



INDUSTRY FACT SHEET: FHA HECM Saver	
Effective Date	New applications can be submitted on October 4, 2010
Eligible Loans	<ul style="list-style-type: none"> • HECM Traditional (Equity in current property used to obtain new HECM loan) • HECM Purchase (HECM loan proceeds used to purchase a principal residence) • HECM Refinance (Refinance of an existing HECM loan with a new HECM loan)
Eligible Payment Plans	<ul style="list-style-type: none"> • Tenure (Equal monthly payments) • Term (Equal monthly payments for a fixed period of months) • Line of Credit (Unscheduled payments or installments up to line of credit limit) • Modified Tenure (Line of credit plus monthly payments) • Modified Term (Line of credit plus monthly payments for a fixed period of months)
Required Disclosures	<ul style="list-style-type: none"> • GFE and TILA • Right of Rescission to Cancel • Anti-Churning (Refinance Transactions Only) • Total Annual Loan Costs
Maximum Claim Amount	<ul style="list-style-type: none"> • The least of Appraised Value, Sales Price, or National FHA Mortgage Limit
Initial Premium	<ul style="list-style-type: none"> • 0.01% of maximum claim amount • No refunds
Premium	<ul style="list-style-type: none"> • Annual: 1.25 percent • Monthly: Annual Premium x 1/12 x outstanding balance
Principal Limit	<ul style="list-style-type: none"> • Varies by Age, Interest Rate, and MCA
Principal Limit Factor Range	<ul style="list-style-type: none"> • Varies from 3% to 18.75% • Age 62 to 99
Amount available to Borrower	<ul style="list-style-type: none"> • Varies by age, interest rate and mortgage limit • Generally the amount is less than the amount available under HECM Standard
Expected Average Mortgage Interest Rate Floor	<ul style="list-style-type: none"> • 5.00%

November 1, 2010 11:50