



## SmartEdge Product Grid

ELIGIBILITY MATRIX				
Units	Transaction Type	Credit Score	LTV/CLTV	Loan Amount
<b>Primary Residence</b>				
1-4	Purchase Rate & Term Refi	660	80%	\$2,000,000
		680	90%	
		700	85%	\$2,500,000
		720	90%	\$2,500,000
1-4	Cash-out Refi	720	80%	\$3,000,000
		740	90%	\$2,500,000
		720	85%	\$2,000,000
		680	80%	\$3,000,000
		680	80%	\$1,500,000
New or newly converted warrantable condo projects in Florida: Max 60% LTV/CLTV 680 credit score for non-warrantable condos				

ELIGIBILITY MATRIX				
Units	Transaction Type	Credit Score	LTV/CLTV	Loan Amount
<b>Second Home</b>				
1-2	Purchase Rate & Term Refi	660	80%	\$1,500,000
		660	65%	\$2,000,000
		680	75%	
		720	80%	\$2,500,000
1	Cash-out Refi	740	85%	\$3,000,000
		660	65%	\$1,000,000
		680	65%	\$2,000,000
		700	80%	\$1,500,000
		720	75%	\$2,000,000
			70%	\$2,500,000
New or newly converted warrantable condo projects in Florida: Max 60% LTV/CLTV 680 credit score for non-warrantable condos Not permitted <ul style="list-style-type: none"> <li>• First time homebuyers</li> <li>• Non-permanent residents</li> </ul>				

Information is accurate as of the date of publishing and is subject to change without notice. The guidelines outlined in this document apply to Newrez SmartEdge loans originated under Newrez's Smart Series Product Line. This document should not be relied upon or treated as legal advice. **Guidelines subject to change without notice;** Printed copies may not be the most current version. For the most current version, always refer to the online version.



## SmartEdge Product Grid

ELIGIBILITY MATRIX				
Units	Transaction Type	Credit Score	LTV/CLTV	Loan Amount
<b>Investment Property</b>				
1-4	Purchase Rate & Term Refi	680	70%	\$1,000,000
			65%	\$2,000,000
		720	75%	\$1,500,000
			70%	\$2,000,000
1-4	Cash-out Refi	680	65%	\$1,000,000
			60%	\$2,000,000
		720	70%	\$1,500,000
			65%	\$2,000,000
New or newly converted warrantable condo projects in Florida: Max 60% LTV/CLTV 680 credit score for non-warrantable condos Not permitted <ul style="list-style-type: none"> <li>• First time homebuyers not permitted</li> <li>• Non-permanent residents</li> </ul>				

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