



**VA Doc Request**  
 Fax Document Request to 949-450-1841  
 Doc Order must be received by 1 pm  
 Delaine @ 949 450-1888 ext 1354

Loan Number \_\_\_\_\_ Loan Program \_\_\_\_\_  
 Borrower \_\_\_\_\_ Note Rate \_\_\_\_\_ %  
 Loan Amount \$ \_\_\_\_\_ 1st Payment \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_

- The following standard conditions will be required "Prior to Docs" (PTD):**
- All PTD conditions must be signed off/approved by U/W prior to ordering docs
  - All PTD conditions should be submitted at one time. Piecemeal conditions will not be reviewed individually
  - Lock In Confirmation. Broker rebate from Lock Confirmation will be disclosed to Borrower
  - Escrow Instructions/Amendment with Correct Vesting. Estimated HUD1
  - Trust One Mortgage will order Flood Certification on all loans prior to drawing Loan Documents
  - Complete Broker "approval" is required prior to issuing docs
  - Invoice required for Credit Report Fee and Appraisal Fee
  - Insufficient conditions, Quality Control Review and Funding may generate additional conditions

Lender /Broker Fees to be Charged	"POC"	Fee Paid to Broker	Fee Paid to Lender	"X" if Borrower Paid Fee	"X" if Seller Paid Fee	"X" if Broker Paid Fee
ORIGINATION FEE						
DISCOUNT POINTS						
APPRAISAL FEE						
CREDIT REPORT FEE						
INSPECTION FEE						
OCCUPANCY INSPECTION FEE						
UNDERWRITING FEE \$675 (\$600 for streamline)			\$ 675			
PROCESSING FEE						
BUYDOWN FEE						
LENDER OTHER _____						
LENDER ADMIN FEE \$255 (n/a to streamline)			\$ 305			
BROKER ADMIN FEE						
APPRAISAL REVIEW FEE						
BROKER FEE						

Other RESPA Fees to be Disclosed on TIL	"POC" if Already Paid	Fee Paid to	Fee \$ Amount	"X" if Borrower Paid Fee	"X" if Seller Paid Fee	"X" if Broker Paid Fee
APPRAISAL FEE		APPRAISER				
ADVANCE MI CHARGED		LENDER				
SETTLEMENT / CLOSING APR FEES		ESCROW	\$ 1000			
MISC. ATTY / TITLE APR CHARGES		TITLE	\$ 500			

Note: Trust One does NOT cover Broker costs. Broker responsible for any RESPA fees appearing on final HUD 1 and not disclosed here.  
 Broker funds are NOT wired to Escrow. Trust One will issue Broker Check after closing when all conditions have been met.  
 All fees assumed to be charged to Borrower unless otherwise indicated. **Streamline Refi fees: \$600 U/W fee, no Admin fee**

**Please provide email address for document delivery:** \_\_\_\_\_

If there are any special instructions, please indicate: \_\_\_\_\_

Broker Closing Cost Credit \$ \_\_\_\_\_ Lender Closing Cost Credit \$ \_\_\_\_\_

Lender: <b>Trust One Mortgage Corporation</b> 108 Pacifica, Irvine, CA 92618 Confirmed by: _____ Date: _____ Time: _____ Phone: 949 450-1800 Fax: 949 450-1841	<b>Broker Name:</b> _____ Ordered By (signed): _____ Date: _____ Time: _____ Phone: _____ Fax: _____ Email: _____
--	--