

CONSULTANT'S ALLOWABLE FEE AGREEMENT

Consultant:
 Consultant's ID:
 Phone #:
 Email:

Prepared for:
 Address:
 Loan Originator:
 Loan Type:

This agreement is entered on _____(DATE), between _____(CONSULTANT) and _____(BUYER) regarding Subject property _____

For the sum(s) specified the CONSULTANT **agrees** to:

- 1) Meet with Borrower(s) and /or Borrower(s)' Agent(s) and/or Contractor(s) at the subject property address to inspect the physical property, identify areas in need of improvement, and determine overall suitability for FHA's 203(k) Rehabilitation Mortgage Program. A feasibility fee will be due and payable upon completion of these services. This fee will be credited toward the Total Consultant Fee (below) should Borrower(s) decide to continue the application process. All Fees are non-contingent and non-refundable. If upon initial examination it is determined quickly that the needed repairs are unfeasible for the Borrower(s) and/or excessively expensive, the Consultant will NOT perform a full property Inspection and no additional payment will be necessary.
- 2) With Borrower(s)' input, Consultant will list work items that: A) must be done according to the Program; B) would be recommended to be done at this time by the Consultant or others, and; C) are desired by Borrower(s). From this list, Consultant and Borrower(s) will jointly determine the scope of the work.
- 3) Produce appropriate documentation in a HUD accepted format, with Draw Request. It is understood that any architectural exhibits do not include certified architectural drawings. If such drawing becomes necessary, all extra costs will be the responsibility of the borrower.

If additional testing services are necessary, these services will either be provided by the Consultant or qualified subcontractors agreed to by both the Consultant and the Borrower; however, the charges for these testing services are in addition to the above Consultant fee. The Consultant will try to estimate all extra charges in advance (see below), and may schedule the additional testing for the borrower(s). The charges, however, will be the sole responsibility of the Borrower(s), and will be due and payable at the time of service.

Additional Testing Services or Certifications that may be necessary and their estimated charges:

These services of the Consultant are not to be construed as a home inspection. Those services can be obtained by a licensed Home Inspector. The Consultant's role is not acting as a Home Inspector. FHA does not perform Home Inspections. Home Inspections give the buyer more detailed information about the overall condition of the home prior to purchase.

Allowable Fee Items

Allowable Fee Item	Fee Item Note	Fee

Fees To Be Paid: _____

BORROWER: X _____

DATE: _____

BORROWER: X _____

DATE: _____

CONSULTANT: X _____

DATE: _____