

Insurance Policy Requirements

Borrower(s): _____

Vesting: _____

Impounded? _____ **Effective Date Needed:** _____

1. Lender's Loss Payable Clause (438 BFU or Equivalent) in favor of:

PFN Lending Group, Inc. ISAOA

Its Successors and/or Assigns

5016 North Parkway Calabasas,

Suite 200 Calabasas, CA 91302

Loan Number: _____

2. Policy Term:

Purchase: The term of the policy must be a minimum of one year, effective on the funding date.

Refinance: The remaining term after closing must be at least 120 days. If the policy expires sooner than 120 days from closing, a copy of the renewal policy and proof it has been paid in full will be required.

3. Minimum Fire Coverage (Single Family Residence):

• 100% of the insurable value of the improvements, **as established by the property insurer.**

*** PLEASE PROVIDE A REPLACEMENT COST ESTIMATOR ***

4. Minimum H-06 "Walls In" Coverage (Condominium): Twenty percent (20%) of the appraised value.

20% of Appraised Value = \$ _____

****If the insurance carrier can provide a letter confirming that a lesser amount of coverage is "sufficient to restore the condominium unit to its condition prior to a loss claim event" , we will accept the lesser coverage****

5. Maximum Fire Deductible:

The maximum deductible is the lesser of 1% of the dwelling coverage or \$5,000.

Note: Certain lenders may require smaller deductibles based on individual guidelines.

6. Investment Properties:

Rent loss coverage equal to six (6) months will be required. This must be listed on the Evidence of Insurance/Declarations Page.

Note: "Loss of Use" is not the same as "Rent Loss" coverage. If "Loss of Use" includes rent loss coverage, the endorsement must be provided to determine how much coverage is provided.

****All guidelines above are subject to change without notice and are subject to underwriter/
funder review****