

YOU MUST ENTER YOUR BROKER CODE. PLEASE REGISTER IF YOU DON'T HAVE ONE.

Please fully complete sections 1 – 7, after carefully reading section 8 and fax to the Underwriting Department of Promise Solutions Ltd on 01902 504094. One of our Underwriters will assess the enquiry & respond as quickly as possible.

(1) Broker Code: <input type="text"/>	Broker Name: <input type="text"/>
Login Name: <input type="text"/>	Tel. <input type="text"/> Email: <input type="text"/>

Loan Amount: <input type="text"/>	Term <input type="text"/> (yrs)	Case Ref: <input type="text"/> (office use only)
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Purpose of Loan:

(2) Personal Details	1st Named Applicant	2nd Named Applicant
Title		
Forename		
Middle name		
Surname		
Maiden name		
Marital status		
Date of birth		
Are you on Deeds and/or Mortgage		
Others living in property over 18		
Home telephone number		
Work telephone number		
Mobile telephone number		
Email address		
Correspondence address		
Date moved in to above address		
Previous Address History (3 years address history needed)		
Previous address (up to 3 yrs history)		
Date moved out		
Previous address (up to 3 yrs history)		
Date moved out		

(3) Employment & Income	1st Named Applicant		2nd Named Applicant	
Employment status				
Income	Gross	Net	Gross	Net
Occupation				
National Insurance Number				
Employer's full name				
Employer's address				
Start date				
Shareholding				
If S/E – Proof of income				
Accountants qualifications				
Time with accountant				
Additional Income type				
Amount per month				
Additional Income type				
Amount per month				
Previous Employment details (3 years employment history needed)				
Previous employment occupation				
Previous employment employer's full name				
Prev. employment Start/End date		To		To

(4) Property Details

Security address							
Property type		Freehold / Leasehold		Term remaining			
No. of flats in block		Purpose built flat		Self contained own entrance			
Studio	No. of Storeys	Lift in block		Floor of flat			
Garage		No. of bedrooms		Date of construction			
Property construction		Construction type					
Name of construction		Is property tenanted					
Purchase date		Purchase price		Purchase type			
Council valuation		Original discount		Discount period			
Property previously owned by Local Authority		Estimated property value					
Property on the housing defects legislation list		Built in the last 10 yrs, NHBC certificate					

(5) Charges on Property


Mortgage Account

Second Mortgage Account

Lender		
Current balance		
Redemption balance (if known)		
Repayment per month		
Date of most recent advance		
Account number		
Missed mortgage payments in last 12 mths		
Balance of current mortgage arrears		

(7) Consent to Credit Search

You will abide by the guidance of the customer credit act, specifically the relevant points in the attached check list. You have read the consent statement below and your clients agree to authorise Promise Solutions, it's subsidiaries and their Finance Providers to disclose the information they have provided today, to credit reference agencies, who will keep a visible record of the information and search made?

 This information will be shared with me, Promise Solutions and will be referred to one or more lenders who, in addition to ourselves, will credit score your application. To do this we may need to verify your details with a credit reference and fraud prevention agencies. This is standard practice for finance companies. The checks completed are recorded by agencies and if you provide inaccurate information, they may also record this. Other companies that you or your financial associates go to for credit, insurance or other products may see the records stored

(8) Basis for underwriting

Please choose the basis on which you want us to underwrite loan options and record on the Price Comparison Record.

- 1. Your client(s) will be provided with information on loan products and repayment terms available based on their personal circumstances, to choose the loan which most closely meets their needs
- 2. Your client(s) want the lender with the lowest monthly repayment over their preferred repayment term
- 3. Your client(s) do not want to borrow from their existing first mortgage lender as this would cause them to lose the current lending terms which they consider more beneficial
- 4. Your client(s) do not want to remortgage as the terms available are potentially less attractive than retaining their current mortgage plus a secured loan
- 5. There are no first mortgage products available which meet their needs as closely as the proposed secured loan
- 6. There are no first mortgage products available which meet your client's circumstances
- Other (please specify)

(9) Compliance Checklist

1. You have/will clearly explain to your customer whether you are providing an advised or non-advised service with regards to secured loans.
2. If the customer is borrowing to consolidate shorter term or unsecured debt, you will explain whilst this may reduce their monthly outgoings, it could cost more in the longer term if they are extending the repayment period.
3. If a loan term extends beyond normal retirement age and will not be redeemed early, you will ensure customers have considered if they have sufficient resource to continue making repayments or settle the loan at the time.
4. You will ensure customers are aware, where relevant, the loan is secured on their property and on receipt of an offer explain the loan breakdown including net and gross loan amount, repayment terms, APR, broker fee, early settlement examples, lender fee, monthly payments and whether interest rates are fixed, variable or discounted.
5. Any upfront broker fees charged regarding a loan application must be refunded to the borrower before completion. If necessary you authorise Promise Solutions Ltd to make this refund on your behalf in order to complete the loan and deduct the same amount from your commission due.
6. If calling at a clients home solely to discuss a secured loan, you will obtain a written invitation to do so prior to the visit.

Income & Expenditure form

Name _____ Address _____

Income	
All figures should be monthly	
Net wages / salary	£
Private pension	£
State pension	£
Child Benefit	£
Working family tax credit	£
Child tax credit	£
Income support	£
Incapacity benefit	£
Disability living allowance	£
Maintenance / child support	£
Rental Income - other properties	£
Other 1	£
Other 2	£
Other 3	£
Other 4	£
Other 5	£
Total income	£

Expenditure	
All figures should be monthly	
1st Mortgage payment	£
Proposed Loan repayment	£
Ground rent / service charge	£
Pension & life insurance	£
Buildings & contents	£
Council tax	£
Gas	£
Electric	£
Other heating fuels	£
Water	£
Shopping (food, drink, smoking, alcohol etc)	£
Prescriptions/Healthcare	£
TV licence / sky / cable	£
Telephone & internet	£
Mobile phone (inc pay as you go)	£
Entertainment (going out, socialising etc)	£
Clothing / Hair	£
Child related expenses (fee's, clubs)	£
Pets (food, vet bills, pet insurance)	£
Other regular expenses not covered above	£
Travel Expenses	
How many cars do you own?	
Car Expenses (petrol, insurance, tax)	£
Other travel expenses (bus/train)	£
Existing credit items not to be repaid (i.e. cc, loans etc)	£

Please detail below any dependents living in the property under the age of 16		
Full name	date of birth	of
Please detail below anyone living in the property over the age of 16		

Total Expenditure	£
Total income	£
Minus total expenditure	£
Surplus	£

I/we confirm that the above information is a true reflection of our monthly income & expenditure. I/we are not aware of any impending changes to my/our circumstances of income. If I/we become aware of any changes to our income prior to the loan completing, I/we will notify Promise Solutions.

Signed _____

Signed _____

Date _____

Date _____