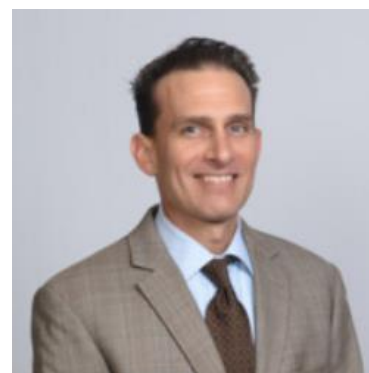


# MBS & TREASURY MARKETS

Daily Coverage. Industry Leading Perspective.

## MBS Recap: Bombarded by Headlines, But Little-Changed



**Craig Garcia**

President, Capital Partners  
Mortgage Services, LLC

**P:** (954) 271-2024

**M:** (561) 252-2532

1515 N University Dr #102D  
Coral Springs FL 33071  
#653593



**Andrew Sesta**

Realtor, The Keyes  
Company

[www.eastcoastfloridarealestate.com](http://www.eastcoastfloridarealestate.com)

**P:** (772) 285-8702

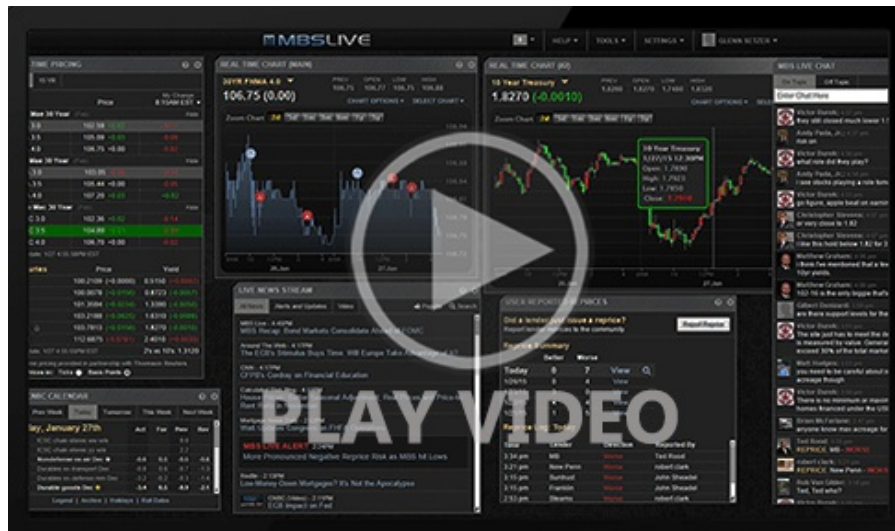
**M:** (772) 285-8702

[andrew@sestasalesteam.com](mailto:andrew@sestasalesteam.com)



## Bombarded by Headlines, But Little-Changed

Monday's trading session ended up being an exercise in headline-watching, as has been the case on so many days since the start of the Iran war. Today was more active than normal in that regard. The earliest headlines (as covered in the AM commentary) were helpful until they weren't. Subsequent headlines continued pushing back on the notion of an easy peace deal until 3pm. At that point, Trump posted that a planned military operation for tomorrow was cancelled and that serious negotiations were now taking place between great leaders and allies, and that a deal will be made. Bond yields and oil prices dropped on that one with Treasuries ultimately making it back to unchanged in the final hour of the session.



Watch the Video

**MBS Morning**

10:36 AM Early Gains And Losses on Conflicting War Headlines

**Alert**

10:40 AM MBS Down More Than an Eighth From Highs

**Alert**

2:10 PM Negative Reprices Becoming More Likely

3:48 PM

**Market Movement Recap**

08:55 AM Some early gains on war headlines. MBS up 5 ticks (.16) and 10yr down 1.8bps at 4.573

11:04 AM Gains fully erased as newswires push back on previous headlines. MBS down 1 tick (.03) and 10yr up 1.8bps at 4.61

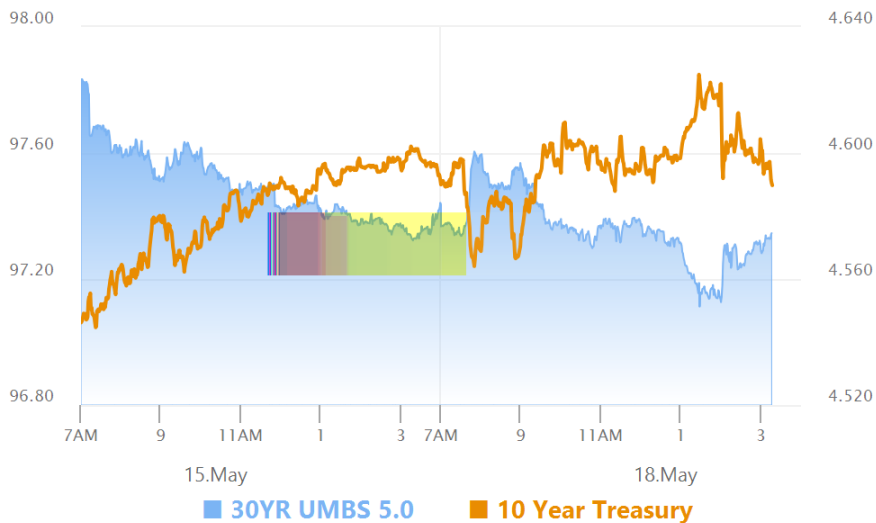
## Lock / Float Considerations

- 5/18/26 -Some signs of resilience, but bonds didn't show any strong urge to buy the dip without justification in the news. It continues to be the case that a peaceful resolution to the Iran war will likely push rates lower, and the market seems like it will be receptive when the time comes, but it's also the case that the timeline is unknowable.

## Technical/Trends in 10yr (why 10yr)

- Ceiling/Support (can be used as "lock triggers")
  - o 4.66
  - o 4.59
  - o 4.48
- Floor/Resistance
  - o 4.05
  - o 4.12
  - o 4.19
  - o 4.28
  - o 4.34
  - o 4.40

## MBS & Treasury Markets



## MBS

30YR UMBS 5.0  
30YR UMBS 5.5  
30YR GNMA 5.0  
15YR UMBS-15 5.0

### US Treasuries

---

10 YR	4.589%	-0.003%
2 YR	4.050%	-0.036%
30 YR	5.125%	+0.007%
5 YR	4.241%	-0.008%

---

[Open Dashboard](#)

[Share This](#)