

FARMER MAC

SECONDARY MARKET FOR USDA-GUARANTEED LOANS

Posted: 3/3/2025 10:07 AM ET

PRODUCTS	MONTHLY PAY CASH	MONTHLY PAY 4-WEEK RATE LOCK	ANNUAL, S.A., & QTRLY PAY CASH	ANNUAL, S.A., & QTRLY PAY 4-WEEK RATE LOCK
Wall Street Journal Prime	6.75%	N/A	6.75%	N/A
Farmer Mac 3-Mo COFI	6.34%	N/A	6.34%	N/A
Farmer Mac 5-Yr Reset COFI; 20-, 25-, 30-Yr Am	5.18%	5.27%	5.28%	5.37%
Farmer Mac 10-Yr Reset COFI; 20-, 25-, 30-Yr Am	5.78%	5.87%	5.88%	5.97%
Farmer Mac 15-Yr Reset COFI; 20-, 25-, 30-Yr Am	5.84%	5.93%	5.94%	6.03%
7-Yr Fixed Rate, 7-Yr Am	4.90%	4.99%	5.00%	5.09%
7-Yr Fixed Rate, 15-Yr Am	5.17%	5.26%	5.27%	5.36%
10-Yr Fixed Rate, 10-Yr Am	5.10%	5.19%	5.20%	5.29%
15-Yr Fixed Rate, 15-Yr Am	5.68%	5.77%	5.78%	5.87%
15-Yr Fixed Rate, 25-Yr Am	5.83%	5.92%	5.93%	6.02%
20-Yr Fixed Rate, 20-Yr Am	5.80%	5.89%	5.90%	5.99%
25-Yr Fixed Rate, 25-Yr Am	6.00%	6.09%	6.10%	6.19%
30-Yr Fixed Rate, 30-Yr Am	6.09%	6.18%	6.19%	6.28%

- Farmer Mac's posted rates ("net yields") are indications based on prevailing market conditions at the time of publishing. Actual net yields may differ at the time of rate lock.

- Wall Street Journal Prime net yields are only valid for daily, monthly, and quarterly resets. For all other reset frequencies, please contact us.

TERMS	DESCRIPTION
Loan Pricing	Loans receiving cash rates are priced each Wednesday. Rate locks are issued on weekdays between 9:00 a.m. - 2:00 p.m. Central Time.
Settlement/Purchases	Required settlement documents should be delivered to Farmer Mac at least one week prior to the anticipated settlement date.
Eligible Loans	Farm Service Agency (FSA): Farm Ownership (FO) and Term Operating Loan (OL) Rural Development (RD): Business & Industry (B&I), Community Facility (CF), and Water & Environmental Program (WEP)
Recurring Servicing Fees/Income	Determined by the lender and added to the net yield to calculate the final note rate. Lender is responsible for collecting, reporting, and remitting loan payments to Farmer Mac.
Maximum LTV	All credit and underwriting standards are determined by the USDA and the lender.
Prepayment	Borrower may prepay loan in part or in full at any time without penalty.
Reset Dates	3-Mo Cost of Funds Index ("COFI"): 4/1/2026 and quarterly thereafter 5-Yr Reset COFI: 1/1/2030 and every 5 years thereafter 10-Yr Reset COFI: 1/1/2035 and every 10 years thereafter 15-Yr Reset COFI: 1/1/2040 and every 15 years thereafter Balloon amortizations are not permitted on loans tied to either the 5-, 10- or 15- Yr Reset COFI.
Payment Options & Dates	Annual: January 1, April 1, July 1, or October 1 Semi-annual: January 1 & July 1, or April 1 & October 1 Quarterly: 1st day of each calendar quarter Monthly: 1st day of each month
Simple Interest	Preferred accrual method - Actual/365
Transaction/Origination Fees	All of Farmer Mac fees are included in the net yields. Lenders may charge origination fees.