



## Adjustable Residential Mortgage Rates \*

2/3/12

Adjustable Rate Programs	Interest Rate	Points	APR **	***Monthly Payments per \$1,000 borrowed	
1 Year ARM	2.750 %	0	2.642 %	Payments 1 – 12	\$4.08
2/2 ARM	2.750 %	0	2.970 %	Payments 1 – 24	\$4.08
3/1 ARM	3.000 %	0	2.714 %	Payments 1 – 36	\$4.22
5/1 ARM	3.250 %	0	2.848 %	Payments 1 – 60	\$4.35
<b>Jumbo Programs</b>					
1 Year ARM	3.250 %	0	2.907 %	Payments 1 – 12	\$4.35
2/2 ARM	3.250 %	0	3.253 %	Payments 1 – 24	\$4.35
3/1 ARM	3.500 %	0	3.015 %	Payments 1 – 36	\$4.49
5/1 ARM	3.750 %	0	3.183 %	Payments 1 – 60	\$4.63

### Features:

- One to Four Family Owner Occupied Properties
- One Point 45 Day Rate Lock Fee due at Time of Rate Lock (Refundable at Closing)
- Residential Purchases require 10% down payment (PMI required if less than 20% down payment).
- Maximum Loan to Value for Cash Out Refinances up to 70%
- Jumbo Mortgages - 1<sup>st</sup> Mtg – Single Family > \$417,000.
- APR\*\* may increase after consummation.

\* DISCLOSURE      APR Assumes: Margin 2.25 % (Jumbo 2.50 %)

Caps 2/6

20% down payment

30 yr term

Interest rate and payment may be higher after initial fixed period.

\*\* All references to APR are for Annual Percentage Rate

\*\*\*Payments do not include taxes and insurance premiums.

Rates Subject to Change Without Notice



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