



10200 Silverdale Way NW
Silverdale, WA 98383
360-307-6400

31-Jan-12
9:06 AM



****ALL RATES ARE BASED ON DAILY FANNIE MAE TRADE RATES AND ARE SUBJECT TO CHANGE WITHOUT NOTICE ****

FIRST MORTGAGE FIXED RATE PROGRAMS:

MAXIMUM LOAN AMOUNT NOT TO EXCEED \$417,000							
Term	Note Rate	Annual Percentage Rate	Max LTV	Loan Fee	P&I Pmt Based on \$100,000		
Owner Occupied Property							
40 years	4.250%	4.395%	95%	1.500%	(\$433.62)		
30 years	3.750%	3.879%	95%	1.000%	(\$463.12)		
20 years	3.625%	3.804%	95%	1.000%	(\$586.40)		
15 years	3.000%	3.223%	95%	1.000%	(\$690.58)		
10 years	2.875%	3.197%	95%	1.000%	(\$959.85)		
NON-Owner Occupied Property (30 yr Amortization with 15 year call)							
15 years	5.125%	5.362%	80%	2.000%	(\$544.49)		
Unimproved Property - Purchase & No Cash-Out Refinance ONLY							
15 years	5.750%	6.172%	75%	2.000%	(\$830.41)		

FIRST MORTGAGE ADJUSTABLE RATE PROGRAMS:

MAXIMUM LOAN AMOUNT NOT TO EXCEED \$850,000							
Term	Note Rate	Annual Percentage Rate	Max LTV	Loan Fee	P&I Pmt Based on \$100,000		
3 Year Fixed - 27 Year Annual Adjustable							
30 years	3.130%	3.214%	95%	0.500%	(\$428.65)		
INTEREST ONLY 30 YEAR-95%					1.000%		
40 YEAR-95% OR 40 YEAR INTEREST ONLY-95%					1.000%		
5 Year Fixed - 25 Year Annual Adjustable							
30 years	3.285%	3.370%	95%	0.500%	(\$437.13)		
INTEREST ONLY 30 YEAR-95%					1.000%		
40 YEAR-95% OR 40 YEAR INTEREST ONLY-95%					1.000%		
7 Year Fixed - 23 Year Annual Adjustable							
30 Years	3.555%	3.647%	95%	0.500%	(\$452.12)		
INTEREST ONLY 30 YEAR-95%					1.000%		
40 YEAR-95% OR 40 YEAR INTEREST ONLY-95%					1.000%		
NON-Owner Occupied - 5 Year Fixed - 25 Year Annual Adjustable							
30 Years	4.160%	4.387%	80%	2.000%	(\$486.69)		
Unimproved Property - Purchase & No Cash-Out Refinance ONLY - Annual Adjustable							
15 Years	5.285%	5.698%	75%	2.000%	(\$805.72)		

ADJUSTMENT CRITERIA:

Current Index:	1 Yr T-Bill	=	0.120%				
<u>Program No.</u>	<u>Index</u>		<u>Margin</u>	<u>Annual Cap</u>	<u>Life Cap</u>		
NONS/1	1 Yr T-Bill		3.500%	1.000%	5.000%	START RATE IS FLOOR RATE	
ARM 3/1	1 Yr T-Bill		2.500%	1.000%	5.000%		
ARM 5/1	1 Yr T-Bill		2.500%	1.000%	5.000%		
ARM 7/1	1 Yr T-Bill		2.500%	1.000%	5.000%		
UP	1 Yr T-Bill		3.500%	1.000%	6.000%	START RATE IS FLOOR RATE	

Lock-In Fees:

30 DAY LOCK = .25%; 45 DAY LOCK = .50%; 60 DAY LOCK = 1.00%