

## **Commercial Credit Corp Applicant**

We are processing your application for a loan. If, after review of your application, supporting documentation and credit history, we decline to make a loan on the terms proposed, then you are entitled to a statement from us of the specific reasons for our action. You must request that statement within sixty days of our notice of action to you. We must respond to your request in thirty days of receiving your request. Please address your request to Commercial Credit Corp, 1919 S. Highland Ave., Unit D 124, Lombard, IL, 60148. Phone Number (630) 396-8100 Ext 223.

The federal Equal Credit Opportunity Act prohibits creditors from discriminating against credit applicants on the basis of race, colour, religion, national origin, sex, marital status, age (provided the applicant has the capacity to enter into a binding contract); because all or part of the applicant's income derives from any public assistance program; or because the applicant has in good faith exercised any right under the Consumer Credit Protection Act. The federal agency that administers compliance with this law concerning this creditor is FDIC, 500 W. Monroe, 8te. 3500, Chicago, IL 60661.

### **RIGHT TO APPRAISAL STATEMENT**

Notice of Right to Appraisal: You have the right to a copy of the appraisal report used in connection with your application for credit. If you would like a copy, please write to the Bank at 5645 W. Lake St. Chicago, IL 60644.

Please provide us the following information:

- name(s) used on the credit application,
- complete mailing address,
- daytime phone number and
- the application or loan number, if known.

If you wish to receive a copy, you must notify us no later than 90 days after we notify you about the action taken on your application or 90 days from the date you withdraw your request.

## Commercial Credit Corp.

### AUTHORIZATION TO RELEASE INFORMATION

We hereby authorize Commercial Credit Corp. to verify my past and present employment earnings records, bank records, bank accounts, stockholdings, and any other asset balances needed to process my mortgage loan application. I further authorize Commercial Credit Corp. to order a consumer credit report and verify other credit information including past and present mortgage and landlord references. It is understood that a photocopy of this form will also serve as authorization.

The information obtained is only to be used in the processing of my application for a mortgage loan. I/We authorize you to provide to Commercial Credit Corp. and to any investor to whom Commercial Credit Corp. may sell my mortgage, any and all information and documentation that they request. Such information includes, but is not limited to, employment history and income; bank, money market, and similar account balances, credit history, and copies of income tax returns

Commercial Credit Corp. or any investor that purchases the mortgage may address this authorization to any party named in the loan application.

Privacy Act Notice: The information to be obtained will be used by the lender and any federal agency insuring guaranteeing or purchasing the mortgage to determine whether you qualify as a prospective borrower under the lender's and the agency's underwriting standards. The information will not be disclosed outside the lender and the federal agency without your consent except to the person or company verifying the information including, but not limited to, your employer, bank, lender and any other credit reference as needed to verify other credit information and as permitted by law. You do not have to give us this information, but if you do not your mortgage loan application may be delayed or rejected. The information we will obtain is authorized by Title 38, U.S.C, Chapter 37 (if VA); and U.S. C., Section 1701 et seq. (if HUD/FHA).

APPLICANT'S SIGNATURE \_\_\_\_\_

APPLICANT'S SIGNATURE \_\_\_\_\_

ADDRESS \_\_\_\_\_

CITY: \_\_\_\_\_

STATE: \_\_\_\_\_

## **CERTIFICATION FOR ALTERNATIVE DOCUMENTATION PROGRAMS**

The undersigned certify the following:

1/ We have applied for a mortgage loan from Commercial Credit Corp. In applying for the loan, I/ We completed a loan application containing various information on the purpose of the loan, the amount and source of the down payment, employment and income information, and assets and liabilities. I/ We certify that all of the information is true and complete, I/We made no misrepresentations in the loan application or other documents, nor did I/We omit any pertinent information.

2.-I/We understand and agree that Commercial Credit Corp. reserves the right to change the mortgage loan review process to a full documentation program. This may include verifying the information provided on the application with the employer and/or financial institution.

3. I/We fully understand that it is a Federal crime punishable by fine or imprisonment, or both. to knowingly make any false statements when applying for this mortgage, as applicable under the provisions of Title 18, United States Code, Section 1014.

APPLICANT's SIGNATURE \_\_\_\_\_  
Social Security Number \_\_\_\_\_

## Commercial Credit Corp.

### FEE AGREEMENT

THIS AGREEMENT is made and entered into this day of 201\_ by and between COMMERCIAL CREDIT CORP at 1919 S. Highland Ave, D J24, Lombard, IL 60148, hereinafter referred to as "Broker", and located at \_\_\_\_\_ hereinafter referred to as "Client."

WHEREAS, the Broker has the access to various investors, banks, financial institutions and funding sources desirous of making loans, and whereas the Client is desirous of obtaining a loan for the maximum amount possible, with an interest rate that is the most competitive in the market, each mutually promises, agreements and fees, set forth to the following loan parameters and conditions.

THE BROKER, agrees to search and obtain a loan(s) for the Client for as much as the collateral will bear under an investors program at the competitive current market interest rate.

In consideration for the services rendered the Client agrees to pay the Broker a commission\_\_\_\_\_ of the total of the credit line(s) approved or loan amount at the time of the issuance of the loan commitment. This fee is required only for the Broker and it is understood that it is separate from and in addition to charges, fees and points that may be required by the lender.

At the time of a proposal letter, the Client agrees to give an advance earnest money deposit in the amount of \_\_\_% of line/loan amount or \$ \_\_\_% of the proposed credit points at the time of loan funding. If the loan is declined by the lender, the deposit

This will be refundable against the total will be refunded to you minus any true expenses that might have been incurred during the underwriting of your file. Should you decline to accept the proposed loan or commitment to fund, the Broker may at its sole discretion retain this deposit.

Under no circumstances will the deposit be held by the Broker for a period of more than 90 days except in the event the Client should violate or default on any provision of this Agreement, such violation or default causing the Client to waive all rights and claims to this deposit and hold the Broker-harmless against an initial period of days and renewable thereafter in 30 day increments upon mutual agreement by the parties contained herein. It is understood by the Client that the Broker shall enjoy an exclusive right to represent the Client during this period(s), and Client agrees not to solicit or enlist the services of any other financial, banking : 1919 3. Highland Avenue. Building D. Unit 124, Lombard, IL 601-40-Tel: 630 596 8100 - Fax: 630 424 1459 : or capital sourcing agent. Client agrees to provide a list to the Broker of all financial institutions that have been contacted directly or indirectly in the last 90 days.

Client agrees to pay the Broker an advance processing fee of \$ \_\_\_\_ to cover initial expenses involved in processing the file for and placement search for a potential lender. This processing fee is non-refundable under any circumstances.

Client also agrees to pay all out-of-pocket costs including, travel days at per' diem of per person, maximum 2 persons, plus all other costs over and above this deposit, including but limited to the appraisal fees, courier fees, inspection fees, insurance fees, title charges, legal and miscellaneous fees.

Client agrees that all required fees, points, and deposits shall be paid in full prior to funding. This contract shall be considered honoured and terminated when all promises and agreements herein set forth have been fulfilled by parties considered.

Client agrees not to divulge information concerning Broker's source or to approach said source(s) on a direct or indirect basis.

In all cases where Broker provides construction related financing, Client agrees and provides first right of refusal to Broker for a minimum of 80% of all end loans arising from the completion of said project. Client understands that the pricing and terms offered hereunder do not include related fees, points or charges required for project funding approval for the secondary market; said undertaking to be processed and evidence under a separate agreement to this document.

COMMERCIAL CREDIT CORP.

By: \_\_\_\_\_ DATE: \_\_\_\_\_  
TITLE: \_\_\_\_\_

CLIENT:

NAME: \_\_\_\_\_ DATE: \_\_\_\_\_  
TITLE: \_\_\_\_\_

\_\_\_\_\_  
Notary Public

My Commission expires on \_\_\_\_\_