

# CINFED CREDIT UNION

## LOAN INFORMATION FACT SHEET

I. Date	2018		Reno/Purchase
Customer Name	Sally Cinfed	Interest Rate:	4.250
Address	4801 Kennedy Ave	Term (Months):	360
	Cincinnati OH 45209		
Credit Scores	820	HUD/Bank REO:	Y <input type="checkbox"/> N <input checked="" type="checkbox"/>

**II. (Check All That Apply)**

<input checked="" type="checkbox"/> Owner Occupied	<input type="checkbox"/> Non-Owner Occupied	<input type="checkbox"/> Fixed Rate Loan	<input checked="" type="checkbox"/> Conventional
<input checked="" type="checkbox"/> Single Family	<input type="checkbox"/> PUD	<input checked="" type="checkbox"/> Adjustable Rate Loan	
<input type="checkbox"/> Condo	<input type="checkbox"/> 2/4 Family	<input checked="" type="checkbox"/> Rate Adjustment Term <span style="background-color: #ADD8E6;">5</span> Years	
<input type="checkbox"/> Second Home Loan	<input type="checkbox"/> Subordination	<input type="checkbox"/> Registered Land	

III Purchase Price	\$100,000.00	Principle & Interest	\$590.33
Renovation Cost	\$50,000.00	Real Estate Taxes (Estimated)	
Subject to value	\$150,000.00	Homeowners / Flood Insurance	
Base Loan Amount	\$120,000.00	PMI	
Down Payment	\$30,000.00	Total Payment (PITI)	\$590.33

**IV Estimated Closing Costs:**

Application Fee	
Origination Fee	\$600.00
TITLE EXAM	\$150.00
Doc. Prep. Fee	\$100.00
Appraisal Fee	\$350.00
Credit Report	\$30.00
Flood Certification	\$12.00
Title Fees	\$325.00
Lender's Title Insurance	\$950.00
Owner's Title Insurance	
Recording Fee MTG	\$88.00
Courier Fee	\$25.00
RECORDING DEED	\$36.00
<b>Draws (100/draw)x5</b>	<b>\$500.00</b>
<b>* Total Est. Closing Costs</b>	<b>\$3,166.00</b>

Escrow is not available for this loan type

**Estimated Prepaid Expenses:**

property tax				
builders risk insurance	@			
15 days Interest	@	14.17		\$212.50
home owners insurance				
<b>* Total Estimated Pre-Paid Expenses</b>				<b>\$212.50</b>

**V Estimated Funds to Close:**

Cost of Renovation	\$50,000.00
(or)	
Refinance: Loan Payoff	
Purchase Price	\$100,000.00
Closing Cost	\$3,166.00
Prepays	\$212.50
<i>Less the following:</i>	
Total Loan Amount	<b>\$120,000.00</b>
Earnest money	
Seller Paid Credits	
Application Fee	
<b>* Total Est. Funds to Close</b>	<b>\$33,378.50</b>

Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

In this case the member is purchasing the home for \$100,000 with a renovation cost of \$50,000.



Loan Originator Name:	Ryann Collins	NMLS #: <u>1475130</u>
Loan Originator Phone #:	513-333-3995	
Loan Originator E-Mail:	<a href="mailto:rcollins@cinfed.com">rcollins@cinfed.com</a>	

*\*The above stated fees represent charges that are likely to be assessed on your mortgage loan. These fees are only estimates and the actual costs may be higher or lower. This form does not constitute an approval of your mortgage loan application or a Loan Estimate pursuant to the Truth in Lending Act and the Real Estate Settlement Procedure Act.*