

**TERMS OF BUSINESS**

This deed is made on ..... day .....month 2010 between:

(NAME) ..... of (ADDRESS) .....

.....

and "The Arranger" RJ Mortgage Finance of (office) 105 Green Lanes, Palmers Green, London, N13 4SP  
It is agreed that:

1. The client engages the arranger to act on his behalf in order to facilitate secured credit or loan facilities ("the loan") with a relevant lender ("the lender") or insurance product with a relevant insurer in connection with the acquisition of commercial or residential freehold or leasehold property, or on a standalone basis.
2. **The fee payable by the client for the arranger's service shall be not more than 1.00% of the loan ("the fee"). However it is agreed to reduce the fee to £395. This shall be broken into £ 150.00 of the fee is due on engagement of the arranger and is non refundable, the balance of £ 245 will be due immediately on receipt of your mortgage offer.**
3. **As an Independent Broker RJ Mortgage Finance also offer you the option of an hourly charge of £105 plus VAT rather than a set fee. We can offer you a full review service with the aim of making you aware of any shortfall that you may have within the areas of our authorisation. You may ask us not to exceed a given amount without checking with you first. Please advise if you prefer this option.**
4. The arranger may (at his absolute discretion) waive the fee:-
  - (a) At any time in writing to the client; or
  - (b) Subject to the provisions of clause 5 below, in writing where the client has affected a policy of life assurance ("the life policy) or mortgage protection insurance ("the protection insurance").
5. Subject to clause 4(a) above, the fee will become due immediately if, for whatever reason:
  - a) - the protection insurance does not come into or is cancelled within 12 months of the start date ;
  - b) - the premiums payable under the Protection Insurance are not maintained for a minimum period of 48 months, but shall be reduced by 1/48<sup>th</sup> for each monthly payment made by the client under the terms of the Protection Insurance.
6. All payments to be made by the client under this deed shall be made in full without any set-off or withholding for any counterclaim, unless the client is required to do so by law.
7. If any sum payable under this deed is not paid when due, then that sum will bear interest from the due date until payment is made in full, both before and after any judgement, at 2% per annum over HSBC Bank plc base rate from time to time.
8. This deed shall be governed by and construed in accordance with English law.

Client's signature ..... Date .....

Arranger's signature ..... Date .....

**THIS DEED DOES NOT AFFECT ANY STATUTORY OR OTHER RIGHT TO CANCEL ANY LIFE ASSURANCE OR PENSION POLICY THAT MAY HAVE BEEN ARRANGED IN CONNECTION WITH THE LOAN.**