

Exhibit A

Products, Services and Fees – Outside California

Gold Star - proposal
Outside CA - 2020-09-30

abbbv

| | Conventional FNMA Interior | | | | | | Conventional FNMA Exterior | | | FHA Interior | | | FHA Interior | | | |
|----|----------------------------|------------------------|------------------------|-------------------|-------------------|-------------------|----------------------------|------------------------|------------------------|------------------------|------------------------|------------------------|-------------------|-------------------|-------------------|--|
| | Tier 1 | Tier 2 | Tier 3 | Tier 1 | Tier 2 | Tier 3 | Tier 1 | Tier 2 | Tier 3 | Tier 1 | Tier 2 | Tier 3 | Tier 1 | Tier 2 | Tier 3 | |
| | 1004 URAR / 1073 Condo | 1004 URAR / 1073 Condo | 1004 URAR / 1073 Condo | 1025 Multi Family | 1025 Multi Family | 1025 Multi Family | 2055 URAR / 1075 Condo | 2055 URAR / 1075 Condo | 2055 URAR / 1075 Condo | 1004 URAR / 1073 Condo | 1004 URAR / 1073 Condo | 1004 URAR / 1073 Condo | 1025 Multi Family | 1025 Multi Family | 1025 Multi Family | |
| AL | | | | | | | | | | | | | | | | |
| AK | | | | | | | | | | | | | | | | |
| AR | | | | | | | | | | | | | | | | |
| AZ | | | | | | | | | | | | | | | | |
| CA | | | | | | | | | | | | | | | | |
| CO | | | | | | | | | | | | | | | | |
| CT | | | | | | | | | | | | | | | | |
| DC | | | | | | | | | | | | | | | | |
| DE | | | | | | | | | | | | | | | | |
| FL | | | | | | | | | | | | | | | | |
| GA | | | | | | | | | | | | | | | | |
| HI | | | | | | | | | | | | | | | | |
| IA | | | | | | | | | | | | | | | | |
| ID | | | | | | | | | | | | | | | | |
| IL | | | | | | | | | | | | | | | | |
| IN | | | | | | | | | | | | | | | | |
| KS | | | | | | | | | | | | | | | | |
| KY | | | | | | | | | | | | | | | | |
| LA | | | | | | | | | | | | | | | | |
| MA | | | | | | | | | | | | | | | | |
| MD | | | | | | | | | | | | | | | | |
| ME | | | | | | | | | | | | | | | | |
| MI | | | | | | | | | | | | | | | | |
| MN | | | | | | | | | | | | | | | | |
| MO | | | | | | | | | | | | | | | | |
| MS | | | | | | | | | | | | | | | | |
| MT | | | | | | | | | | | | | | | | |
| NC | | | | | | | | | | | | | | | | |
| ND | | | | | | | | | | | | | | | | |
| NE | | | | | | | | | | | | | | | | |
| NH | | | | | | | | | | | | | | | | |
| NJ | | | | | | | | | | | | | | | | |
| NM | | | | | | | | | | | | | | | | |
| NV | | | | | | | | | | | | | | | | |
| NY | | | | | | | | | | | | | | | | |
| OH | | | | | | | | | | | | | | | | |
| OK | | | | | | | | | | | | | | | | |
| OR | | | | | | | | | | | | | | | | |
| PA | | | | | | | | | | | | | | | | |
| RI | | | | | | | | | | | | | | | | |
| SC | | | | | | | | | | | | | | | | |
| SD | | | | | | | | | | | | | | | | |
| TN | | | | | | | | | | | | | | | | |
| TX | | | | | | | | | | | | | | | | |
| UT | | | | | | | | | | | | | | | | |
| VA | | | | | | | | | | | | | | | | |
| VT | | | | | | | | | | | | | | | | |
| WA | | | | | | | | | | | | | | | | |
| WI | | | | | | | | | | | | | | | | |
| WV | | | | | | | | | | | | | | | | |
| WY | | | | | | | | | | | | | | | | |

| Additional Products & Services | Fee |
|---|------------------|
| Manufactured Home 1004C | + \$170 |
| Co-Op (2090 interior added to 1004, 2095 added to 2055) | + \$100 |
| Land Only Appraisals (Same as 1004 URAR) | no change |
| Partial Release | + \$300 |
| Multi-family 1025 exterior (add-on to FNMA 2055 price) | + \$145 |
| Property Inspection Exterior 2075 | \$230 |
| Disaster Inspection Report - outside Harris/Montgomery County TX | \$205 |
| Disaster Inspection Report - Harris/Montgomery County TX | \$165 |
| Trip fee (order cancelled after scheduled inspection) | \$175 |
| Additional FHA Products | |
| FHA Final Inspection / CIR-92051 form | \$165 |
| Additional REO Products | |
| Add REO Addendum | + \$50 |
| Additional USDA Products | |
| USDA Single Family / Condo (Interior or Exterior) | + \$100 |
| USDA Multi-Family / Co-Op | + \$100 |
| Ancillary / Supplemental Products | |
| Appraisal Update | \$165 |
| Final Inspection | \$165 |
| Operating Income Statement (216 form) | \$125 |
| Comparable Rent Schedule (1007 form) | \$125 |
| Investment 1004/1073 + 1007 + 216 (1004 form) | \$150 |
| FHA Conversion (Conventional to FHA) | \$175 |
| Review Products | |
| Field Review 2000 (*Compare to 1004 URAR) | -\$85 |
| Field Review 2000A (*Compare to 1025 URAR) | -\$110 |
| Comprehensive Desk Review (compare to 1004 URAR) | -\$200 |
| Pricing Tier Estimate of Value Range | |
| | Tier Name |
| \$1 to \$1 million | Tier 1 |
| \$1,000,001 to \$2 million | Tier 2 |
| \$2,000,001 to \$4 million | Tier 3 |
| Greater than \$4 million (Quote Only) | Tier 4 |
| ServiceLink Cancellation Policy | |
| <ul style="list-style-type: none"> •No charge will be applied to any order cancelled before a scheduled inspection prior to Day 10. •A 10.00 processing charge will be applied to any order cancelled after Day 10. •Any order cancelled after a scheduled inspection without a submitted report will be subject to a charge of 50% of the original fee. •Any order cancelled after the appraiser submitted a completed product to ServiceLink will be subject to a fee of 100% of the original fee. | |
| Rules & Use of Pricing Structure | |
| <ul style="list-style-type: none"> •All additions and subtractions are to be applied to the product's conventional counterpart unless otherwise noted. •Complex properties are to be completed on a per quote basis. •Additional products may be added to this pricing structure upon request, however, any product or service completed by ServiceLink that is not contained on this pricing structure is to be completed on a per quote basis. •Orders in any locale not listed herein are to be completed on a per quote basis. •An additional \$15 credit card fee will apply for orders paid by credit card. •Additional third party processing fees may apply where applicable. | |

Products, Services and Fees – California Only

Gold Star - proposal
CA Counties- 2020-09-30

County

| |
|-----------------|
| Alameda |
| Alpine |
| Amador |
| Butte |
| Calaveras |
| Colusa |
| Contra Costa |
| Del Norte |
| El Dorado |
| Fresno |
| Glenn |
| Humboldt |
| Imperial |
| Inyo |
| Kern |
| Kings |
| Lake |
| Lassen |
| Los Angeles |
| Madera |
| Marin |
| Mariposa |
| Mendocino |
| Mercer |
| Modoc |
| Mono |
| Monterey |
| Napa |
| Nevada |
| Orange |
| Placer |
| Plumas |
| Riverside |
| Sacramento |
| San Benito |
| San Bernardino |
| San Diego |
| San Francisco |
| San Joaquin |
| San Luis Obispo |
| San Mateo |
| Santa Barbara |
| Santa Clara |
| Santa Cruz |
| Shasta |
| Sierra |
| Siskiyou |
| Solano |
| Sonoma |
| Stanislaus |
| Sutter |
| Tehama |
| Trinity |
| Tulare |
| Tuolumne |
| Ventura |
| Yolo |
| Yuba |

| County | Conventional FNMA Interior | | | | | | Conventional FNMA Exterior | | | FHA Interior | | | FHA Interior | | |
|-----------------|-------------------------------------|-------------------------------------|-------------------------------------|--------------------------------|--------------------------------|--------------------------------|-------------------------------------|-------------------------------------|-------------------------------------|-------------------------------------|-------------------------------------|-------------------------------------|--------------------------------|--------------------------------|--------------------------------|
| | Tier 1 1004 URAR / 1073 Condo | Tier 2 1004 URAR / 1073 Condo | Tier 3 1004 URAR / 1073 Condo | Tier 1 1025 Multi Family | Tier 2 1025 Multi Family | Tier 3 1025 Multi Family | Tier 1 2055 URAR / 1075 Condo | Tier 2 2055 URAR / 1075 Condo | Tier 3 2055 URAR / 1075 Condo | Tier 1 1004 URAR / 1073 Condo | Tier 2 1004 URAR / 1073 Condo | Tier 3 1004 URAR / 1073 Condo | Tier 1 1025 Multi Family | Tier 2 1025 Multi Family | Tier 3 1025 Multi Family |
| Alameda | \$615 | \$690 | \$1,200 | \$840 | \$945 | \$1,485 | \$405 | \$450 | \$695 | \$665 | \$740 | \$1,250 | \$890 | \$995 | \$1,535 |
| Alpine | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Amador | \$705 | \$790 | \$1,380 | \$965 | \$1,085 | \$1,710 | \$570 | \$635 | \$995 | \$755 | \$840 | \$1,430 | \$1,015 | \$1,135 | \$1,760 |
| Butte | \$560 | \$625 | \$1,085 | \$765 | \$855 | \$1,345 | \$460 | \$510 | \$795 | \$610 | \$675 | \$1,135 | \$815 | \$905 | \$1,395 |
| Calaveras | \$720 | \$805 | \$1,410 | \$990 | \$1,105 | \$1,745 | \$385 | \$425 | \$660 | \$770 | \$855 | \$1,460 | \$1,040 | \$1,155 | \$1,795 |
| Colusa | \$540 | \$605 | \$1,050 | \$735 | \$825 | \$1,295 | \$385 | \$425 | \$660 | \$590 | \$655 | \$1,100 | \$785 | \$875 | \$1,345 |
| Contra Costa | \$585 | \$655 | \$1,140 | \$800 | \$895 | \$1,405 | \$405 | \$450 | \$695 | \$635 | \$705 | \$1,190 | \$850 | \$945 | \$1,455 |
| Del Norte | \$1,080 | \$1,210 | \$2,135 | \$1,490 | \$1,670 | \$2,650 | \$385 | \$425 | \$660 | \$1,130 | \$1,260 | \$2,185 | \$1,540 | \$1,720 | \$2,700 |
| El Dorado | \$605 | \$680 | \$1,185 | \$830 | \$925 | \$1,460 | \$505 | \$560 | \$875 | \$655 | \$730 | \$1,235 | \$880 | \$975 | \$1,510 |
| Fresno | \$545 | \$610 | \$1,055 | \$745 | \$835 | \$1,305 | \$415 | \$460 | \$715 | \$595 | \$660 | \$1,105 | \$795 | \$885 | \$1,355 |
| Glenn | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Humboldt | \$645 | \$725 | \$1,265 | \$885 | \$990 | \$1,560 | \$500 | \$555 | \$870 | \$695 | \$775 | \$1,315 | \$935 | \$1,040 | \$1,610 |
| Imperial | \$665 | \$745 | \$1,300 | \$910 | \$1,020 | \$1,610 | \$385 | \$425 | \$660 | \$715 | \$795 | \$1,350 | \$960 | \$1,070 | \$1,660 |
| Inyo | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Kern | \$580 | \$650 | \$1,130 | \$795 | \$890 | \$1,395 | \$385 | \$425 | \$660 | \$630 | \$700 | \$1,180 | \$845 | \$940 | \$1,445 |
| Kings | \$530 | \$595 | \$1,030 | \$725 | \$810 | \$1,270 | \$410 | \$455 | \$705 | \$580 | \$645 | \$1,080 | \$775 | \$860 | \$1,320 |
| Lake | \$700 | \$785 | \$1,370 | \$960 | \$1,075 | \$1,695 | \$385 | \$425 | \$660 | \$750 | \$835 | \$1,420 | \$1,010 | \$1,125 | \$1,745 |
| Lassen | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Los Angeles | \$490 | \$550 | \$950 | \$665 | \$745 | \$1,170 | \$330 | \$365 | \$560 | \$540 | \$600 | \$1,000 | \$715 | \$795 | \$1,220 |
| Madera | \$520 | \$585 | \$1,010 | \$710 | \$795 | \$1,245 | \$500 | \$555 | \$870 | \$570 | \$635 | \$1,060 | \$760 | \$845 | \$1,295 |
| Marin | \$825 | \$925 | \$1,625 | \$1,135 | \$1,270 | \$2,010 | \$500 | \$555 | \$870 | \$875 | \$975 | \$1,675 | \$1,185 | \$1,320 | \$2,060 |
| Mariposa | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Mendocino | \$750 | \$840 | \$1,470 | \$1,030 | \$1,155 | \$1,820 | \$385 | \$425 | \$660 | \$800 | \$890 | \$1,520 | \$1,080 | \$1,205 | \$1,870 |
| Mercer | \$495 | \$555 | \$960 | \$675 | \$755 | \$1,180 | \$430 | \$475 | \$740 | \$545 | \$605 | \$1,010 | \$725 | \$805 | \$1,230 |
| Modoc | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Mono | \$540 | \$605 | \$1,050 | \$735 | \$825 | \$1,295 | \$385 | \$425 | \$660 | \$590 | \$655 | \$1,100 | \$785 | \$875 | \$1,345 |
| Monterey | \$655 | \$735 | \$1,280 | \$895 | \$1,005 | \$1,585 | \$460 | \$510 | \$795 | \$705 | \$785 | \$1,330 | \$945 | \$1,055 | \$1,635 |
| Napa | \$605 | \$680 | \$1,185 | \$830 | \$925 | \$1,460 | \$420 | \$465 | \$725 | \$655 | \$730 | \$1,235 | \$880 | \$975 | \$1,510 |
| Nevada | \$715 | \$800 | \$1,400 | \$980 | \$1,100 | \$1,735 | \$385 | \$425 | \$660 | \$745 | \$850 | \$1,450 | \$1,030 | \$1,150 | \$1,785 |
| Orange | \$490 | \$550 | \$950 | \$665 | \$745 | \$1,170 | \$300 | \$330 | \$510 | \$540 | \$600 | \$1,000 | \$715 | \$795 | \$1,220 |
| Placer | \$525 | \$590 | \$1,020 | \$715 | \$800 | \$1,255 | \$415 | \$460 | \$715 | \$575 | \$640 | \$1,070 | \$765 | \$850 | \$1,305 |
| Plumas | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Riverside | \$495 | \$555 | \$960 | \$675 | \$755 | \$1,180 | \$380 | \$420 | \$650 | \$545 | \$605 | \$1,010 | \$725 | \$805 | \$1,230 |
| Sacramento | \$490 | \$550 | \$950 | \$665 | \$745 | \$1,170 | \$430 | \$475 | \$740 | \$540 | \$600 | \$1,000 | \$715 | \$795 | \$1,220 |
| San Benito | \$690 | \$775 | \$1,355 | \$945 | \$1,060 | \$1,670 | \$455 | \$505 | \$785 | \$740 | \$825 | \$1,405 | \$995 | \$1,110 | \$1,720 |
| San Bernardino | \$490 | \$550 | \$950 | \$665 | \$745 | \$1,170 | \$360 | \$400 | \$615 | \$540 | \$600 | \$1,000 | \$715 | \$795 | \$1,220 |
| San Diego | \$515 | \$575 | \$995 | \$700 | \$785 | \$1,230 | \$420 | \$465 | \$725 | \$565 | \$625 | \$1,045 | \$750 | \$835 | \$1,280 |
| San Francisco | \$605 | \$680 | \$1,185 | \$830 | \$925 | \$1,460 | \$450 | \$500 | \$780 | \$655 | \$730 | \$1,235 | \$880 | \$975 | \$1,510 |
| San Joaquin | \$525 | \$590 | \$1,020 | \$715 | \$800 | \$1,255 | \$400 | \$445 | \$690 | \$575 | \$640 | \$1,070 | \$765 | \$850 | \$1,305 |
| San Luis Obispo | \$665 | \$745 | \$1,300 | \$910 | \$1,020 | \$1,610 | \$475 | \$525 | \$825 | \$715 | \$795 | \$1,350 | \$960 | \$1,070 | \$1,660 |
| San Mateo | \$620 | \$695 | \$1,210 | \$850 | \$950 | \$1,495 | \$460 | \$510 | \$795 | \$670 | \$745 | \$1,260 | \$900 | \$1,000 | \$1,545 |
| Santa Barbara | \$690 | \$775 | \$1,355 | \$945 | \$1,060 | \$1,670 | \$470 | \$520 | \$815 | \$740 | \$825 | \$1,405 | \$995 | \$1,110 | \$1,720 |
| Santa Clara | \$620 | \$695 | \$1,210 | \$850 | \$950 | \$1,495 | \$380 | \$420 | \$650 | \$670 | \$745 | \$1,260 | \$900 | \$1,000 | \$1,545 |
| Santa Cruz | \$580 | \$650 | \$1,130 | \$795 | \$890 | \$1,395 | \$415 | \$460 | \$715 | \$630 | \$700 | \$1,180 | \$845 | \$940 | \$1,445 |
| Shasta | \$685 | \$765 | \$1,335 | \$940 | \$1,050 | \$1,660 | \$485 | \$540 | \$840 | \$735 | \$815 | \$1,385 | \$990 | \$1,100 | \$1,710 |
| Sierra | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$385 | \$425 | \$660 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |
| Siskiyou | \$830 | \$930 | \$1,635 | \$1,140 | \$1,280 | \$2,020 | \$385 | \$425 | \$660 | \$880 | \$980 | \$1,685 | \$1,190 | \$1,330 | \$2,070 |
| Solano | \$615 | \$690 | \$1,200 | \$840 | \$945 | \$1,485 | \$445 | \$495 | \$770 | \$665 | \$740 | \$1,250 | \$890 | \$995 | \$1,535 |
| Sonoma | \$715 | \$800 | \$1,400 | \$980 | \$1,100 | \$1,735 | \$480 | \$535 | \$830 | \$765 | \$850 | \$1,450 | \$1,030 | \$1,150 | \$1,785 |
| Stanislaus | \$480 | \$540 | \$930 | \$655 | \$730 | \$1,145 | \$340 | \$375 | \$580 | \$530 | \$590 | \$980 | \$705 | \$780 | \$1,195 |
| Sutter | \$635 | \$710 | \$1,235 | \$870 | \$975 | \$1,535 | \$385 | \$425 | \$660 | \$685 | \$760 | \$1,285 | \$920 | \$1,025 | \$1,585 |
| Tehama | \$855 | \$960 | \$1,685 | \$1,175 | \$1,315 | \$2,085 | \$385 | \$425 | \$660 | \$905 | \$1,010 | \$1,735 | \$1,225 | \$1,365 | \$2,135 |
| Trinity | \$705 | \$790 | \$1,380 | \$965 | \$1,085 | \$1,710 | \$385 | \$425 | \$660 | \$755 | \$840 | \$1,430 | \$1,015 | \$1,135 | \$1,760 |
| Tulare | \$510 | \$570 | \$985 | \$695 | \$780 | \$1,220 | \$375 | \$415 | \$645 | \$560 | \$620 | \$1,035 | \$745 | \$830 | \$1,270 |
| Tuolumne | \$785 | \$880 | \$1,545 | \$1,080 | \$1,210 | \$1,910 | \$385 | \$425 | \$660 | \$835 | \$930 | \$1,595 | \$1,130 | \$1,260 | \$1,960 |
| Ventura | \$530 | \$595 | \$1,030 | \$725 | \$810 | \$1,270 | \$360 | \$400 | \$615 | \$580 | \$645 | \$1,080 | \$775 | \$860 | \$1,320 |
| Yolo | \$620 | \$695 | \$1,210 | \$850 | \$950 | \$1,495 | \$490 | \$545 | \$830 | \$670 | \$745 | \$1,260 | \$900 | \$1,000 | \$1,545 |
| Yuba | \$625 | \$700 | \$1,220 | \$855 | \$960 | \$1,510 | \$525 | \$585 | \$915 | \$675 | \$750 | \$1,270 | \$905 | \$1,010 | \$1,560 |

| Additional Products & Services | Fee |
|---|------------------|
| Manufactured Home 1004C | + \$170 |
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| | Tier Name |
| \$1 to \$1 million | Tier 1 |
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Rush Fees – Appraisals

Rush fees and timeframes for appraisals will be provided on a quote basis.

Complex Properties

Fees and turn times for complex properties on all appraisal products, including, but not limited to, Desk and Field Reviews, will be provided on a per quote basis. Unique/Complex Properties are defined as having one or more of the following characteristics:

- Remote or difficult to reach, including but not limited to: island (requiring unique transportation such as airplane, boat or helicopter).
- Rural is defined by population density. Up charges for rural areas quoted for places with 1-200 people per square mile.
- Contain improvements with gross living area greater than 7,500 square feet.
- Unique in construction or design as compared to properties in the surrounding area, including, but not limited to, dome, subterranean, log, solar powered, etc.
- Multi-family homes in areas containing no existing multi-family homes or sales of multi-family homes.
- Subject has a high property value (typically greater than \$1,000,000) in an area where sales of high property value are not close in proximity.
- Contains multiple improvements, such as guest quarters, multiple buildings, unusually large additional buildings.
- Contains large parcels of land that are not typical for the surrounding area.
- Contains adjoining parcels to be included in value.
- Waterfront properties in areas where waterfront is atypical.
- All other unique property characteristics not listed above.