

Purchase Price:

Annual Insurance

Annual Taxes

2225 13TH ST NW - WASHINGTON, DC 20009

3 Bedrooms, 2 Full Baths MLS: DC9508893

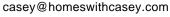
Make a piece of historic U St yours! Stunning classic details in this 3br, 2ba rowhome. Stained glass transoms, high ceilings, frml living/dining room, decorative fireplaces. Renovated kitch w/granite, subway tile, ss appls; new hardwoods/electric/plumbing/roof. Relax on 2nd floor deck. Backyard=poss parking. Lower level = expansion! Steps to metro, restaurants & all that U St

Agent Contact Information:

Casey Aboulafia

1506 19th St Nw Ste 1, Washington, DC 20036

(202) 491-1275 office



For informational purposes only: Compass is not a mortgage lender. PROSPERITY HOME MORTGAGE is not licensed to sell real estate. Contact PROSPERITY HOME MORTGAGE directly for questions regarding mortgage products and your eligibility.

\$949,900

\$7,101

\$360

Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

Loan Program	Low Down Jumbo			30 Year Fixed			30 Year Fixed	
Purchase Price	\$ 949,900		\$	949,900		\$	949,900	
Down Payment	\$ 142,485	(15.00%)	\$	189,980	(20.00%)	\$	237,475	(25.00%)
Loan Amount	\$ 807,415		\$	759,920		\$	712,425	
Term (Months)	360	Points APR		360	Points APR		360	Points APR
Interest Rate	4.250%	0.500 4.350%		3.750%	0.000 3.763%		3.625%	0.000 3.638%
Principal + Interest	\$ 3,972.00		\$	3,519.31		\$	3,249.02	
Mortgage Insurance (MI)	\$ 0		\$	0		\$	0	
HOA/Dues/Fees	\$		\$			\$		
Insurance Escrow	\$ 30.00		\$	30.00		\$	30.00	
			Φ	591.78		\$	591.78	
Tax Escrow	\$ 591.78		\$	591.76		φ	391.70	

Flyer Generated on: 10/29/2015. Payments are estimates. Actual Payments may be greater. See page 2 for best/worst case payment information. APR= Annual Percentage Rate. *Terms of Monthly Repayment: Low Down Jumbo: 360 payments of \$3,972 at 4.250% (4.350% APR) 30 Year Fixed: 360 payments of \$3,519 at 3.750% (3.763% APR) 30 Year Fixed: 360 payments of \$3,249 at 3.625% (3.638% APR) Rates as of: 10/29/2015.

For more information, please contact:

No mortgage fees if you use Jon Okun and mention this flyer!!!



Jonathan Okun NMLSR ID# 221383

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Interest rates and annual percentage rates (APRs) are based oncurrent market conditions, are for informational purposes only, are subject tochange without notice and may be subject to pricing add-ons related to propertytype, loan amount, loan-to-value, credit score and other variables—call fordetails. Accuracy is not guaranteed and products may not be available to allborrowers based on their individual situation. This is not a credit decision ora commitment to lend. Depending on loan guidelines, mortgage insurance may berequired. If mortgage insurance is required, the mortgage insurance premiumcould increase the APR and the monthly mortgage payment. Additional loanprograms may be available. All first mortgage products are provided by Prosperity Home Mortgage, LLC. (877) 275-1762. Prosperity Home Mortgage, LLC products may not be available in all areas. Not all borrowers will qualify. Licensed by the NJ Department of Banking and Insurance. Licensed by the Delaware State Bank Commissioner. Also licensed in District of Columbia, Georgia, Maryland, North Carolina, Pennsylvania, South Carolina, Tennessee, Virginia, and West Virginia, NMI S ID #75164 (NMI S Consumer Access at http://www.nmlsconsumeraccess.org/) ©2015 Prosperity Home Mortgage, LLC. All Rights Reserved

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Projected Payment Schedules for Loan Programs

Purchase Price: \$949,900

Property Address: 2225 13TH ST NW -

WASHINGTON, DC 20009

MLS Number: MRIS DC9508893 PROSPERITY HOME MORTGAGE

Jonathan Okun NMLSR ID# 221383 7700 Old Georgetown Road Suite 120

Bethesda, MD 20814

(443) 610-8371

Jonathan.Okun@phmloans.com



Created on: 10/29/2015

Principal & Interest payment is fixed for 30 years. Low Down Jumbo:

Projected Payments	Loan Amount: \$807,415 Down Payment: \$142,485
Payment Calculation	Years 1-30
Interest Rate / APR	4.250% / 4.350% APR
Principal & Interest	\$3,972
Estimated monthly Taxes, Insurance & Assessments	+ \$622
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$4,594

30 Year Fixed: Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$759,920
Payment Calculation	Years 1-30
Interest Rate / APR	3.750% / 3.763% APR
Principal & Interest	\$3,519
Estimated monthly Taxes, Insurance & Assessments	+ \$622
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$4,141

30 Year Fixed: Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$712,425
Payment Calculation	Years 1-30
Interest Rate / APR	3.625% / 3.638% APR
Principal & Interest	\$3,249
Estimated monthly Taxes, Insurance & Assessments	+ \$622
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$3,871

^{* &#}x27;min' estimates assume the lowest adjusted rate is equal to the ARM loan's "Margin". Future interest rates are rounded to the nearest 0.125%. Contact your lender if you have questions regarding any of the details.