



NON-QM LOANS VS. CONVENTIONAL LOANS

	Non-QM	Conventional
DTI	50% 55% ¹	50%
Credit event history	1-4 years	4-7 years
FICO	620	620
Mortgage insurance	Not needed	LTV > 80%
Reserves	3 months	6 months
Tradelines	If 3 scores are not available: 3 for past ≥12 months OR 2 for past ≥24 months ²	No minimum trade line requirement with a DU / DO Approve / Eligible or LP Accept findings
Mortgage history	0x60x12 or 0x30x12 and 0x90x24	0x30x12
Loan Amount	Up to \$4 Million	\$766,550 – \$2,211,600 (depending on state)
Property types	SFR, Townhomes, Condo Warrantable/Non-warrantable, Condo, 2-4 Units, PUD, Rural, Manufactured, Mixed-use, Multifamily (up to 8 units)	SFR, Townhomes, Condos, 2-4 Units, PUD, Rural, Manufactured
Vesting	Individuals, Joint tenants, Tenants in Common, Inter Vivos Revocable Trust, LLC, Limited and General Partnerships, Corporations	Individuals, Inter Vivos Revocable Trust
Closing options	In Person, Mail Away, POA, RON, Embassy Closing	In Person, Mail Away, POA, RON, Embassy Closing

¹ Primary Residence, Second Home for Purchase Rate/Term

² Middle Lowest for multiple borrowers, Lowest if only 2 scores. 120 days age max.

THE POWER OF YES 855-710-7100 | sales@admortgage.com | admortgage.com

A&D Mortgage LLC is an Equal Housing Lender. NMLS ID #958660. 899 W Cypress Creek Rd, Fort Lauderdale, FL 33309 1-855-ADLOANS (1-855-235-6267). A&D Mortgage LLC is licensed by AL #23203 "Alabama Consumer Credit License", AZ #1006747 "Arizona Mortgage Banker License", AR #958660 "Arkansas Combination Mortgage Banker-Broker-Servicer License", CA #60D8053270 "Loans made or arranged pursuant to a California Financing Law license", CA #41DB0-58930 "Licensed by the Department of Business Oversight under the California Residential Mortgage Lending Act", CO "Mortgage Company Registration", CT #ML-958660 Mortgage Lender License, DC #MLB958660 "Mortgage Lender License", DE #037443 "Lender License", FL #MLD858 "Mortgage Lender Servicer License", GA "Mortgage Lender License/Registration #58815", IA #2023-0206 "Iowa Mortgage Banker License", ID #MBL-2080958660 "Mortgage Broker/Lender License", IL #MB-6761475 "Residential Mortgage License", IN #65611 "Mortgage Lending License", KS #MC.0026705 "Mortgage Company License", KY #MC794178 "Mortgage Company License", LA "Residential Mortgage Lending License", MD "Mortgage Lender License", ME "Supervised Lender License", MI #FR0023142 "1st Mortgage Broker/Lender/Servicer Registrant", MN #MN-MO-958660 "Residential Mortgage Originator License", MS #31342 "Mississippi Mortgage Lender License", MO "Mortgage Company License", MT "Mortgage Lender License", NE "Mortgage Banker License", NH #958660MB "Mortgage Banker License", NY #LMB109468 "Mortgage Banker License", NJ "Licensed by the NJ Department of Banking and Insurance: Residential Mortgage Lender License", NM "Mortgage Loan Company License", NV #5486 "Mortgage Company License", NC #L-186481 "Mortgage Lender License", ND #ML 104959+MS104960 "Residential Mortgage Lender and Loan Servicer", OH #RM.804825.000 "Residential Mortgage Lending Act Certificate of Registration", OK #ML016294 "Mortgage Lender License", OR "Mortgage Lending License", PA #54518 "Mortgage Lender License", PR #IH-260 "Mortgage Lender/Servicer (Concessionarios/ Administradores de Pretamos Hipotecarios)", RI #20224409LL "Lender License", SC-BFI #MLS-958660 "Mortgage Lender/Servicer License", SD #958660. ML "Mortgage Lender License", TN #215750 "Mortgage License", TX SML "Mortgage Banker Registration", UT-DFI Residential First Mortgage Notification, VA #MC-6653 "Broker License" and "Lender License", USVI "Mortgage Lender License", VT #LL-958660 "Vermont Lender License", WA #CL-958660 "Washington Consumer Loan Company License", WI #958660BA "Mortgage Banker License", WV #LO-958660 "West Virginia Mortgage Lender License", WY #4690 "Mortgage Lender/Broker License". (www.nmlsconsumeraccess.org). Loan approval and rates are dependent upon applicant's credit, collateral, financial history and program availability at time of origination. Programs and rates are subject to change without notice and may or may not be available at the time of loan commitment or lock-in. Copyright©2025. All Rights Reserved.