

Mortgage Structure Comparison

One column per serious alternative. Same borrower, same property, same day, same lock period.

	Option A	Option B	Option C
Loan amount			
Rate / term / product			
Points paid			
Lender credit received			
Mortgage insurance			
Required monthly payment			
Cash to close			
Cumulative financing cost — Yr 1			
— Yr 3			
— Yr 5			
— Yr 7			
— Yr 10			
Balance at Yr 5			
Balance at Yr 10			
Expected mortgage life			
Worst payment I might have to carry			

Two sentences per option

Option A — this mortgage works best if

Option A — this mortgage becomes unattractive if

Option B — this mortgage works best if

Option B — this mortgage becomes unattractive if

Option C — this mortgage works best if

Option C — this mortgage becomes unattractive if
