

[Lender Name]
[Lender Address]
[City, State, Zip Code]
[Phone Number]

[Date]

[Borrower Name]
[Borrower Address]
[City, State, Zip Code]

RE: Conditional Loan Commitment

Loan Number: [Loan Number]
Property Address: [Subject Property Address]

Dear [Borrower Name],

We are pleased to inform you that your application for a mortgage refinance has been conditionally approved based on the following terms:

- **Loan Amount:** \$[Amount]
- **Loan Program:** [Program Name]
- **Interest Rate:** [Rate]%
- **Loan Term:** [Number of Months/Years]

Subject to Appraisal:

This commitment is specifically subject to the receipt of a satisfactory real estate appraisal. The appraisal must be performed by a lender-approved appraiser and must reflect a fair market value of no less than \$[Minimum Value] to support the requested Loan-to-Value (LTV) ratio. The property condition must also meet all lender and secondary market requirements.

Additional Conditions:

This approval is also subject to the following items being verified prior to closing:

- Verification of clear title and valid homeowners insurance.
- No material change in your financial condition, credit score, or employment status.
- Satisfactory review of final closing documents.
- [Insert any other specific conditions here]

This commitment letter expires on [Expiration Date]. Please contact us at your earliest convenience to schedule the appraisal inspection.

Sincerely,

[Loan Officer Name]

[Title]

[Lender Name]