

USDA Rural Housing Fixed Rate Program Summary

Product Detail	Product Guidelines
Amortization Type	Fixed
AUS	GUS Manual Underwrite
Documentation	Full Streamline
FICO/Credit Score	Refer to the below Program Matrix .
Lien Position	First
Maximum Loan Amount	The base loan amount cannot exceed the conforming loan limit. The total loan amount after adding the Guarantee Fee may exceed 100% of the appraised value by the amount of the Guarantee Fee.
Occupancy	Primary residence
Program Codes and Terms	Fixed: <ul style="list-style-type: none"> USDAF30: 30 year term Temporary Buydown: <ul style="list-style-type: none"> USDAF30B1: (1/0 Temporary Buydown): 30 year term USDAF30B2: (2/1 Temporary Buydown): 30 year term
Property Types	<ul style="list-style-type: none"> Single Family (Detached, Attached) PUD (Detached, Attached) FHA-approved Condominium (Detached, Attached) Modular Home
Ratios	<ul style="list-style-type: none"> For GUS approved loans, ratios are as determined by GUS For manually underwritten loans, ratios are capped at 32/44. Additional ratio requirements can be found in the GUS section
Transaction Types	<ul style="list-style-type: none"> Purchase Rate/term Refinance

USDA Rural Housing Fixed Rate Program Matrix:

Purchase				
Doc Type	Occupancy	Units	FICO/Credit Score	LTV/CLTV
Full	Primary Residence	1	620	100/NA
Rate Term Refinance				
Doc Type	Occupancy	Units	FICO/ Credit Score	LTV/CLTV
Full	Primary Residence	1	620	100/100
Streamline	Primary Residence	1	Not currently serviced by Caliber 620 Currently serviced by Caliber 600	105/105
Program Matrix Notes:				

- Non-Traditional Credit is not permitted
- New subordinate financing is not permitted
- Agricultural or farm land is not permitted
- Escrow Waivers not permitted
- The LTV may be exceeded by the financed Upfront Guarantee Fee.