SERVICES AND RATES

Loan Servicing:

From $15.00 per Lender / Month

- Lender / Borrower Welcome Letter
- Lender / Borrower Monthly Statement (via email)
- Electronic Collection (ACH) from Borrower & Electronic deposit of Funds (ACH) to Lender's account
- End of year 1098 & 1099
- 24/7 on line secure account access – information is updated daily by 6p
- Delivery to Borrower of 15 & 30 day Notice and Collection Calls
- Annual account analysis to ensure appropriate escrow payments are collected*
- Impounding and distribution of Borrower's payables, i.e. Construction costs, Sr. liens*
- Develop and implement appropriate Loss Mitigation scenarios including:
  - Loan assumptions*
  - Forbearance agreements*
  - Deferred payment or workout programs*

* Additional costs associated ** Bulk discounts available

Document Services

Simple Docs and Disclosures	$675.00
Loan Processing	$250.00+
Assignments	$150.00+ Recording / Delivery
Additional Disclosures	$295.00
Impound / Fund Control	$150.00
Section32 Loans	$200.00 Addl
Modification / Extension	$495.00 Docs only
Forbearance Agreement	$495.00 Docs only
Cross Collateral Loan	$200.00 Addl per property
Personal Gurantee	$100.00
Same Day Rush	$100.00
Doc Redraw	$100.00

Professional Services

Professional Hourly	$195.00
Escrow	$200.00 +
Bankruptcy Assistance	$200.00 + Hourly
Filing Proof of Claim	$650.00
Compliance Review	$250.00

Administrative Services

Administrative Hourly	$80.00
Account Set Up Fee	$25.00
Escrow Impoud Setup	$45.00 ($175.00 if DTLS is to calculate)
Delinquent, AITD, BK, F/B or F/C Set Up	$75.00
Overnight Delivery	$30.00 + Hard Costs
Wire / Draw	$30.00
Update Account Terms	$45.00
File Aidut	$145.00
Account Transfer Fee / RESPA Letter	$25.00 per loan
Balloon Notice Mailing	$30.00 per month
Short Pay Processing	$50.00
Demands	$30.00
Reconveyance	$45.00+

Foreclosure Services

Trustee's Fee plus costs (CA, NV, AZ)	1% of UPB + Costs
Compliance Review Prior to Foreclosure	$250.00
Foreclosure Assistance (Outside CA, NV, AZ)	$175.00+ Hourly
Processing MultiLender Foreclosure	$250.00

* Legal or other outside costs incurred on your behalf will be billed at cost – Add'l fees may apply for DTLS assistance

WE ENCOURAGE YOU TO DISCUSS ANY SPECIAL PROJECTS WITH US SO WE CAN REVIEW ANY AND ALL COSTS ASSOCIATED