

Mortgage Automatic Draft Payment Program

Terms & Conditions



- The payment amount drafted will be the total monthly payment as determined in accordance with the terms and conditions of your mortgage loan, and as indicated on your monthly mortgage statement.
- Payments must be paid by the due date each month until confirmation has been received that specifies the effective date of the automatic withdrawal. Please allow 15 business days to process your request.
- If the account is not due for the current month, the automatic withdrawal will be suspended until the account is brought current.
- A fee will be assessed for any ACH debits that are dishonored by the drawee or maker, as permitted by law.
- Any fees assessed to your account, such as but not limited to late and returned item fees, will not be added to your monthly payment amount. These amounts will need to be paid through another payment source.
- If the Automatic Payments cannot be established as requested, a letter will be mailed to you.
- Your Automatic Payment will be debited from your Deposit account on each due date, unless you specify an alternate draft day on the Mortgage Automatic Withdrawal Authorization Agreement. This will occur even if you elect to make additional payments outside of the Automatic Withdrawal.

- *If the number of days selected exceeds the late fee grace period, then the draft date will be adjusted according to the grace days defined in your Mortgage Note.*
- *If your loan is a Construction loan, you may enroll in ACH; however, you must draft on the 10th of each month.*
- *If your due date falls on a non-business day, the payment will be debited from your Deposit account on the following business day.*

Conditions that may cause your Automatic Withdrawal Payments to increase:

Specific products associated with this account that you may have elected, such as variable rate or step rate accounts, are described in your Mortgage Note and periodically provide for adjustment to your principal and interest payments. If your account is set up for escrow of taxes and/or insurances, this may also affect the monthly payment due on your account causing your monthly payment to increase. Your automatic withdrawal will coincide with those changes and may increase. Your new monthly payment due will be disclosed on your monthly billing statement that will be mailed out to you at least 10 days in advance of the automatic payment date.

To cancel or change existing information regarding Automatic Withdrawal Payments:

- U.S. Bank must be notified at least 15 business days prior to the applicable payment date by calling the Customer Service Center at 800.365.7772 or visiting our website at **usbank.com**. If the Automatic Payment is not canceled or changed in time, the debit may still occur.
- If your account received a rate discount at loan closing for being on Automatic Payments, you may be assessed an Automatic Payment cancellation fee. Refer to your original Note regarding Automatic Payment discounted rates. This is not applicable to all accounts.

Conditions that may cause the Automatic Payment to be canceled on your account:

- If we receive notice that your Deposit account has been closed or is an invalid number.
- If your account has not drafted in six months or more.
- If the unpaid balance due on the account becomes lower than your monthly payment amount, then your automatic withdrawal will be discontinued. If you would like information regarding the payoff amount on the account, please see contact information below. We appreciate your business and look forward to continuing to serve your financial needs. If you have any questions, or would like to discuss this matter further, please contact the Customer Service Center at 800.365.7772 from 7 a.m. to 8 p.m. CT Monday through Friday, and 8 a.m. to 2 p.m. CT on Saturday, or visit **usbank.com**.

