

# Mortgage protection solutions

A mortgage solution from Prospr includes a life insurance policy and a critical illness insurance policy to help Clients protect their ability to pay their mortgage should anything happen.

## How is this different from mortgage insurance?

Traditional mortgage insurance – also called creditor insurance – helps Clients and their loved ones cover their mortgage payments if something happens to them. If they get sick or die, it pays their lender some or all of the remaining balance of their mortgage. They don't decide who gets the money.

A mortgage protection solution from Prospr is different. The money from a claim goes to a Client or their loved ones to use as needed. And their coverage doesn't change as they pay down their mortgage or if they change lenders.

## What is life insurance?

Life insurance helps protect Clients by giving a tax-free cash payment to their loved ones if they die. They decide who gets the payment – which is whomever they name as their beneficiary – and their beneficiary can use the money however they need. That can include paying the mortgage or covering other debts and expenses. The exact amount they'll get depends on how much coverage the Client buys and the type of policy they choose.

## What is critical illness insurance?

Critical illness insurance gives Clients a tax-free payment if they're diagnosed with a covered illness like cancer, stroke, heart attack or dementia. They can use that money for whatever they need, including mortgage payments or expenses associated with their recovery.

Prospr's mortgage protection solution	Life insurance	Critical illness insurance	Mortgage insurance
Coverage if you die	✓	✗	✓
Coverage if you get sick <sup>1</sup>	✗	✓	✓
Insurance amount stays the same as you pay off your mortgage	✓	✓	✗
You can change mortgage lenders without losing or requalifying for your coverage	✓	✓	✗
It's up to you who gets the benefit if you die	✓	✓	✗
Premiums are guaranteed	✓	✓	✗
Adjust and extend the coverage period or coverage amount as your needs change <sup>2</sup>	✓	✓	✗
Full suite of optional benefits to customize your insurance coverage	✓	✓	✗

1 Sun Critical Illness Insurance from Prospr covers 26 major illnesses. Critical illness coverage in the mortgage insurance from a lender generally covers only 3.

2 Conditions apply when adjusting coverage obtained through Prospr. Clients can speak to their advisor for more details.

## Sun Life Evolve Term life insurance rates: 10-year term length

Sun Life Evolve Term offers flexible insurance coverage for a set amount of time. Clients may also be able to increase their coverage based on specific life events.

The charts below show monthly premiums for three coverage amounts for females and males, both non-smoker and smoker. Rates current as of December 2024 and are subject to underwriting at the time of a Client's application.

### Term 10 — Female

Age	\$100k		\$250k		\$500k	
	Non Smoker	Smoker	Non Smoker	Smoker	Non Smoker	Smoker
20	\$7.83	\$9.90	\$11.70	\$16.65	\$16.65	\$27.00
25	\$8.37	\$10.35	\$12.15	\$17.10	\$16.65	\$27.90
30	\$8.55	\$11.52	\$12.15	\$18.45	\$17.55	\$30.15
35	\$10.17	\$13.95	\$12.60	\$23.85	\$19.35	\$40.50
40	\$11.79	\$19.17	\$15.08	\$35.55	\$23.40	\$62.10
45	\$13.50	\$26.37	\$20.70	\$51.08	\$33.30	\$91.80
50	\$18.09	\$38.43	\$31.05	\$78.30	\$51.30	\$138.60
55	\$26.64	\$55.44	\$50.18	\$119.70	\$85.50	\$207.90
60	\$43.65	\$88.92	\$92.03	\$195.98	\$161.55	\$371.25

### Term 10 — Male

Age	\$100k		\$250k		\$500k	
	Non Smoker	Smoker	Non Smoker	Smoker	Non Smoker	Smoker
20	\$10.44	\$14.40	\$15.98	\$27.90	\$25.20	\$48.15
25	\$10.53	\$14.49	\$15.98	\$28.13	\$25.20	\$48.15
30	\$10.53	\$15.03	\$15.98	\$28.80	\$25.65	\$49.50
35	\$10.62	\$17.01	\$16.20	\$32.18	\$26.10	\$54.90
40	\$13.14	\$21.60	\$19.58	\$45.90	\$32.40	\$78.75
45	\$17.19	\$34.29	\$28.58	\$74.03	\$48.60	\$131.40
50	\$23.58	\$56.43	\$43.20	\$129.60	\$72.00	\$233.55
55	\$32.40	\$92.16	\$72.68	\$220.73	\$112.50	\$389.70
60	\$58.23	\$152.28	\$129.83	\$336.15	\$230.85	\$640.35

## Sun Life Evolve Term life insurance rates: 25-year term length

The charts below show monthly premiums for three coverage amounts for females and males, both non-smoker and smoker. Rates current as of December 2024 and are subject to underwriting at the time of a Client's application.

Term 25 — Female						
Age	\$100k		\$250k		\$500k	
	Non Smoker	Smoker	Non Smoker	Smoker	Non Smoker	Smoker
20	\$12.15	\$15.84	\$18.00	\$24.98	\$27.45	\$41.40
25	\$12.51	\$17.10	\$18.45	\$26.78	\$29.70	\$45.00
30	\$13.41	\$20.43	\$22.28	\$34.43	\$34.65	\$60.30
35	\$15.03	\$28.26	\$27.00	\$48.83	\$40.50	\$88.20
40	\$19.44	\$40.05	\$34.43	\$72.68	\$58.50	\$134.10
45	\$27.00	\$56.61	\$53.33	\$113.18	\$89.10	\$210.15
50	\$40.86	\$80.64	\$83.48	\$168.30	\$146.70	\$322.20
55	\$64.35	\$120.24	\$131.40	\$255.83	\$241.20	\$494.55
60	\$104.31	\$168.48	\$212.18	\$402.53	\$403.65	\$780.75

Term 25 — Male						
Age	\$100k		\$250k		\$500k	
	Non Smoker	Smoker	Non Smoker	Smoker	Non Smoker	Smoker
20	\$13.59	\$19.44	\$23.85	\$38.03	\$38.70	\$67.05
25	\$15.21	\$21.78	\$26.33	\$39.60	\$42.75	\$70.65
30	\$15.66	\$24.84	\$28.35	\$44.78	\$46.35	\$81.00
35	\$18.72	\$33.03	\$32.85	\$63.00	\$53.10	\$117.45
40	\$24.12	\$49.59	\$45.00	\$99.90	\$76.05	\$187.65
45	\$35.19	\$78.84	\$68.40	\$160.88	\$123.75	\$313.65
50	\$56.07	\$123.93	\$110.70	\$255.83	\$200.25	\$497.70
55	\$88.47	\$183.69	\$176.63	\$387.23	\$335.70	\$758.70
60	\$143.28	\$252.18	\$299.70	\$626.85	\$571.05	\$1,251.45



## Reasons Clients choose Sun Life Evolve Term

### Affordable premiums

- Clients can buy the coverage they need while balancing other financial and lifestyle goals.

### Term lengths from 5 to 40 years

- Clients can choose a term to fit their budget and protection needs.

### Flexibility

- Clients get coverage that evolves with their lives. After the first year of their policy, Clients can increase their coverage amount following certain life changes, benefiting from a simplified underwriting process.

### Full suite of optional benefits

- Clients can customize their plan for their unique business or personal needs, including benefits such as: Child term benefit, Accidental death benefit, Total disability benefit, Owner waiver disability benefit, Guaranteed insurability benefit & Business value protection benefit.

### Option to convert to a longer-term length

- Clients can convert to a longer-term length without underwriting. The new policy must be for at least 10 years longer than the original policy.

### Option to convert to permanent insurance

- Clients can convert to permanent insurance regardless of future health changes.

### Options for partial conversions

- Clients can convert part of their policy to permanent insurance and carry over any remaining term coverage as an optional term insurance benefit. They won't need to provide evidence of insurability.

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