

4.79%*

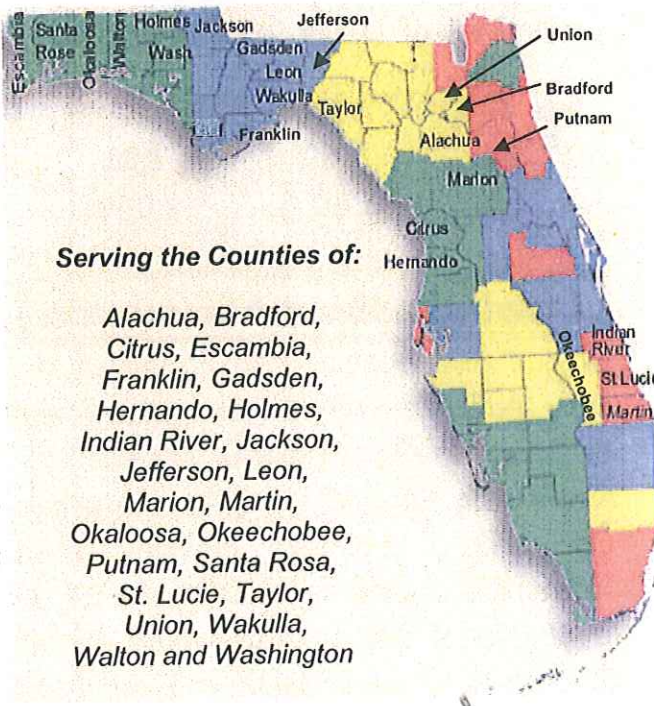
30 YEAR FIXED RATE

\$8,000.00

**DOWN PAYMENT
ASSISTANCE AVAILABLE**

PROGRAM PROVIDED BY:

**THE WAKULLA COUNTY
BOARD OF
COUNTY COMMISSIONERS**



*Participating Lenders will provide specific APR information as required by law.

The Program

This program is designed to make purchasing a home more affordable for low and moderate income homebuyers by providing first-time homebuyers with below-market interest rate mortgage loans. Mortgage loans in this program are available on a first-come, first-serve basis.

The Mortgage

The homebuyer may choose between a Conventional, FHA-insured, VA-guaranteed, or USDA-RD 30-year fixed

Interest Rate	Discount Point	Origination Fee
4.79%	0.00%	1.00%

Down Payment Assistance

The Authority offers down payment assistance in all participating counties.

Amortizing Second Mortgage Program:

This second mortgage provides down payment & closing cost assistance for up to \$8,000 at 0% amortized over twenty (20) years. Income limits and purchase price limits are the maximum available under the Program.

Who Qualifies?

- Borrowers must meet normal mortgage requirements to demonstrate credit worthiness.
- Borrowers must occupy the purchased home as their principal residence.
- Borrowers must be first-time homebuyers who have not had a present ownership interest in their principal residence during the last three years.
**Requirement is waived if you're a Qualified Veterans who received an honorable discharge.*
- Household income may not exceed the following limits within Wakulla County.

Maximum Income Limits:

Family of 1-2:	\$63,811
Family of 3 or more:	\$73,383

What Homes Qualify?

The single family home may be attached or detached, a condominium, townhouse/townhome, certain manufactured homes or PUD. Homes must be located within one of the counties listed on the front of this brochure. The total purchase price of a home within Wakulla County may not exceed the following limits:

Maximum Purchase Price:

New & Existing Homes	\$258,691
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Questions?

If you have questions please contact the Authority at 800-388-1970 or 850-432-7077 or a participating lender listed on the back of this brochure.

