



Interest rates temporarily drop, Refinance - Change terms or Cash out

Free consultation, **Free** credit score improvement

Cover all cost on purchase loan: If hired me as both buyer agent and loan agent

Referral fee for Buying/Selling: 0.1% of sale price

MORTGAGE RATES

Jumbo- more than \$765,600 (No Prepay Penalty)

	No Point	No Point/No Fee	No Point/ No Fee/Cover Cost
5/1 ARM	2.875% (APR 2.980%)	3.0% (APR 3.105%)	3.5% (APR 3.5%)
7/1 ARM	2.875% (APR 2.980%)	3.125% (APR 3.210%)	3.5% (APR 3.5%)
10/1 ARM	3.25% (APR 3.310%)	3.375% (APR 3.480%)	3.625% (APR 3.625%)
30 Yr. Fixed	3.5% (APR 3.605%)	3.625% (APR 3.730%)	4.0% (APR 4.0%)

HB Conforming \$510,400 to \$765,600 (No Prepay Penalty)

	No Point	No Point/No Fee	No Point/ No Fee/Cover Cost
5/1 ARM	2.875% (APR 2.980%)	3.125% (APR 3.210%)	3.375% (APR 3.375%)
7/1 ARM	2.875% (APR 2.980%)	3.125% (APR 3.210%)	3.375% (APR 3.375%)
10/1 ARM	3.25% (APR 3.310%)	3.5% (APR 605%)	3.625% (APR 3.625%)
15 Yr. Fixed	2.75% (APR 2.855%)	3.0% (APR 3.105%)	3.25% (APR 3.25%)
30 Yr. Fixed	3.125% (APR 3.210%)	3.375% (APR 3.480%)	3.625% (APR 3.625%)

Conforming- up to \$510,400 (No Prepay Penalty)

	No Point	No Point/No Fee	No Point/ No Fee/Cover Cost
5/1 ARM	2.5% (APR 2.605%)	2.5% (APR 2.605%)	2.75% (APR 2.855%)
7/1 ARM	2.5% (APR 2.605%)	2.5% (APR 2.5%)	2.5% (APR 2.5%)
10/1 ARM	2.5% (APR 2.605%)	2.5% (APR 2.605%)	2.5% (APR 2.5%)
15 Yr. Fixed	2.625% (APR 2.730%)	2.875% (APR 2.980%)	3.125% (APR 3.125%)
30 Yr. Fixed	3.0% (APR 3.105%)	3.25% (APR 3.310%)	3.375% (APR 3.375%)

Susan Zhang, Broker

Email: Susan@AscendRF.com

Tel: 408-886-8926

www.AscendRF.com Fax: 408-228-3266

Ascend Realty and Financial Corp.

3148 El Camino Real Suite 202, Santa Clara, CA 95051

This information is not an advertisement to extend consumer credit as defined by section 226.2 of Regulation Z. Licensed by CA Department of Real Estate. Income, Credit, Loan and Loan-to-Value Ratio must meet qualification requirements. Real Estate Broker license # is 1947726. NMLS# 1142951. Rate and programs are subject to change without notice. Rates and programs for individual cases will vary. Rates are subject to lender approval of the property. The appraisal fee and credit report fee will be collected from the borrower at origination but will be reimbursed to the borrower at the close of escrow if choose closing cost covered program. APR is based on a HB \$600,000 or a conforming \$400,000 loan with estimated closing costs of \$2,900-\$3,200.

