

# SCHEDULE OF FEES AND COSTS

The following is our schedule of fees and costs we charge for loan-related services, subject to change to applicable law.

Fee Type	Amount	Condition
<b>Late Fee</b>	Assessed in accordance with terms of note	<ul style="list-style-type: none"> <li>Assessed in accordance with terms of the note, but not to exceed 5% of the amount of the principal and interest payment past due.</li> </ul>
<b>Returned Check</b>	\$20.00	<ul style="list-style-type: none"> <li>Assessed for returned items.</li> </ul>
<b>Partial Release of Property</b>	\$50.00	<ul style="list-style-type: none"> <li>Assessed when WHEDA is asked to release a portion of the collateral property.</li> </ul>
<b>Foreclosure Fees</b>	\$50 or greater	<ul style="list-style-type: none"> <li>For actual third-party services for a foreclosure proceeding. There also may be other incidental costs of \$10 or greater.</li> </ul>
<b>Bankruptcy Fees</b>	\$500 or greater	<ul style="list-style-type: none"> <li>For actual third-party services for a bankruptcy proceeding. There also may be other incidental costs of \$10 or greater.</li> </ul>
<b>Property Preservation Costs</b>	\$10 or greater	<ul style="list-style-type: none"> <li>For actual third-party services to maintain and preserve the property. These costs may be substantial based on the condition of the property (securing, lawn maintenance, winterization, debris, roof issues, additional service items).</li> </ul>
<b>Property Inspection Costs</b>	\$25	<ul style="list-style-type: none"> <li>Third-party cost for these inspections are generally ordered at the 45th day of delinquency and up to every 30 days thereafter.</li> </ul>
<b>Broker Price Opinion Cost</b>	\$100 - \$190	<ul style="list-style-type: none"> <li>Third-party cost is assessed when it is necessary to obtain an opinion on the value of the collateral property (exterior or interior).</li> </ul>
<b>Appraisal Cost</b>	\$400 or greater	<ul style="list-style-type: none"> <li>Third-party cost is assessed when a more thorough property valuation is required.</li> </ul>
<b>Title Search Cost</b>	\$125	<ul style="list-style-type: none"> <li>Third-party cost is assessed when a title search is necessary.</li> </ul>
<b>Lien Release Fee</b>	\$25 - \$30	<ul style="list-style-type: none"> <li>Third-party cost is assessed for recording a lien release.</li> </ul>
<b>Recording Cost</b>	\$30	<ul style="list-style-type: none"> <li>Charged by government agencies for recording real estate transactions.</li> </ul>
<b>Subordination Fee</b>	\$50	<ul style="list-style-type: none"> <li>Assessed for the preparation of the Subordination Agreement that is recorded at the Register of Deeds (additional Recording Cost required). Not all of the WHEDA Second Mortgages qualify for subordination.</li> </ul>
<b>Release of Liability Fee</b>	\$400	<ul style="list-style-type: none"> <li>Assessed for the review and release of one or more borrowers from the Note and Mortgage. Remaining Borrower is underwritten and must meet WHEDA's requirements.</li> </ul>
<b>Modification Fee</b>	\$100	<ul style="list-style-type: none"> <li>Only allowed when a borrower wants to reduce their monthly principal and interest by applying a large principal reduction.</li> <li>FNMA Modifications do not have a charge associated.</li> </ul>
<b>Phone Payment Fee</b>	\$15	<ul style="list-style-type: none"> <li>The automated phone payment system is free. Borrowers <i>eligible</i>* for the automated service will be assessed a \$15 phone payment fee if processed by a customer service representative.</li> </ul> <p><small>*Eligible Payments - Regular monthly payments (PITI Only) on non-critical days (i.e., 16th, last business day of month).</small></p>

Meant for informational purposes only. Subject to change without notice.

09/2024