

Impound Schedule - California

	<i>1st Installment</i>	<i>2nd Installment</i>
Tax Due Date:	November 1 st	February 1 st
Delinquent Date:	December 10 th	April 10 th
Period Covered:	July – December	January – June

Frequency: Semi-Annual

Close of Escrow	First Payment Date	Impounds Required	# of Installments Paid
January	March	7 months collected	1 st installment paid; 2 nd installment not paid
February	April*	2 months collected	1 st installment paid; 2 nd installment not paid
March	May	3 months collected	1 st & 2 nd installments paid
April	June	4 months collected	1 st & 2 nd installments paid
May	July	5 months collected	1 st & 2 nd installments paid
June	August	6 months collected	1 st & 2 nd installments paid
July	September	7 months collected	1 st & 2 nd installments paid
August	October	8 months collected	1 st & 2 nd installments paid
September	November	9 months collected	1 st & 2 nd installments paid
October	December**	4 months collected	1 st installment paid; 2 nd installment not paid
November	January	5 months collected	1 st installment paid; 2 nd installment not paid
December	February	6 months collected	1 st installment paid; 2 nd installment not paid

*Loans closing on February 19th and after requiring the 2nd tax installment to be paid at the time of closing.

**Loans closing on October 21st and after requiring the 1st tax installment to be paid at the time of closing.

Impound Schedule - Colorado

	<i>1st Installment</i>	<i>2nd Installment</i>
Tax Due Date:	February 1 st	June 1 st
Delinquent Date:	March 1 st	May 3 rd

Frequency: Semi-Annual

Close of Escrow	First Payment Date	Impounds Required	# of Installments Paid
January	March	4 months collected	1 st Half Paid
February	April	5 months collected	1 st Half Paid
March	May	6 months collected	1 st Half Paid
April	June	2 months collected	Full Year Paid
May	July	2 months collected	Full Year Paid
June	August	3 months collected	Full Year Paid
July	September	4 months collected	Full Year Paid
August	October	5 months collected	Full Year Paid
September	November	6 months collected	Full Year Paid
October	December	7 months collected	Full Year Paid
November	January	8 months collected	Full Year Paid
December	February	3 months collected	Full Year Paid

Impound Schedule - Florida

Full Year Date

Tax Due Date: November 1st

Delinquent Date: April 1st

Frequency: Annual

Close of Escrow	First Payment Date	Impounds Required	# of Installments Paid
January	March	5 months collected	Full Year Paid
February	April	6 months collected	Full Year Paid
March	May	7 months collected	Full Year Paid
April	June	8 months collected	Full Year Paid
May	July	9 months collected	Full Year Paid
June	August	10 months collected	Full Year Paid
July	September	11 months collected	Full Year Paid
August	October	12 months collected	Full Previous Year Paid
September	November	2 months collected	Full Year Paid
October	December	2 months collected	Full Year Paid
November	January	3 months collected	Full Year Paid
December	February	4 months collected	Full Year Paid

Impound Schedule - Hawaii

	<i>1st Installment</i>	<i>2nd Installment</i>
Tax Due Date:	August 20 th	February 20 TH
Delinquent Date:	March 1 st	May 3 rd

Frequency: Semi-Annual

Close of Escrow	First Payment Date	Impounds Required	# of Installments Paid
January	March	3 months collected	2 nd Half Paid
February	April	4 months collected	2 nd Half Paid
March	May	5 months collected	All Taxes Current
April	June	6 months collected	All Taxes Current
May	July	7 months collected	1 st Half Taxes to be Paid
June	August	2 months collected	1 st Half Taxes to be Paid
July	September	3 months collected	1 st Half Paid
August	October	4 months collected	1 st Half Paid
September	November	5 months collected	1 st Half Paid
October	December	6 months collected	1 st Half Paid
November	January	7 months collected	2 nd Half Taxes to be Paid
December	February	2 months collected	2 nd Half Taxes to be Paid

Impound Schedule - Texas

Full Year Date

Tax Due Date: January 31st

Delinquent Date: February 1st

Frequency: Annual

Close of Escrow	First Payment Date	Impounds Required	# of Installments Paid
January	March	5 months collected	Full Year Paid
February	April	6 months collected	Full Year Paid
March	May	7 months collected	Full Year Paid
April	June	8 months collected	Full Year Paid
May	July	9 months collected	Full Year Paid
June	August	10 months collected	Full Year Paid
July	September	11 months collected	Full Year Paid
August	October	12 months collected	Full Previous Year Paid
September	November	2 months collected	Full Year Paid
October	December	2 months collected	Full Year Paid
November	January	3 months collected	Full Year Paid
December	February	4 months collected	Full Year Paid

Impound Schedule - Washington

	<i>1st Installment</i>	<i>2nd Installment</i>
Tax Due Date:	April 30 th	October 31 st
Delinquent Date:	April 30 th	October 31 st
Period Covered:	January – June	July – December

Frequency: Semi-Annual

Close of Escrow	First Payment Date	Impounds Required	# of Installments Paid
January	March	6 months collected	
February	April	7 months collected	1 st installment due
March	May	2 months collected	
April	June	3 months collected	
May	July	4 months collected	
June	August	5 months collected	
July	September	6 months collected	
August	October	7 months collected	2 nd installment due
September	November	2 months collected	
October	December	3 months collected	
November	January	4 months collected	
December	February	5 months collected	