

Non-QM Products			
Program	Apex Prime	Super Prime	Prime
Transaction Type	Purchase, Rate & Term Refinance		
Occupancy	Primary residence Second homes (1 unit only)		
Property Type	1 -4 Unit SFR, (1-Unit for Second Homes) PUDs	1 -4 Unit SFR, (1-Unit for Second Homes) Rural, Condos PUDs	
Term	30 Year Fixed Rate		
Buydown Type	3 - 2 - 1 2 – 1 1 - 1 1 - 0		
Buydown Contributor	Seller, 3rd Party, Lender (lender paid) Lender Paid Buydown cannot be split with any other party.		
Interest Only	Ineligible		
Texas Section 50(a)(6)	Ineligible		

AD Power Jumbo	
Program	AD Power Jumbo
Transaction Type	Purchase
Occupancy	Primary residence Second homes (1 unit only)
Property Type	1 -4 Unit SFR, (1-Unit for Second Homes) PUDs Condo
Term	30 Year Fixed Rate
Buydown Type	3 - 2 - 1 2 - 1 1 - 1 1 - 0
Buydown Contributor	Seller, 3 rd Party Buydown could be split
Interest Only	Ineligible
Texas Section 50(a)(6)	Ineligible

Conventional			
Program	Fannie Mae Fannie Mae HomeReady	Freddie Mac	Freddie Mac Home Possible
Transaction Type	Purchase Rate & Term Refinance	Purchase	
Occupancy	Primary residence Second homes (1 unit only)		
Property Type	1 -4 Unit SFR, (1-Unit for Second Homes) Manufactured PUDs Condo	1 -4 Unit SFR, (1- Unit for Second Homes) Manufactured PUDs Condo	1 - 2 Unit SFR, (1-Unit for Second Homes) Manufactured PUDs Condo
Term	Fixed Rate		
Buydown Type	3 - 2 - 1 2 – 1 1 - 1 1 - 0		
Buydown Contributor	Seller, 3 rd Party, Lender (lender paid) Lender Paid Buydown cannot be split with any other party.		
Ineligible Property	-	-	3-4 Unit Properties
Ineligible Transaction Types	Investor Property, Cash-Out Refi, ARMs		
Texas Section 50(a)(6)	Ineligible		

FHA	
Program	FHA
Transaction Type	Purchase
Occupancy	Primary residence
Property Type	1 Unit Rural Condos PUDs
Term	30 Year Fixed Rate
FICO	Minimum 660 FICO
Buydown Type	3 - 2 - 1 2 - 1 1 - 1 1 - 0 Maximum 3 years to reach standard note rate
Buydown Contributor	Seller, 3rd Party Buydown could be split
Ineligible	Borrower funded buydowns 2-4 Unit properties FHA loans with high balance loan amounts Manufactured Property
Texas Section 50(a)(6)	Ineligible

VA	
Program	VA
Transaction Type	Purchase
Occupancy	Primary residence
Property Type	• Single Family Detached • Single Family Attached • PUDs • Condominiums • Leaseholds with proof of approval from VA
Term	30 Year Fixed Rate
FICO	• Minimum 660 FICO or the FICO floor referenced on the Maximum LTV/CLTV and FICO Requirements
Buydown Type	3 - 2 - 1 2 - 1 1 - 1 1 - 0 Maximum 3 years to reach standard note rate
Buydown Contributor	Seller, 3rd Party Buydown could be split
Ineligible	Borrower funded buydowns 2-4 Unit properties Manufactured Property
Texas Section 50(a)(6)	Ineligible