

THE FEDERAL SAVINGS BANK



Co. NMLS# 411500



## Ted Rood

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## UPDATE: NFP Tanks, 20k vs 180k Forecast; Bonds Are Indecisive

- Nonfarm Payrolls
  - 20k vs 180k forecast
  - Last month revised up from 304k to 311k
- Wages
  - +0.4 vs +0.3 m/m
  - +3.4 vs +3.3 y/y
- Unemployment
  - 3.8 vs 3.9 forecast
  - participation rate unchanged

While the unemployment and wage growth components of the data are strong, the payroll count clearly isn't. The bond market's reaction was strongly positive at first, but 10yr yields are having 2nd thoughts after bouncing at 2.61% (currently back up to 2.63%).

Fannie 3.5 MBS are up 2 ticks on the day (0.06) but were briefly another eighth of a point higher in the 30 seconds following the release.

For now, we're still waiting to see where traders go with this one. The bounce back could simply be a quick correction to a move that will continue throughout the morning, or 2.61% could indicate legitimate resistance.



## MBS & Treasury Market Data

	Price / Yield	Change
MBS UMBS 5.0	99.37	+0.02
MBS GNMA 5.0	99.93	+0.02
10 YR Treasury	3.9068	+0.0029
30 YR Treasury	4.1960	+0.0028

Pricing as of: 9/1 7:34PM EST

## Average Mortgage Rates

	Rate	Change	Points
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### Mortgage News Daily

30 Yr. Fixed	6.43%	+0.02	0.00
15 Yr. Fixed	5.95%	0.00	0.00
30 Yr. FHA	5.82%	+0.02	0.00
30 Yr. Jumbo	6.62%	0.00	0.00
5/1 ARM	6.28%	-0.01	0.00

### Freddie Mac

30 Yr. Fixed	6.35%	-0.51	0.00
15 Yr. Fixed	5.51%	-0.65	0.00

### Mortgage Bankers Assoc.

30 Yr. Fixed	6.44%	-0.06	0.54
15 Yr. Fixed	5.88%	-0.16	0.68
30 Yr. FHA	6.36%	-0.06	0.85
30 Yr. Jumbo	6.75%	+0.07	0.39
5/1 ARM	5.98%	-0.27	0.65

Rates as of: 8/30

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## Responsive service, experienced expertise

I've dedicated my 22 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**

