



# No FICO HELOC Rate Sheet

4870 Viewridge Ave. #100  
San Diego, CA 92123  
ResCapLender.com

**NON-FICO HELOC SPECIALISTS!** Private Lender – Specializing in Foreclosure, Bankruptcy, Low FICO  
(See our “560+ FICO HELOC Rate Sheet” for borrowers with > 560 FICO.)

**Time Frame:** We can go to docs in less than 7 days with a complete submission. The more complete the application, the quicker the funding time.

**FICO:** Any FICO score accepted. See our “560+ FICO HELOC Rate Sheet” for better rates and fees for borrowers with > 560 FICO mid score.

**Amount:** \$30,000 to \$150,000, 2nd Position TD  
6 Year Term, Interest Only, 3 year Draw, 3 Year Repay (repay amortized over 15 yrs.).  
Rate adjusts to margin plus prime index each month. \$499 early termination fee.  
Larger loans and 1st TDs are available on a case-by-case basis.

**Line of Credit:** Loans require a Line of Credit feature of \$10,000 or 20% of the loan amount, whichever is greater. Borrower may draw 30 days after closing. A 5% draw fee applies to access the line of credit.

**On-Time Payments:** *Rate Reduction* – 2% interest reduction for on-time payments during the first 6 months of loan. (e.g. 12.9% would become 10.9%). Applies to rates of 12.9%+ only.

**Foreclosure/BK:** Notice of Default only. Loans with a Notice of Trustee sale scheduled date are not accepted. BKs are OK.

Rates:	CLTV	Base Rate	Max Rate <sup>†</sup>
	Up to 65%	12.99%	12.99%
	65.1 to 70%	13.50%	16.00%
	70.1 to 75%	13.99%	17.90%

<sup>†</sup>The initial rate will not exceed the Max Rate regardless of adjustments.

Adjustments	Rate
BK or NOD (last 6 mos.)	+2.0
Cash Out	+1.0
Lite Doc	+0.5
Loan Amt. > \$100K	+1.0
Non O/O	+2.0
Stated Income	+1.5
Units (2–8)	+1.0
Value < \$250K or > \$850K	+1.5
Year Built < 1965	+1.5

**CLTV:** Up to 75% subject to adjustments below. CLTV includes broker commissions, closing costs, loan fees, and the line of credit. Properties under \$240K value subject to \$60K Equity. Use our prequal calculator at ResCapLender.com to help you determine the CLTV.

**Appraisal:** Broker to provide appraisal. All appraisals subject to value review.

**Debt Ratio:** 55% back end, co-signers OK, Stated Income programs available on case by case basis. No cash reserves required.

**Complete Application Bonus:** \$500 additional bonus for submission of complete packages submitted with the ‘Full Package Checklist’ (see Download section of rescaplender.com).

**Borrower Fees:** Fees for Loans (closing costs not included):

Loan Amt	Combined Loan to Value	
	<65%	65%–75%
\$30,000–39,999	\$3,900	\$4,900
\$40,000–49,999	\$4,900	\$5,900
\$50,000–89,999	\$5,900	\$6,900
\$90,000–150,000	7%	7%

**Commission:** Earn up to \$5,000 per loan – rate is always at par. Loans over \$100K can earn more. Ask about our \$500 complete submission bonus!

**Types of Property:** SFR, Condos, PUD, 2–8 Units.

**Other Items:** Cash Out OK, Foreclosure NODs OK, Bankruptcy OK.

**Visit ResCapLender.com  
and select prequal/calculator to  
determine your client’s needs.  
Be sure to check out our 2/28 ARM too!**

Loans conform to all AB489 and Section 32 lending requirements. Rates and terms subject to change without notice. This document is for real estate professionals only and is not intended for general public use. This is not a commitment to lend. Loans offered under California Finance Lender License #6039039, 6039040, 6039952.