

BUYDOWN CALCULATOR

Loan amount	\$300,000
Purchase Price	\$900,000
Interest Rate (Annual)	6.500%
Loan period in years	30
PMI Rate Factor:	0.00%
Estimated Escrow Amount (Annually):	\$0.00
Number of payments per year	12
Monthly Payment	\$1,896.20
Total Payments	360
Buydown Type:	See All Options
Buydown Option (LLPA or Seller Concessions?):	See Both

Borrower Name	
Property Address	
Buyers Agent	
Buyers Agency	
Listing Agent	
Listing Agency	

1-0 BUY DOWN						
	Buydown Rate	Note Rate Payment	Buydown Payment	Monthly Savings	# of Payments	Annual Savings / Buydown Cost
Year 1	5.500%	\$1,896.20	\$1,703.37	\$192.83	12	\$2,313.96
1-0 Buydown Total Cost						\$2,313.96
Concession Required (Based on Purchase Price)						0.257%
LLPA Adjustment to Pricing					0.875%	\$2,625.00

1-1 BUY DOWN						
	Buydown Rate	Note Rate Payment	Buydown Payment	Monthly Savings	# of Payments	Annual Savings / Buydown Cost
Year 1	5.500%	\$1,896.20	\$1,703.37	\$192.83	12	\$2,313.96
Year 2	5.500%	\$1,896.20	\$1,703.37	\$192.83	12	\$2,313.96
1-1 Buydown Total Cost						\$4,627.92
Concession Required (Based on Purchase Price)						0.514%
LLPA Adjustment to Pricing					1.500%	\$4,500.00

2-1 BUY DOWN						
	Buydown Rate	Note Rate Payment	Buydown Payment	Monthly Savings	# of Payments	Annual Savings / Buydown Cost
Year 1	4.500%	\$1,896.20	\$1,520.06	\$376.14	12	\$4,513.68
Year 2	5.500%	\$1,896.20	\$1,703.37	\$192.83	12	\$2,313.96
2-1 Buydown Total Cost						\$6,827.64
Concession Required (Based on Purchase Price)						0.759%
LLPA Adjustment to Pricing					2.375%	\$7,125.00

3-2-1 BUY DOWN						
	Buydown Rate	Note Rate Payment	Buydown Payment	Monthly Savings	# of Payments	Annual Savings / Buydown Cost
Year 1	3.500%	\$1,896.20	\$1,347.13	\$549.07	12	\$6,588.84
Year 2	4.500%	\$1,896.20	\$1,520.06	\$376.14	12	\$4,513.68
Year 3	5.500%	\$1,896.20	\$1,703.37	\$192.83	12	\$2,313.96
3-2-1 Buydown Total Cost						\$13,416.48
Concession Required (Based on Purchase Price)						1.491%
LLPA Adjustment to Pricing					4.500%	\$13,500.00