

## Loan Estimate

<b>LOAN AMOUNT</b>	\$216,000	<b>DATE EXPIRES</b>	05/18/2011 06/02/2011 at 3:00 PM
<b>LOAN TYPE</b>	30 year adjustable rate	<b>APPLICANT</b>	Jane Johnson
<b>PURPOSE</b>	Purchase	<b>PROPERTY</b>	456 Avenue A
<b>PROGRAM</b>	Conventional		Anytown, ST 12345

### Key Loan Terms

#### Can key loan terms change after closing?

<b>Interest rate</b>	2.375% to start	<b>YES</b> →	<ul style="list-style-type: none"> <li>• Can go <b>as high as 12%</b> in year 6.</li> <li>• Adjusts yearly starting in year 3.</li> <li>• See details on back.</li> </ul>
<b>Monthly loan payment</b>	\$839.50	<b>YES</b> →	<ul style="list-style-type: none"> <li>• Can go <b>as high as \$2,098.</b></li> <li>• Adjusts yearly starting in year 3.</li> </ul>
<b>Monthly taxes and insurance</b>	\$451	<b>YES</b> →	<ul style="list-style-type: none"> <li>• Estimated. Could increase over time.</li> </ul>

### Cautions

#### Can loan features trigger higher or additional payments?

<b>Increasing loan amount</b>	<b>NO</b>
<b>Balloon payment</b>	<b>NO</b>
<b>Prepayment penalty</b>	<b>NO</b>

### Comparisons

#### Use these additional measures to compare this loan with others.

<b>Annual Percentage Rate</b>	5.95% expresses interest and costs over 30 years.
<b>In 5 Years</b>	\$17,688 is the loan amount you have paid off in 5 years after paying \$82,155.

### Projected Payments

#### Expect to make these payments.

AT CLOSING	YEARS 1 - 2	YEARS 3 - 8	YEARS 9 - 30
<b>\$10,060</b> <b>Estimated Closing Costs</b> See details on back. <b>+ \$24,000</b> <b>Down Payment</b> These amounts will be adjusted for credits and deposits.	<b>\$1,291</b> a month Includes <b>\$451</b> estimated taxes and insurance.	<b>\$1,357 to \$2,549</b> a month Estimated total monthly payment. Includes <b>\$451</b> estimated taxes and insurance.	<b>\$1,247 to \$2,439</b> a month Estimated total monthly payment. Includes <b>\$341</b> estimated taxes and insurance.

# Loan Estimate Details

You have no obligation to choose this loan. Shop around to find the best loan for you.

LOAN ID # 1330172608

## Estimated Closing Costs

<b>A</b>	<b>Origination Fee.</b>	This fee cannot change. Includes <u>  0  </u> points (\$0)	\$1,250
<b>B</b>	<b>Required services and costs you cannot shop for.</b>	Services Required by the Lender <ul style="list-style-type: none"> <li>• These services include appraisal (\$410) and credit report (\$10) provided by lender-related companies: SCR Appraisal and HBR Credit Inc.</li> <li>• Total cannot be higher than <b>\$1,045</b> at closing.</li> </ul>	\$950
		Government Charges	\$2,015
<b>C</b>	<b>Required services you can shop for.</b> If you choose another provider, these amounts may vary.	Title Services, Lender's Title Insurance, and Settlement Agent	\$2,048
		Pest Inspection	\$165
		Homeowner's Insurance	\$780
<b>D</b>	<b>Non-required services.</b> You choose to shop for and purchase these services.	Owner's Title Insurance	\$710
		Home Warranty	\$575
<b>E</b>	<b>Advance charges you pay at closing.</b>	Escrow and prepaid property taxes and assessments	\$633
		Escrow for insurance	\$720
		Prepaid Interest (15 days @ 2.375%, \$14.25/day)	\$214
<b>F</b>	<b>Total Closing Costs</b>	<b>A + B + C + D + E</b>	\$10,060
<b>G</b>	Credits from Lender or Seller		0
<b>H</b>	Amount of Total Closing Costs to be Financed		0
<b>I</b>	<b>ESTIMATED AMOUNT YOU WILL PAY AT CLOSING (F - G - H)</b>		\$10,060

## Is an Escrow Account Required?

- YES, your monthly payment includes monthly taxes and insurance.
- NO, you must pay your taxes and insurance yourself.

## Is Mortgage Insurance Required?

- YES, this loan requires mortgage insurance.
- NO, this loan does not require mortgage insurance.

## Will You Make Your Payments to Us?

- YES, we intend to service your loan.
- NO, we intend to assign, sell, or transfer servicing of your loan.

## Appraisal

We will promptly give you a free copy of any written property appraisals or valuations. You will receive the copy even if the loan does not close.

## Important Dates

This estimate expires on **06/02/2011 at 3:00 PM.**  
 After this time, the loan features and closing costs on this form may not be available.

## Adjustable Interest Rate Information

Index	Prime
Margin	3%
Lifetime Maximum Rate	12%
Lifetime Minimum Rate	3%
<b>Cap on Interest Rate Changes</b>	
At First Change	3%
At Subsequent Changes	3%
<b>Change Frequency</b>	
First Change:	2 years from loan date
Subsequent Changes:	Every year after first change

## Loan Estimate

<b>LOAN AMOUNT</b>	\$221,000	<b>DATE EXPIRES</b>	05/18/2011 06/02/2011 at 3:00 PM
<b>LOAN TYPE</b>	30 year fixed rate	<b>APPLICANT</b>	Jane Johnson
<b>PURPOSE</b>	Purchase	<b>PROPERTY</b>	456 Avenue A Anytown, ST 12345
<b>PROGRAM</b>	Conventional		

### Key Loan Terms

#### Can key loan terms change after closing?

<b>Interest rate</b>	5.125%	<b>NO</b>	
<b>Monthly loan payment</b>	\$1,203.33	<b>NO</b>	
<b>Monthly taxes and insurance</b>	\$452	<b>YES</b>	• Estimated. Could increase over time.

### Cautions

#### Can loan features trigger higher or additional payments?

<b>Increasing loan amount</b>	<b>NO</b>
<b>Balloon payment</b>	<b>NO</b>
<b>Prepayment penalty</b>	<b>NO</b>

### Comparisons

#### Use these additional measures to compare this loan with others.

<b>Annual Percentage Rate</b>	5.98% expresses interest and costs over 30 years.
<b>In 5 Years</b>	\$17,702 is the loan amount you have paid off in 5 years after paying \$86,447.

### Projected Payments

#### Expect to make these payments.

AT CLOSING	YEARS 1 - 9	YEARS 10 - 30
<b>\$4,167</b> <b>Closing Costs You Pay</b> See details on back. <b>+ \$24,000</b> <b>Down Payment</b> These amounts will be adjusted for credits and deposits.	<b>\$1,655</b> a month Includes <b>\$452</b> estimated taxes and insurance.	<b>\$1,487</b> a month Estimated total monthly payment. Includes <b>\$284</b> estimated taxes and insurance.

# Loan Estimate Details

You have no obligation to choose this loan. Shop around to find the best loan for you.

LOAN ID # 1330172608

## Estimated Closing Costs

<b>A</b>	<b>Origination Fee.</b>	This fee cannot change. Includes <u>  0  </u> points (\$0)	\$1,750
<b>B</b>	<b>Required services and costs you cannot shop for.</b>	Services Required by the Lender <ul style="list-style-type: none"> <li>• These services include appraisal (\$200) and credit report (\$15) provided by lender-related companies: SCR Appraisal and HBR Credit Inc.</li> <li>• Total cannot be higher than <b>\$743</b> at closing.</li> </ul>	\$675
		Government Charges	\$2,000
<b>C</b>	<b>Required services you can shop for.</b> If you choose another provider, these amounts may vary.	Title Services, Lender's Title Insurance, and Settlement Agent	\$1,672
		Pest Inspection	\$100
		Homeowner's Insurance	\$437
<b>D</b>	<b>Non-required services.</b> You choose to shop for and purchase these services.	Owner's Title Insurance	\$455
		Home Warranty	\$250
<b>E</b>	<b>Advance charges you pay at closing.</b>	Escrow and prepaid property taxes and assessments	\$633
		Escrow for insurance	\$723
		Prepaid Interest (15 days @ 5.125%, \$31.47/day)	\$472
<b>F</b>	<b>Total Closing Costs</b>	<b>A + B + C + D + E</b>	\$9,167
<b>G</b>	Credits from Lender or Seller		0
<b>H</b>	Amount of Total Closing Costs to be Financed		\$5,000
<b>I</b>	<b>ESTIMATED AMOUNT YOU WILL PAY AT CLOSING</b> (F - G - H)		\$4,167

## Is an Escrow Account Required?

- YES, your monthly payment includes monthly taxes and insurance.
- NO, you must pay your taxes and insurance yourself.

## Is Mortgage Insurance Required?

- YES, this loan requires mortgage insurance.
- NO, this loan does not require mortgage insurance.

## Will You Make Your Payments to Us?

- YES, we intend to service your loan.
- NO, we intend to assign, sell, or transfer servicing of your loan.

## Appraisal

We will promptly give you a free copy of any written property appraisals or valuations. You will receive the copy even if the loan does not close.

## Important Dates

This estimate expires on **06/02/2011 at 3:00 PM.**  
 After this time, the loan features and closing costs on this form may not be available.