

Monthly Advantage
Monthly Premium

EFFECTIVE:
March 1, 2022

BORROWER-PAID (BPMI) &
LENDER-PAID (LPMI)

>20 YEAR FIXED									
LTV	COVERAGE	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639
97% To 95.01	35%	0.58%	0.70%	0.87%	0.99%	1.21%	1.54%	1.65%	1.86%
	30	0.51	0.63	0.78	0.89	1.09	1.39	1.48	1.69
	25	0.46	0.58	0.70	0.79	0.98	1.23	1.31	1.50
	18	0.39	0.51	0.61	0.68	0.85	1.05	1.17	1.27
95% To 90.01	35	0.40	0.54	0.69	0.82	1.01	1.37	1.39	1.48
	30	0.38	0.53	0.66	0.78	0.96	1.28	1.33	1.42
	25	0.34	0.48	0.59	0.68	0.87	1.11	1.19	1.25
90% To 85.01	16	0.30	0.40	0.48	0.58	0.72	0.95	1.04	1.13
	30	0.33	0.45	0.55	0.66	0.78	1.09	1.10	1.13
	25	0.28	0.38	0.46	0.55	0.65	0.90	0.91	0.94
85% AND UNDER	17	0.24	0.32	0.38	0.46	0.54	0.72	0.75	0.82
	12	0.22	0.27	0.32	0.39	0.46	0.62	0.65	0.73
	25	0.27	0.29	0.33	0.36	0.41	0.55	0.58	0.65
	17	0.23	0.27	0.31	0.34	0.38	0.52	0.55	0.60
	12	0.19	0.20	0.23	0.25	0.28	0.38	0.40	0.44
	6	0.17	0.19	0.22	0.24	0.27	0.37	0.39	0.42

Standard Coverage Levels

<=20 YEAR FIXED									
LTV	COVERAGE	760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639
97% To 95.01	35%	0.40%	0.53%	0.68%	0.80%	1.01%	1.34%	1.51%	1.72%
	30	0.37	0.48	0.61	0.72	0.90	1.18	1.33	1.52
	25	0.35	0.45	0.52	0.63	0.78	1.01	1.16	1.32
	18	0.28	0.35	0.42	0.52	0.63	0.79	0.91	1.05
95% To 90.01	35	0.34	0.46	0.56	0.67	0.84	1.02	1.15	1.37
	30	0.32	0.43	0.52	0.62	0.77	0.95	1.08	1.27
	25	0.30	0.39	0.46	0.56	0.67	0.83	0.97	1.14
90% To 85.01	16	0.23	0.29	0.34	0.41	0.50	0.62	0.73	0.84
	30	0.26	0.32	0.39	0.46	0.52	0.69	0.77	0.93
	25	0.25	0.31	0.37	0.44	0.51	0.66	0.74	0.89
85% AND UNDER	17	0.22	0.24	0.29	0.34	0.40	0.52	0.58	0.68
	12	0.19	0.21	0.25	0.28	0.33	0.42	0.48	0.56
	25	0.21	0.27	0.33	0.33	0.38	0.47	0.50	0.60
	17	0.20	0.23	0.28	0.32	0.36	0.45	0.48	0.58
	12	0.17	0.19	0.23	0.23	0.26	0.32	0.34	0.41
	6	0.14	0.16	0.20	0.21	0.21	0.23	0.25	0.28

For more information, visit
nationalmi.com/products-rates

Premium Adjustments*

		760+	740-759	720-739	700-719	680-699	660-679	640-659	620-639
BPMI Amortizing Renewals		+0.02%	+0.03%	+0.03%	+0.04%	+0.04%	+0.05%	+0.07%	+0.07%
Annual Premium		-0.02	-0.03	-0.03	-0.04	-0.04	-0.05	-0.07	-0.07
LPMI Monthly		+0.04	+0.06	+0.08	+0.11	+0.13	+0.19	+0.21	+0.23
Cash Out Refinance		+0.18	+0.20	+0.20	+0.25	+0.25	+0.50	+0.55	+0.60
Relocation Loan		-0.02	-0.04	-0.04	-0.07	-0.07	-0.10	-0.12	-0.12
Second Home		+0.12	+0.13	+0.14	+0.17	+0.20	+0.35	+0.40	+0.45
Investment Property		+0.34	+0.38	+0.38	+0.47	+0.50	NA	NA	NA
3- to 4-Unit Property		+0.34	+0.38	+0.38	+0.47	NA	NA	NA	NA
Manufactured Housing		+0.18	+0.20	+0.20	+0.25	+0.30	+0.50	+0.55	+0.60
>45% DTI	95.01-97% LTV	+0.10%	+0.14%	+0.17%	+0.21%	+0.26%	+0.35%	+0.37%	+0.38%
	90.01-95% LTV	+0.09	+0.11	+0.14	+0.18	+0.23	+0.27	+0.29	+0.31
	85.01-90% LTV	+0.07	+0.10	+0.12	+0.15	+0.19	+0.21	+0.23	+0.24
	85% LTV & Under	+0.03	+0.04	+0.05	+0.05	+0.07	+0.09	+0.09	+0.09
>=2 Borrowers	95.01-97% LTV	-0.13%	-0.13%	-0.13%	-0.13%	-0.14%	-0.15%	-0.16%	-0.18%
	90.01-95% LTV	-0.09	-0.09	-0.09	-0.10	-0.11	-0.12	-0.14	-0.16
	85.01-90% LTV	-0.07	-0.07	-0.07	-0.07	-0.08	-0.09	-0.09	-0.10
	85% LTV & Under	-0.03	-0.03	-0.03	-0.03	-0.03	-0.03	-0.03	-0.04

For Non-Fixed rates, multiply
fixed base rate by 125%
before application of any
adjustments. Round to the
nearest basis point.

Rates may not be available or approved in all states.
Rates may not be available for all credit scores and
LTV's due to application of underwriting guidelines.
Minimum premium after all adjustments is **0.14%**.
Fixed Rate Loans: Loans with level payments for the
first five years.

* Each premium amount may be modified by +/- 150bps

**BORROWER-PAID RATES ARE BASED ON PROPERTY LOCATION
LENDER-PAID RATES ARE BASED ON LENDER LOCATION**

For additional rates and coverage information, please contact your Sales Advisor at **855.317.4NMI (4664)**

Investor Required Coverages

As with all programs, check directly with your investor for specific coverage requirements.

Loan Type Definitions

- **Fixed Rate Loans:** Loans with level payments for the first five years (no buy downs or rate concessions).
- **Non-Fixed Rate Loans:** Loans with payment changes or the potential for payment changes during the first five years of the mortgage.

Loan Term Definitions

- **>20 Years:** Loans which fully amortize over a period greater than twenty years and no greater than forty years (241-480 months).
- **≤20 Years:** Loans which fully amortize up to a maximum of twenty years (≤240 months).

Renewal Options Definitions

- **Constant renewals:** The premium rate is applied to the original loan balance and payments remain constant for years 1 through 10. In years 11+, the rate is reduced to lesser of 0.20% or current rate.
- **Amortizing renewals:** The premium rate is applied to the outstanding principal balance throughout the loan term.

Non-Refundable Rates

For non-refundable rates, no premium refunds are available when coverage is cancelled unless cancelled under Homeowner Protection Act of 1998.

All Lender-Paid rates are non-refundable. The Homeowners Protection Act of 1998 does not apply to Lender-Paid mortgage insurance.

Premium Adjustment Rules Rate Floor

The application of discounts cannot result in a rate less than 0.14%.

Rate/Term Refinance

Rate/Term Refinance loans are refinance loans featuring a reduction in interest or loan term and a minimum amount of cash back to the borrower not to exceed \$2,000 or 2% of the new loan amount.

Cash Out Refinance

Cash Out Refinance loans are refinance loans where cash back to the borrower exceeds \$2,000 or 2% of the new loan amount.

Borrower-Paid Mortgage Insurance (BPMI)

- Premiums paid by borrower
- Mortgage Insurance disclosed to borrower as separate and distinct line item.
- May be cancellable by borrower under the Homeowners Protection Act
- Certain payment plans allow premium to be financed into loan amount