



**Tariff of Charges
For Residential
Mortgages**



Redstone Mortgages Limited – Tariff of Mortgage Charges

Redstone is closely involved in the mortgage industry's initiative with the Council of Mortgage Lenders and Which? to make our fees and charges easy for you to understand.

Our tariff of charges fully reflects the initiative's good practice principles. This same document is being used across the industry to help customers compare mortgages.

When looking at the fees that other firms charge, you may notice some that don't appear in our tariff (below). This means we don't charge you these fees.

If you change your mortgage		
Name of charge	What this charge is for	How much is the charge?
Change of term fee	Extending the remaining term of your mortgage. (N.B. We do not charge for a term reduction).	£30
Change of repayment method fee	Transferring all or part of your mortgage from an interest-only basis to a repayment basis. ^	£35
Partial release of property fee	Payable if you want to remove part of your property or land from the mortgage. It covers administration costs, including sealing the relevant deed and issuing letters of consent.	£100
Change of parties administration fee	Our administration costs of adding or removing someone (a 'party') from the mortgage.	£150
Giving you a reference	Charged if another lender asks us for a mortgage reference, such as how you have managed your account with us. We will only supply this if you have given us permission.	£60
Deed of easement	To cover the cost of providing consent to an easement, such as a right of way, and approving any deed drawn up by your legal representative.	£100
Valuation fee	To cover the costs of a drive-by valuation should we require one to be undertaken for any reason.	£42
If you ask for extra documentation and/or services beyond the standard management of your account		
Name of charge	What this charge is for	How much is the charge?
Duplicate statement fee	Requesting a copy of a previous mortgage statement of your account as it stands. It might be paid by you or another lender.	£30
Request for legal document fee	Any original documents relating to your mortgage, e.g. title deeds, that you ask for.	£40*
Consent to a second or subsequent charge	To cover the costs of giving our consent to a second or subsequent charge to be secured on your property.	£25
Contingency buildings insurance fee	To cover the costs of effecting cover under one of our contingency buildings insurance policies.	£30
Data protection act fee	To cover the costs of providing information held about your account under the Data Protection Act (a 'subject access request').	£10
Deeds release fee	To cover the costs where we are requested to send title deeds to your legal representative or to our legal representatives when instructed in relation to possession proceedings.	£50
Second or subsequent mortgage questionnaire	To cover the costs of providing information to a third party lender.	£65
Unpaid ground rent/service charges fee	To cover the costs of making payments on your behalf, should we be advised of a breach of the terms of the lease. Note we may also pay the outstanding amounts and debit your mortgage account.	£50

If you are unable to pay your mortgage		
Name of charge	What this charge is for	How much is the charge?
Unpaid/returned direct debit or cheque	Payable when your nominated bank rejects a direct debit collection, or your payment by cheque is returned unpaid by your bank.	£12
Arrears fee	You may be charged an arrears fee on a monthly basis, or when specific events happen in the management of your account when you are in arrears. This covers charges in respect of your account if you fall behind with your payments.	£20
Arrears balance breakdown fee	To cover the costs of providing a month by month breakdown of the arrears balance.	£20
Cancelled direct debit fee	To cover the costs of your direct debit being cancelled by you.	£20
Court issue fee	To cover the costs of preparing a pack of documents for the court, when our legal representatives are instructed to commence possession proceedings.	£30
Court re-issue fee	To cover the costs of preparing a pack of documents for the court, when our legal representatives are instructed to commence possession proceedings for the second time within 3 months of the original court pack being prepared.	£20
Field agent visit	To cover the costs of a field agent visit.	£90
Field agent visit cancellation fee	To cover the costs of a field agent visit if it is cancelled by you for any reason.	£60
Ending your mortgage term		
Name of charge	What this charge is for	How much is the charge?
Mortgage exit fee	You may have to pay this if: You mortgage term comes to an end; or You transfer the loan to another lender. This is payable either at the end of the mortgage term, or before the end of your mortgage term if you transfer the loan to another lender (known as 'redemption'). You may be charged a separate fee by your solicitor or licensed or qualified conveyancer for their work relating to redemption of the mortgage and discharge of the security.	£125

Notes:

- *The 'Request for legal documents' fee is either £25 for a copy of part of the title deeds or £40 for a full copy.
- ^ We do not permit permanent transfers from the repayment basis to interest-only.

**YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT
KEEP UP REPAYMENTS ON YOUR MORTGAGE.**

Fees and Charges are correct at the time of going to print
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** Some telephone calls may be recorded and monitored
for training and security purposes.*



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