WISCONSIN COMMITMENT AGREEMENT

Borrower(s):   Date:

                                               Loan Number:

Property Address:

Lender/Broker: Loan Originator:

This agreement is provided to you pursuant to Wis. Admin. Code § DFI-Bkg 43.02(5), (12), (13), (14).

This Commitment Agreement sets forth the terms and conditions upon which the lender is obligated to make a residential mortgage loan to you, the borrower.

1. **COMMITMENT FEE:** In exchange for the lender reserving the items listed below for you, you agree to pay a Commitment Fee of

2. **ACCEPTANCE OF COMMITMENT:** This Commitment Agreement must be accepted by you no later than
                                     If this Commitment Agreement is not agreed to you by then, the terms of this Commitment Agreement will no longer be enforceable.

3. **REFUNDABILITY:** Your Commitment Fee is non-refundable, except for the following conditions:

   A.) If this commitment is conditioned on the approval of a third-party investor or mortgage insurance company and that party rejects the loan.

   B.) If this commitment is conditioned upon the property appraisal report and said report is not favorable for the loan for which the commitment was issued.

   C.) If this commitment is conditioned upon an initial credit report and said report is not favorable for the loan for which the commitment was issued.

   D.) Other:

4. **LOAN TERMS:** This agreement reserves the following loan terms:

Loan Type: Principal Amount:

☐ The interest rate, which is:
   ☐
   ☐ determined as follows:

☐ Discount points, totaling   which are   percent of the loan amount.

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5.   ITEMS SUBJECT TO CHANGE: The following items are subject to change prior to the expiration of this commitment:

☐ Interest Rate   ☐ Discount Points   ☐ Fees   ☐ Other:

Conditions under which terms may change:

6.   EXPIRATION: The items selected above are guaranteed until _____ which is the expiration date of this commitment. If your loan does not close by this date, the lender has no obligation to honor the terms of this agreement.

I/We accept this Commitment Agreement and all conditions set forth therein. I/We have received a duplicate original of this document.