105.977	5.500	106.398	106.272	106.151	4.500	103.813	103.621	103.540
5.625	106.314	106.214	106.114	5.625	106.611	106.511	106.411	4.625	104.179	103.971	103.890
5.750	106.688	106.588	106.488	5.750	107.002	106.902	106.802	4.750	101.623	101.523	101.423

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.			