

chfa down payment assistance grant

chfa home finance



chfa[®]

*financing the places where
people live and work*

Disclaimer

This Disclaimer applies to all content provided through CHFA webinars or other training events. The training content provided is intended to help explain CHFA's programs, but should not be relied upon as an alternative to the CHFA Seller's Guide. CHFA makes reasonable efforts to ensure that information provided in its trainings is up-to-date and accurate. If there are any discrepancies between information provided in a training event, including in slide presentations, and CHFA's Seller's Guide and/or eNews, the later documents should be relied upon.



chfa down payment assistance grant

- CHFA's Down Payment Assistance Grant available for most Plus programs
 - Non Repayable
 - Assist with down payment, closing costs, and/or pre-paids
 - Cannot be used to pay borrower's debts
 - Cannot be used for difference between appraised value and sales price



chfa down payment assistance grant

- Borrower does not have to take full amount of grant
- Borrowers are receiving a higher interest rate for the grant option
- Excess money cannot be returned to the borrower as cash back
 - Excess grant money options
 - More down payment
 - Single paid premium MI option
 - Principal reduction to first mortgage
 - Lower loan amount



chfa down payment assistance grant

- Maximum amount of 3% of the total first mortgage loan amount
 - Whole dollar DPA amount only, round down
 - Calculation example: 3% of a \$250,165.00 total first mortgage loan amount = \$7,504.95
 - Drop the cents or round down to get a maximum DPA Grant amount of \$7,504.00

chfa down payment assistance grant - continued

- Lender must fund grant at closing
 - CHFA will reimburse at purchase of first mortgage loan
- Grant must be indicated on the Loan Estimate as a credit
- Grant must be indicated on Closing Disclosure as “CHFA DPA Grant”
- DPA Grant Award Letter issued at time of approval to be sent to closing
 - FHA loans - CHFA Form 501, Down Payment Assistance Award Letter
 - Non-FHA loans – CHFA Form 502, Down Payment Assistance Award Letter



chfa form 501 grant award letter fha loans

CHFA Form 501
Page 1 of 1
7/16.v1

Colorado Housing and Finance Authority
www.chfa.info.com

CHFA DPA GRANT AWARD LETTER FHA LOANS

CHFA Loan No.:

Date:

Grantee(s) Name:

Grantee(s) Name:

Property Address:

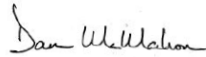
CHFA DPA Grant Amount:

The Colorado Housing and Finance Authority (CHFA) is providing funds (the "CHFA DPA Grant") to the grantee(s) referenced above (the "Grantee") toward Grantee's required Minimum Cash Investment in the above-referenced loan (the "First Mortgage Loan"), provided such First Mortgage Loan is FHA insured or FHA insurable.

The CHFA DPA Grant will be in the amount specified above, *provided* such amount does not exceed three percent (3%) of the original principal balance of the First Mortgage Loan (the "Grant Limit"). It will be provided by the originating lender to the Grantee at closing and reimbursed by CHFA upon CHFA's purchase of the First Mortgage Loan. Grantee's repayment of the CHFA DPA Grant is not required. CHFA confirms it has a legally enforceable obligation to fund the CHFA DPA Grant, so long as it does not exceed the Grant Limit, with funds which legally belong to CHFA at or prior to closing.

The calculation of the interest rate on the First Mortgage Loan is based in part on the particular CHFA loan program selected by the Grantee (the "CHFA Program"). By selecting such CHFA Program, Grantee may be paying a higher mortgage loan interest rate than might otherwise be available under a different loan program.

The person signing below is duly authorized to execute this Letter.



Dan McMahon, Director of Home Finance

_____	Date _____
Grantee	
_____	Date _____
Grantee	
_____	Date _____
Grantee	
_____	Date _____
Grantee	

Colorado Housing and Finance Authority
1981 Blake Street - Denver, CO 80202
main 1.800.877.2432
tdd 303.297.7305



chfa form 502 grant award letter non-fha loans

CHFA Form 502
Page 1 of 1
7/16.v1

Colorado Housing and Finance Authority
www.chfainfo.com

CHFA DPA GRANT AWARD LETTER

CHFA Loan No.:

Date:

Grantee(s) Name:

Property Address:

CHFA DPA Grant Amount:

The Colorado Housing and Finance Authority (CHFA) is providing funds (the "CHFA DPA Grant") to the grantee(s) referenced above (the "Grantee") toward Grantee's down payment, closing cost(s) and/or prepaid(s) for the above-referenced loan (the "First Mortgage Loan").

The CHFA DPA Grant will be in the amount specified above, *provided* such amount does not exceed three percent (3%) of the original principal balance of the First Mortgage Loan. It will be provided by the originating lender to the Grantee at closing and reimbursed by CHFA upon CHFA's purchase of the First Mortgage Loan. Grantee's repayment of the CHFA DPA Grant is not required.

The calculation of the interest rate on the First Mortgage Loan is based in part on the particular CHFA loan program selected by the Grantee (the "CHFA Program"). By selecting such CHFA Program, Grantee may be paying a higher mortgage loan interest rate than might otherwise be available under a different loan program.

The person signing below is duly authorized to execute this Letter.



Dan McMahon, Director of Home Finance

Colorado Housing and Finance Authority
1981 Blake Street - Denver, CO 80202
main 1.800.877.2432
tdd 303.297.7305



contact information

- (888) 320-3688
- customerservicedesk@chfainfo.com



Like us on Facebook
www.facebook.com/CHFA.Colorado



Follow us on Twitter
twitter.com/CHFA