

# Home Equity Line of Credit



8.50% APR Introductory Owner-Occupant Rate Fixed for First Two Years  
9.50% APR Current Variable Owner-Occupant Rate

Our Home Equity Line of Credit offers a 8.50% APR fixed for the first two years. Your clients can unlock the equity in their properties today and start saving money!

## General Guidelines

- 80% Combined Loan-to-Value (CLTV) primary residence, 75% CLTV non-primary residence (second home and Investor)
- 700 FICO and above
- 43% Debt-to-Income (DTI) ratio
- Interest-only payments
- 10-year term
- If the Home Equity Line of Credit is in second lien position, first mortgage lien should not exceed \$750,000
- Properties listed for sale in the past 6 months or that will be listed for sale are ineligible

## Loan level pricing adjustments (add to rate and margin)

Property Type	Borrower	Loan Amount \$400,001 - \$500,000	DTI >43%- ≤50%	DTI >50%- ≤59.9%	FICO <660	FICO 660- 699	No FICO	Non- Conforming
Primary Residence	0.00	0.50	0.25	0.50	0.50	0.25	0.25	0.50
Non-Primary and Investor	0.25	0.50	0.25	0.75	0.75	0.50	0.25	0.50

## Unusual Situations

Agricultural-Zoned Properties	• Max loan amount of \$250,000 • 70% CLTV or less • Min 700 FICO
Lines above \$500,000	0.50% adjustment to rate and margin and 1.00% point
Entity on Title or Note	LLCs, Corporations, Partnerships & Trusts accepted with Personal Guarantor
Multiple-Collateral	Acceptable
Foreign Investors	Call to discuss pricing and CLTV
Big Island	Lava Zone 3 and above
Improved Commercial Income Properties	Call to discuss rates and terms



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## Broker Compensation

- 0.50% fee paid to broker on Home Equity Line of Credit amount. No minimum draw required (maximum broker compensation of \$2,500)

## Loan Information

- Tax assessment value may be used in lieu of an appraisal: Loan amounts up to \$400,000 and up to 75% CLTV (no exceptions)
- Rate determination: Wall Street Journal Prime Rate + 1.00% margin
- Floor rate: 9.50% (floor will increase with loan level pricing adjustments)
- Maximum APR is 19%

***Need an exception? Call today to discuss your loan situation.***

**We are experts at crafting custom, common sense solutions for uncommon lending problems!**



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