



Performance Equity Partners, Inc.

"Your Funding Specialist"

Procedures to submit a credit application to Performance Equity Partners

CREDIT APPLICATION - the applicant must fill out in their own handwriting. Park employee will check that it has been signed and all areas are completed.

EMPLOYMENT HISTORY – complete this extra form only if the credit application lacks the space to list a complete 3 year job history

PURCHASE INFORMATION form: park employee will provide details about what the applicant is buying, the purchase price, down payment, condition, etc.

COMMUNICATIONS DISCLOSURE form

INFORMATION FOR GOVERNMENT MONITORING PURPOSES form

Illinois only – BORROWER INFORMATION DOCUMENT form

Ohio only – ADDENDUM A form (Home Mortgage Loan Informational Document)

PROOF OF INCOME: from all sources covering at least 2 years

Last 2 years W-2s and a recent pay stub

Self Employed – need 2 years complete tax returns including Schedule C

Retirement Income - may be verified through award letters or bank deposit statements

PAYMENT HISTORY: if the applicant currently lives in the park, park employee will provide a printout of the lot rent and rent to own payment history, if applicable

LETTER OF EXPLANATION: If the applicant volunteers that they have had a poor credit or job history ask them to provide a letter of explanation.

COPY OF TITLE: if available

Applications for a purchase by a new park resident require a minimum 3% down payment. If the purpose of the loan is a conversion from a rent-to-own contract they have with your park, the equity built up may satisfy the down payment requirement. If they have paid the RTO or rental payments as agreed for at least 12 months there is no down payment required.

PEP will contact the applicants to finalize the application and discuss loan term options. Assuming the application is approved, two days prior to the desired closing date the park employee will fax or email PEP a **Request for Closing Documents** form which confirms the final details of the transaction. PEP will email the closing documents to the park employee who will obtain and witness all signatures. Park staff will immediately send the original loan documents to PEP – then the loan will be funded and checks will be issued.

We encourage any and all questions you may have during this process.

Applicant Name _____

Applicant Name _____

Applicant Name _____

PURCHASE INFORMATION

{to be completed by Seller}

Seller/Dealer Name _____

Community Name _____

Community Phone Number _____

Lot Rent \$ _____

Lot # _____

Home Location: (street address, city, state, zip)

Description of Home:

Year _____ Size _____

Make _____ VIN# _____

CIRCLE ONE: NEW USED

Selling Price \$ _____

Less Cash Down Pmt \$ _____

Less Park Incentive \$ _____

Less Net Trade In \$ _____

Sales Tax \$ _____

Home Ins. Premium \$ _____

Title Fees \$ _____

Flood Search \$ 15.75

Property Tax Fee \$ _____

PEP Fee
(varies by state) \$ _____

Amount Financed \$ _____

IS HOME READY FOR OCCUPANCY? YES / NO

IF NOT, WHEN WILL HOME BE READY? _____

ADDITIONAL COMMENTS:

CREDIT APPLICATION

PERFORMANCE EQUITY PARTNERS, INC NMLS # 296804

Loan Originator licenses in CO, IA, IL, IN, KS, KY, MO, MI, MN, NE, OH, OK, TX, UT & WI

Name of Company submitting application _____

Last Rev 2-25-21 (Manu/Credit Apps)

Amount Requested: \$ _____ Loan Purpose: _____ Security Offered: _____	CHECK APPROPRIATE BOX AND MUST INITIAL IF JOINT CREDIT IS DESIRED <input type="checkbox"/> I am applying for INDIVIDUAL CREDIT <input type="checkbox"/> We are applying for JOINT CREDIT _____ applicant initials _____ joint applicant initials	X _____ MLO signature _____ MLO name and NMLS #
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PERSONAL INFORMATION

Applicant Name	Social Security #	Date of Birth	Cell Phone
Joint Applicant Name	Social Security #	Date of Birth	Cell Phone
Home Address	Years There	# of Dependents	Home Phone
City, State ZIP	Applicant Email Address	Joint Applicant Email Address	

EMPLOYMENT INFORMATION

Applicant Employer	City, State	Phone Number
Position/Title	Years There	Gross Monthly Income
Applicant Previous Employer If less than 5 years	Years There	
Joint Applicant Employer	City, State	Phone Number
Position/Title	Years There	Gross Monthly Income
Joint Applicant Previous Employer If less than 5 years	Years There	

Other Income - Please list source and amount

Income from alimony, child support or separate maintenance need not be revealed if you do not choose to have it considered for repaying this obligation.

MARITAL STATUS - complete only if applying for joint or secured credit

Applicant Married Legally Separated Unmarried (including single, divorced and widowed)
 Jt Applicant Married Legally Separated Unmarried (including single, divorced and widowed)

RESIDENCE INFORMATION

Residence Owns Rents Lives with Parents or Relative

Mortgage Holder or Landlord Name	Landlord Phone #	Monthly Payment	Lot Rent (if applicable)
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FINANCIAL STATEMENT

Total Cash in Bank Accounts _____
 Total 401K and IRA _____
 Total Value of Real Estate _____

Are you obligated to pay alimony, child support or separate maintenance payments?
 Yes \$ _____/Month No
 Have you ever filed Chapter 7 or 13 Bankruptcy?
 Yes No

DEBTS OWED (list all car payments, loans and credit cards)

Creditor Name	Balance Owed	Payment

You are authorized to verify the correctness of these statements and to procure any other information which you may require to appraise this application, including but not limited to procuring consumer reports from consumer reporting agencies. The undersigned represents and warrants that the information contained in this credit application is true and correct, and that the information is given for the sole purpose of inducing lender to extend credit to the undersigned. The undersigned agrees that this statement shall remain the lender's property, whether or not the application is approved.

Wisconsin Only: No provision of a marital property agreement, a unilateral statement under s.766.59 or a court decree under s.766.70 adversely affects the interest of the creditor, unless the creditor, prior to the time the credit is granted, is furnished a copy of the agreement, statement or decree or has knowledge of the adverse provision when the obligation to the creditor is incurred.

X _____
Applicant's Signature Date

X _____
Joint Applicant's Signature Date

THIS FORM IS ONLY NECESSARY IF THERE IS A LACK OF SPACE
ON THE CREDIT APPLICATION TO PROVIDE A 3 YEAR EMPLOYMENT HISTORY

Employment History Applicant Name _____

Current Employer: _____

Position Held/Occupation: _____ Self Employed Y ____ N ____

Date Started: _____ Date Ended: _____ City, State: _____

Monthly or Hourly Income: \$ _____ Average hours per week _____

Previous Employer: _____

Position Held/Occupation: _____ Self Employed Y ____ N ____

Date Started: _____ Date Ended: _____ City, State: _____

Monthly or Hourly Income: \$ _____ Average hours per week _____

Previous Employer: _____

Position Held/Occupation: _____ Self Employed Y ____ N ____

Date Started: _____ Date Ended: _____ City, State: _____

Monthly or Hourly Income: \$ _____ Average hours per week _____

****MUST HAVE THREE YEARS OF WORK HISTORY COMPLETED****

****PLEASE EXPLAIN ANY JOB GAPS GREATER THAN 30 DAYS****

**PERFORMANCE EQUITY PARTNERS, INC.
COMMUNICATIONS DISCLOSURE FORM**

This credit application will be submitted to Performance Equity Partners, Inc. (the "Lender") for review. The Lender's designated representative (or a person under their supervision, as appropriate) may communicate its status or address other questions you may have about your application or the loan process. The retailer from whom you may purchase a home and its sales consultants may assist you with matters associated with the sales transaction – for example, the type of home to purchase, options, or sales features that may impact your financing options.

During the sales process, if there are questions that may impact the financing of your purchase, your sales consultants may conference or connect you and the appropriate representative(s) of the Lender for your convenience.

Following the receipt of your credit application, a representative from the Lender (or a person under their supervision, as appropriate) may contact you to discuss your application. Should you have any questions about your application, please contact the Lender at the number provided below:

<u>LOAN ORIGINATOR</u>	<u>PHONE NUMBER</u>	<u>NMLS ID #</u>
<i>Lauren Mandalke</i>	<i>(708) 478-3158</i>	1148347
<i>Thomas Stark</i>	<i>(708) 407-2057</i>	1251726
<i>Fay Kobierski</i>	<i>(708) 253-6102</i>	2028638
<i>Eric KordikSmith</i>	<i>(708) 253-6014</i>	1549264
<i>Performance Equity Partners, Inc.</i>	<i>(877) 334-3606</i>	296804

By signing below, you acknowledge that you have read and understood the details provided, and also consent to the Lender sharing its credit decision and other necessary personal financial information from this credit application with your retailer for the purpose of facilitating your sales transaction and other purposes. You acknowledge that you have personally completed or provided the information on the application and that the information is complete and accurate. You agree that the email address you provided may be used to transmit questions about your loan application and if approved, transmit a Loan Commitment. Please sign below and retain a copy for your records.

Applicant Signature

Date

Co-Applicant Signature

Date

Sales Person / Retailer Employee

Date

PERFORMANCE EQUITY PARTNERS, INC.
 INFORMATION FOR GOVERNMENT MONITORING PURPOSES

The purpose of collecting this information is to help ensure that all applicants are treated fairly and that the housing needs of communities and neighborhoods are being fulfilled. For residential mortgage lending, Federal law requires that we ask applicants for their demographic information (ethnicity, race, and sex) in order to monitor our compliance with equal credit opportunity, fair housing, and home mortgage disclosure laws. You are not required to provide this information, but are encouraged to do so. You may select one or more designations for "Ethnicity" and one or more designations for "Race."

The law provides that we may not discriminate on the basis of this information, or on whether you choose to provide it. However, if you choose not to provide the information and you have made this application in person, Federal regulations require us to note your ethnicity, race, and sex on the basis of visual observation or surname. If you do not wish to provide some or all of this information, please check below.

Applicant:

Ethnicity: – Check one or more

- Hispanic or Latino
 - Mexican
 - Puerto Rican
 - Cuban
 - Other Hispanic or Latino – *Print origin, for example, Argentinian, Colombian, Dominican, Nicaraguan, Salvadoran, Spaniard, and so on:*
- Not Hispanic or Latino
- I do not wish to provide this information

Race: – Check one or more

- American Indian or Alaska Native – *Print name of enrolled or principal tribe:*
- Asian
 - Asian Indian
 - Chinese
 - Filipino
 - Japanese
 - Korean
 - Vietnamese
 - Other Asian – *Print race, for example, Hmong, Laotian, Thai, Pakistani, Cambodian, and so on:*
- Black or African American
- Native Hawaiian or Other Pacific Islander
 - Native Hawaiian
 - Guamanian or Chamorro
 - Samoan
 - Other Pacific Islander – *Print race, for example, Fijian, Tongan, and so on:*
- White
- I do not wish to provide this information

Sex:

- Female
- Male
- I do not wish to provide this information

Co-Applicant:

Ethnicity: – Check one or more

- Hispanic or Latino
 - Mexican
 - Puerto Rican
 - Cuban
 - Other Hispanic or Latino – *Print origin, for example, Argentinian, Colombian, Dominican, Nicaraguan, Salvadoran, Spaniard, and so on:*
- Not Hispanic or Latino
- I do not wish to provide this information

Race: – Check one or more

- American Indian or Alaska Native – *Print name of enrolled or principal tribe:*
- Asian
 - Asian Indian
 - Chinese
 - Filipino
 - Japanese
 - Korean
 - Vietnamese
 - Other Asian – *Print race, for example, Hmong, Laotian, Thai, Pakistani, Cambodian, and so on:*
- Black or African American
- Native Hawaiian or Other Pacific Islander
 - Native Hawaiian
 - Guamanian or Chamorro
 - Samoan
 - Other Pacific Islander – *Print race, for example, Fijian, Tongan, and so on:*
- White
- I do not wish to provide this information

Sex:

- Female
- Male
- I do not wish to provide this information

To Be Completed by Financial Institution (for an application taken in person):

Was the ethnicity of the applicant collected on the basis of visual observation or surname?

- Yes
- No

Was the race of the applicant collected on the basis of visual observation or surname?

- Yes
- No

Was the sex of the applicant collected on the basis of visual observation or surname?

- Yes
- No

Was the ethnicity of the co-applicant collected on the basis of visual observation or surname?

- Yes
- No

Was the race of the co-applicant collected on the basis of visual observation or surname?

- Yes
- No

Was the sex of the co-applicant collected on the basis of visual observation or surname?

- Yes
- No



Request for Closing Documents

Fax (708) 478-6568

Closing Date: _____ Time: _____

Customer Name: _____
Primary Signer Secondary Signer

WHERE HOME IS TO BE LOCATED: Park Name: _____

Street Address _____ Lot #: _____

City, State, Zip Code: _____

DESCRIPTION: Make: _____ Model Name: _____

Model Year: _____ Serial Number: _____ Width _____ Length _____

CIRCLE OPTIONS INCLUDED IN HOME:

Stove Refrigerator Washer Dryer Air Conditioner Skirting Steps Deck Dishwasher

Garage Other: _____

SALES PRICE: \$ _____

CASH DOWN PAYMENT: \$ _____

PARK INCENTIVE: \$ _____

SALES TAX: \$ _____

PEP PROCESSING FEE \$ _____

FLOOD SEARCH \$ 15.75 _____

TITLE FEE \$ _____

PROPERTY TAX FEE \$ _____

INSURANCE PREMIUM \$ _____

Out of Pocket or Roll into Loan

TOTAL AMOUNT FINANCED PRIOR TO INSURANCE \$ _____

TOTAL AMOUNT FINANCED WITH INSURANCE \$ _____