



For Credit Unions

Arch Mortgage Guaranty Company

Monthly

Non-Refundable Annualized BPMI / LPMI Rates | Including EZ Monthly

Effective Date: September 18, 2021

Rates are subject to individual state regulatory approval.

Please check <https://mortgage.archgroup.com/us-credit-union/amgc/amgc-rate-sheets/> for state availability.

Amortization Term > 20 Years

Loan to Value	Coverage	Reduces Initial Exposure to	Fixed									Non-Fixed								
			760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639	<620	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639	<620
97.00% to 95.01%	35	63	0.55%	0.69%	0.76%	0.90%	1.20%	1.65%	1.80%	1.95%	2.73%	0.74%	0.93%	1.03%	1.22%	1.62%	2.23%	2.43%	2.63%	3.69%
	25	73	0.44%	0.52%	0.59%	0.68%	0.91%	1.20%	1.27%	1.45%	2.03%	0.59%	0.70%	0.80%	0.92%	1.23%	1.62%	1.71%	1.96%	2.74%
	18	80	0.37%	0.41%	0.44%	0.53%	0.69%	0.91%	0.97%	1.08%	1.51%	0.50%	0.55%	0.59%	0.72%	0.93%	1.23%	1.31%	1.46%	2.04%
95.00% to 90.01%	30	67	0.37%	0.44%	0.52%	0.60%	0.74%	1.05%	1.15%	1.30%	1.82%	0.50%	0.59%	0.70%	0.81%	1.00%	1.42%	1.55%	1.76%	2.46%
	25	71	0.33%	0.42%	0.49%	0.55%	0.68%	0.96%	1.05%	1.15%	1.61%	0.45%	0.57%	0.66%	0.74%	0.92%	1.30%	1.42%	1.55%	2.17%
	16	80	0.28%	0.30%	0.36%	0.40%	0.46%	0.67%	0.74%	0.90%	1.26%	0.38%	0.41%	0.49%	0.54%	0.62%	0.90%	1.00%	1.22%	1.70%
90.00% to 85.01%	25	68	0.25%	0.29%	0.35%	0.41%	0.50%	0.72%	0.80%	0.90%	1.26%	0.34%	0.39%	0.47%	0.55%	0.68%	0.97%	1.08%	1.22%	1.70%
	12	79	0.19%	0.21%	0.25%	0.27%	0.35%	0.45%	0.50%	0.54%	0.76%	0.26%	0.28%	0.34%	0.36%	0.47%	0.61%	0.68%	0.73%	1.02%
85.00% and below	12	75	0.18%	0.19%	0.22%	0.24%	0.27%	0.35%	0.39%	0.41%	0.57%	0.24%	0.26%	0.30%	0.32%	0.36%	0.47%	0.53%	0.55%	0.77%
	6	80	0.16%	0.16%	0.17%	0.18%	0.19%	0.21%	0.31%	0.35%	0.49%	0.22%	0.22%	0.23%	0.24%	0.26%	0.28%	0.42%	0.47%	0.66%

Amortization Term ≤ 20 Years

Loan to Value	Coverage	Reduces Initial Exposure to	Fixed									Non-Fixed								
			760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639	<620	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639	<620
97.00% to 95.01%	35	63	0.37%	0.50%	0.65%	0.71%	0.85%	1.10%	1.29%	1.40%	1.96%	0.50%	0.68%	0.88%	0.96%	1.15%	1.49%	1.74%	1.89%	2.65%
	25	73	0.30%	0.40%	0.50%	0.57%	0.68%	0.82%	0.91%	1.01%	1.41%	0.41%	0.54%	0.68%	0.77%	0.92%	1.11%	1.23%	1.36%	1.91%
	18	80	0.25%	0.33%	0.40%	0.50%	0.55%	0.65%	0.73%	0.82%	1.15%	0.34%	0.45%	0.54%	0.68%	0.74%	0.88%	0.99%	1.11%	1.55%
95.00% to 90.01%	30	67	0.27%	0.35%	0.42%	0.47%	0.60%	0.73%	0.88%	0.92%	1.29%	0.36%	0.47%	0.57%	0.63%	0.81%	0.99%	1.19%	1.24%	1.74%
	25	71	0.23%	0.25%	0.33%	0.38%	0.50%	0.62%	0.72%	0.80%	1.12%	0.31%	0.34%	0.45%	0.51%	0.68%	0.84%	0.97%	1.08%	1.51%
	16	80	0.20%	0.22%	0.27%	0.32%	0.40%	0.47%	0.52%	0.56%	0.78%	0.27%	0.30%	0.36%	0.43%	0.54%	0.63%	0.70%	0.76%	1.06%
90.00% to 85.01%	25	68	0.22%	0.25%	0.32%	0.37%	0.43%	0.55%	0.57%	0.59%	0.83%	0.30%	0.34%	0.43%	0.50%	0.58%	0.74%	0.77%	0.80%	1.12%
	12	79	0.17%	0.19%	0.21%	0.23%	0.28%	0.33%	0.36%	0.38%	0.53%	0.23%	0.26%	0.28%	0.31%	0.38%	0.45%	0.49%	0.51%	0.72%
85.00% and below	12	75	0.17%	0.18%	0.21%	0.23%	0.26%	0.30%	0.31%	0.32%	0.45%	0.23%	0.24%	0.28%	0.31%	0.35%	0.41%	0.42%	0.43%	0.60%
	6	80	0.15%	0.15%	0.16%	0.17%	0.18%	0.20%	0.24%	0.27%	0.38%	0.20%	0.20%	0.22%	0.23%	0.24%	0.27%	0.32%	0.36%	0.51%

Monthly Premium Adjustments	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639	<620
Rate/Term Refinance	0.00%	0.00%	0.00%	0.05%	0.05%	0.05%	0.15%	0.20%	0.28%
Cash-Out Refinance	0.18%	0.20%	0.20%	0.25%	0.25%	0.50%	0.55%	0.60%	N/A
Second Home	0.12%	0.13%	0.14%	0.17%	0.20%	0.35%	0.40%	0.45%	0.63%
Investment Property	0.34%	0.38%	0.42%	0.47%	0.50%	0.57%	0.65%	0.75%	N/A
Manufactured Housing	0.18%	0.20%	0.20%	0.20%	0.25%	0.30%	0.35%	0.40%	0.56%
Refundable Monthly <sup>1</sup>	0.02%	0.03%	0.03%	0.04%	0.04%	0.05%	0.07%	0.07%	0.10%
3-4 Unit Owner-Occupied Property	0.34%	0.38%	0.42%	0.47%	0.50%	0.57%	0.65%	0.75%	N/A
Interest Only <sup>2</sup>	0.18%	0.18%	0.20%	N/A	N/A	N/A	N/A	N/A	N/A
Debt-to-Income Ratio > 45% and < 50% <sup>2</sup>	0.05%	0.05%	0.10%	0.15%	0.15%	0.20%	0.20%	0.20%	0.28%
Employee Relocation	-0.02%	-0.04%	-0.04%	-0.07%	-0.07%	-0.10%	-0.12%	-0.12%	-0.17%
Level Annual Premium	-0.02%	-0.03%	-0.03%	-0.04%	-0.04%	-0.05%	-0.07%	-0.07%	-0.10%
Amortized Renewals	0.01%	0.03%	0.03%	0.04%	0.04%	0.05%	0.07%	0.07%	0.10%

Less than 620 credit score applies only to multi-borrower loans that have received a DU Approve/Eligible recommendation and meet Arch EZ Decisioning requirements.

<sup>1</sup> Refundable monthly premium not available under EZ Monthly.

<sup>2</sup> Not applicable in WA.

See reverse side for a more complete description of premium plans.

# Monthly Premium Notes

## Premium Plans

### Monthly Premium

To calculate the monthly premium amount, divide the Annualized Monthly Rate (including the addition or subtraction of any applicable rate adjustments) by 12, multiply the result by the insured loan balance and round to the nearest cent.

For EZ Monthly Premiums, no premium is due at closing. The initial premium is collected along with the member's first monthly mortgage payment.

### Level Annual Premium

To calculate the Level Annual Premium amount, subtract the Level Annual Premium discount from the Annualized Monthly non-refundable base rate and multiply the result by the insured loan balance, rounding to the nearest cent. This is an exclusively refundable product and therefore no additional Refundable Surcharge applies to Level Annual Premium plans.

### BPMI (Borrower-Paid Mortgage Insurance)

Borrower-paid mortgage insurance premiums are collected by the servicer from the members.

### LPMI (Lender-Paid Mortgage Insurance)

Lender-paid mortgage insurance premiums are paid by the lender without directly collecting a premium from the member. All premiums must qualify as "lender-paid" in accordance with the Federal Homeowners Protection Act of 1998. Rates are selected based on the credit union's state of domicile.

## Loan Programs Pricing Categories

### Fixed-Rate Mortgages

Feature level interest rates for at least the first five years.

### Non-Fixed Rate or Adjustable-Rate Mortgages (ARMs)

Feature interest rates that have the potential to change within a period less than five years. Negative amortization mortgages, including option payment mortgages, are ineligible for coverage.

## Loan Term Pricing Categories

### > 20-Year Mortgages

Includes loans that fully amortize over periods greater than 20 years and not more than 40 years.

### ≤ 20-Year Mortgages

Loans in this category must fully amortize over a maximum of 20 years.

## Renewals

### Amortized Renewal

Annual or monthly rate is applied to the outstanding loan balance from coverage inception date through term.

### Constant Renewal

Annual or monthly rate is applied to the ORIGINAL loan balance from policy inception date through year 10. The constant renewal rate for years 11 through term is the lower of the original premium rate or 17 basis points (0.17%).

## Refunds

Under non-refundable BPMI premium plans, no premium will be refunded unless: 1) the "Refundable Monthly" option is chosen or 2) MI coverage was canceled due to the requirements of the Homeowners Protection Act of 1998 (HPA) or applicable state law. If the Refundable Monthly option is chosen, a premium refund for non-HPA cancellations will be calculated pro-rata. If coverage is canceled due to HPA, a refund of unearned premium will be provided. Premium payments made under any LPMI program are non-refundable.

## Other Considerations

Rates are subject to approval by the applicable state department of insurance.

### Minimum Rate

The minimum premium rate, after applying all premium adjustments, is 15 basis points (0.15%).

For a complete listing of eligibility requirements, please refer to the AMGC Credit Union Underwriting Manual at [archmicu.com/amgc](https://www.archmicu.com/amgc).

Contact Arch MI for coverages and rates not included on this rate card.

If you have questions about the programs presented here, contact your Arch MI **Account Manager** or call **877-642-4642**.

*Arch Mortgage Guaranty Company is not a GSE-approved mortgage insurer.*