

Schedule 2

FEES

The fee payable for each mortgage submitted by the Intermediary to the Firm for approval and subsequently approved by the Firm and drawn down is calculated as the amount of mortgage drawn down multiplied by 1%.

Redemptions or partial redemptions that occur within 3 years of mortgage draw down will incur fee clawback. The fee clawback will be calculated on a pro rata basis based on the number of days from the date of mortgage drawdown to the date of partial or full mortgage redemption.

Fee clawback shall not arise if the mortgage is redeemed using the proceeds of a mortgage protection or life assurance policy.

Fee and clawback payments will occur no later than the end of the month following the mortgage drawdown or mortgage redemption event.

Fee clawback shall be made by way of set off against outstanding or future fee payments due to the Intermediary or by demand as the Firm may decide.

All fee payments are made to the Intermediary bank account details provided at the time of appointment (or as subsequently amended).