

February 21<sup>st</sup>, 2025

Dear Danny Chang,

Congratulations, I am pleased to inform you that you have been **PRE-APPROVED** for a 30 year Conventional home purchase loan with Rapid Mortgage Capital Corp. in the amount of **\$1,050,000**. At this loan amount your combined total back-end DTI ratio is at 43%. This loan amount is based on a purchase price of \$1,600,000. Bank Statements, tax returns, 2 years W2's, and last 2 paystubs have been reviewed. Income and assets match what is needed for this approval. Credit has also been reviewed, middle score is 803. Reserves requirement is met for this product.

Rapid Mortgage Capital Corp. and has conducted a review of the information provided at the time of application. Based on this information, the income and assets reported meet guidelines for the loan requested. A credit report has been completed and you meet Rapid Mortgage Capital Corp.'s as well as the required secondary market investor's current underwriting guidelines.

Please note that this pre-approval does not constitute a guaranty (lock-in) of any specific interest rate or program type nor does it confer any rights to the borrower or any third party. The above borrower's loan application has not yet been fully underwritten or approved. A written commitment to make a mortgage loan has not yet been issued. Full loan approval is contingent on underwriting analysis and appraisal. There should be no problem obtaining either of these in my professional opinion.

If you have any questions, please do not hesitate to contact me.

Sincerely,

A handwritten signature in black ink that reads 'Ryan Eldred'.

Ryan Eldred  
President  
NMLS#270134  
Rapid Mortgage Capital Corp.  
Direct: (949)617-2392  
Fax: (888) 521-8721  
[ryan@rapidmc.com](mailto:ryan@rapidmc.com)

Accounts

Dashboard

Hi, I'm Erica. How can I help?



Hello, Yusi

Preferred Rewards Platinum Honors Member

Bank of America Life Plan®

Your next steps and new features are a tap away.

My Rewards

Net worth<sup>c</sup>

Customize net worth

Banking

Bank of America

FDIC FDIC-Insured - Backed by the full faith and credit of the U.S. Government

Advantage Savings - 23

\$94,040.70

7 Month Featured CD - 51

\$213,924.84



Accounts



Pay & Transfer



Deposit Checks



Research



Trade