

INTERNAL USE ONLY

Fee	APR Fee	Disclosure	Fee Tolerance	Fee Definition	FHA 203(k) Standard	FHA 203(k) Limited
203(k) Permit Fee - Standard & Limited	N	B	Section B/C Tolerance	Permits as required Standard 203(k) permits must be submitted at time of first draw	As Required	As Required
HUD Consultant Fee - Standard	Y	B/C	Section B/C Tolerance	Fee set by HUD based on the entire repair amount	Required	Optional
HUD Consultant Inspection - Standard	Y	B/C	Section B/C Tolerance	X the number of draw inspections. See Work Write-Up for fee amount set by HUD consultant.	Required	
Architectural & Engineering Fee - Standard	Y	B/C	Section B/C Tolerance	Fee to architect or engineer for plot, plans, drawings or inspection	As Required	
Mortgage Payments Escrowed - Standard	N	H	Unlimited Tolerance	Optional reserve to cover escrow payments during construction	Optional	
Title Update Fee - Standard	Y	B/C	Section B/C Tolerance	Fee \$100* per draw. If project has 5 draws fee is 5 x \$100 = \$500	Required	
Title Update Fee - Limited	Y	B	Section B/C Tolerance	1 x \$150*		Required
Supplemental Origination Fee - Standard & Limited	Y	A	Zero Tolerance	1.5% x the repair amount or \$350 whichever is the greater of the two	Required	Required
Inspection Fee - Limited	Y	B	Tolerance	2 x \$150*		Required

Key Table

Section A	Section F
<p>Fees are Origination fees. These fees appear in Section A only if the fees are paid and kept by the creditor or the broker/client.</p> <p>Zero Tolerance: These fees are zero tolerance and are not allowed to change once disclosed without a valid Change of Circumstance.</p>	<p>Devoted to Pre-paid items to be paid by the consumer in advance of the first scheduled payment of the loan these amounts have unlimited tolerance.</p>
Section B	Section G
<p>Fees are items provided by persons other than the creditor or mortgage broker that the consumer cannot shop for and will pay for at settlement</p> <p>Zero Tolerance: These fees are zero tolerance and are not allowed to change once disclosed</p>	<p>Includes items that the consumer will be expected to place into a reserve or escrow account at consummation to be applied to recurring periodic payments. These amounts have unlimited tolerance.</p>
Section C	Section H
<p>Fees are services you can shop for provided by persons other than the creditor or mortgage broker that the consumer will shop for and will pay for at settlement.</p> <p>Three fee tolerance categories may exist in Section C</p> <ul style="list-style-type: none"> Fees that are paid to an affiliate of Lender/Broker - ZERO TOLERANCE. Fees paid to a provider listed on the Settlement Service Provider List - 10% AGGREGATE TOLERANCE. Fees paid to a provider that the borrower found on their own and is not on the Settlement Service Provider List - UNLIMITED TOLERANCE LIMIT <p>Zero Tolerance: If the consumer shops and chooses a service provider that is affiliated, the fee falls into the zero tolerance categories.</p> <p>10% Tolerance: If the consumer is allowed to shop and chooses a service provider that is on the SSPL, the fee falls into the 10% tolerance category.</p> <p>Unlimited Tolerance: If the consumer is allowed to shop and chooses a service provider that is not on the SSPL, the fee falls into the unlimited tolerance category.</p>	<p>Includes items that the consumer is likely to pay for that are outside of the creditor or loan originator requirements. These amounts have unlimited tolerance.</p>
Section E	Closing Disclosures
<p>Fees must be disclosed with Recording Fees and Other Taxes displayed first and Transfer Taxes shown second.</p> <p>Recording fees and Other taxes are fees assessed by a government authority to record and index the loan and title documents as required under State or local law together with any charges or fees imposed by a State or local government that are not transfer taxes.</p> <p>Transfer Taxes are State and local government fees on mortgages and home sales that are based on Loan Amount or</p>	Section B
	<p>Services Borrower Did Not Shop for:</p> <ul style="list-style-type: none"> Fees paid to a provider for which the borrower cannot shop - ZERO TOLERANCE. Fees for which the borrower was able to shop but didn't (chose a provider on the Settlement Service Provider List) <ul style="list-style-type: none"> 10% AGGREGATE TOLERANCE. If paid to an affiliate - ZERO TOLERANCE.
	Section C
	<p>Services Borrower Did Shop For</p> <ul style="list-style-type: none"> Fees Paid to a provider that the borrower chose on their own (not on the Settlement Service Provider List) - UNLIMITED TOLERANCE LIMIT If paid to an affiliate - ZERO TOLERANCE.

*Estimated Fee - subject to vary based on location.