

FEE SCHEDULE

Included below is a list of fees which you may have to pay during the term of your mortgage should any of circumstances listed below arise. We charge these fees in order to compensate us for the work we do in order to accommodate your request. Reference to these fees is also included in your mortgage documentation although the situations under which a fee may be charged, or the amount of any fee may change over time.

We will charge you other fees as applicable, which may include fees in connection with the administration of the mortgage. These fees are a reasonable estimate of the costs and expenses we will incur for actions taken or for disbursements or charges incurred by us as a result of a request by you, a failure by you to perform your obligations under the mortgage, or as a result of a default by you. The payment of a fee shall not be deemed to be a consent, waiver or release from any terms of your mortgage (including any breach thereof by you) and we reserve all of our rights to enforce the original terms of your mortgage, including any and all of our rights on your default. All of our fees are subject to change from time to time and without notice. You may retrieve up to date information about the nature and amounts of these fees at rfa.ca or by calling our Customer Service Centre.

There are circumstances under which, at our discretion, we may not be able to fulfill a request, but we will let you know if we are unable to do so. If a fee is charged to fulfill a request and you do not pay the fee, we have the right to charge interest and collect the fee as if it was part of your original mortgage amount.

THIS FEE SCHEDULE IS SUBJECT TO CHANGE AT ANY TIME AND WITHOUT NOTICE. PLEASE CONTACT CUSTOMER SERVICE FOR CURRENT INFORMATION.

Early Renewal	\$75
Mid-Term Change (<i>frequency, due date, spreading tax deficit over two years, decrease P&I</i>)	\$90
Hold a Payment / Delaying PAC	\$105
Returned Payments	\$105
Skip A Payment (\$90 per month worth of payments skipped - e.g.4 weekly payments, 2 bi-weekly payments, 1 monthly payment)	\$90 per month
Appraisals (<i>varies by geography</i>)	\$200 - \$500, paid by borrower (could be up to \$2,500 for more remote locations)
Bridge Loan processing fee	\$250
Covenant Change	\$350
Qualified Assumptions	\$450
Non-qualified Assumptions	\$1,000
Refinance, Port, and Replacement Cancellation Fee	\$395
Partial Discharge	\$350
Amortization Schedule	Free Online, \$25 per hard copy
Annual Statement Reprint	Current year free online, hard copy \$25 Previous years \$75
Information Statement	Free Online, \$25 per hard copy
Repayment History	Free Online, \$25 per hard copy

Payment of Tax Arrears greater than \$1,000 (excluding MB)	Greater of \$150 or 10% of arrears paid
Tax Arrears less than \$1,000	\$75
Payment of Tax Arrears (MB)	\$150
Payment of Utility Arrears greater than \$500 (excluding MB)	10% of arrears paid
Utility Arrears paid between \$50 – \$499.99	\$50
Utility Arrears paid less than \$50	\$0
Payment of Utility Arrears/School Taxes if separate from Tax Realty Municipality (MB)	\$50
Tax Account Breakdown Statement	Free Online, \$25 per hard copy
Tax Account Cancellation Fee	\$75
Tax Administration Fee from Municipality	Varies by Municipality
Tax Certificates	\$150
Assignment/Transfer Fees:	
• All provinces (excluding NFLD, PEI, QC)	\$395
• NFLD	\$50
• PEI	\$25
• QC	\$0
• Government Charge for Transfer (NB)	\$85
Discharge Fees:	
• All provinces (excluding BC, AB, MB, QC)	\$395
• BC	\$75
• AB & QC	\$0
• MB	\$130
• Government charge for Discharge (MB)	\$124
• Government charge for Discharge (ON)	\$83.11
• Government charge for Discharge (SK)	\$55.00
• Government charge for Discharge (BC) (applies to loans paid out with own funds/amortized out)	\$34.47
• Duplicate request for discharge documentation (aka release of interest letter) (ON & QC)	\$25
• Duplicate request for discharge documentation (all provinces excluding ON & QC)	\$100
• Duplicate request for discharge documentation for archived loan (all provinces)	\$125
Default Administration	\$500
Execution Search / Title Search	\$175 plus GST
Occupancy Check	\$125
Payment of Condo Arrears (excluding MB)	Greater of \$150 or 10% of arrears paid
Payment of Condo Arrears (MB)	\$150
Legal Fees	Determined by solicitor
Cheque Processing Fee	\$25 / cheque
Courier Fee	\$15
Lapse in Impairment Insurance (aka fire insurance cancellation fee)	\$300 initial setup \$475 every 3 months
Refund Cheque Fee	\$0
Records Research Fee	\$75

Request for Copy of Materials from File (if authorized)	\$50
Enrollment Administration Fee (Government Programs)	\$100
Reinvestment Fee (as applicable, see section on Prepayment Charges in your mortgage documentation)	\$500 in the first year of the term, \$400 in the second year, and \$300 in the third year.