

Rich E. Blanchard
Managing Director, RICH Home Loans LLC
NMLS: 492461
1550 Wewatta St., 2nd Floor Denver, CO 80202

Office: 720.619.9900
Mobile: 303.328.7047
richblanchard@richhomeloans.com
View My Website

ALERT: Treasuries Selling-Off, But MBS Resisting So Far

- Consumer Confidence
  - 131.6 vs 128.0 forecast

Stocks stumbled briefly at the 9:30am NYSE open, but quickly turned things around and began rallying. Treasuries followed even before the 10am Consumer Confidence data, but both sides of the market accelerated after the data. 10yr yields are now up 3.5bps to 1.648 (1.67% remains the important overhead line in the sand).

There is no specific headline or event driving the apparently vertical spike on the 10yr chart. It's just consistent selling since the 9:40am time frame, perhaps with a slight boost from the strong data at 10am.

MBS, for their part, aren't looking too worries about the Treasury sell-off at the moment. Fannie/UMBS 3.0 coupons are unchanged since 9:30am and still down only 1 tick (0.03) on the day. As such, we're not in a negative reprice situation right now, even though we typically would be based on the shape of the Treasury chart.

THIS MBS OUTPERFORMANCE WAS TO-BE-EXPECTED based on the underperformance yesterday and on Friday afternoon. That said, at a certain point, Treasuries could weaken enough that MBS will be forced to do a bit more selling. Lenders would likely be a bit quicker to reprice than normal in that situation simply because they're watching Treasuries (in addition to MBS) and are thus more on-guard for the latter to follow suit.



MBS and Treasury

	Price / Yield	Change
MBS UMBS 6.0	99.43	-0.62
10 YR Treasury	4.9860	+0.0952
30 YR Treasury	5.3557	+0.0737

Pricing as of: 11/10 5:59PM EST

Average Mortgage Rates

	Rate	Change	Points
Mortgage News Daily			
30YR Fixed	7.30%	+0.12	0.00
15YR Fixed	6.92%	+0.09	0.00
30YR FHA	6.89%	+0.07	0.00
30YR Jumbo	7.40%	+0.03	0.00
7/6 SOFR	6.80%	+0.31	0.00
30YR VA	6.90%	+0.07	0.00
Freddie Mac			
30YR Fixed	7.18%	+0.97	0.00
15YR Fixed	6.57%	+1.10	0.00
Mortgage Bankers Assoc.			
30YR Fixed	7.30%	+0.18	0.75
15YR Fixed	6.76%	+0.33	0.98
30YR FHA	7.02%	+0.24	1.07
30YR Jumbo	7.20%	+0.05	0.48
7/6 SOFR	6.29%	+0.19	1.00

Rates as of: 11/10

© 2026 MBS Live, LLC. - This mortgage market alert is a service of MarketNewsletters.com and MBS Live.

The interest rates provided in this newsletter are national averages from independent data sources. Rate/APR terms may differ from those listed above based on the creditworthiness of the borrower. All information provided "as is" for informational purposes only, not intended for trading purposes or financial advice.

Read or subscribe to my newsletter online at: http://housingnewsletters.com/richhomeloans

Subscribe to my newsletter online at: http://housingnewsletters.com/richhomeloans

Expert Advice | Exceptional Service | Flawless Execution

With 27+ years of expertise in mortgage banking you can be confident in my knowledge and abilities to deliver a seamless loan transaction while providing personalized service.

Rich E. Blanchard 

© 2026 MBS Live, LLC. - This mortgage market alert is a service of MarketNewsletters.com and MBS Live.

The interest rates provided in this newsletter are national averages from independent data sources. Rate/APR terms may differ from those listed above based on the creditworthiness of the borrower. All information provided "as is" for informational purposes only, not intended for trading purposes or financial advice.

Read or subscribe to my newsletter online at: http://housingnewsletters.com/richhomeloans