

Name:

SAMPLE

Address:

Address

ARV		190,000.00		Per Priority Appraisal	
Purchase Price		88,700.00			
Repairs Estimate		34,000.00		64.6%	
Rate/Fees (term is 6 mos)				15% 4+2	
Loan to ARV %		65%		67%	
Purchase price funded		88,700.00		88,700.00	
Repair Funds Withheld		34,000.00		34,000.00	
Lender point to roll: Origination	2	2,454.00	2	2,454.00	Lender fees rolled in
Underwriting	1	1,227.00	1	1,227.00	Lender fees rolled in
Lender Review	1	1,227.00	1	1,227.00	MFI
Market Analysis	0	0.00			
Closing cost rolled in					
Total loan		127,608.00		127,608.00	
Initial funding		93,608.00		93,608.00	
Medici fees paid at close	2	2,454.00	2	2,454.00	Medici fee
Credit report fee		9.00		9.00	Medici fee
Lender points paid at closing	0	0.00		0.00	Lender fee
Inspection fee		175.00		175.00	Lender fee
Wire transfer fee		25.00		25.00	Lender fee
Processing fee		250.00		250.00	Lender fee
Insurance		750.00		750.00	THIS IS AN ESTIMATE
Survey		0.00		0.00	NOT REQUIRED
Lender Title Policy		255.22		255.22	
Owner Title Policy		177.40		177.40	
Title Search		175.00		175.00	
Attorney's fees		450.00		450.00	
Post Closing		110.00		110.00	
Courier / Rush Recording		75.00		75.00	
Sub Total		4,905.62		4,905.62	
Down payment		0.00		0.00	
Earnest money deposit		2,500.00		2,500.00	
Lender funding closing cost		0.00		0.00	
Seller closing contribution		0.00		0.00	
2nd lien		0.00		0.00	
Estimated funds to close		2,405.62		2,405.62	IN U.S. CERTIFIED FUNDS
Total Monthly Payment		1,595.10		1,595.10	
Closing Date				9/8	
First Payment due date				11/1	
DOM average requirements		150			Actual average of DOM
Cash in Bank requirements		9,690.92			
Cash in Bank					
Credit scores	B		E		F

SIGNED: