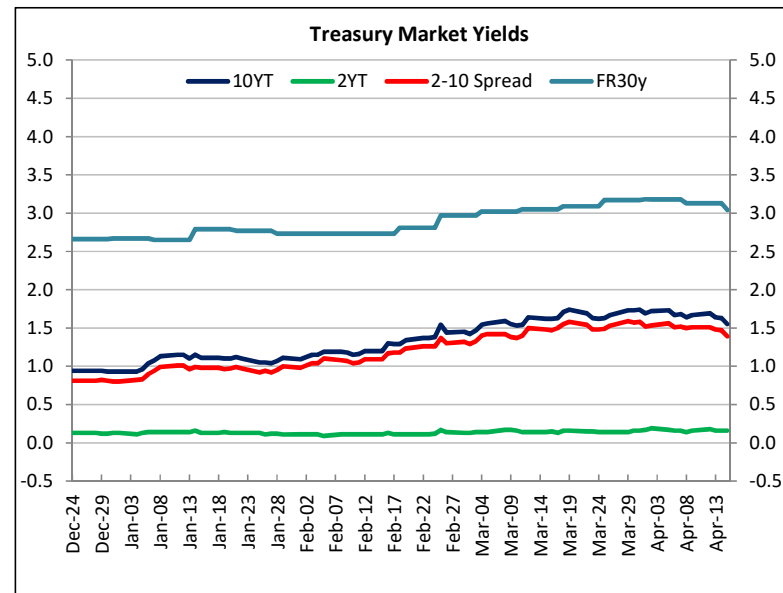


PMMS Rates	Current	1wk Ago	4wks Ago	6mths Ago	1yr Ago
30-Yr FRM	3.04	3.13	3.09	2.81	3.33
15-Yr FRM	2.35	2.42	2.40	2.35	2.77
5/1 ARM	2.80	2.92	2.79	2.90	3.40
MBA Index ¹	Current	1wk Ago	4wks Ago	6mths Ago	1yr Ago
Purchase	279.5	283.6	294.3	311.1	182.6
Refinance	2,916.7	3,068.8	3,504.9	3,612.3	4,242.7
ARM	514.8	549.6	450.7	339.4	450.2
MBA Weekly Survey Rate and Point (incl. orig fee) Averages ²					
FR30 conforming		FR30 jumbo		FR15 conforming	
3.27%	0.33 pts	3.35%	0.34 pts	2.67%	0.44 pts
Weekly Economic Data					
Data Series	Prior	Prior Revised	Current		
Retail Sales M/M - USCB	-3.0%	-2.7%	9.8%		
Housing Market Index - NAHB	82	82	83		
Consumer Price Index M/M - BLS	0.4%	0.4%	0.6%		
Jobless Claims - DOL	744 K	769 K	576 K		

Sources: Moody's Analytics / Freddie Mac / MBA / Marketwatch / DOL / USCB / NAHB / Trading Economics / BLS

¹seasonally adjusted; ²for 80% LTV



Sources: Moody's Analytics / Freddie Mac / US Federal Reserve Bank

- The Treasury curve flattened 11 bps this week, with the 10yT yield decreasing 10 bps to 1.55% and the 2yT up 1 bp to 0.16%.
- Freddie Mac's survey rates all decreased this past week with the PMMS-30 down 9 bps to 3.04%, the PMMS-15 decreasing 7 bps to 2.35% and the PMMS-5 down 12 bps to 2.80%.
- MBA mortgage application volume decreased 3.7% from last week, with the Purchase Index down 1.4% and the Refinance Index down 5.0%. The refinance share of application volume decreased to 59.2% from 60.3%.
- Initial jobless claims were 576 K during the week ending April 10th, decreasing 193 K from the previous week's upwardly revised level. Continuing claims were down 98 K to 3.76 M.
- Confidence among homebuilders, as measured by the NAHB/Wells Fargo housing market index, increased 1 point in April to a survey level of 83. The current sales component increased 1 point to 88 while future sales fell 2 points to 81. Borrower foot traffic gained 3 points to 75.
- Retail sales rose a strong 9.8% in March, buoyed by increasing vaccine distribution and the third round of Economic Impact Payments. Year-over-year retail sales were up 27.7%. Consumer prices meanwhile increased 0.6% in March, marking the largest monthly gain since February 2012, and are up 2.6% since March 2020. Gasoline led all segments with a 9.1% price increase month-over-month.

Upcoming Economic Releases

Friday 4/16/21

New Residential Construction - USCB
Consumer Sentiment - UM
Regional and State Employment - BLS

Tuesday 4/20/21

Policy Uncertainty Index - MA

Wednesday 4/21/21

Mortgage Applications Survey - MBA
Oil Inventories - EIA

Thursday 4/22/21

Jobless Claims - DOL
Existing Home Sales - NAR
Financial Stress Index - FRB
Leading Indicators - CB