Buying a Home?
Reduce Your Mortgage Up To 20%!

If you are buying a home and your income is below 80% of your county's median income, you may be eligible for second mortgage assistance that could reduce your overall mortgage payments by up to **20%**. This help is offered by the N.C. Housing Finance Agency through local organizations that are members of the Community Partners Loan Pool (CPLP).

This zero-interest, deferred second mortgage is combined with an N.C. Home Advantage Mortgage™ or a USDA Section 502 loan. If you are also a first-time buyer, you may be eligible for a Mortgage Credit Certificate (MCC) that can save up to $2,000 a year in federal taxes. The N.C. Home Advantage Mortgage™ can be combined with both the CPLP second mortgage and an MCC if you are eligible for each product.

Both the N.C. Home Advantage Mortgage™ and MCCs are offered by the N.C. Housing Finance Agency through participating lenders statewide. Please visit **nchfa.com/home-buyers/find-lender** to find a lender in your area.

Am I Eligible?

You may be eligible for CPLP assistance if:

- Your household income is at 80% or below of your county's median.
- You qualify for an approved mortgage and meet minimum credit and underwriting guidelines.
- You participate in 8 hours of home buyer education and counseling through the CPLP member or an approved housing counseling partner.
- You are purchasing a newly constructed or an existing (less than 10 years old) home below the sales price limit for your county. Ask the CPLP member for details.

Available CPLP Assistance

- **Up to 20%** of the purchase price if combined with a N.C. Home Advantage Mortgage™
- **Up to 10%** of the purchase price if combined with a USDA Section 502 Loan

Contact the organization below.

Participating Organization Name
Address
Phone
Web Address

North Carolina Housing Finance Agency

nchfa.com • 1-800-393-0988

A SELF-SUPPORTING STATE AGENCY

No tax dollars were used for this publication.