

**From:** Jim Guest <jimguest@aol.com> on 03/27/2008 05:30:03 PM

**Subject:** Regulation Z

How can I accurately disclose to a consumer the exact charges and / or yield spread premium on a loan before I get an application ?

The credit report and 1003 is the basis on how a loan is judged. Can you make a decision without all the facts ? Oh excuse me, you have already done that. But that is not the way to conduct business or make changes.

Why should I have to disclose in this manner when other parties to the same transaction do not ?

If I go to any retail store, do they disclose to me the mark up and profit on their sale to me ? Of course not, so why do I have too.

I have been in this industry as a loan broker for more than 25 Years. You are trying to do you best to force us from business. Some of us perform a good service to our borrowers.

A better thought would be to limit to 1% the YSP made by a broker on a transaction on any first m,ortgage transaction.

Please think long and hard before you screw up the process. I know some people have taken advantage, but not all of us.

Ask those of us in the business.

Jim Guest  
First Financial Network of Southern California  
949-795-5900  
Fax 949-270-1744  
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What you do with it, is your Gift to God.