

Owner Financing Terms

Promissory Note Amount: \$ \_\_\_\_\_  
Interest Rate: \_\_\_\_\_ %  
Is Interest Rate Fixed: Yes \_\_\_\_\_ No \_\_\_\_\_  
If interest rate is adjustable, how is it to be adjusted: \_\_\_\_\_

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Payment Amount: \$ \_\_\_\_\_  
Payment Due Date(s): Monthly \_\_\_\_\_ Annually \_\_\_\_\_ Other \_\_\_\_\_  
Balloon Payment(s): Yes \_\_\_\_\_ No \_\_\_\_\_  
Amt. and Due Date(s): \_\_\_\_\_  
Maturity Date of Note: \_\_\_\_\_  
Due on Sale Clause: Yes \_\_\_\_\_ No \_\_\_\_\_  
Late Payment Fee: Yes \_\_\_\_\_ No \_\_\_\_\_  
If Yes, \_\_\_\_\_ % of monthly payment or \$ \_\_\_\_\_ if more than \_\_\_\_\_ days late  
(may not be less than 5 days)  
Pre-Payment Penalty: Yes \_\_\_\_\_ No \_\_\_\_\_  
If Yes, what is penalty amount and method of calculation: \_\_\_\_\_

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(Prepayment penalty cannot be requested on a 1-4 family home)  
Proof of Payment of Taxes required: Yes \_\_\_\_\_ No \_\_\_\_\_  
If Yes, How: Tax Service fee \_\_\_\_\_ OR written proof of payment of taxes  
submitted to lender by borrower \_\_\_\_\_  
Release Provisions? Yes \_\_\_\_\_ No \_\_\_\_\_ (if yes, see attached for options)  
Will this Deed of Trust be in a first lien position: Yes \_\_\_\_\_ No \_\_\_\_\_  
If no, will the existing d/t be assumed \_\_\_\_\_ or wrapped \_\_\_\_\_. If assumed or  
wrapped, where is d/t held \_\_\_\_\_ and acct. no. \_\_\_\_\_.  
Other Special Conditions of Deed of Trust (e.g.: any restrictions on use of property while  
Deed of Trust encumbers property): \_\_\_\_\_

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Is Property Improved: Yes \_\_\_\_\_ No \_\_\_\_\_  
If Yes, is insurance required: Yes \_\_\_\_\_ No \_\_\_\_\_  
If yes, amount of insurance required: \$ \_\_\_\_\_ or balance owing on note \_\_\_\_\_  
Note and Deed of Trust shall be escrowed at: \_\_\_\_\_  
Is mobile home included in this transaction? \_\_\_\_\_ If yes, does seller have the title? \_\_\_\_\_

Dated: \_\_\_\_\_ Dated: \_\_\_\_\_

Seller/Lender: \_\_\_\_\_ Buyer/Borrower: \_\_\_\_\_