

Loan Amount: \$195,000

I am pleased to inform you that Mr. [REDACTED] has been pre-approved for a mortgage loan up to \$195,000. This loan pre-qualification is subject to the terms and conditions below. This is not a loan approval. Loan approval is subject to completion of a mortgage application and conditions that include, but are not limited to:

A property appraisal satisfactory to [REDACTED] Group and/or the Lender

A satisfactory verification done by [REDACTED] Group and/or the Lender of all pertinent information, including, without limitation, further substantiation of income, credit, property insurance, source of funds and supporting documentation.

A satisfactory Title Commitment acceptable to [REDACTED] Group and/or the Lender.

LTV 97% financing and buyer will need 3% in down payment assistance from seller

This pre-qualification letter is limited to the loan amount and loan program as stated above.

Thank you for choosing [REDACTED] Group. We look forward in meeting your home financing needs. If any interested parties have any questions or need any additional information, please contact me at 407-[REDACTED]