



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.: 11/30/2017

45 Day Lock Exp.: 12/15/2017

60 Day Lock Exp.: 1/2/2018

W. Rate Sheet Dated: 10/31/2017

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	100.371	100.221	100.071	3.250	100.204	100.054	99.904	1.875	N/A	N/A	N/A	3.125	101.162	101.012	100.862
3.375	100.820	100.670	100.520	3.375	100.618	100.468	100.318	2.000	N/A	N/A	N/A	3.250	101.056	100.906	100.756
3.500	101.265	101.115	100.965	3.500	101.026	100.876	100.726	2.125	N/A	N/A	N/A	3.375	101.463	101.313	101.163
3.625	101.651	101.501	101.351	3.625	101.376	101.226	101.076	2.250	97.095	96.945	96.795	3.500	101.866	101.716	101.566
3.750	102.862	102.706	102.556	3.750	102.695	102.539	102.389	2.375	97.486	97.336	97.186	3.625	102.252	102.102	101.952
3.875	103.262	103.106	102.956	3.875	103.059	102.903	102.753	2.500	97.872	97.722	97.572	Margin = 2.250		Index = 1.430	
4.000	103.626	103.470	103.320	4.000	103.388	103.232	103.082	2.625	98.215	98.065	97.915				
4.125	103.917	103.760	103.610	4.125	103.643	103.486	103.336	2.750	100.244	100.094	99.944				
4.250	104.226	104.126	104.026	4.250	104.058	103.958	103.858	2.875	100.624	100.474	100.324				
4.375	104.555	104.455	104.355	4.375	104.352	104.252	104.152	3.000	100.997	100.847	100.697				
4.500	104.848	104.748	104.648	4.500	104.610	104.510	104.410	3.125	101.260	101.110	100.960				
4.625	105.076	104.976	104.876	4.625	104.802	104.702	104.602	3.250	102.106	101.956	101.806				
4.750	104.884	104.744	104.572	4.750	104.717	104.576	104.404	3.375	102.411	102.261	102.111				
4.875	105.286	105.145	104.973	4.875	105.083	104.942	104.770	3.500	102.681	102.531	102.381				
5.000	105.579	105.439	105.267	5.000	105.341	105.200	105.028	3.625	102.880	102.730	102.580				
5.125	105.807	105.666	105.494	5.125	105.533	105.392	105.220	3.750	103.125	102.975	102.825				
5.250	106.381	106.281	106.181	5.250	106.214	106.114	106.014	3.875	103.360	103.210	103.060				
5.375	106.782	106.682	106.582	5.375	106.580	106.480	106.380	4.000	103.560	103.410	103.260				
5.500	107.076	106.976	106.876	5.500	106.837	106.737	106.637	4.125	103.970	103.820	103.670				

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	99.081	98.931	98.781	3.250	98.914	98.764	98.614	1.875	N/A	N/A	N/A	3.125	99.872	99.722	99.572
3.375	99.530	99.380	99.230	3.375	99.328	99.178	99.028	2.000	N/A	N/A	N/A	3.250	99.766	99.616	99.466
3.500	99.975	99.825	99.675	3.500	99.736	99.586	99.436	2.125	N/A	N/A	N/A	3.375	100.173	100.023	99.873
3.625	100.361	100.211	100.061	3.625	100.086	99.936	99.786	2.250	95.805	95.655	95.505	3.500	100.576	100.426	100.276
3.750	101.572	101.416	101.266	3.750	101.405	101.249	101.099	2.375	96.196	96.046	95.896	3.625	100.962	100.812	100.662
3.875	101.972	101.816	101.666	3.875	101.769	101.613	101.463	2.500	96.582	96.432	96.282	Margin = 2.250		Index = 1.430	
4.000	102.336	102.180	102.030	4.000	102.098	101.942	101.792	2.625	96.925	96.775	96.625	30 Year OTC			
4.125	102.627	102.470	102.320	4.125	102.353	102.196	102.046	2.750	98.954	98.804	98.654	Rate	30 Day	45 Day	60 Day
4.250	102.936	102.836	102.736	4.250	102.768	102.668	102.568	2.875	99.334	99.184	99.034	3.500	98.275	98.025	97.775
4.375	103.265	103.165	103.065	4.375	103.062	102.962	102.862	3.000	99.707	99.557	99.407	4.000	100.636	100.386	100.136
4.500	103.558	103.458	103.358	4.500	103.320	103.220	103.120	3.125	99.970	99.820	99.670	4.500	101.858	101.608	101.358
4.625	103.786	103.686	103.586	4.625	103.512	103.412	103.312	3.250	100.816	100.666	100.516	5.000	102.589	102.339	102.089
4.750	103.594	103.454	103.282	4.750	103.427	103.286	103.114	3.375	101.121	100.971	100.821	5.500	104.086	103.836	103.586
4.875	103.996	103.855	103.683	4.875	103.793	103.652	103.480	3.500	101.391	101.241	101.091	15 Year OTC			
5.000	104.289	104.149	103.977	5.000	104.051	103.910	103.738	3.625	101.590	101.440	101.290	Rate	30 Day	45 Day	60 Day
5.125	104.517	104.376	104.204	5.125	104.243	104.102	103.930	3.750	101.835	101.685	101.535	2.500	94.882	94.632	94.382
5.250	105.091	104.991	104.891	5.250	104.924	104.824	104.724	3.875	102.070	101.920	101.770	3.000	98.007	97.757	97.507
5.375	105.492	105.392	105.292	5.375	105.290	105.190	105.090	4.000	102.270	102.120	101.970	3.500	99.691	99.441	99.191
5.500	105.786	105.686	105.586	5.500	105.547	105.447	105.347	4.125	102.680	102.530	102.380	4.000	100.570	100.320	100.070

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

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

Max USDA-GRH Rate	
Today:	10/31/2017 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
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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45 Day Lock Exp.:

60 Day Lock Exp.:

11/30/2017

12/15/2017

1/2/2018

W. Rate Sheet Dated: 10/31/2017

Release Time: 10:00 am ET

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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	99.371	99.221	99.071	3.250	99.204	99.054	98.904	1.875	N/A	N/A	N/A	3.125	99.47	99.325	99.175
3.375	99.820	99.670	99.520	3.375	99.618	99.468	99.318	2.000	N/A	N/A	N/A	3.250	100.06	99.906	99.756
3.500	100.265	100.115	99.965	3.500	100.026	99.876	99.726	2.125	N/A	N/A	N/A	3.375	100.46	100.313	100.163
3.625	100.651	100.501	100.351	3.625	100.376	100.226	100.076	2.250	95.095	94.945	94.795	3.500	100.87	100.716	100.566
3.750	101.487	101.331	101.181	3.750	101.320	101.164	101.014	2.375	95.486	95.336	95.186	3.625	101.25	101.102	100.952
3.875	101.887	101.731	101.581	3.875	101.684	101.528	101.378	2.500	95.872	95.722	95.572	Margin = 2.250		Index = 1.430	
4.000	102.251	102.095	101.945	4.000	102.013	101.857	101.707	2.625	96.215	96.065	95.915				
4.125	102.542	102.385	102.235	4.125	102.268	102.111	101.961	2.750	98.557	98.407	98.257				
4.250	102.413	102.313	102.213	4.250	102.246	102.146	102.046	2.875	98.937	98.787	98.637				
4.375	102.742	102.642	102.542	4.375	102.539	102.439	102.339	3.000	99.310	99.160	99.010				
4.500	103.036	102.936	102.836	4.500	102.797	102.697	102.597	3.125	99.572	99.422	99.272				
4.625	103.263	103.163	103.063	4.625	102.989	102.889	102.789	3.250	101.106	100.956	100.806				
4.750	102.072	101.931	101.759	4.750	101.904	101.764	101.592	3.375	101.411	101.261	101.111				
4.875	102.473	102.333	102.161	4.875	102.270	102.130	101.958	3.500	101.681	101.531	101.381				
5.000	102.767	102.626	102.454	5.000	102.528	102.388	102.216	3.625	101.880	101.730	101.580				
5.125	102.994	102.854	102.682	5.125	102.720	102.580	102.408	3.750	101.750	101.600	101.450				
5.250	100.131	100.031	99.931	5.250	99.964	99.864	99.764	3.875	101.985	101.835	101.685				
5.375	100.532	100.432	100.332	5.375	100.330	100.230	100.130	4.000	102.185	102.035	101.885				
5.500	100.826	100.726	100.626	5.500	100.587	100.487	100.387	4.125	102.595	102.445	102.295				

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	98.081	97.931	97.781	3.250	97.914	97.764	97.614	1.875	N/A	N/A	N/A	3.125	98.185	98.035	97.885
3.375	98.530	98.380	98.230	3.375	98.328	98.178	98.028	2.000	N/A	N/A	N/A	3.250	98.766	98.616	98.466
3.500	98.975	98.825	98.675	3.500	98.736	98.586	98.436	2.125	N/A	N/A	N/A	3.375	99.173	99.023	98.873
3.625	99.361	99.211	99.061	3.625	99.086	98.936	98.786	2.250	94.055	93.905	93.755	3.500	99.576	99.426	99.276
3.750	100.197	100.041	99.891	3.750	100.030	99.874	99.724	2.375	94.446	94.296	94.146	3.625	99.962	99.812	99.662
3.875	100.597	100.441	100.291	3.875	100.394	100.238	100.088	2.500	94.832	94.682	94.532	Margin = 2.250		Index = 1.430	
4.000	100.961	100.805	100.655	4.000	100.723	100.567	100.417	2.625	95.175	95.025	94.875	30 Year OTC			
4.125	101.252	101.095	100.945	4.125	100.978	100.821	100.671	2.750	97.892	97.742	97.592	Rate	30 Day	45 Day	60 Day
4.250	101.123	101.023	100.923	4.250	100.956	100.856	100.756	2.875	98.272	98.122	97.972	3.500	97.275	97.025	96.775
4.375	101.452	101.352	101.252	4.375	101.249	101.149	101.049	3.000	98.645	98.495	98.345	4.000	99.261	99.011	98.761
4.500	101.746	101.646	101.546	4.500	101.507	101.407	101.307	3.125	98.907	98.757	98.607	4.500	100.046	99.796	99.546
4.625	101.973	101.873	101.773	4.625	101.699	101.599	101.499	3.250	99.386	99.236	99.086	5.000	99.777	99.527	99.277
4.750	100.782	100.641	100.469	4.750	100.614	100.474	100.302	3.375	99.691	99.541	99.391	5.500	97.836	97.586	97.336
4.875	101.183	101.043	100.871	4.875	100.980	100.840	100.668	3.500	99.961	99.811	99.661	15 Year OTC			
5.000	101.477	101.336	101.164	5.000	101.238	101.098	100.926	3.625	100.160	100.010	99.860	Rate	30 Day	45 Day	60 Day
5.125	101.704	101.564	101.392	5.125	101.430	101.290	101.118	3.750	99.945	99.795	99.645	2.500	93.132	92.882	92.632
5.250	98.841	98.741	98.641	5.250	98.674	98.574	98.474	3.875	100.179	100.029	99.879	3.000	96.945	96.695	96.445
5.375	99.242	99.142	99.042	5.375	99.040	98.940	98.840	4.000	100.380	100.230	100.080	3.500	98.261	98.011	97.761
5.500	99.536	99.436	99.336	5.500	99.297	99.197	99.097	4.125	100.790	100.640	100.490	4.000	98.680	98.430	98.180

GOVERNMENT ADJUSTMENTS - Applies to Standard and Specialty Government Programs					
FICO Adjuster		FICO Adjuster		UW Fee Buy Out Option**†	
FICO 720 +	0.500	FICO 620 - 639	-1.000	Loan Size	Standard
FICO 660 - 719	0.500	FICO 600 - 619	-1.500	HB / VA Jumbo	-0.150
FICO 640 - 659	0.000				-0.100
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	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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30 Day Lock Exp.:

11/30/2017

45 Day Lock Exp.:

12/15/2017

60 Day Lock Exp.:

1/2/2018

W. Rate Sheet Dated: 10/31/2017

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
3.500	99.545	99.445	99.345	3.250	98.973	98.873	98.773	3.000	100.145	100.045	99.945	3.000	100.383	100.283	100.183
3.625	100.140	100.040	99.940	3.375	99.803	99.703	99.603	3.125	100.616	100.516	100.416	3.125	100.690	100.590	100.490
3.750	101.191	101.091	100.991	3.500	100.668	100.568	100.468	3.250	101.317	101.217	101.117	3.250	101.601	101.501	101.401
3.875	101.757	101.657	101.557	3.625	101.225	101.125	101.025	3.375	101.767	101.667	101.567	3.375	101.865	101.765	101.665
3.990	102.192	102.092	101.992	3.750	101.792	101.692	101.592	3.500	102.139	102.039	101.939	3.500	102.134	102.034	101.934
4.000	102.292	102.192	102.092	3.875	102.345	102.245	102.145	3.625	102.539	102.439	102.339	3.625	102.370	102.270	102.170
4.125	102.735	102.635	102.535	3.990	102.773	102.673	102.573	3.750	102.920	102.820	102.720	3.750	102.839	102.739	102.639
4.250	103.446	103.346	103.246	4.000	102.873	102.773	102.673	3.875	103.253	103.153	103.053	3.875	103.121	103.021	102.921
4.375	103.928	103.828	103.728	4.125	103.347	103.247	103.147	3.990	103.447	103.347	103.247	3.990	103.325	103.225	103.125
4.500	104.235	104.135	104.035	4.250	104.203	104.103	104.003	4.000	103.547	103.447	103.347	4.000	103.425	103.325	103.225
4.625	104.722	104.622	104.522	4.375	104.556	104.456	104.356	4.125	103.894	103.794	103.694	4.125	103.630	103.530	103.430
4.750	105.204	105.104	105.004	4.500	105.067	104.967	104.867	4.250	104.235	104.135	104.035	4.250	103.865	103.765	103.665
4.875	105.707	105.607	105.507	4.625	105.469	105.369	105.269	4.375	104.574	104.474	104.374	4.375	104.080	103.980	103.880
4.990	105.854	105.754	105.654	4.750	105.841	105.741	105.641	4.500	104.669	104.569	104.469	4.500	104.199	104.099	103.999
5.000	105.954	105.854	105.754	4.875	106.253	106.153	106.053	4.625	104.661	104.561	104.457	4.625	104.437	104.336	104.211
5.125	106.365	106.265	106.165	4.990	106.424	106.324	106.224	4.750	104.950	104.850	104.745	4.750	104.618	104.517	104.392
5.250	106.943	106.843	106.743	5.000	106.524	106.424	106.324	4.875	105.205	105.105	105.000	4.875	104.778	104.677	104.552
5.375	107.360	107.260	107.160	5.125	107.000	106.900	106.800	4.990	105.346	105.246	105.142	4.990	104.830	104.729	104.604
5.500	107.751	107.651	107.551	5.250	107.419	107.319	107.219	5.000	105.446	105.346	105.242	5.000	104.930	104.829	104.704

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	101.439	101.339	101.239	3.000	99.529	99.429	99.329
4.250	101.975	101.875	101.775	3.125	99.937	99.837	99.737
4.375	102.358	102.258	102.158	3.250	100.228	100.128	100.028
4.500	102.647	102.547	102.447	3.375	100.652	100.552	100.452
4.625	103.062	102.962	102.862	3.500	101.069	100.969	100.869
4.750	103.530	103.430	103.330	3.625	101.428	101.328	101.228
4.875	103.964	103.864	103.764	3.750	101.684	101.584	101.484
4.990	104.044	103.944	103.844	3.875	101.906	101.806	101.706
5.000	104.144	104.044	103.944	3.990	101.833	101.733	101.633
5.125	104.315	104.215	104.115	4.000	101.933	101.833	101.733
5.250	103.773	103.673	103.573	4.125	102.165	102.065	101.965
5.375	104.134	104.034	103.934	4.250	102.389	102.289	102.189
5.500	104.445	104.345	104.245	4.375	102.622	102.522	102.422
5.625	104.625	104.525	104.425	4.500	102.683	102.583	102.483
5.750	102.720	102.576	102.414	4.625	102.878	102.778	102.674
5.875	103.090	102.946	102.784	4.750	103.074	102.974	102.870
5.990	103.320	103.176	103.015	4.875	103.248	103.148	103.044
6.000	103.420	103.276	103.115	4.990	103.314	103.214	103.109
6.125	103.543	103.398	103.237	5.000	103.414	103.314	103.209

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								

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								

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 LLPAs*	
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@afrrwholesale.com

Lockdesk Phone:

1-877-588-2706

Lockdesk Hours:

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

11/30/2017

45 Day Lock Exp.:

12/15/2017

60 Day Lock Exp.:

1/2/2018

W. Rate Sheet Dated: 10/31/2017

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
3.500	96.559	96.459	96.359	3.250	N/A	N/A	N/A	3.250	96.473	96.373	96.273	3.500	96.581	96.481	96.381
3.625	97.260	97.160	97.060	3.375	93.334	93.234	93.134	3.375	97.303	97.203	97.103	3.625	97.524	97.424	97.324
3.750	98.040	97.940	97.840	3.500	94.843	94.743	94.643	3.500	98.168	98.068	97.968	3.750	98.297	98.197	98.097
3.875	98.754	98.654	98.554	3.625	95.791	95.691	95.591	3.625	98.725	98.625	98.525	3.875	98.871	98.771	98.671
3.990	99.336	99.236	99.136	3.750	96.645	96.545	96.445	3.750	99.292	99.192	99.092	3.990	99.220	99.120	99.020
4.000	99.436	99.336	99.236	3.875	97.602	97.502	97.402	3.875	99.845	99.745	99.645	4.000	99.320	99.220	99.120
4.125	100.037	99.937	99.837	3.990	98.426	98.326	98.226	3.990	100.273	100.173	100.073	4.125	100.048	99.948	99.848
4.250	100.684	100.584	100.484	4.000	98.526	98.426	98.326	4.000	100.373	100.273	100.173	4.250	100.678	100.578	100.478
4.375	101.213	101.113	101.013	4.125	99.343	99.243	99.143	4.125	100.847	100.747	100.647	4.375	101.144	101.044	100.944
4.500	101.735	101.635	101.535	4.250	100.379	100.279	100.179	4.250	101.703	101.603	101.503	4.500	101.527	101.427	101.327
4.625	102.222	102.122	102.022	4.375	101.096	100.996	100.896	4.375	102.056	101.956	101.856	4.625	101.857	101.757	101.657
4.750	102.704	102.604	102.504	4.500	101.816	101.716	101.616	4.500	102.567	102.467	102.367	4.750	102.414	102.314	102.214
4.875	103.207	103.107	103.007	4.625	102.486	102.386	102.286	4.625	102.969	102.869	102.769	4.875	102.989	102.889	102.789
4.990	103.354	103.254	103.154	4.750	103.117	103.017	102.917	4.750	103.341	103.241	103.141	4.990	103.144	103.044	102.944
5.000	103.454	103.354	103.254	4.875	103.675	103.575	103.475	4.875	103.753	103.653	103.553	5.000	103.244	103.144	103.044
5.125	103.865	103.765	103.665	4.990	103.850	103.750	103.650	4.990	103.924	103.824	103.724	5.125	103.607	103.507	103.407
5.250	104.443	104.343	104.243	5.000	103.950	103.850	103.750	5.000	104.024	103.924	103.824	5.250	104.107	104.007	103.907
5.375	104.860	104.760	104.660	5.125	104.405	104.305	104.205	5.125	104.500	104.400	104.300	5.375	104.568	104.468	104.368
5.500	105.251	105.151	105.051	5.250	105.166	105.066	104.966	5.250	104.919	104.819	104.719	5.500	104.977	104.877	104.777

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	99.529	99.429	99.329	3.000	96.005	95.905	95.805	3.000	97.833	97.733	97.633	3.000	95.829	95.729	95.629
3.125	99.937	99.837	99.737	3.125	96.578	96.478	96.378	3.125	98.140	98.040	97.940	3.125	96.402	96.302	96.202
3.250	100.228	100.128	100.028	3.250	97.510	97.410	97.310	3.250	99.051	98.951	98.851	3.250	97.324	97.224	97.124
3.375	100.652	100.552	100.452	3.375	98.037	97.937	97.837	3.375	99.315	99.215	99.115	3.375	97.851	97.751	97.651
3.500	101.069	100.969	100.869	3.500	98.574	98.474	98.374	3.500	99.584	99.484	99.384	3.500	98.388	98.288	98.188
3.625	101.428	101.328	101.228	3.625	99.061	98.961	98.861	3.625	99.820	99.720	99.620	3.625	98.855	98.755	98.655
3.750	101.684	101.584	101.484	3.750	99.486	99.386	99.286	3.750	100.289	100.189	100.089	3.750	99.280	99.180	99.080
3.875	101.906	101.806	101.706	3.875	99.855	99.755	99.655	3.875	100.571	100.471	100.371	3.875	99.649	99.549	99.449
3.990	101.833	101.733	101.633	3.990	100.291	100.191	100.091	3.990	100.775	100.675	100.575	3.990	100.085	99.985	99.885
4.000	101.933	101.833	101.733	4.000	100.391	100.291	100.191	4.000	100.875	100.775	100.675	4.000	100.185	100.085	99.985
4.125	102.165	102.065	101.965	4.125	100.821	100.721	100.621	4.125	101.080	100.980	100.880	4.125	100.605	100.505	100.405
4.250	102.389	102.289	102.189	4.250	101.200	101.100	101.000	4.250	101.315	101.215	101.115	4.250	101.014	100.914	100.814
4.375	102.622	102.522	102.422	4.375	101.573	101.473	101.373	4.375	101.530	101.430	101.330	4.375	101.387	101.287	101.187
4.500	102.683	102.583	102.483	4.500	101.682	101.582	101.482	4.500	101.649	101.549	101.449	4.500	101.496	101.396	101.296
4.625	102.878	102.778	102.678	4.625	101.804	101.704	101.599	4.625	101.887	101.786	101.661	4.625	101.618	101.518	101.413
4.750	103.074	102.974	102.874	4.750	102.122	102.022	101.917	4.750	102.068	101.967	101.842	4.750	101.936	101.836	101.732
4.875	103.248	103.148	103.044	4.875	102.403	102.303	102.198	4.875	102.228	102.127	102.002	4.875	102.217	102.117	102.012
4.990	103.314	103.214	103.109	4.990	102.574	102.474	102.369	4.990	102.280	102.179	102.054	4.990	102.388	102.288	102.184
5.000	103.414	103.314	103.209	5.000	102.674	102.574	102.469	5.000	102.380	102.279	102.154	5.000	102.488	102.388	102.284

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 Phone:

Lockdesk Hours:

Lockdesk@afrownale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

11/30/2017

45 Day Lock Exp.:

12/15/2017

60 Day Lock Exp.:

1/2/2018

W. Rate Sheet Dated: 10/31/2017

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	101.191	101.091	100.991	3.750	102.111	101.980	101.906	2.750	99.048	98.948	98.848
3.875	101.757	101.657	101.557	3.875	102.766	102.632	102.558	2.875	99.638	99.538	99.438
3.990	102.192	102.092	101.992	3.990	103.285	103.151	103.076	2.990	100.143	100.043	99.943
4.000	102.292	102.192	102.092	4.000	103.385	103.251	103.176	3.000	100.243	100.143	100.043
4.125	102.789	102.689	102.589	4.125	103.492	103.357	103.259	3.125	100.835	100.735	100.635
4.250	103.446	103.346	103.246	4.250	104.154	104.018	103.921	3.250	101.408	101.308	101.208
4.375	104.049	103.949	103.849	4.375	104.636	104.502	104.404	3.375	101.956	101.856	101.756
4.500	104.605	104.505	104.405	4.500	105.144	105.011	104.913	3.500	102.223	102.123	102.023
4.625	104.897	104.797	104.697	4.625	105.642	105.513	105.392	3.625	102.739	102.639	102.539
4.750	105.451	105.351	105.251	4.750	106.143	106.015	105.894	3.750	103.251	103.151	103.051
4.875	105.947	105.847	105.747	4.875	106.622	106.496	106.375	3.875	103.751	103.651	103.551
4.990	106.274	106.174	106.074	4.990	106.945	106.824	106.702	3.990	103.623	103.523	103.423
5.000	106.374	106.274	106.174	5.000	107.045	106.924	106.802	4.000	103.723	103.623	103.523
5.125	106.640	106.540	106.440	5.125	106.884	106.784	106.652	4.125	104.223	104.123	104.023
5.250	107.123	107.023	106.923	5.250	107.332	107.232	107.104	4.250	104.605	104.505	104.405
5.375	107.536	107.436	107.336	5.375	107.705	107.605	107.481	4.375	105.020	104.920	104.820
5.500	107.903	107.803	107.703	5.500	108.040	107.940	107.819	4.500	105.593	105.493	105.393
5.625	107.955	107.855	107.755	5.625	108.338	108.238	108.138	4.625	105.999	105.899	105.799
5.750	108.374	108.274	108.174	5.750	108.715	108.615	108.515	4.750	103.582	103.479	103.382

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

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 Phone:

Lockdesk Hours:

Lockdesk@afrrwholesale.com

1-877-588-2706

10:00 am ET - 11:00 pm ET

30 Day Lock Exp.:

11/30/2017

45 Day Lock Exp.:

12/15/2017

60 Day Lock Exp.:

1/2/2018

W. Rate Sheet Dated: 10/31/2017

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	98.499	98.399	98.299	3.750	98.399	98.299	98.199	3.750	99.781	99.650	99.576	3.750	99.681	99.550	99.476
3.875	99.216	99.116	99.016	3.875	99.116	99.016	98.916	3.875	100.436	100.302	100.228	3.875	100.336	100.202	100.128
3.990	99.637	99.537	99.437	3.990	99.537	99.437	99.337	3.990	100.955	100.821	100.746	3.990	100.855	100.721	100.646
4.000	99.737	99.637	99.537	4.000	99.637	99.537	99.437	4.000	101.055	100.921	100.846	4.000	100.955	100.821	100.746
4.125	100.416	100.316	100.216	4.125	100.316	100.216	100.116	4.125	101.162	101.027	100.929	4.125	101.062	100.927	100.829
4.250	101.064	100.964	100.864	4.250	100.964	100.864	100.764	4.250	101.757	101.621	101.524	4.250	101.657	101.521	101.424
4.375	101.676	101.576	101.476	4.375	101.576	101.476	101.376	4.375	102.306	102.172	102.074	4.375	102.206	102.072	101.974
4.500	102.232	102.132	102.032	4.500	102.132	102.032	101.932	4.500	102.814	102.681	102.583	4.500	102.714	102.581	102.483
4.625	102.524	102.424	102.324	4.625	102.424	102.324	102.224	4.625	103.312	103.183	103.062	4.625	103.212	103.083	102.962
4.750	103.078	102.978	102.878	4.750	102.978	102.878	102.778	4.750	103.813	103.685	103.564	4.750	103.713	103.585	103.464
4.875	103.574	103.474	103.374	4.875	103.474	103.374	103.274	4.875	104.292	104.166	104.045	4.875	104.192	104.066	103.945
4.990	103.901	103.801	103.701	4.990	103.801	103.701	103.601	4.990	104.615	104.494	104.372	4.990	104.515	104.394	104.272
5.000	104.001	103.901	103.801	5.000	103.901	103.801	103.701	5.000	104.715	104.594	104.472	5.000	104.615	104.494	104.372
5.125	104.267	104.167	104.067	5.125	104.167	104.067	103.967	5.125	104.554	104.454	104.322	5.125	104.454	104.354	104.222
5.250	104.750	104.650	104.550	5.250	104.650	104.550	104.450	5.250	105.002	104.902	104.774	5.250	104.902	104.802	104.674
5.375	105.163	105.063	104.963	5.375	105.063	104.963	104.863	5.375	105.375	105.275	105.151	5.375	105.275	105.175	105.051
5.500	105.530	105.430	105.330	5.500	105.430	105.330	105.230	5.500	105.710	105.610	105.489	5.500	105.610	105.510	105.389
5.625	105.582	105.482	105.382	5.625	105.482	105.382	105.282	5.625	106.008	105.908	105.808	5.625	105.908	105.808	105.708
5.750	106.001	105.901	105.801	5.750	105.901	105.801	105.701	5.750	106.385	106.285	106.185	5.750	106.285	106.185	106.085

15 Year							
≤ 105% LTV				> 105% LTV			
Rate	30 Day	45 Day	60 Day	Rate	30 Day	45 Day	60 Day
2.750	96.668	96.568	96.468	2.750	96.568	96.468	96.368
2.875	97.258	97.158	97.058	2.875	97.158	97.058	96.958
2.990	97.763	97.663	97.563	2.990	97.663	97.563	97.463
3.000	97.863	97.763	97.663	3.000	97.763	97.663	97.563
3.125	98.455	98.355	98.255	3.125	98.355	98.255	98.155
3.250	99.028	98.928	98.828	3.250	98.928	98.828	98.728
3.375	99.576	99.476	99.376	3.375	99.476	99.376	99.276
3.500	99.843	99.743	99.643	3.500	99.743	99.643	99.543
3.625	100.359	100.259	100.159	3.625	100.259	100.159	100.059
3.750	100.871	100.771	100.671	3.750	100.771	100.671	100.571
3.875	101.371	101.271	101.171	3.875	101.271	101.171	101.071
3.990	101.243	101.143	101.043	3.990	101.143	101.043	100.943
4.000	101.343	101.243	101.143	4.000	101.243	101.143	101.043
4.125	101.843	101.743	101.643	4.125	101.743	101.643	101.543
4.250	102.225	102.125	102.025	4.250	102.125	102.025	101.925
4.375	102.640	102.540	102.440	4.375	102.540	102.440	102.340
4.500	103.213	103.113	103.013	4.500	103.113	103.013	102.913
4.625	103.619	103.519	103.419	4.625	103.519	103.419	103.319
4.750	104.202	104.102	104.002	4.750	104.102	104.002	103.902

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)
For use by mortgage professionals only and should not be distributed to borrowers.		FHA ID# - 1358600006



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.:

11/30/2017

45 Day Lock Exp.:

12/15/2017

60 Day Lock Exp.:

1/2/2018

W. Rate Sheet Dated: 10/31/2017

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	98.929	98.829	98.729	3.750	100.211	100.080	100.006	2.750	97.098	96.998	96.898
3.875	99.646	99.546	99.446	3.875	100.866	100.732	100.658	2.875	97.688	97.588	97.488
3.990	100.067	99.967	99.867	3.990	101.385	101.251	101.176	2.990	98.193	98.093	97.993
4.000	100.167	100.067	99.967	4.000	101.485	101.351	101.276	3.000	98.293	98.193	98.093
4.125	100.846	100.746	100.646	4.125	101.592	101.457	101.359	3.125	98.885	98.785	98.685
4.250	101.494	101.394	101.294	4.250	102.187	102.051	101.954	3.250	99.458	99.358	99.258
4.375	102.106	102.006	101.906	4.375	102.736	102.602	102.504	3.375	100.006	99.906	99.806
4.500	102.662	102.562	102.462	4.500	103.244	103.111	103.013	3.500	100.273	100.173	100.073
4.625	102.954	102.854	102.754	4.625	103.742	103.613	103.492	3.625	100.789	100.689	100.589
4.750	103.508	103.408	103.308	4.750	104.243	104.115	103.994	3.750	101.301	101.201	101.101
4.875	104.004	103.904	103.804	4.875	104.722	104.596	104.475	3.875	101.801	101.701	101.601
4.990	104.331	104.231	104.131	4.990	105.045	104.924	104.802	3.990	101.673	101.573	101.473
5.000	104.431	104.331	104.231	5.000	105.145	105.024	104.902	4.000	101.773	101.673	101.573
5.125	104.697	104.597	104.497	5.125	104.984	104.884	104.752	4.125	102.273	102.173	102.073
5.250	105.180	105.080	104.980	5.250	105.432	105.332	105.204	4.250	102.655	102.555	102.455
5.375	105.593	105.493	105.393	5.375	105.805	105.705	105.581	4.375	103.070	102.970	102.870
5.500	105.960	105.860	105.760	5.500	106.140	106.040	105.919	4.500	103.643	103.543	103.443
5.625	106.012	105.912	105.812	5.625	106.438	106.338	106.238	4.625	104.049	103.949	103.849
5.750	106.431	106.331	106.231	5.750	106.815	106.715	106.615	4.750	101.529	101.429	101.329

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.			