

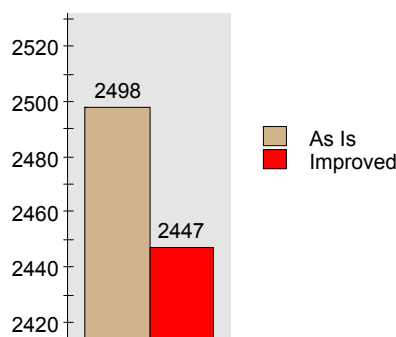
IMPROVEMENT ANALYSIS REPORT

Date: March 26, 2008	Rating No.: 0320081	
Building Name: 1_Sample	Rating Org.: GRAJNY Consulting, LLC	
Owner's Name: Mr. Sample Residence	Phone No.: 518-221-3240	
Property: 1 Sample Court	Rater's Name: Stan Grajny, PE	
Address: Albany, NY 12210	Rater's No.: R0071	
Builder's Name: Sample Builders, Inc.		
Weather Site: Albany, NY	Rating Type: Verified Condition	
File Name: 1Sample_T.blg	Rating Date: 03/20/08	

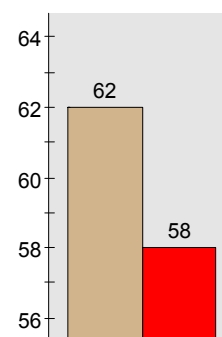
Energy Costs (\$/yr)

End-Use	As Is	With All Improvements	Savings
Heating	701	702	-1
Cooling	66	66	0
Hot Water	177	126	51
Lights and Appliances	1200	1200	0
Photovoltaics	-0	-0	0
Service Charge	356	356	0
TOTAL	2500	2450	50
NY HERS Score	87.6	88.4	

Total Costs (\$/yr)



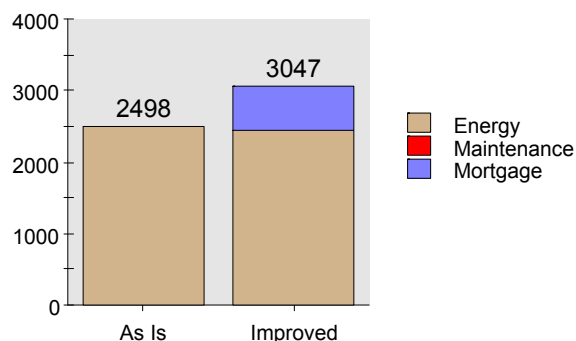
HERS Index



Information For Lenders and Appraisers

Installed Cost of Improvements (\$)	600
Cost Weighted Life of Measure (Years)	30
Mortgage Term (Years)	1
Discount/Mortgage Rate (%)	0.000
Present Value Factor	30.0
Expected Annual Energy Savings (\$)	50
Expected Annual Maintenance Costs (\$)	0
Expected Annual Savings (\$)	50
Increased Annual Mortgage Costs (\$)	600
Present Value of Savings (\$)	1502
Expected Annual Cash Flow (\$)	-550

Cost Comparison (\$/yr)



Recommended Improvements

Component	Life	Cost	Index
1. Equip 2: DHW:			
Existing: AOSmith50gal,61%	30	600	58
Proposed: Gas, Instant, 85%			
Measure: 61%->85% EF DWH			

Criteria

Ranking Criteria: SIR	Maximum \$ Limit: No Limit
Cutoff: 0	Measures: Interactive

The home's energy efficiency is rated using the HERS Index as defined in the RESNET "Mortgage Industry National Home Energy Rating Systems Accreditation Standards," 2006. An Index of 100 represents a home that meets current energy codes. A lower Index indicates the home uses less energy than a code home, a higher Index indicates the home uses more energy than a code home. The rating considers all energy use in the home. The rating should be used only for comparison, since it assumes average climate and thermostat settings, quantities of hot water, and internal loads for a typical household. Energy costs are based on local energy prices at the time of rating. If energy efficiency improvements are made to the home, or energy prices change significantly, the rating and annual energy costs may change. Although every effort has been made to provide accurate information, this rating does not constitute a warranty, expressed or implied, about the energy efficiency or operating costs of the house. Estimated savings are calculated assuming that the improvements are implemented in the order listed, and in accordance with all local codes and standards. The cost estimates for improvements are established by the local HERS provider.

Energy Report

For Fannie Mae Desktop Underwriter®

Use this Energy Report to show the Energy Savings (for underwriting purposes in accordance with the requirements of the Energy Efficient Mortgage product) to determine the Energy Savings related to the property. This Report is to be completed by the Energy Rater and submitted to the Lender. This Report must be retained by the Lender in the Loan File.

Borrower Name(s): Mr. Sample Residence

Property Address: 1 Sample Court Albany, NY 12210

Energy Savings

Monthly Energy Savings

Enter Monthly Energy Savings Value into Section V "Monthly Income and Combined Housing Expense Information" in Desktop Underwriter®.

Energy Value

New Homes or Energy Efficient Existing Homes

Energy Savings Value

Enter Energy Savings Value into "Additional Data" in the Desktop Underwriter® screen by adding this value to appraised value.

OR

Energy Improvements to Existing Homes

Energy Savings Value

Enter into Section VII "Details of Transaction". Add to Line B "Alterations, improvements, repairs"

AND

Enter Energy Savings Value into "Additional Data" in the Desktop Underwriter® screen by adding this value to appraised value.

Rater's/Provider's Signature	_____
Date	_____