



Mortgage Vintage, Inc.

"Private Money – Smart Lending"

“Non-Prime” Loans

Small Creditor Qualified Mortgage (SCQM) Loan Program

Private
Money
-
Direct
Lender



Loan Amounts:	\$450,000 to \$950,000
Interest Rate:	Starting at 8.75%
Loan Amortization and Term:	30 Year Amortization due in 5 Years
Origination Points	3 Points (3.0 points including broker and lender)
Source of Funds	Gift Funds Ok for Purchases
Occupancy	Owner Occupied
Loan To Value	60% on Purchase and 55% on Refinance
Prepayment Penalty	None
Income	Satisfy VA Residual Income requirements with verifiable income. Approx. 50% DTI Max.
Borrower Down Payment Requirement on Purchase:	40% of Purchase Price (minimum).
Timeline to Fund:	Typically 10-14 days
Appraisal	Required, existing Appraisal ok if within 120 days
Property Type	Single Family Residential 1-4 Unit or Condominium

This consumer loan program is designed for Owner Occupied borrowers who would like to borrow against a principal residence or 2nd home.

Mortgage Vintage, Inc.

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