

As a reminder, Impac's iQM ARM loan products must use the interest rate on the Note as the Interest Rate Floor. Impac's daily rate sheet includes the following reminder:

iQM				
Prepay Penalty	Alt Investor			
	None	1yr	2yr	3yr
LLPA		0.250	0.625	1.250
Max Price	101.500	101.750	102.125	102.750
ARM Only				

	Max Price	Min Price	Margin	Minimum Rates				
				5/1	7/1	10/1	15yr FRM	30yr FRM
Agency Plus	101.500	99.000	3.500	4.250	4.500	4.750	4.625	5.500
Alternative Doc	101.500	99.000	4.125	4.500	4.750	5.000	4.875	5.750
Alt investor	PP Matrix	99.000	4.750	5.500	6.000	6.750	6.500	7.125

* Indexed to 1yr Libor + margin after fixed period

Note Rate = Base Rate + Product/Amort Adj + LLRA's

Interest Rate Floor = Note Rate

Adjustable Rate details for the Note and Rider are outlined below:

Interest Rate Adjustment Caps	5/1, 7/1 & 10/1 ARM (2/2/5) Initial: 2% up/down – Subsequent: 2% up/down – Lifetime: 5% up
Margin	Refer to rate sheet
Index	1-Year LIBOR (London InterBank Offer Rate)
Index Establish Date	45 days prior to the change date (aka "look back period")
Interest Rate Floor	Note Start Rate
Conversion Option	None
Assumption	ARM products are assumable to a qualified borrower after the fixed term
Negative Amortization	None
Interest Only Option	Available for fixed period of ARMs

A Quick Reference for iQM Documentation Requirements available on the Impac Wholesale website addresses specific Borrower Affirmations for each loan program.

If you have questions, please contact 855-GO-IMPAC (855-464-6722)