THE FEDERAL SAVINGS BANK
Co. NMLS# 411500
Member FDIC

Ted Rood
Branch Manager, Gen Way Home Mortgage
NMLS #543290
O Fallon, Missouri 63368

Office: 3147400004
Mobile: 314-740-0004
ted_rood@yahoo.com

A Message from Ted Rood:

"Looks like bond markets have fallen into their post-Thanksgiving meal coma early. I can certainly live with flat rates, nothing wrong with that."

MBS Mid-Day: Bond Markets Super Sideways, Unfazed by Data and Events

Bond markets have had plenty of **would-be** market movers thrown in their general direction today. This began in the overnight session with massive moves in shorter term European yields and substantial moves in longer term yields to boot. Despite that, the domestic bond market barely budged. While it's true that we don't always see US bond markets follow Europe in lock-step overnight, this is one of the bigger divergences.

Next up on the list of potential market movers was the morning's economic data. There were a few line items that could have been taken in a **positive light** for bond markets--such as the miss in personal consumption (0.1 vs 0.3 forecast)--but in general, the data was **NOT bond-friendly**. Here again, the input didn't matter. Treasuries and MBS simply kept on truckin'.

MBS and Treasury

	Price / Yield	Change
MBS UMBS 6.0	98.71	+0.01
10 YR Treasury	5.1266	-0.0076
30 YR Treasury	5.4731	-0.0027

Pricing as of: 11/16 7:21PM EST



Average Mortgage Rates

	Rate	Change	Points
Mortgage News Daily			
30YR Fixed	7.51%	+0.01	0.00
15YR Fixed	7.04%	+0.01	0.00
30YR FHA	7.08%	+0.03	0.00
30YR Jumbo	7.52%	+0.02	0.00
7/6 SOFR	7.12%	-0.01	0.00
30YR VA	7.10%	+0.03	0.00

Rates as of: 11/16

© 2026 MBS Live, LLC. - This newsletter is a service of MarketNewsletters.com.

The interest rates provided in this newsletter are national averages from independent data sources. Rate/APR terms may differ from those listed above based on the creditworthiness of the borrower. All information provided "as is" for informational purposes only, not intended for trading purposes or financial advice.

Read or subscribe to my newsletter online at: http://mortgageratesupdate.com/tedrood



The blip at 11:30 was due to the 7yr Treasury auction. That's rarely a market mover, but the passing of the week's supply considerations meant that traders were free to make their last trades of the day and head out for an **extended holiday weekend**. It's entirely possible that the robots and JV traders that remain in the office will keep the trend perfectly sideways through the close.

Subscribe to my newsletter online at: http://mortgageratesupdate.com/tedrood

© 2026 MBS Live, LLC. - This newsletter is a service of MarketNewsletters.com.

The interest rates provided in this newsletter are national averages from independent data sources. Rate/APR terms may differ from those listed above based on the creditworthiness of the borrower. All information provided "as is" for informational purposes only, not intended for trading purposes or financial advice.

Read or subscribe to my newsletter online at: http://mortgageratesupdate.com/tedrood

Responsive service, experienced expertise

I've dedicated my 26 year mortgage career to client education, superior service, and honest answers. The lending landscape has changed dramatically the past few years, and continues to do so. My job is to ensure client partners' loans close quickly, without surprises, and I take that responsibility very seriously. Referrals are a responsibility I appreciate; they're a measure of trust, and that trust must be earned every day, on every referral.

Ted Rood 

© 2026 MBS Live, LLC. - This newsletter is a service of MarketNewsletters.com.

The interest rates provided in this newsletter are national averages from independent data sources. Rate/APR terms may differ from those listed above based on the creditworthiness of the borrower. All information provided "as is" for informational purposes only, not intended for trading purposes or financial advice.

Read or subscribe to my newsletter online at: http://mortgageratesupdate.com/tedrood