

# Lakeview Wholesale Rate Sheet



## Website and Registration

Loan submission is available via electronic delivery at [www.LakeviewWholesale.com](http://www.LakeviewWholesale.com) using the [TPO Connect](#) link.

## Contact Information

For rate, term and loan amount changes, or lock extensions, contact the Commitment Desk. **Loan must be closed and disbursed by lock expiration date.**

(855) 253-8439 (85-LAKEVIEW) – Option 1  
[brokercommitmentdesk@bayviewloanservicing.com](mailto:brokercommitmentdesk@bayviewloanservicing.com)  
 8:30 a.m.- 7 p.m. ET

**For underwriting questions or scenarios, contact Underwriting Services**  
 (855) 253-8439 (85-LAKEVIEW) – Option 2  
[UnderwritingQuestions@bayviewloanservicing.com](mailto:UnderwritingQuestions@bayviewloanservicing.com)  
 Please note that all active pipeline loan questions should be directed to your Account Executive or Client Manager (CSR).

**For general questions or website assistance, contact Client Services**  
 (855) 253-8439 (85-LAKEVIEW) – Option 3  
[clientservices@bayviewloanservicing.com](mailto:clientservices@bayviewloanservicing.com)

## Additional Information

**Title Policy Insured:** Lakeview Loan Servicing, LLC, ISAOA  
**CPL Insured:** Lakeview Loan Servicing, LLC as well as successors and/or assigns  
 507 Prudential Road  
 Horsham, PA 19044

**Lakeview requires and will order a Life of Loan Flood Certificate from Corelogic Flood Data Services, Inc.**

<b>Mortgage Clause:</b> LoanCare, LLC, ISAOA/ATIMA PO Box 202049 Florence, SC 29502-2049	<b>Tax Service Contract Vendor:</b> Corelogic Realty Tax Services PO Box 961225 Ft. Worth, TX 76161-0225	<b>Lakeview Loan Servicing, LLC.:</b> FHA# - 3103300008 VA# - 6395440000
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## Fee Information

Loan Type	Fee Description	Fee	LE	Extension Fees	
<b>Conventional / Government (FHA only)</b>	<b>Underwriting Fee</b> (all states except NC, NJ, and WA)	\$899.00	Box A	<b>1 Days</b>	-0.0150
	<b>Application Fee</b> (NC and NJ only)			<b>7 Days</b>	-0.0700
	<b>Origination Fee</b> (WA only)			<b>15 Days</b>	-0.1250
	<b>FHA Streamline</b>	\$495.00		<b>30 Days</b>	-0.2500
	<b>Note:</b> Fees may not be charged for VA loans. All VA loans are required to go fees in.				

## About Us

Lakeview Loan Servicing, LLC is a trusted source of residential mortgage credit in the U.S. market, committed to providing quality products and services in a timely and accurate manner, that encourage responsible lending practices and homeownership.

## Portfolio Products Also Available

Lakeview Loan Servicing provides access to a full range of agency residential mortgage products. Bayview Loan Servicing offers innovative portfolio products. Lakeview Loan Servicing, LLC and Bayview Loan Servicing, LLC are members of a family of companies owned or managed by Bayview Asset Management, LLC. Bayview companies have been managing mortgage assets since 1995.

## Contact Us

**85-LAKEVIEW**  
 (855-253-8439)  
[LakeviewWholesale.com](http://LakeviewWholesale.com)





85-LAKEVIEW (855-253-8439)  
www.lakeviewwholesale.com

# Lakeview Loan Servicing

Wholesale Division

Best Efforts Ratesheet

Contact Us: - by phone "85 Lakeview" or www.lakeviewwholesale.com

Price Code: LLSCR04012021A

Date: 4/1/2021

Effective Time: 08:52 AM

## Conforming Fixed Pricing

### 30 Yr Fixed (Loan Amount > \$150k and ≤conforming limit) - CBF300

Rate	15BE	30BE	45BE	60BE
2.500%	98.583	98.455	98.347	98.240
2.625%	99.466	99.339	99.231	99.123
2.750%	100.288	100.161	100.053	99.946
2.875%	100.991	100.863	100.756	100.648
3.000%	101.574	101.447	101.339	101.232
3.125%	102.242	102.101	101.979	101.858
3.250%	103.012	102.870	102.749	102.628
3.375%	103.611	103.470	103.349	103.228
3.500%	104.115	103.974	103.853	103.731
3.625%	104.501	104.360	104.239	104.117
3.750%	105.053	104.990	104.947	104.904
3.875%	105.561	105.498	105.455	105.411
4.000%	105.961	105.898	105.855	105.812
4.125%	106.288	106.225	106.182	106.139
4.250%	106.383	106.372	106.382	106.392

### 15 Yr Fixed (Loan Amount > \$150k and ≤conforming limit) - CBF150

Rate	15BE	30BE	45BE	60BE
2.250%	101.289	101.162	101.057	100.951
2.375%	101.750	101.623	101.518	101.412
2.500%	102.342	102.231	102.141	102.051
2.625%	102.926	102.815	102.725	102.634
2.750%	103.479	103.368	103.278	103.188
2.875%	103.859	103.749	103.658	103.568
3.000%	104.236	104.125	104.035	103.945
3.125%	104.456	104.392	104.349	104.305
3.250%	104.917	104.853	104.810	104.766
3.375%	105.230	105.167	105.123	105.080
3.500%	105.566	105.541	105.537	105.532
3.625%	106.101	106.076	106.072	106.068
3.750%	106.545	106.520	106.515	106.511
3.875%	106.791	106.766	106.762	106.758
4.000%	106.873	106.848	106.844	106.840

### 20 Yr Fixed - CBF200

Rate	15BE	30BE	45BE	60BE
2.500%	99.395	99.271	99.165	99.059
2.625%	100.281	100.158	100.052	99.946
2.750%	101.076	100.953	100.847	100.741
2.875%	101.777	101.653	101.547	101.441
3.000%	102.336	102.212	102.106	102.000
3.125%	102.810	102.687	102.581	102.475
3.250%	103.349	103.211	103.092	102.972
3.375%	103.945	103.808	103.688	103.569
3.500%	104.426	104.288	104.169	104.049
3.625%	104.812	104.675	104.556	104.436
3.750%	104.817	104.758	104.716	104.674
3.875%	105.322	105.263	105.221	105.179
4.000%	105.692	105.633	105.592	105.550
4.125%	106.004	105.945	105.903	105.862
4.250%	105.856	105.850	105.861	105.872

### 30 Yr Fixed (Loan Amount ≤ \$85k) - CBF301

Rate	15BE	30BE	45BE	60BE
2.500%	98.495	98.368	98.260	98.152
2.625%	99.379	99.251	99.143	99.036
2.750%	100.201	100.073	99.966	99.858
2.875%	100.903	100.776	100.668	100.561
3.000%	101.487	101.359	101.252	101.144
3.125%	102.467	102.326	102.204	102.083
3.250%	103.237	103.095	102.974	102.853
3.375%	103.836	103.695	103.574	103.453
3.500%	104.340	104.199	104.078	103.956
3.625%	104.769	104.706	104.663	104.620
3.750%	105.435	105.371	105.328	105.285
3.875%	105.942	105.879	105.836	105.793
4.000%	106.342	106.279	106.236	106.193
4.125%	106.669	106.606	106.563	106.520
4.250%	107.170	107.160	107.170	107.179

### 15 Yr Fixed (Loan Amount ≤ \$85k) - CBF151

Rate	15BE	30BE	45BE	60BE
2.250%	100.839	100.712	100.607	100.501
2.375%	101.300	101.173	101.068	100.962
2.500%	101.954	101.844	101.754	101.663
2.625%	102.538	102.427	102.337	102.247
2.750%	103.091	102.981	102.890	102.800
2.875%	103.472	103.361	103.271	103.181
3.000%	103.849	103.738	103.648	103.557
3.125%	104.256	104.192	104.149	104.105
3.250%	104.717	104.653	104.610	104.566
3.375%	105.030	104.967	104.923	104.880
3.500%	105.428	105.403	105.399	105.395
3.625%	105.964	105.939	105.935	105.930
3.750%	106.407	106.382	106.378	106.374
3.875%	106.654	106.629	106.625	106.620
4.000%	106.735	106.711	106.706	106.702

### 30 Yr Fixed Home Ready - FNF550

Rate	15BE	30BE	45BE	60BE
2.500%	98.333	98.205	98.097	97.990
2.625%	99.216	99.089	98.981	98.873
2.750%	100.038	99.911	99.803	99.696
2.875%	100.741	100.613	100.506	100.398
3.000%	101.324	101.197	101.089	100.982
3.125%	101.992	101.851	101.729	101.608
3.250%	102.762	102.620	102.499	102.378
3.375%	103.361	103.220	103.099	102.978
3.500%	103.865	103.724	103.603	103.481
3.625%	104.251	104.110	103.989	103.867
3.750%	104.803	104.740	104.697	104.654
3.875%	105.311	105.248	105.205	105.161
4.000%	105.711	105.648	105.605	105.562
4.125%	106.038	105.975	105.932	105.889
4.250%	106.133	106.122	106.132	106.142

### 30 Yr Fixed (Loan Amount > \$85k and ≤ \$110k) - CBF302

Rate	15BE	30BE	45BE	60BE
2.500%	98.370	98.243	98.135	98.027
2.625%	99.254	99.126	99.018	98.911
2.750%	100.076	99.948	99.841	99.733
2.875%	100.778	100.651	100.543	100.436
3.000%	101.398	101.257	101.135	101.014
3.125%	102.373	102.232	102.111	101.989
3.250%	103.143	103.002	102.880	102.759
3.375%	103.743	103.601	103.480	103.359
3.500%	104.246	104.105	103.984	103.863
3.625%	104.644	104.581	104.538	104.495
3.750%	105.310	105.246	105.203	105.160
3.875%	105.817	105.754	105.711	105.668
4.000%	106.217	106.154	106.111	106.068
4.125%	106.544	106.481	106.438	106.395
4.250%	106.983	106.972	106.982	106.992

### 15 Yr Fixed (Loan Amount > \$85k and ≤ \$110k) - CBF152

Rate	15BE	30BE	45BE	60BE
2.250%	100.839	100.712	100.607	100.501
2.375%	101.300	101.173	101.068	100.962
2.500%	101.923	101.813	101.722	101.632
2.625%	102.507	102.396	102.306	102.216
2.750%	103.060	102.949	102.859	102.769
2.875%	103.441	103.330	103.240	103.149
3.000%	103.817	103.707	103.616	103.526
3.125%	104.162	104.098	104.055	104.012
3.250%	104.623	104.559	104.516	104.473
3.375%	104.937	104.873	104.829	104.786
3.500%	105.334	105.310	105.305	105.301
3.625%	105.870	105.845	105.841	105.836
3.750%	106.313	106.289	106.284	106.280
3.875%	106.560	106.535	106.531	106.527
4.000%	106.642	106.617	106.613	106.608

### 30 Yr Fixed Home Possible - FHF550

Rate	15BE	30BE	45BE	60BE
2.500%	98.520	98.408	98.316	98.224
2.625%	99.171	99.044	98.936	98.829
2.750%	100.097	99.969	99.861	99.754
2.875%	100.891	100.763	100.655	100.548
3.000%	101.488	101.360	101.253	101.145
3.125%	102.038	101.897	101.776	101.654
3.250%	102.779	102.638	102.516	102.395
3.375%	103.411	103.270	103.149	103.028
3.500%	103.893	103.752	103.631	103.509
3.625%	104.216	104.152	104.109	104.066
3.750%	104.811	104.747	104.704	104.661
3.875%	105.335	105.272	105.229	105.186
4.000%	105.768	105.705	105.662	105.618
4.125%	106.021	105.958	105.915	105.871
4.250%	106.151	106.141	106.151	106.160

### 30 Yr Fixed (Loan Amount > \$110k and ≤ \$150k) - CBF303

Rate	15BE	30BE	45BE	60BE
2.500%	98.339	98.211	98.104	97.996
2.625%	99.222	99.095	98.987	98.880
2.750%	100.045	99.917	99.810	99.702
2.875%	100.747	100.619	100.512	100.404
3.000%	101.331	101.203	101.095	100.988
3.125%	102.311	102.169	102.048	101.927
3.250%	103.080	102.939	102.818	102.697
3.375%	103.680	103.539	103.418	103.296
3.500%	104.184	104.042	103.921	103.800
3.625%	104.570	104.429	104.307	104.186
3.750%	105.153	105.090	105.047	105.004
3.875%	105.661	105.598	105.555	105.511
4.000%	106.061	105.998	105.955	105.912
4.125%	106.388	106.325	106.282	106.239
4.250%	106.702	106.691	106.701	106.710

### 15 Yr Fixed (Loan Amount > \$110k and ≤ \$150k) - CBF153

Rate	15BE	30BE	45BE	60BE
2.250%	100.839	100.712	100.607	100.501
2.375%	101.300	101.173	101.068	100.962
2.500%	101.892	101.781	101.691	101.601
2.625%	102.476	102.365	102.275	102.184
2.750%	103.029	102.918	102.828	102.738
2.875%	103.409	103.299	103.208	103.118
3.000%	103.786	103.675	103.585	103.495
3.125%	104.100	104.036	103.992	103.949
3.250%	104.561	104.497	104.453	104.410
3.375%	104.874	104.810	104.767	104.724
3.500%	105.178	105.153	105.149	105.145
3.625%				



85-LAKEVIEW (855-253-8439)  
www.lakeviewwholesale.com

# Lakeview Loan Servicing

Wholesale Division  
Best Efforts Ratesheet

Contact Us: - by phone "85 Lakeview" or www.lakeviewwholesale.com

Price Code: LLSCR04012021A

Date: 4/1/2021

Effective Time: 08:52 AM

## Conforming Jumbo Fixed Pricing

30 Yr Fixed Agency High Balance - HBF309				
Rate	15BE	30BE	45BE	60BE
2.500%	98.147	98.019	97.912	97.804
2.625%	98.944	98.816	98.708	98.601
2.750%	99.685	99.557	99.450	99.342
2.875%	100.324	100.197	100.089	99.981
3.000%	100.908	100.766	100.645	100.524
3.125%	101.792	101.651	101.530	101.408
3.250%	102.495	102.354	102.233	102.112
3.375%	103.053	102.911	102.790	102.669
3.500%	103.519	103.377	103.256	103.135
3.625%	103.877	103.735	103.614	103.493
3.750%	103.853	103.790	103.747	103.704
3.875%	104.322	104.259	104.216	104.173
4.000%	104.730	104.667	104.624	104.581
4.125%	105.055	104.991	104.948	104.905
4.250%	103.273	103.262	103.272	103.281

15 Yr Fixed Agency High Balance - HBF159				
Rate	15BE	30BE	45BE	60BE
2.250%	100.220	100.093	99.988	99.882
2.375%	100.666	100.555	100.465	100.375
2.500%	101.223	101.113	101.023	100.932
2.625%	101.652	101.541	101.451	101.361
2.750%	102.037	101.926	101.836	101.746
2.875%	102.318	102.207	102.117	102.027
3.000%	102.596	102.485	102.395	102.305
3.125%	102.185	102.122	102.078	102.035
3.250%	102.496	102.432	102.389	102.346
3.375%	102.704	102.640	102.597	102.554
3.500%	102.820	102.757	102.713	102.670
3.625%	102.434	102.409	102.405	102.400
3.750%	102.730	102.705	102.701	102.697
3.875%	102.861	102.836	102.832	102.828
4.000%	102.842	102.817	102.813	102.808

30 Yr Fixed Home Ready High Balance - FNF559				
Rate	15BE	30BE	45BE	60BE
2.500%	97.463	97.335	97.228	97.120
2.625%	98.260	98.132	98.024	97.917
2.750%	99.001	98.873	98.766	98.658
2.875%	99.640	99.513	99.405	99.297
3.000%	100.302	100.160	100.039	99.918
3.125%	101.186	101.045	100.924	100.802
3.250%	101.889	101.748	101.627	101.506
3.375%	102.447	102.305	102.184	102.063
3.500%	102.913	102.771	102.650	102.529
3.625%	103.271	103.129	103.008	102.887
3.750%	103.028	102.965	102.922	102.879
3.875%	103.497	103.434	103.391	103.348
4.000%	103.905	103.842	103.799	103.756
4.125%	104.230	104.166	104.123	104.080
4.250%	103.073	103.062	103.072	103.081

30 Yr Fixed Home Possible Super Conforming - FHF559				
Rate	15BE	30BE	45BE	60BE
2.500%	97.645	97.533	97.441	97.349
2.625%	98.094	97.982	97.890	97.798
2.750%	99.083	98.956	98.848	98.740
2.875%	99.862	99.735	99.627	99.519
3.000%	100.425	100.297	100.189	100.082
3.125%	101.133	100.992	100.871	100.750
3.250%	101.922	101.781	101.660	101.539
3.375%	102.548	102.407	102.286	102.165
3.500%	103.016	102.874	102.753	102.632
3.625%	103.325	103.184	103.063	102.941
3.750%	103.051	102.988	102.945	102.902
3.875%	103.555	103.491	103.448	103.405
4.000%	103.912	103.849	103.806	103.763
4.125%	104.094	104.031	103.988	103.944
4.250%	103.059	103.048	103.058	103.068

**Conforming Adjustments (Non HARP)**

**FICO / LTV Adjustments > 15YR**

FICO	LTV RATIOS						
	≤60%	60.01-70%	70.01-75%	75.01-80%	80.01-85%	85.01-95%	95.01-97%
≥800	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.750
780-799	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.750
760-779	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.750
740-759	0.000	-0.250	-0.250	-0.500	-0.250	-0.250	-0.750
720-739	0.000	-0.250	-0.500	-0.750	-0.500	-0.500	-1.000
700-719	0.000	-0.500	-1.000	-1.250	-1.000	-1.000	-1.500
680-699	0.000	-0.500	-1.250	-1.750	-1.500	-1.250	-1.500
660-679	0.000	-1.000	-2.250	-2.750	-2.750	-2.250	-2.250
640-659	-0.500	-1.250	-2.750	-3.000	-3.250	-2.750	-2.750
620-639	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.500
< 620	-0.500	-1.500	-3.000	-3.000	-3.250	-3.250	-3.750

**Conforming Jumbo Adjustments**

Product	Purpose	≤75% LTV	>75% to ≤80%	>80% LTV
30/20/15 Fixed	Purch & No C/O Refi	-0.250	-0.250	-0.250
	CashOut Refi	-1.000	-1.000	N/A

**Condo Adjustments >15YR**

UNITS/LTV	LTV >75%
All	-0.750

**Investment Property Adjustments**

UNITS/LTV	≤75%	75.01-80%	>80%
All	-2.125	-3.375	-4.125

**Adverse Market Refinance**

	-0.500
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\*Excludes Home Ready, Home Possible and loan balances less than or equal to \$125,000

**High LTV Adjustment**

LTV > 95%	0.000
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**Second Home Adjustment**

LTV > 85%	-0.250
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**Cash Out / LTV Adjustments**

FICO	LTV RATIOS				
	≤60%	60.01-70%	70.01-75%	75.01-80%	>80%
740 +	-0.375	-0.625	-0.625	-0.875	N/A
720-739	-0.375	-1.000	-1.000	-1.125	N/A
700-719	-0.375	-1.000	-1.000	-1.125	N/A
680-699	-0.375	-1.125	-1.125	-1.750	N/A
660-679	-0.625	-1.125	-1.125	-1.875	N/A
640-659	-0.625	-1.625	-1.625	-2.625	N/A
620-639	-0.625	-1.625	-1.625	-3.125	N/A
< 620	-1.625	-2.625	-2.625	-3.125	N/A

\*Mortgages without an Indicator Score will be charged the below 620 Indicator Score / Loan-to-Value Fee.

**Investor/Second Home Adjustment**

	-3.500
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**Secondary Financing Adjustments \***

All		-0.375	
LTV Ratios	CLTV Ratios	< 720	≥ 720
≤65.0%	80.01%-95.0%	-0.500	-0.250
65.01%-75.0%	80.01%-95.0%	-0.750	-0.500
75.01%-95.0%	90.01%-95.0%	-1.000	-0.750
75.01%-90.0%	76.01%-90.0%	-1.000	-0.750
≤95.0%	95.01%-97.0%	-1.500	

\* Excludes Home Possible

\*A secondary financing delivery fee will not be assessed on a Mortgage with a HELOC balance of zero at loan closing.

**Multi-Unit Adjustments**

UNITS/LTV	≤60%	60.01-70%	70.01-75%	75.01-80%	80.01-85%	85.01-90%	>90%
2 Units	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000	-1.000
3-4 Units	-1.000	-1.000	-1.000	-1.000	-1.500	-2.000	-2.000

**LLPAs below are NOT included in Home Ready or Home Possible Caps below**

**LPMI Adjustments**

STD LTV	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639
95.01-97	-1.950	-2.750	-3.500	-4.150	-5.200	-6.900	-7.650	-8.550
90.01-95	-1.600	-2.250	-2.800	-3.300	-4.050	-5.400	-5.900	-6.600
85.01-90	-1.200	-1.700	-2.100	-2.500	-3.050	-4.150	-4.500	-4.950
≤85	-0.620	-0.750	-0.900	-1.000	-1.150	-1.550	-1.700	-1.850

**HR/HP LPMI Adjustments**

STD LTV	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639
95.01-97	-1.600	-2.250	-2.800	-3.350	-3.950	-5.500	-6.100	-6.850
90.01-95	-1.500	-2.050	-2.550	-3.000	-3.700	-4.900	-5.400	-6.000
85.01-90	-1.200	-1.700	-2.100	-2.500	-3.050	-4.150	-4.500	-4.950
≤85	-0.620	-0.750	-0.900	-1.000	-1.150	-1.550	-1.700	-1.850

**Additional LPMI Adjustments**

LTV	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639
≤ 20yr & 95.01% - 97%	0.650	0.950	1.300	1.450	1.800	2.300	2.400	2.300
≤ 20yr & 90.01% - 95%	0.600	0.950	1.200	1.400	1.700	2.300	2.400	2.500
≤ 20yr & 85.01% - 90%	0.580	0.950	1.250	1.500	1.900	2.700	2.850	3.050
≤ 20yr & ≤85%	0.170	0.280	0.400	0.450	0.550	0.800	0.900	0.950
R/T Refi	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
Loan Size > 453.1k	0.000	0.000	0.000	0.000	0.000	0.000	0.000	0.000
2nd Home	-0.250	-0.250	-0.490	-0.700	-0.700	-1.230	-1.230	-1.230
Investment Prop	-1.190	-1.190	-1.330	N/A	N/A	N/A	N/A	N/A

**FICO/Loan Amount Price Adjusters**

FICO/UPB	≤85k	>85k-110k	>110k-150k	>150k
<650	-0.921	-0.209	-0.018	0.080
650-749	-0.892	-0.233	-0.048	0.051
≥750	-0.865	-0.267	-0.100	0.000

**State Price Adjustments**

State Group	Price Adj	States
Group1	-0.080	CA,CT,IL,IN,KS,MA,MI,MN,MO,NM,NV,UT,VT,WI
Group2	-0.020	AL,AZ,DE,GA,ID,MD,ME,MT,NE,NH,OH,PA,RI,SC,VA,WA,WY
Group3	0.020	AK,AR,CO,DC,IA,KY,MS,NC,NJ,TN,WV
Group4	0.100	FL,LA,ND,OK,OR,SD,TX
Ineligible States		HI,NY

**Extension Fees**

Days	Price
1	-0.0150
7	-0.0700
15	-0.1250
30	-0.2500

**Loan Amount Adj**

CBF300 Only	
300k to <=400k	>400k<=548.25K
0.100	0.150

**Escrow Waiver**

No Escrow	-0.10
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**Home Ready (FNF550,FNF559)/Home Possible (FHF550,FHF559) Adjustments**

\*ALL STANDARD GSE LLPAs APPLY WITH CAPS INDICATED BELOW (SERVICING LLPAs still APPLY; FICO/UPB,STATE and ESCROW)

**Home Ready Delivery Caps**

Product Feature	LLPA Caps
LTV > 80% and FICO ≥ 680	0.000
All Other LTVs and FICO Combinations	(1.500)

**Home Possible Delivery Caps**

Product Feature	LLPA Caps
LTV > 80% and FICO ≥ 680	0.000
LTV > 80% and FICO < 680	(1.500)
LTV ≤ 80% and all FICOs	(1.500)

**Sec Fin Adj - Home Possible**

All LTVs	-0.500
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# Lakeview Loan Servicing

Wholesale Division  
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Price Code: LLSCR04012021A

Date: 4/1/2021

Effective Time: 08:52 AM

## FHA & VA Products

### FHA 30 Yr Fixed - GNF300

Rate	15BE	30BE	45BE	60BE
2.500%	101.110	101.007	100.920	100.832
2.625%	101.623	101.520	101.433	101.346
2.750%	102.166	102.063	101.976	101.888
2.875%	102.696	102.577	102.474	102.371
3.000%	103.212	103.094	102.991	102.888
3.125%	103.697	103.578	103.475	103.372
3.250%	104.150	104.094	104.054	104.013
3.375%	104.669	104.613	104.572	104.532
3.500%	105.153	105.097	105.057	105.016
3.625%	105.587	105.531	105.490	105.450
3.750%	106.028	105.972	105.932	105.891
3.875%	106.153	106.136	106.135	106.133
4.000%	106.579	106.562	106.561	106.559
4.125%	106.965	106.948	106.946	106.945
4.250%	107.362	107.345	107.344	107.342

### FHA 30 Yr Streamlined Refi (Pre May 2009) - GNF311

Rate	15BE	30BE	45BE	60BE
2.500%	100.359	100.256	100.169	100.082
2.625%	100.728	100.625	100.538	100.450
2.750%	101.829	101.711	101.608	101.505
2.875%	102.198	102.080	101.977	101.874
3.000%	102.596	102.477	102.374	102.271
3.125%	102.969	102.850	102.747	102.644
3.250%	103.911	103.855	103.814	103.774
3.375%	104.228	104.172	104.131	104.091
3.500%	104.550	104.494	104.454	104.413
3.625%	104.877	104.821	104.780	104.740
3.750%	105.382	105.365	105.364	105.362
3.875%	105.709	105.692	105.690	105.689
4.000%	106.018	106.001	106.000	105.998
4.125%	106.306	106.289	106.287	106.286
4.250%	106.890	106.881	106.887	106.893

### FHA 30 Yr Streamlined Refi (Post May 2009) - GNF310

Rate	15BE	30BE	45BE	60BE
2.500%	100.977	100.874	100.787	100.700
2.625%	101.395	101.292	101.204	101.117
2.750%	102.162	102.044	101.941	101.838
2.875%	102.646	102.528	102.425	102.322
3.000%	103.103	102.984	102.881	102.778
3.125%	103.480	103.362	103.259	103.156
3.250%	104.202	104.146	104.105	104.065
3.375%	104.659	104.603	104.562	104.522
3.500%	105.086	105.030	104.990	104.949
3.625%	105.432	105.376	105.335	105.295
3.750%	105.772	105.755	105.754	105.752
3.875%	106.180	106.163	106.162	106.160
4.000%	106.537	106.520	106.519	106.517
4.125%	106.840	106.823	106.821	106.820
4.250%	107.424	107.415	107.421	107.427

### VA 30 Yr Fixed - VAF300

Rate	15BE	30BE	45BE	60BE
2.500%	100.351	100.248	100.160	100.073
2.625%	100.769	100.666	100.578	100.491
2.750%	101.664	101.546	101.443	101.340
2.875%	102.075	101.956	101.853	101.750
3.000%	102.455	102.336	102.233	102.130
3.125%	102.781	102.662	102.559	102.456
3.250%	103.731	103.675	103.634	103.594
3.375%	104.066	104.010	103.970	103.929
3.500%	104.379	104.323	104.282	104.242
3.625%	104.635	104.579	104.539	104.498
3.750%	105.393	105.375	105.374	105.373
3.875%	105.652	105.635	105.634	105.632
4.000%	105.893	105.876	105.875	105.873
4.125%	106.101	106.083	106.082	106.081
4.250%	107.025	107.016	107.022	107.029

### VA 30 Yr IRRRL -VAF310

Rate	15BE	30BE	45BE	60BE
2.500%	100.543	100.440	100.353	100.265
2.625%	101.007	100.904	100.817	100.729
2.750%	101.857	101.739	101.636	101.533
2.875%	102.321	102.202	102.099	101.996
3.000%	102.782	102.664	102.561	102.458
3.125%	103.196	103.078	102.975	102.872
3.250%	103.910	103.854	103.814	103.773
3.375%	104.306	104.250	104.210	104.169
3.500%	104.691	104.635	104.595	104.554
3.625%	105.058	105.002	104.961	104.921
3.750%	105.570	105.553	105.551	105.550
3.875%	105.909	105.891	105.890	105.889
4.000%	106.225	106.208	106.207	106.205
4.125%	106.526	106.509	106.508	106.507
4.250%	107.202	107.192	107.199	107.205

### FHA 15 Yr Fixed - GNF150

Rate	15BE	30BE	45BE	60BE
2.250%	101.303	101.192	101.092	100.992
2.375%	101.619	101.508	101.408	101.308
2.500%	101.941	101.830	101.730	101.629
2.625%	102.283	102.172	102.072	101.972
2.750%	102.890	102.810	102.741	102.672
2.875%	103.182	103.102	103.033	102.965
3.000%	103.466	103.386	103.317	103.248
3.125%	103.743	103.663	103.594	103.525
3.250%	104.589	104.525	104.472	104.419
3.375%	104.844	104.780	104.727	104.673
3.500%	105.081	105.017	104.963	104.910
3.625%	105.305	105.241	105.188	105.135
3.750%	105.630	105.503	105.388	105.272
3.875%	105.840	105.714	105.598	105.482

### VA 15 Yr Fixed - VAF150

Rate	15BE	30BE	45BE	60BE
2.250%	100.830	100.719	100.619	100.519
2.375%	101.259	101.148	101.047	100.947
2.500%	101.684	101.573	101.473	101.373
2.625%	102.099	101.988	101.888	101.788
2.750%	102.420	102.341	102.272	102.203
2.875%	102.830	102.751	102.682	102.613
3.000%	103.228	103.148	103.079	103.010
3.125%	103.604	103.524	103.455	103.386
3.250%	104.130	104.066	104.012	103.959
3.375%	104.498	104.434	104.380	104.327
3.500%	104.852	104.788	104.734	104.681
3.625%	105.187	105.123	105.070	105.016
3.750%	105.188	105.061	104.945	104.830
3.875%	105.509	105.383	105.267	105.151

## FHA Jumbo Pricing

### FHA 30 Yr Fixed High Balance - GNF305

Rate	15BE	30BE	45BE	60BE
2.500%	99.806	99.703	99.616	99.528
2.625%	100.209	100.106	100.018	99.931
2.750%	101.521	101.403	101.300	101.197
2.875%	101.916	101.797	101.694	101.591
3.000%	102.270	102.151	102.048	101.945
3.125%	102.666	102.547	102.444	102.341
3.250%	103.042	102.923	102.820	102.717
3.375%	102.974	102.918	102.878	102.837
3.500%	103.280	103.224	103.183	103.143
3.625%	103.599	103.543	103.503	103.462
3.750%	103.876	103.820	103.780	103.739
3.875%	104.050	104.033	104.031	104.030
4.000%	104.299	104.281	104.280	104.279
4.125%	104.558	104.541	104.539	104.538
4.250%	104.787	104.769	104.768	104.767

### VA 30 Yr Fixed High Balance - VAF305

Rate	15BE	30BE	45BE	60BE
2.500%	99.054	98.951	98.863	98.776
2.625%	99.461	99.358	99.271	99.184
2.750%	100.723	100.604	100.501	100.398
2.875%	101.100	100.981	100.878	100.775
3.000%	101.426	101.307	101.204	101.101
3.125%	101.724	101.605	101.502	101.399
3.250%	101.965	101.846	101.743	101.640
3.375%	101.971	101.914	101.874	101.833
3.500%	102.195	102.139	102.099	102.058
3.625%	102.401	102.345	102.305	102.264
3.750%	102.709	102.692	102.691	102.689
3.875%	102.907	102.890	102.888	102.887
4.000%	103.054	103.037	103.036	103.034
4.125%	103.209	103.192	103.190	103.189
4.250%	103.337	103.320	103.318	103.317

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Wholesale Division  
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Price Code: LLSCR04012021A

Date: 4/1/2021

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## FHA Jumbo Pricing (Cont)

FHA 15 Yr Fixed High Balance - GNF155				
Rate	15BE	30BE	45BE	60BE
2.250%	98.428	98.317	98.217	98.117
2.375%	98.744	98.633	98.533	98.433
2.500%	99.066	98.955	98.855	98.754
2.625%	99.408	99.297	99.197	99.097
2.750%	100.015	99.935	99.866	99.797
2.875%	100.307	100.227	100.158	100.090
3.000%	100.591	100.511	100.442	100.373
3.125%	100.868	100.788	100.719	100.650
3.250%	101.714	101.650	101.597	101.544
3.375%	101.969	101.905	101.852	101.798
3.500%	102.206	102.142	102.088	102.035
3.625%	102.430	102.366	102.313	102.260
3.750%	102.755	102.628	102.513	102.397
3.875%	102.965	102.839	102.723	102.607

VA 15 Yr Fixed High Balance - VAF155				
Rate	15BE	30BE	45BE	60BE
2.250%	97.955	97.844	97.744	97.644
2.375%	98.384	98.273	98.172	98.072
2.500%	98.809	98.698	98.598	98.498
2.625%	99.224	99.113	99.013	98.913
2.750%	99.545	99.466	99.397	99.328
2.875%	99.955	99.876	99.807	99.738
3.000%	100.353	100.273	100.204	100.135
3.125%	100.729	100.649	100.580	100.511
3.250%	101.255	101.191	101.137	101.084
3.375%	101.623	101.559	101.505	101.452
3.500%	101.977	101.913	101.859	101.806
3.625%	102.312	102.248	102.195	102.141
3.750%	102.313	102.186	102.070	101.955
3.875%	102.634	102.508	102.392	102.276

## FHA & VA Adjustments

FICO/LOAN AMOUNT Adjustment				
FICO/LOAN AMOUNT	≤110k	>110k-150k	>150k-300k	>300k
740+	0.150	0.200	0.300	0.300
720-739	0.100	0.150	0.300	0.300
700-719	0.000	0.100	0.150	0.150
680-699	0.000	0.100	0.150	0.150
660-679	-0.350	-0.150	-0.050	-0.050
640-659	-1.400	-0.700	-0.450	-0.450
620-639	-1.900	-1.400	-1.350	-1.350

Extension Fees	
Days	Price
1	-0.0150
7	-0.0700
15	-0.1250
30	-0.2500

GNF310/VAF310	
Base Loan Amount	Price
>548,250	-1.125

GNF305/VAF305	
Eligible Note Rates	Price
2.75% - 3.25%	0.750

State Price Adjustments		
State Group	Price Adj	States
Group1	-0.140	MA,MD,ME,MO,RI,VT
Group2	-0.020	CA,CT,IL,IN,MI,MN,NH,NM,NV,OH,OR,UT,WI
Group3	0.000	AL,AZ,GA,IA,KS,MS,MT,NE,SC,TN,VA,WV,WY
Group4	0.030	AR,CO,DC,DE,ID,KY,NC,NJ,PA,SD,WA
Group5	0.100	AK,FL,LA,ND,OK,TX
Ineligible States		HI,NY

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