



PremierCapital
mortgage

Easy Notes

Clayton County NSP

Down Payment Assistance Offered through the Clayton County NSP

PROGRAM BENEFITS									
Website	www.claytonnsp.com								
Financing	Purchase 2 nd Mortgage funds								
Terms	0 interest - No payment								
Income Limits	Household Size	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 person
	50% AMI	25,100	28,700	32,250	35,850	38,700	41,600	44,450	47,300
	80% AMI	40,150	45,900	51,600	57,350	61,950	66,550	71,100	75,700
	120% AMI	60,250	68,850	77,450	86,050	92,900	99,800	106,700	113,550
Asset Limits	None								
Type	Lender Approval for FHA								
Funds Required	At Least \$500								
Loan Amount	Up to \$5,000 – 5% Closing Costs provided for buyers who use NSP certified Lenders (1% origination and up to \$800 admin fees allowed)								
Down payment Assistance	80% or Below AMI up to \$5,000								
	81%-120% AMI can use for only 50% of down payment								
Property Type	Primary residence only								
Repayment	Loan is forgiven after 5 Years – if sold prior all is paid back								
Shared Equity	Borrower will agree to shared Equity over 15 years. Owners share increases 5% every year over 15 years to 100%								
Home Buyer Education	Required 8 hours of HUD approved and 4 hours Clayton County Approved for a total of 12 hours								
Home Warranty	Required and to be chosen by Clayton County NSP								

www.premiercapitalmortgage.com/easynotes

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Mortgage Solution Series for Real Estate Professionals