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## Loan Fees

Effective 10 October 2018

Nexus Mutual charges loan fees where costs are incurred from our service providers (such as banks) and/or where significant staff time is involved in dealing with the matter. The fee charged by Nexus Mutual reflects the costs incurred in providing the service.

Platinum Home Loan holders are exempt from fees relating to account establishment (except for when accounts are SMSFs, trusts, or for commercial lending), account servicing, additional advances, loan variations, loan switching, loan splitting and loan continuation. Platinum Home Loan holders are also entitled to fee exemptions for personal loans, credit card applications and the annual fee.

## Mortgage loan fees

| <b>ESTABLISHMENT FEES</b>  | <b>AMOUNT</b> |
|--|---------------|
| Includes legal costs, index, first title and final searches, first valuations (excluding commercial), bank cheques, postage costs and sundries |               |
| Home loan*   | \$600         |
| Bridging loan  | \$1200        |
| Commercial Loan  | \$1,250       |

| <b>OTHER FEES</b>   | <b>AMOUNT</b>                           |
|---|---|
| Arrange lenders mortgage insurance  | \$30                                    |
| Caveat secured loan   | \$300                                   |
| Guarantee preparation   | \$200                                   |
| Progress payment – Construction loan  | \$100                                   |
| Multiple securities   | \$400                                   |
| Valuation (for 2 <sup>nd</sup> or subsequent residential property, and for all commercial property) | At cost                                 |
| Review of SMSF or Trust Documents   | \$600                                   |
| Document re-issuing fee   | \$165 per document, maximum total \$330 |
| Non-Completion / Instructions Withdrawn   | \$110 per item, maximum total \$220     |
| Settlement re-attendance fee (same day)   | \$55                                    |
| Settlement re-booking or out of office discharge settlement fee                                     | \$165                                   |

| <b>DURING LOAN PERIOD FEES</b>                         | <b>AMOUNT</b>                   |
|--|---------------------------------|
| Platinum home loan package fee (charged annually)      | \$395                           |
| Break fee for fixed rate loan                          | At cost                         |
| Account servicing fee (charged monthly)                | \$8                             |
| Contract variation – general*                          | \$100                           |
| Contract variation – security*                         | \$200                           |
| Deposit guarantee administration (charged half yearly) | 1.25% p.a. of guaranteed amount |
| General consent  | \$400                           |
| Loan increase*   | \$250                           |
| Loan continuation (fixed rate loan)*                   | \$250                           |
| Split loan facility*                                   | \$100                           |
| Document fee   | \$55                            |
| Switch loans (changing loan type)*                     | \$250                           |

| <b>MORTGAGE LOAN DISCHARGE FEES</b> | <b>AMOUNT</b> |
|-------------------------------------|---------------|
| Mortgage discharge preparation      | \$300         |
| Registration of mortgage discharge  | \$200         |
| Withdrawal of a caveat              | \$200         |

## Personal loan fees

| LOAN ESTABLISHMENT FEES              | AMOUNT |
|--------------------------------------|--------|
| Secured personal loan <sup>†</sup>   | \$200  |
| Unsecured personal loan <sup>†</sup> | \$150  |

| DURING LOAN PERIOD            | AMOUNT |
|-------------------------------|--------|
| Contract variation – general  | \$75   |
| Contract variation – security | \$150  |
| General consent               | \$60   |
| Loan increase                 | \$95   |

## Continuing credit fees

| LOAN ESTABLISHMENT FEES | AMOUNT |
|-------------------------|--------|
| Line of Credit*         | \$600  |

| DURING LOAN PERIOD                                      | AMOUNT |
|---|--------|
| Visa Platinum Credit Card – annual fee <sup>‡</sup>     | \$99   |
| Low Rate Platinum Credit Card – annual fee <sup>‡</sup> | \$49   |
| Overdraft monthly account service fee                   | \$5    |
| Contract variation – general                            | \$100  |
| Contract variation – security                           | \$200  |
| Line of Credit – annual review fee*                     | \$45   |
| Line of Credit – monthly service fee*                   | \$10   |

## Other loan-associated fees

| SERVICE FEE   | AMOUNT |
|---|--------|
| Arranging Deposit Guarantee                                     | \$325  |
| Overdue payment   |        |
| • First contact   | \$10   |
| • Subsequent contacts   | \$25   |
| Temporary advance   |        |
| • Less than \$5,000   | \$50   |
| • \$5,000 to less than \$25,000                                 | \$100  |
| • \$25,000 to less than \$50,000                                | \$150  |
| Title search (for subsequent searches or additional properties) | \$35   |

## Important information

All fees are a once-off cost for the service when it is provided, except where indicated.

Nexus Mutual reserves the right to change any of the fees and charges detailed in this brochure. Members will be notified in writing in accordance with the relevant terms and conditions in the event of any change.

\* Applies only to Essentials and Standard Home Loans. Fee waived on Platinum and Package home loans.

† Personal loan establishment fee waived for Platinum or Package home loan holders.

‡ Annual fee waived on one credit card account for Platinum or Package home loan holders.

