

Process



PRE-APPROVAL*

HOME SEARCH

LOAN **APPLICATION**

Review Fairway's Document Checklist. Meet with a loan officer so you know your budget for a home.

With a real estate agent, find the type of home you're looking for within your budget; make an offer.

Once you have a property address determined, provide it to us so we can begin your application process. See Fairway's Document Checklist for documents you will need to provide during this process.

PURCHASE PRICE NEGOTIATION

4

EARNEST MONEY DEPOSIT

5

DISCLOSURES



Once you and the seller agree on a price, a contract is created and accepted.

A copy of the contract is sent to Fairway Independent Mortgage Corporation.

Loan estimate and federal/state disclosures are delivered to borrower. Borrower must provide their intent to proceed to order services.

APPRAISAL

7

UNDERWRITING

8

FINAL LOAN APPROVAL 9

Fairway will order your appraisal on your behalf and submit to the underwriter for approval.

An underwriter will review your loan application and determine if additional information is needed.

Once all information has been approved, your loan is clear to close.

CLOSING DISCLOSURE 10

CLOSING **DOCUMENTS**

MONEY **FOR CLOSING** 12

Lender provides CD to borrower, who can share with real estate agent, or if prior consent is received, lender can share with real estate agent directly.

Closing documents are sent to the title company.

Fairway will contact you with final figures and information.

FINAL CLOSING STEP

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THE LOAN IS FUNDED



Meet to sign closing documentation at the title company. Bring a cashier's check and your photo ID!

You are now a homeowner!



"SIMPLE. LOCAL. SMART." NOEL SMITH . NMLS# 156016



Noel Smith Senior Loan Officer, NMLS #156016

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