### Mortgage Market ALERT



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## **ALERT: MBS Already Struggling a Bit**

The bid side of the market has been choppy and downbeat since 8:30am. Perhaps the mortgage market is drawing the same conclusions we are about the relief bill (i.e. that it's more likely because of 3m+ jobless claims and less likely to be tweaked, thus guaranteeing drama for the mortgages).

2.5 UMBS are down more than half a point on the day and nearly a full point from the opening trades. Any lenders already out with rates or with overnight lock availability are at risk of reprices.



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#### MBS & Treasury Market Data

	Price / Yield	Change
MBS UMBS 6.0	99.22	-0.21
MBS GNMA 6.0	100.48	-0.11
10 YR Treasury	4.6602	+0.0466
30 YR Treasury	4.7713	+0.0403
Pricing as of: 4/30 11:46AM EST	Г	

#### **Average Mortgage Rates**

	Rate	Change	Points
Mortgage News	Daily		
30 Yr. Fixed	7.43%	-0.02	0.00
15 Yr. Fixed	6.85%	-0.01	0.00
30 Yr. FHA	6.92%	-0.03	0.00
30 Yr. Jumbo	7.63%	-0.01	0.00
5/1 ARM	7.50%	0.00	0.00
Freddie Mac			
30 Yr. Fixed	7.17%	-0.27	0.00
15 Yr. Fixed	6.44%	-0.32	0.00
Mortgage Banke	rs Assoc.		
30 Yr. Fixed	7.24%	+0.11	0.66
15 Yr. Fixed	6.75%	+0.11	0.64
30 Yr. FHA	7.01%	+0.11	0.94
30 Yr. Jumbo	7.45%	+0.05	0.56
5/1 ARM	6.64%	+0.12	0.87
Rates as of: 4/29			

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