

Higher Priced Mortgage Loan Checklist (External)

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|----------------|--------------|
| Borrower Name: | Loan Number: |
| Underwriter: | Closer: |
| Loan Program: | LTV/CLTV: |

Complete the following checklist for Higher Priced Mortgage Loan (HPML).

Note: This checklist does not apply to Newport, Sunset, Venice and Zuma Loans.

Loan does not qualify for JMAC HPML if any of the following apply:

| INELIGIBLE | |
|--------------------------|--|
| <input type="checkbox"/> | Laguna Program |
| <input type="checkbox"/> | Malibu Program |
| <input type="checkbox"/> | Manhattan Program |
| <input type="checkbox"/> | Adjustable Rate Mortgage (ARM) Loans with fixed interest rates < 7 years |
| <input type="checkbox"/> | Balloon Payment |
| <input type="checkbox"/> | LTV/CLTV > 100% |
| <input type="checkbox"/> | No Income Qualifying Loans (i.e. FHA Streamline and VA IRRRL) |
| <input type="checkbox"/> | Prepayment Penalties (NOO & Business Purpose Loans do not apply) |

Loan does not qualify for JMAC HPML if any of the following questions are marked "NO":

| UNDERWRITING | | |
|------------------------------|-----------------------------|---|
| <input type="checkbox"/> YES | <input type="checkbox"/> NO | Does this loan meet the Ability to Repay (ATR)? |
| <input type="checkbox"/> YES | <input type="checkbox"/> NO | Does this loan have an AUS? If no, is the manual underwriting max Debt to Income (DTI) ratio less than 50%? |
| <input type="checkbox"/> YES | <input type="checkbox"/> NO | Is the property considered a flip and has it been more than 180 days from Seller's Acquisition Date to Contract Date? If no, the current Appraised Value must show an appreciation $\geq 10\%$ in the past 90 days or $\geq 20\%$ in the past 91 to 180 days, a 2 nd Appraisal is required. Borrower cannot pay for 2 nd Appraisal. |
| <input type="checkbox"/> YES | <input type="checkbox"/> NO | Is the loan Full Docs? |
| <input type="checkbox"/> YES | <input type="checkbox"/> NO | Does the loan have a full Appraisal? |

Loan does not qualify for JMAC HPML if any of the following questions are marked "NO":

| CLOSING | | |
|------------------------------|-----------------------------|---|
| <input type="checkbox"/> YES | <input type="checkbox"/> NO | Has the borrower received all Appraisals where property value was considered three business days prior to closing? Appraisal Waiver cannot be used. |
| <input type="checkbox"/> YES | <input type="checkbox"/> NO | Does the loan have an Escrow Account? Partial Escrow Account is not allowed. 2 nd Lien is exempt. |