

## Sub-prime Self-cert product guide

September 2010

### Sub-prime Self-cert Mortgages

	Interest Rate %	LTV	Product	ERCs	Fee*	Code
<b>Fixed</b>	6.49 <b>5.9 APR</b> (variable)	75% - £1k - £500k	<b>Medium</b> until 01/10/2013 then Bank of England Base Rate +4.79% for the life of the loan 10% overpayment facility per annum;	3% of the amount being repaid to 01/10/2011 2% of the amount being repaid to 01/10/2013	1.25% of loan	<b>VWM</b>

\* Fee is Product Fee, formerly Arrangement Fee

Available to existing Birmingham Midshires customers only.

Sub-prime customers will need to have been a Birmingham Midshires Sub-prime mortgage customer for at least 12 months, to have had no more than 2 months' arrears in the last 12 months and to not currently be in arrears. A product transfer procurement fee will only become payable if the existing Birmingham Midshires account has been open for over 6 months. Full payment of Early Repayment Charges is required before a Product Transfer application can be completed. These will need to be paid in full and cannot be added to the mortgage balance.

**Rates correct as at 9th September 2010. Current Bank Base Rate 0.50%.**

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