

Certified Funding, L.P.

Second Lien Specialists

17304 Preston Road, Suite 620
 Dallas, Texas 75252
 Phone: 972-248-0200 Fax: 972-248-3355
www.certifiedfunding.NET

Nancy Struthers, AE
 Cell Phone: 972-955-9321
 Email: nancy@certifiedfunding.net
 (call cell for fastest response)

Texas 2nd Lien Refinance Programs

| Owner Occupied | Term | \$10K – \$300K | CFLP Closing Fees: | |
|---|------------------|--|---|--|
| ≤ 90% CLTV 45% DTI, exceptions to 49.99% (call account rep) | 15/7 | 4.99 | 1) \$450 Origination Fee 2) \$37 Credit Report 3) \$20 Flood Certificate 4) \$75 Recording Fees 5) See website for other potential fees & what CFLP discloses | |
| | 10 Year | 4.99 | | |
| | 15 Year | 5.25 | | |
| | 30/15 or 20 Year | 5.50 | | |
| Owner Occupied | Term | \$10K – \$200K (exceptions to \$250K) | | |
| 95% CLTV 45% DTI, exceptions to 49.99% (call account rep) | 15/7 | 5.50 | | |
| | 10 Year | 5.75 | | |
| | 15 Year | 5.99 | | |
| | 30/15 or 20 Year | 6.25 | | |
| Owner Occupied | Term | \$10K – \$150K | | |
| 97% CLTV (max 45% DTI) | 15 Year | 6.99 | | |
| | 30/15 or 20 Year | 7.25 | | |

- Rates above apply to 700+ scores (pricing based on primary wage earner. Non-primary wage earner must score 660+)
- The lesser of appraised value or purchase price will be used for less than 12 months seasoning
- SE borrowers must be S/E for a min 3 yrs, w/ max debt ratio of 45%

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|--|--|
| * Exception Programs: (done at investor's discretion & limited to DFW Metroplex / Houston / Austin / San Antonio areas only) | <ul style="list-style-type: none"> • Loan Amts over \$100K must have 700+ scores, some exceptions made • Credit scores 660 – 699 • Condos, must be 60/40 owner occupied • Previous Bankruptcy, must be discharged 5+ years • Work Visas to 95% cltv |
|--|--|

| Rate Adjustments: | Credit Scores 660 - 699 | + 0.50% | Max DTI 45% |
|-------------------|---------------------------|---------|-------------|
| | Previous Bankruptcy | + 0.50% | Max DTI 45% |
| | Work Visas (max 95% cltv) | + 0.50% | Max DTI 45% |

- We will only follow a Fixed Rate 1st or a fully amortized ARM product that is fixed for 5 years or more.
- Max 2 additional property on all cltvs (some exceptions made up to 3 properties).
- 3 months reserves PREFERRED (additional reserves may be required based on file strength. Retirement assets @ 100% of value).
- We do not allow rural properties, or investment properties. Max acreage for suburban is 3 acres (some exceptions made). Duplexes & 2nd Homes done on exception - Call account rep to discuss.



- 1) No Limitation on 1st lien loan amounts!
- 2) Escrow holdbacks to 95% cltv!!
- 3) Balloons allowed on all offered products, ltvs, and loan sizes
- 4) If you think file warrants an exception, please call your account rep to discuss

Rates are subject to change without notice.
 This flyer for use by businesses only and should not be distributed to borrowers.

