



Jeffrey Chalmers

Senior Loan Officer, Movement Mortgage

NMLS #76803 - #39179 Licensed: CA, CT, FL, MA, ME, NH,
99 Rosewood Dr, Suite 270 Danvers, MA 01923

Office: (774) 291-6527

Mobile: (774) 291-6527

Fax: (855) 951-5626

jeffrey.chalmers@movement.com

[View My Website](#)

A Message from Jeffrey Chalmers:

"Mortgage rates are all about ebbs and flows. Ready to finance?"

Mortgage Rates Highest in 2 Weeks

Mortgage rates remained under pressure today, moving up to the highest levels in two weeks. Financial markets are in the process of undoing some of their defensive maneuvers ahead of this week's referendum vote on the U.K. exiting the European Union (informally known as "Brexit"). Until last Friday, those maneuvers resulted in rates moving lower, because investors were buying bonds to protect against the risk of the U.K. leaving the EU. But as sentiment has shifted regarding the probable outcome of the referendum, rates moved higher.

Once again, mortgage rates haven't been moving as much as US Treasuries. In fact, quoted rates will likely be the same as yesterday's in most cases, with the only difference being slightly higher upfront costs. That could change though. One of the reasons rates haven't been more volatile is the fact that the Brexit vote is seen as being fairly even. As soon as a clear victor emerges, **rates could move swiftly**. A "remain" vote could cause a much quicker move higher in rates on Friday morning. Between now and then, volatility might be subdued, but major improvements are less likely.

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National Average Mortgage Rates



	Rate	Change	Points
Mortgage News Daily			
30 Yr. Fixed	7.16%	+0.01	0.00
15 Yr. Fixed	6.64%	+0.01	0.00
30 Yr. FHA	6.62%	+0.01	0.00
30 Yr. Jumbo	7.40%	+0.01	0.00
5/1 ARM	7.33%	-0.01	0.00

Freddie Mac

30 Yr. Fixed	7.09%	-0.35	0.00
15 Yr. Fixed	6.38%	-0.38	0.00

Mortgage Bankers 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: 5/10

MBS and Treasury Market Data

	Price / Yield	Change
MBS UMBS 6.0	100.08	-0.20
MBS GNMA 6.0	101.02	-0.13
10 YR Treasury	4.4978	+0.0417
30 YR Treasury	4.6405	+0.0320

Pricing as of: 5/10 5:04PM EST

Because Integrity Matters™

Jeffrey has spent the last three decades perfecting an Honest, Open and Transparent (HOT™) loan and closing process that is laser-focused on enhancing the consumer mortgage experience. By combining old-school, trustworthy customer service with real-time, mobile-friendly technology, he has successfully built thousands of loyal, raving fans.

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