



SmartEdge Product Grid

1. ELIGIBILITY MATRIX				
Transaction Type	Units	Credit Score	LTV/CLTV	Loan Amount
Primary Residence				
Purchase Rate & Term Refi	1-4	660	80%	\$2,000,000
		680	85%	
		720	80%	\$3,000,000
			85%	\$2,500,000
			90%	\$2,000,000
Cash-out Refi	1-4	720	85%	\$2,000,000
			80%	\$2,500,000
		680	80%	\$1,500,000
		660	75%	\$2,000,000
New or newly converted condo projects in Florida: Max 60% LTV/CLTV 680 credit score for non-warrantable condos				

ELIGIBILITY MATRIX				
Transaction Type	Units	Credit Score	LTV/CLTV	Loan Amount
Second Home				
Purchase Rate & Term Refi	1-2	660	70%	\$1,500,000
			65%	\$2,000,000
		680	75%	
		720	80%	\$2,500,000
Cash-out Refi	1	660	65%	\$1,000,000
		680	65%	\$2,000,000
		720	75%	
			70%	\$2,500,000
New or newly converted condo projects in Florida: Max 60% LTV/CLTV 680 credit score for non-warrantable condos Not permitted <ul style="list-style-type: none"> • First time homebuyers • Non-permanent residents 				

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ELIGIBILITY MATRIX				
Transaction Type	Units	Credit Score	LTV/CLTV	Loan Amount
Investment Property				
Purchase Rate & Term Refi	1-4	680	70%	\$1,000,000
			65%	\$2,000,000
		720	75%	\$1,500,000
			70%	\$2,000,000
Cash-out Refi	1-4	680	65%	\$1,000,000
			60%	\$2,000,000
		720	70%	\$1,500,000
			65%	\$2,000,000
New or newly converted condo projects in Florida: Max 60% LTV/CLTV 680 credit score for non-warrantable condos First time homebuyers not permitted				

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