

Equity Loans and Lines of Credit Underwriting Standards

We will consider loans on one- to four-family homes which are owner occupied as your primary place of residence and result in a first or second lien on the property. We will also consider loans on one- to two-family homes which are owner occupied as a true vacation home, when the loan results in a first lien. We do not lend on co-ops, and properties must be located in the state of New Jersey.

The limitation on the maximum Equity Loan amount is up to 80% of the value less the balance outstanding on the first mortgage.*

The applicant's total monthly credit obligations should not exceed 40% of the monthly verifiable income. This includes any first mortgage loan, real estate taxes, insurance premiums and any maintenance fees, as well as the new obligation being considered.

We will obtain a written credit report on each applicant and a property check to confirm ownership and liens. The applicant's history of credit use and the manner in which credit obligations were paid will be considered. Any reports indicating slow pay, collection, repossessions, tax liens, defaults, foreclosures or bankruptcies will be considered grounds for denial unless it can be established by the applicant(s), to our satisfaction, that the circumstances were temporary and beyond the control of the applicant(s). The loan, if approved, will be secured by a mortgage on the property.

There is no application fee and no appraisal fee. A \$75 closing fee is payable at closing. Hazard insurance is required.

* The percentage of value limitation is lower for combined loan amounts (First Mortgage and Equity Loan) above \$750,000.

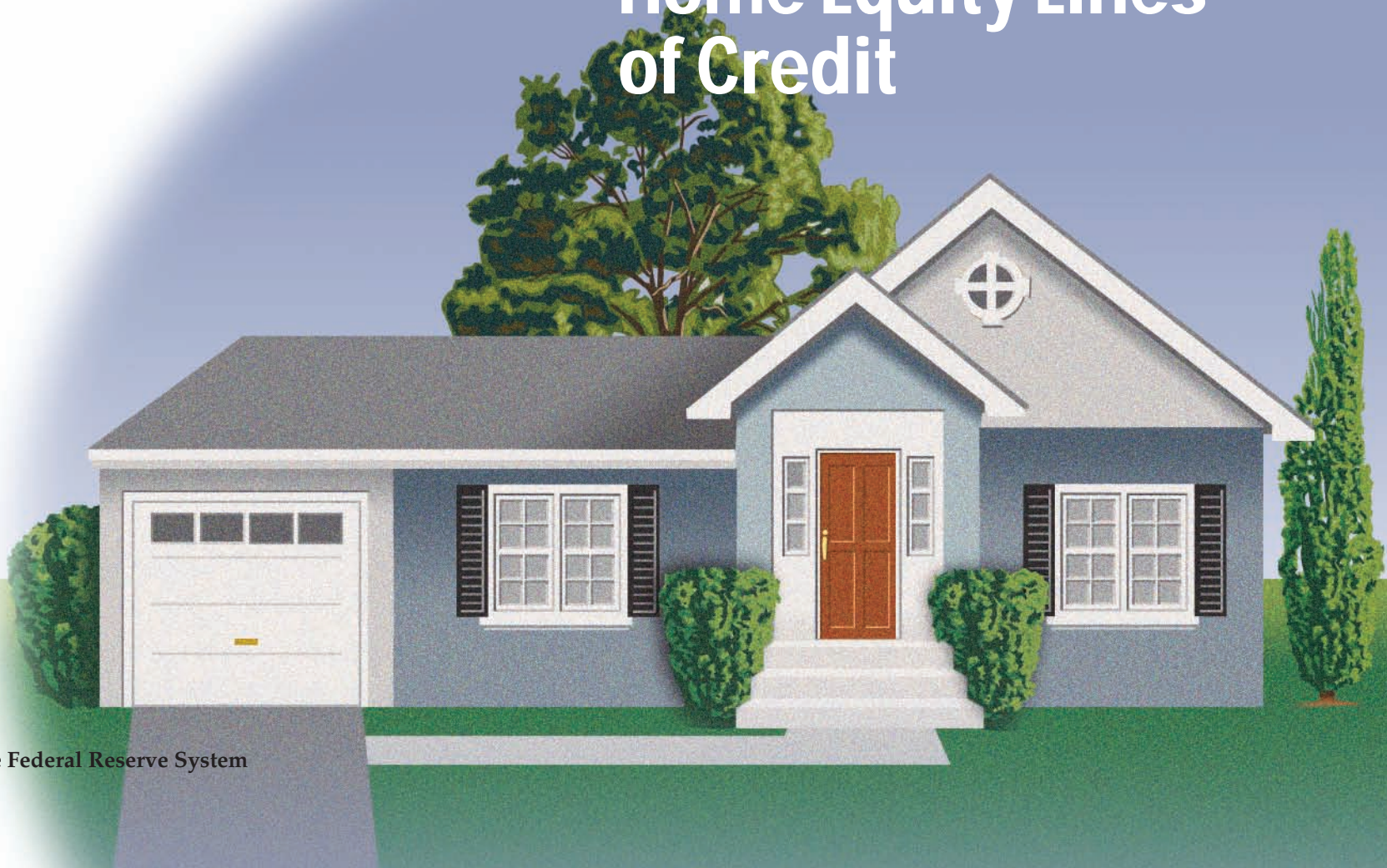
Right to Appraisal: *You have a right to a copy of the appraisal report used in connection with your application for credit. There will be a fee for this report. Should you wish a copy, please write to us at 101 JFK Parkway, Short Hills, NJ 07078. We must hear from you no later than 90 days after we notify you about the action taken on your credit application or your withdraw your application.*





The Federal Reserve Board

What you should know about
**Home Equity Lines
of Credit**





If you are in the market for credit, a home equity plan is one of several options that might be right for you. Before making a decision, however, you should weigh carefully the costs of a home equity line against the benefits. Shop for the credit terms that best meet your borrowing needs without posing undue financial risks. And remember, failure to repay the amounts you've borrowed, plus interest, could mean the loss of your home.

Home Equity Plan Checklist

Ask your lender to help fill out this checklist.

Basic Features	Plan A	Plan B
Fixed annual percentage rate	%	%
Variable annual percentage rate	%	%
<ul style="list-style-type: none"> ■ Index used and current value 	%	%
<ul style="list-style-type: none"> ■ Amount of margin 		
<ul style="list-style-type: none"> ■ Frequency of rate adjustments 		
<ul style="list-style-type: none"> ■ Amount/length of discount (if any) 		
<ul style="list-style-type: none"> ■ Interest-rate cap and floor 		
Length of plan		
Draw period		
Repayment period		
Initial fees		
Appraisal fee		
Application fee		
Up-front charges, including points		
Closing costs		
Repayment Terms		
During the draw period		
Interest and principal payments		
Interest-only payments		
Fully amortizing payments		
When the draw period ends		
Balloon payment?		
Renewal available?		
Refinancing of balance by lender?		

What is a home equity line of credit?

A home equity line of credit is a form of revolving credit in which your home serves as collateral. Because a home often is a consumer's most valuable asset, many homeowners use home equity credit lines only for major items, such as education, home improvements, or medical bills, and choose not to use them for day-to-day expenses. With a home equity line, you will be approved for a specific amount of credit. Many lenders set the credit limit on a home equity line by taking a percentage (say, 75%) of the home's appraised value and subtracting from that the balance owed on the existing mortgage. For example:

Appraised value of home \$100,000
Percentage x 75%
Percentage of appraised value = \$ 75,000
Less balance owed on mortgage – \$ 40,000
Potential line of credit \$ 35,000

In determining your actual credit limit, the lender will also consider your ability to repay the loan (principal and interest) by looking at your income, debts, and other financial obligations as well as your credit history. Many home equity plans set a fixed period during which you can borrow money, such as 10 years. At the end of this "draw period," you may be allowed to renew the credit line. If your plan does not allow renewals, you will not be able to borrow additional money once the period has ended. Some plans may call for payment in full of any outstanding balance at the end of the period. Others may allow repayment over a fixed period (the "repayment period"), for example, 10 years. Once approved for a home equity line of credit, you will most likely be able to borrow up to your credit limit whenever you want. Typically, you will use special checks to draw on your line. Under some plans, borrowers can use a credit card or other means to draw on the line. There may be other limitations on how you use the line. Some plans may require you to borrow a minimum amount each time you draw on the line (for example, \$300) or keep a minimum amount outstanding. Some plans may also require that you take an initial advance when the line is set up.

What should you look for when shopping for a plan?

If you decide to apply for a home equity line of credit, look for the plan that best meets your particular needs. Read the credit agreement carefully, and examine the terms and conditions of various plans, including the annual percentage rate (APR) and the costs of establishing the plan. Remember, though, that the APR for a home equity line is based on the interest rate alone and will not reflect closing costs and other fees and charges, so you'll need to compare these costs, as well as the APRs, among lenders.

Variable interest rates

Home equity lines of credit typically involve variable rather than fixed interest rates. The variable rate must be based on a publicly available index (such as the prime rate published in some major daily newspapers or a U.S. Treasury bill rate). In such cases, the interest rate you pay for the line of credit will change, mirroring changes in the value of the index. Most lenders cite the interest rate you will pay as the value of the index at a particular time, plus a "margin," such as 2 percentage points. Because the cost of borrowing is tied directly to the value of the index, it is important to find out which index is used, how often the value of the index changes, and how high it has risen in the past. It is also important to note the amount of the margin. Lenders sometimes offer a temporarily discounted interest rate for home equity lines—an "introductory" rate that is unusually low for a short period, such as 6 months. Variable-rate plans secured by a dwelling must, by law, have a ceiling (or cap) on how much your interest rate may increase over the life of the plan. Some variable-rate plans limit how much your payment may increase and how low your interest rate may fall if the index drops. Some lenders allow you to convert from a variable interest rate to a fixed rate during the life of the plan, or let you convert all or a portion of your line to a fixed-term installment loan.

Costs of establishing and maintaining a home equity line

Many of the costs of setting up a home equity line of credit are similar to those you pay when you get a mortgage. For example:

- A fee for a property appraisal to estimate the value of your home;
- An application fee, which may not be refunded if you are turned down for credit;
- Up-front charges, such as one or more “points” (one point equals 1 percent of the credit limit);
- Closing costs, including fees for attorneys, title search, mortgage preparation and filing, property and title insurance, and taxes.

In addition, you may be subject to certain fees during the plan period, such as annual membership or maintenance fees and a transaction fee every time you draw on the credit line. You could find yourself paying hundreds of dollars to establish the plan. And if you were to draw only a small amount against your credit line, those initial charges would substantially increase the cost of the funds borrowed. On the other hand, because the lender’s risk is lower than for other forms of credit, as your home serves as collateral, annual percentage rates for home equity lines are generally lower than rates for other types of credit. The interest you save could offset the costs of establishing and maintaining the line. Moreover, some lenders waive some or all of the closing costs.

How will you repay your home equity plan?

Before entering into a plan, consider how you will pay back the money you borrow. Some plans set a minimum monthly payment that includes a portion of the principal (the amount you borrow) plus accrued interest. But, unlike with typical installment loan agreements, the portion of your payment that goes toward principal may not be enough to repay the principal by the end of the term. Other plans may allow payment of *interest only* during the life of the plan, which means that you pay nothing toward the principal. If you borrow \$10,000, you will owe that amount when the payment plan ends. Regardless of the minimum required payment on your home equity line, you may choose to pay more, and many lenders offer a choice of payment options. Many consumers choose to pay down the principal regularly as they do with other loans. For example, if you use your line to buy a boat, you may want to pay it off as you would a typical boat loan. Whatever your payment arrangements during the life of the plan—whether you pay some, a little, or none of the principal amount of the loan—when the plan ends, you may have to pay the entire balance owed, all at once. You must be prepared to make this “balloon payment” by refinancing it with the lender, by obtaining a loan from another lender, or by some other means. If you are unable to make the balloon payment, you could lose your home. If your plan has a variable interest rate, your monthly payments may change.

Assume, for example, that you borrow \$10,000 under a plan that calls for interest-only payments. At a 10% interest rate, your monthly payments would be \$83. If the rate rises over time to 15%, your monthly payments will increase to \$125. Similarly, if you are making payments that cover interest plus some portion of the principal, your monthly payments may increase, unless your agreement calls for keeping payments the same throughout the plan period. If you sell your home, you will probably be required to pay off your home equity line in full immediately. If you are likely to sell your home in the near future, consider whether it makes sense to pay the up-front costs of setting up a line of credit. Also keep in mind that renting your home may be prohibited under the terms of your agreement.

Lines of credit vs. traditional second mortgage loans

If you are thinking about a home equity line of credit, you might also want to consider a traditional second mortgage loan. This type of loan provides you with a fixed amount of money, repayable over a fixed period. In most cases, the payment schedule calls for equal payments that pay off the entire loan within the loan period. You might consider a second mortgage instead of a home equity line if, for example, you need a set amount for a specific purpose, such as an addition to your home. In deciding which type of loan best suits your needs, consider the costs under the two alternatives. Look at both the APR and other charges. Do not, however, simply compare the APRs, because the APRs on the two types of loans are figured differently:

- The APR for a traditional second mortgage loan takes into account the interest rate charged plus points and other finance charges.

- The APR for a home equity line of credit is based on the periodic interest rate alone. It does not include points or other charges.

Disclosures from lenders

The federal Truth in Lending Act requires lenders to disclose the important terms and costs of their home equity plans, including the APR, miscellaneous charges, the payment terms, and information about any variable-rate feature. And in general, neither the lender nor anyone else may charge a fee until after you have received this information. You usually get these disclosures when you receive an application form, and you will get additional disclosures before the plan is opened. If any term (other than a variable-rate feature) changes before the plan is opened, the lender must return all fees if you decide not to enter into the plan because of the change. When you open a home equity line, the transaction puts your home at risk. If the home involved is your principal dwelling, the Truth in Lending Act gives you 3 days from the day the account was opened to cancel the credit line. This right allows you to change your mind for any reason. You simply inform the lender in writing within the 3-day period. The lender must then cancel its security interest in your home and return all fees—including any application and appraisal fees—paid to open the account.

What if the lender freezes or reduces your line of credit?

Plans generally permit lenders to freeze or reduce a credit line if the value of the home “declines significantly” or, when the lender “reasonably believes” that you will be unable to make your payments due to a “material change” in your financial circumstances. If this happens, you may want to:

- ***Talk with your lender.*** Find out what caused the lender to freeze or reduce your credit line and what, if anything, you can do to restore it. You may be able to provide additional information to restore your line of credit, such as documentation showing that your house has retained its value or that there has not been a “material change” in your financial circumstances. You may want to get copies of your credit reports (go to the Federal Trade Commission’s website, at www.ftc.gov/freereports, for information about free copies) to make sure all the information in them is correct. If your lender suggests getting a new appraisal, be sure you discuss appraisal firms in advance so that you know they will accept the new appraisal as valid.
- ***Shop around for another line of credit.*** If your lender does not want to restore your line of credit, shop around to see what other lenders have to offer. You may be able to pay off your original line of credit and take out another one. Keep in mind, however, that you may need to pay some of the same application fees you paid for your original line of credit.

Glossary

Annual membership or maintenance fee

An annual charge for access to a financial product such as a line of credit, credit card, or account. The fee is charged regardless of whether or not the product is used.

Annual percentage rate (APR)

The cost of credit, expressed as a yearly rate. For closed-end credit, such as car loans or mortgages, the APR includes the interest rate, points, broker fees, and other credit charges that the borrower is required to pay. An APR, or an equivalent rate, is not used in leasing agreements.

Application fee

Fees charged when you apply for a loan or other credit. These fees may include charges for property appraisal and a credit report.

Balloon payment

A large extra payment that may be charged at the end of a mortgage loan or lease.

Cap (interest rate)

A limit on the amount that your interest rate can increase. Two types of interest-rate caps exist. *Periodic adjustment caps* limit the interest-rate increase from one adjustment period to the next. *Lifetime caps* limit the interest-rate increase over the life of the loan. By law, all adjustable-rate mortgages have an overall cap.

Closing or settlement costs

Fees paid when you close (or settle) on a loan. These fees may include application fees; title examination, abstract of title, title insurance, and property survey fees; fees for preparing deeds, mortgages, and settlement documents; attorneys’ fees; recording fees; estimated costs of taxes and insurance; and notary,

appraisal, and credit report fees. Under the Real Estate Settlement Procedures Act, the borrower receives a good faith estimate of closing costs within three days of application. The good faith estimate lists each expected cost as an amount or a range.

Credit limit

The maximum amount that may be borrowed on a credit card or under a home equity line of credit plan.

Equity

The difference between the fair market value of the home and the outstanding balance on your mortgage plus any outstanding home equity loans.

Index

The economic indicator used to calculate interest-rate adjustments for adjustable-rate mortgages or other adjustable-rate loans. The index rate can increase or decrease at any time. *See also* Selected Index Rates for ARMs over an 11-year Period (www.federalreserve.gov/pubs/arms/arms_english.htm) for examples of common indexes that have changed in the past.

Interest rate

The percentage rate used to determine the cost of borrowing money, stated usually as a percentage of the principal loan amount and as an annual rate.

Margin

The number of percentage points the lender adds to the index rate to calculate the ARM interest rate at each adjustment.

Minimum payment

The lowest amount that you must pay (usually monthly) to keep your account in good standing. Under some plans, the minimum payment may cover interest only; under others, it may include both principal and interest.

Points (also called discount points)

One point is equal to 1 percent of the principal amount of a mortgage loan. For example, if a mortgage is \$200,000, one point equals \$2,000. Lenders frequently charge points in both fixed-rate and adjustable-rate mortgages to cover loan origination costs or to provide additional compensation to the lender or broker. These points usually are paid at closing and may be paid by the borrower or the home seller, or may be split between them. In some cases, the money needed to pay points can be borrowed (incorporated in the loan amount), but doing so will increase the loan amount and the total costs. Discount points (also called discount fees) are points that you voluntarily choose to pay in return for a lower interest rate.

Security interest

If stated in your credit agreement, a creditor's, lessor's, or assignee's legal right to your property (such as your home, stocks, or bonds) that secures payment of your obligation under the credit agreement.

Transaction fee

Fee charged each time a withdrawal or other specified transaction is made on a line of credit, such as a balance transfer fee or a cash advance fee.

Variable rate

An interest rate that changes periodically in relation to an index, such as the prime rate. Payments may increase or decrease accordingly.

Where to go for help

For additional information or to file a complaint about a bank, savings and loan, credit union, or other financial institution, contact one of the following federal agencies, depending on the type of institution.

State-chartered bank members of the Federal Reserve System

Federal Reserve Consumer Help

PO Box 1200

Minneapolis, MN 55480

888-851-1920 (toll free)

877-766-8533 (TTY) (toll free)

877-888-2520 (fax) (toll free)

e-mail: ConsumerHelp@FederalReserve.gov

www.FederalReserveConsumerHelp.gov

National banks and national-bank-owned mortgage companies¹

Office of the Comptroller of the Currency (OCC)

Customer Assistance Group

1301 McKinney Street, Suite 3450

Houston, TX 77010

800-613-6743 (toll free)

713-336-4301 (fax)

e-mail: customer.assistance@occ.treas.gov

www.occ.treas.gov

www.helpwithmybank.gov

Federally chartered credit unions²

National Credit Union Administration (NCUA)

Office of Public and Congressional Affairs

1775 Duke Street

Alexandria, VA 22314

800-755-1030 (toll free)

703-518-6409 (fax)

e-mail: consumerassistance@ncua.gov

www.ncua.gov/ConsumerInformation/index.htm

¹Banks with "National" in their name or "N.A." after the name.

²Credit unions with "Federal" in their name. For state-chartered credit unions, contact the regulatory agency in the state in which the credit union is chartered.

www.ncua.gov/consumerinformation/consumer%20complaints/statechartered.htm

Federally insured state-chartered banks that are not members of the Federal Reserve System

Federal Deposit Insurance Corporation (FDIC)

Consumer Response Center

2345 Grand Blvd., Suite 100

Kansas City, MO 64108

877-ASK-FDIC (877-275-3342) (toll free)

e-mail: consumeralerts@fdic.gov

www.fdic.gov/consumers/consumer/ccc/index.html

Savings and loan associations³

Office of Thrift Supervision (OTS)

Consumer Affairs

1700 G Street, NW

Washington, DC 20552

800-842-6929 (toll free)

800-877-8339 (TTY) (toll free)

www.ots.treas.gov

Mortgage companies and other lenders

Federal Trade Commission (FTC)

Consumer Response Center

600 Pennsylvania Avenue, NW

Washington, DC 20580

202-326-3758 or (877) FTC-HELP

866-FTC-HELP (877-382-4357) (toll free)

www.ftc.gov

³Federally chartered and some state-chartered associations.

More resources and ordering information

For more resources on mortgages and other financial topics, visit www.federalreserve.gov/consumerinfo.

Print orders

To request additional copies of this brochure, please send your name, address, and the number of copies requested to Publications Fulfillment, Board of Governors of the Federal Reserve System, Washington, DC 20551, or see our online ordering instructions at www.federalreserve.gov/pubs/order.htm.



Corporate Office • 101 JFK Parkway, Short Hills, New Jersey 07078
 Phone: 1-800-252-8119 • Fax: 973-376-4975

Individual Credit
 Joint Credit

EQUITY LOAN APPLICATION

Type of Loan Requested (Check One)

Fixed Rate Equity Loan
 Term/Number of Years _____

Equity Line of Credit

Homeowners Consumer Loan
 Term/Number of Years _____

Amount of Loan or Credit Line

\$ _____

Loan Purpose: (Must check at least one)

Refinance (Pay off existing mortgage/equity debt)
 Home Improvement Debt Consolidation
 Other (Specify) _____

1. Personal Information About Applicant

FIRST, MIDDLE, LAST NAME OF APPLICANT		MARITAL STATUS <input type="checkbox"/> MARRIED <input type="checkbox"/> UNMARRIED (includes single, divorced, widowed) <input type="checkbox"/> SEPARATED		DATE OF BIRTH (MONTH/DATE/YEAR)	NO. OF DEP.	SOCIAL SECURITY NO.
HOME ADDRESS - NO. AND STREET		CITY/TOWN	STATE	ZIP CODE	YEARS THERE	HOME TELEPHONE NO.
PREVIOUS HOME ADDRESS (if less than two years at present address)					YEARS THERE	YEARS EMPLOYED IN THIS LINE OF WORK OR PROFESSION? _____ YEARS YRS. ON THIS JOB _____
NAME OF EMPLOYER	<input type="checkbox"/> SELF-EMPLOYED	TELEPHONE NO.	POSITION	SALARY (GROSS MONTHLY) \$ _____		
BUSINESS ADDRESS - NO. AND STREET		CITY	STATE	ZIP CODE		
NAME AND ADDRESS OF PREVIOUS EMPLOYER (if less than two years)				YEARS THERE	POSITION	SALARY
OTHER INCOME (GIVE SOURCE AND GROSS MONTHLY AMOUNT) <small>Alimony, child support or separate maintenance income need not be revealed if you do not wish to have it considered as a basis for repaying this obligation.</small>						

2. Personal Information About Co-Applicant

FIRST, MIDDLE, LAST NAME OF APPLICANT		MARITAL STATUS <input type="checkbox"/> MARRIED <input type="checkbox"/> UNMARRIED (includes single, divorced, widowed) <input type="checkbox"/> SEPARATED		DATE OF BIRTH (MONTH/DATE/YEAR)	NO. OF DEP.	SOCIAL SECURITY NO.
HOME ADDRESS - NO. AND STREET		CITY/TOWN	STATE	ZIP CODE	YEARS THERE	HOME TELEPHONE NO.
PREVIOUS HOME ADDRESS (if less than two years at present address)					YEARS THERE	YEARS EMPLOYED IN THIS LINE OF WORK OR PROFESSION? _____ YEARS YRS. ON THIS JOB _____
NAME OF EMPLOYER	<input type="checkbox"/> SELF-EMPLOYED	TELEPHONE NO.	POSITION	SALARY (GROSS MONTHLY) \$ _____		
BUSINESS ADDRESS - NO. AND STREET		CITY	STATE	ZIP CODE		
NAME AND ADDRESS OF PREVIOUS EMPLOYER (if less than two years)				YEARS THERE	POSITION	SALARY
OTHER INCOME (GIVE SOURCE AND GROSS MONTHLY AMOUNT) <small>Alimony, child support or separate maintenance income need not be revealed if you do not wish to have it considered as a basis for repaying this obligation.</small>						

3. Applicant's Property Information

ADDRESS		NO. AND STREET		CITY/TOWN	COUNTY	STATE	ZIP CODE
PROPERTY LOCATION AND DESCRIPTION	LOT SIZE	LOT NUMBERS	BLOCK NO.	NO. OF FAMILIES	ANNUAL TAXES \$ _____	INSURANCE \$ _____	MONTHLY ASSOCIATION FEE \$ _____
	IMPROVEMENTS MADE SINCE PURCHASE					PRINCIPAL RESIDENCE OF APPLICANT <input type="checkbox"/> YES <input type="checkbox"/> NO	
	YEAR BUILT	NO. STORIES	NO. ROOMS	NO. BEDROOMS	NO. BATHS		
	GARAGE <input type="checkbox"/> NONE <input type="checkbox"/> DETACHED <input type="checkbox"/> ATTACHED		DATE HOME PURCHASED		PURCHASE PRICE \$ _____	PRESENT ESTIMATED VALUE \$ _____	
	<input type="checkbox"/> NONE <input type="checkbox"/> DETACHED <input type="checkbox"/> ATTACHED		# OF CARS				

4. Subject Property Mortgage Information

MORTGAGE INFORMATION	AMT. OF ORIGINAL MORTGAGE	MORTGAGE BALANCE	MONTHLY PAYMENT	MORTGAGE HELD BY
	\$	\$	\$	
	DO MORTGAGE PAYMENTS INCLUDE TAXES?	INSURANCE?	ACCOUNT NUMBER	ADDRESS
	<input type="checkbox"/> YES <input type="checkbox"/> NO	<input type="checkbox"/> YES <input type="checkbox"/> NO		
OTHER MORTGAGES: LIST CO., NAME, LOAN BALANCE AND MONTHLY PAYMENT.				

5. Applicant's Financial Statement

(MORE DETAILED STATEMENTS AND SCHEDULES MAY BE REQUIRED)

This statement and any applicable supporting schedules may be completed jointly by both applicants if their assets and liabilities are sufficiently joined so that the statement can be meaningfully and fairly presented on a combined basis, otherwise separate statements and schedules are required.

LIST ASSETS

Include all cash, savings accounts, checking accounts, stock and other assets easily converted into cash, and other real estate owned. Attach additional sheet if necessary.

NAME AND ADDRESS OF BANK, CREDIT UNION, ETC.	ACCOUNT #	CASH OR MARKET VALUE	
1		\$	1
2		\$	2
3		\$	3
4		\$	4
5		\$	5
6		\$	6

LIST ALL DEBTS

Include bank, finance company, credit card, store charge and personal debts, also alimony, support payments and other mortgage loans. Attach additional sheet if necessary. If none, state "None."

NAME AND ADDRESS OF CREDITOR	IN WHAT NAME	ACCT. NUMBERS	UNPAID BALANCE	MONTHLY PAYMENT
1			\$	\$ 1
2			\$	\$ 2
3			\$	\$ 3
4			\$	\$ 4
5			\$	\$ 5
6			\$	\$ 6
AUTOMOBILE (LOANS OR LEASE)		BEING FINANCED THROUGH	\$	\$
			\$	\$

PLEASE INDICATE WHICH OF THE ABOVE DEBTS, IF ANY, WILL BE PAID IN FULL WITH THIS LOAN:

INFORMATION FOR GOVERNMENT MONITORING PURPOSES

To be completed only if the proceeds of this loan are to be utilized for the purchase, refinance, or home improvements of a residential property.

The following information is requested by the federal government for certain types of loans related to a dwelling in order to monitor the Lender's compliance with Equal Credit Opportunity, Fair Housing and Home Mortgage Disclosure Laws. You are not required to furnish this information, but are encouraged to do so. The law provides that a Lender may neither discriminate on the basis of this information, nor on whether you choose to furnish it. However, if you choose not to furnish it, under federal regulations, the Lender is required to note race or national origin and sex on the basis of visual observation or surname. If you do not wish to furnish this information, please check below.

APPLICANT: <input type="checkbox"/> I do not wish to furnish this information.	CO-APPLICANT: <input type="checkbox"/> I do not wish to furnish this information.
Ethnicity: <input type="checkbox"/> Hispanic or Latino <input type="checkbox"/> Not Hispanic or Latino	Ethnicity: <input type="checkbox"/> Hispanic or Latino <input type="checkbox"/> Not Hispanic or Latino
Race: <input type="checkbox"/> American Indian or Alaskan Native <input type="checkbox"/> Black or African American <input type="checkbox"/> Native Hawaiian or Other Pacific Islander <input type="checkbox"/> White	Race: <input type="checkbox"/> American Indian or Alaskan Native <input type="checkbox"/> Black or African American <input type="checkbox"/> Native Hawaiian or Other Pacific Islander <input type="checkbox"/> White
Sex: <input type="checkbox"/> Female <input type="checkbox"/> Male	Sex: <input type="checkbox"/> Female <input type="checkbox"/> Male

Please read this statement before signing.

Everything that I have stated in this application is correct to the best of my knowledge. I understand that you will retain this application whether or not it is approved. You are authorized to check my credit and employment history.

DATE OF APPLICATION

MO DAY YEAR

1 _____ 2 _____

SIGNATURE OF APPLICANT

SIGNATURE OF JOINT APPLICANT, IF APPLICABLE

To be completed by interviewer.

THIS APPLICATION WAS TAKEN BY:

(DATE)

(INTERVIEWER)

- FACE-TO-FACE INTERVIEW
- MAIL
- TELEPHONE
- INTERNET



INVESTORS
SAVINGS BANK
1.800.252.8119 • isbnj.com

Fixed Rate Equity Loan
Equity Credit Line
Homeowners Consumer Loan

Please complete and return with your application and keep a copy for your records.

- Preferred Plus Banking Customer*
- I currently have a checking account with Investors Savings Bank. I will establish an automatic loan deduction from the following Investors Savings Bank account _____.*
- I will open a new checking account with Investors Savings Bank and establish automatic loan deduction.*
- I do not wish to open a checking account with Investors Savings Bank and understand that the rate on the loan for which I am applying will be one-quarter of one percent (.25%) higher than the currently published rate for fixed-rate loans, or if applying for a Equity Credit Line my rate will be equal to Prime Rate.

****If Automatic Debit is requested, the following disclosure will apply:***

Variable Rate Feature: The annual percentage rate (APR) has been set at one-quarter of one percent lower than the APR which otherwise would have been charged in connection with this loan, based on scheduled payments being automatically deducted from a checking account with the bank. In the event that the borrower terminates this relationship with the bank, the APR charged on the unpaid principal balance, commencing with the first month thereafter, shall be increased by one-quarter of one percent.

Signature

Date

Signature

Date

INVESTORS
S A V I N G S B A N K
1.800.252.8119 • isbnj.com

Borrower's Signature and Authorization Form

I hereby authorize Investors Savings Bank to verify my past and present employment earnings records, bank accounts, stock holdings, and any other asset balances that are needed to process my mortgage loan application.

I further authorize Investors Savings Bank to order a consumer credit report and verify other credit information, including past and present mortgage and landlord references. It is understood that a photocopy of this form will also serve as authorization.

The Information the lender obtains is only to be used in the processing of my application for a mortgage loan.

Borrower

Date

Co-borrower

Date

NOTICE TO THE HOME LOAN APPLICANT

In connection with your application for a home loan, the lender must disclose to you the score that a consumer reporting agency distributed to users and the lender used in connection with your home loan and the key factors affecting your credit scores.

The credit score is a computer-generated summary calculated at the time of the request and based on information that a consumer reporting agency has on file. The scores are based on data about your credit history and payment patterns. Credit scores are important because they are used to determine what interest rate you may be offered on the mortgage. Credit scores can change over time, depending on your conduct, how your credit history and payment patterns change, and how credit scoring technologies change.

Because the score is based on information in your credit history, it is very important that you review the credit-related information that is being furnished to make sure it is accurate. Credit records may vary from one company to another.

If you have questions about your credit score or the credit information that is furnished to you, contact the consumer reporting agency at the address and telephone number provided with this notice, or contact the lender if the lender developed or generated the credit score. The consumer reporting agency plays no part in the decision to take any action on the loan application and is unable to provide you with specific reasons for the decision on a loan application.

This information will be provided to you once the lender has requested and received credit information from the consumer reporting agencies. If you have questions concerning the terms of the loan, contact the lender.