

Guide to Your Annual Escrow Account Disclosure Statement with Overage and Refund Check

OLD NATIONAL BANK
P.O. Box 3789
Evansville, IN 47736-3789

000289
BORROWER NAME
CO-BORROWER NAME
1234 MAILING ADDRESS
CITY, ST 99999-9999

1 ANNUAL ESCROW ACCOUNT DISCLOSURE STATEMENT

Analysis Date: 10/18/21
Loan Number: 000000000
Mortgagor Name: BORROWER NAME
CO-BORROWER NAME

Online Information: www.oldnational.com
Log in to: Online Banking
Email: mortgagocustmerservice@oldnational.com

Mon-Fri, 8:00am to 4:30pm CST
Escrow Department: 1-812-468-1800, Option 1

ESCROW SURPLUS CHECK ATTACHED BELOW

Each year Old National Bank reviews your escrow account to ensure sufficient funds will be available to pay escrow items when due. Some details related to your account are outlined below.

3 1. What is the amount of my new monthly payment starting December 01, 2021?

Payment Items	Current Payment	New Payment	Difference
Principal and Interest	\$981.76	\$981.76	\$0.00
Escrow	783.57	712.98	-\$70.59
Total Payment	1,745.33	1,694.74	-\$50.59

Note: If you currently use a third party bill pay service to make automatic payments, please update the amount scheduled for submission in December to reflect the new payment listed above. This new amount will automatically take effect with your December draft if you are currently set up on Electronic Funds Transfer (ACH) draft with Old National Bank.

4 2. What are the most common reasons that my escrow payment may change from year to year?

4 A. Increases or Decreases in Amounts Billed – The amount collected each month to be held in your escrow account may change based on increases or decreases to your property taxes, homeowner's insurance or mortgage insurance premiums. The information below compares the amounts Old National Bank expected to pay this past year for each item from your escrow account to the actual amounts that were paid. The difference column reflects the increase or decrease for each escrowed item.

Escrowed Item	Expected Amounts Due	Actual Amounts Due	Difference
COUNTY 1ST I	\$3,528.88	\$3,310.85	-\$218.03
COUNTY 2ND I	\$3,528.88	\$3,310.85	-\$218.03
HOMEOWNERS I	\$1,728.00	\$1,594.00	-\$134.00
Total Annual Escrow Payments	\$8,785.76	\$8,555.70	-\$228.06
Monthly Escrow Payments	\$731.98	\$712.98	-\$19.00

5 B. Repayment of Escrow Shortage or Surplus – According to the projections shown in Table 1 on the reverse side, your escrow account will rise above the minimum required balance of \$1,425.96 in September. This means you have a **surplus** of \$1,003.86 in your escrow account.

Since the surplus amount is greater than \$50.00 we are **ENCLOSING THE ESCROW REFUND CHECK BELOW.**

Projected Low Escrow Balance	Minimum Required Escrow Balance	Surplus
\$2,429.82	minus \$1,425.96	equals \$1,003.86

OLD NATIONAL BANK
P.O. Box 3789
Evansville, IN 47736-3789

FOR PAYMENT OF ESCROW TO MORTGAGOR
ONE THOUSAND THREE AND 86/100 DOLLARS

PAY TO THE ORDER OF
BORROWER NAME
CO-BORROWER NAME
1234 MAILING ADDRESS
CITY, ST 99999-9999

OLD NATIONAL BANK
DISBURSEMENT CLEARING
9898 072 9000780473

CHECK NO. 067693
MO. DAY YRL 10 19 21

AMOUNT \$*****1,003.86

VOID IF NOT CASHED WITHIN 180 DAYS

PERSONAL SIGNATURE

⑈ 20 1806 7693 ⑈ ⑆086 3000 ⑆ ⑆1000 496 70⑆

7 BORROWER NAME Loan Number: 000000000
CO-BORROWER NAME NEW PAYMENT EFFECTIVE DATE: December 01, 2021

COMING YEAR ESCROW ACCOUNT PROJECTIONS AND ACTIVITY HISTORY

TABLE 1 - CURRENT YEAR ACCOUNT PROJECTIONS

Month by month estimate of the activity we anticipate will occur in your escrow account over the next 12 months. This table shows the projected low balance point that is used to calculate an escrow shortage or surplus.

Month	Payments	Disbursements	Total	Minimum
December				
January				
February				
March				
April				
May				
June				
July				
August				
September				
October				

8 Annual Notice to Customers with Private Mortgage Insurance
Circumstances Under Which PMI May be Dropped

Your mortgage loan requires Private Mortgage Insurance (PMI). PMI protects lenders and others against financial loss when borrowers default. Charges for this insurance are added to your loan payments. Under certain circumstances, federal law gives you the right to cancel PMI or requires that PMI automatically terminate. Cancellation or termination of PMI does not affect any obligation you may have to maintain other types of insurance.

For loans closed on or after July 29, 1999, PMI must be terminated by the lender as follows:

I. Borrower Requested Cancellation. The borrower must submit a request in writing to the lender to begin cancellation. The lender must cancel PMI coverage if the following conditions are met:

- Cancellation Point Based on Original Value - The principal balance of the loan must be 80% or less of the original value of the property. Original value is defined as the lesser of the sales price of the

- 1 Statement Description**
Shows the type of statement as well as the date your statement was generated.
- 2 Available Resources**
Have questions about your loan? Visit us online, call or mail and we will be happy to assist.
- 3 New Monthly Payment**
Explanation of the differences between your Current Payment and your New Payment.
- 4 Explanation of Escrow Payment Changes**
Comparison of the amounts Old National Bank is expected to pay this year for each item from your escrow account to the actual amounts that were paid.
- 5 Repayment of Escrow Shortage or Overage**
Snap shot of your surplus.
- 6 Escrow Refund Check**
Please take the attached refund check to your local Old National banking center or use the Old National Mobile App for easy mobile deposit.
- 7 Tables**
Details your coming year escrow account projections and activity history.
- 8 Annual Notice**
Annual Private Mortgage Insurance (PMI) notice discloses important information about your loan account including circumstances under which you can drop your PMI.