

| < 90% CLTV | Term | \$10K-\$150K | \$150K-\$250K |
|------------|---------|--------------|---------------|
| | 15/7 | 5.50% | 5.70% |
| | 10 Year | 5.75% | 5.99% |
| | 15 Year | 5.99% | 6.25% |
| | 30/15 | 6.25% | 6.50% |
| < 80% CLTV | Term | \$10K-\$250K | \$250K-\$350K |
| | 15/7 | 5.25% | 5.50% |
| | 10 Year | 5.50% | 5.75% |
| | 15 Year | 5.75% | 5.99% |
| | 30/15 | 5.99% | 6.25% |
| < 70% CLTV | Term | \$10K-\$250K | \$250K-\$500K |
| | 15/7 | 4.99% | 5.25% |
| | 10 Year | 5.25% | 5.50% |
| | 15 Year | 5.50% | 5.75% |
| | 30/15 | 5.75% | 5.99% |



**TEXAS TECH
FEDERAL
CREDIT UNION**

Amy Barfield - Second Mortgage Specialist

abarfield@texastechfcu.org

Phone: 806.744.6312

Fax: 806.744.6313

NMLS # 766640

Rates and Terms Effective 10-22-2015

| Program Details | | | | | |
|--|---|------|-----------------|--|---|
| 30/15 Balloon Loans | <ul style="list-style-type: none"> Minimum Loan Amount - \$50,000 | | | | |
| Condo Guidelines | <ul style="list-style-type: none"> Rate adjustment +0.50% Max DTI – 43% | | | | |
| Credit Scores | <table border="1"> <thead> <tr> <th>FICO</th> <th>Rate Adjustment</th> </tr> </thead> <tbody> <tr> <td> <ul style="list-style-type: none"> 700-724 725-749 750+ </td> <td> <ul style="list-style-type: none"> +0.25% N/A -0.25% </td> </tr> </tbody> </table> | FICO | Rate Adjustment | <ul style="list-style-type: none"> 700-724 725-749 750+ | <ul style="list-style-type: none"> +0.25% N/A -0.25% |
| FICO | Rate Adjustment | | | | |
| <ul style="list-style-type: none"> 700-724 725-749 750+ | <ul style="list-style-type: none"> +0.25% N/A -0.25% | | | | |
| DTI Guidelines | <ul style="list-style-type: none"> Primary Residence – 45% Condo – 43% First Time Home Buyer – 40% | | | | |
| Employment | <ul style="list-style-type: none"> 2-Years consistent employment with same employer in same industry with no job gaps greater than 3 months | | | | |
| First Lien Requirements | <ul style="list-style-type: none"> First Lien Loan Limit - \$750,000 ARMs < 3 Year Fixed Period are not eligible | | | | |
| First Time Home Buyer | <ul style="list-style-type: none"> Max Loan Amount - \$150,000 Max DTI - 40% Rate Adjustment +0.50% | | | | |
| Non-Permanent Resident | <ul style="list-style-type: none"> 90% Max CLTV Max Loan Limit - \$100,000 | | | | |
| Reserve Requirements | <ul style="list-style-type: none"> 3 months PITI on new property | | | | |
| Geographic Limitations | <ul style="list-style-type: none"> Primary residences in the state of Texas only | | | | |

*Certain restrictions apply. Program, Rates, Guidelines subject to change without notice or at underwriter's discretion.