

PROGRAM FEES

FIRST MORTGAGE FEES

Lenders may charge up to 2.00%. **Lenders cannot charge any additional points.**

There is a \$460 Application Fee in the Program that is comprised of

ADMINISTRATOR FEE

The program includes a non-refundable first mortgage **Tax Compliance Fee of \$225**. The fee is payable at closing by buyer or seller. It cannot be financed. The fee must be disclosed as being paid to eHousingPlus.

SERVICER FEES

On the first mortgage, the program includes a **Tax Service Fee of \$85** and a **Transfer Fee of \$150** that will be netted by the Servicer at loan purchase. The fees must be disclosed on the HUD-1 as being paid to U S Bank.

LENDER FEES

Lender Fees are fees paid to the Lender for services rendered (i.e. Processing Fees, Underwriting Fees, Administrative or Administration Fees and Doc Prep Fees). Lender fees (regardless of what they are called) should not exceed what is charged to other non-bond buyers. **Junk fees and excessive fees are not permitted.**

EXTENSION FEE

Any loan not purchased within 70 days is ineligible for purchase unless the lender chooses a one-time only 30-day extension. The cost of the extension is \$375. The \$375 extension fee is due whether or not loans are ultimately delivered and/or purchased. The \$375 will be netted by the Servicer when loans are purchased. If an extension is permitted, but the loan is not purchased, the originating lender will be billed by the Texas State Affordable Housing Corporation for the extension fee of \$375. Any outstanding fees owed by the Lender may result in that Lender becoming ineligible to participate in the program.

Again, the extension is offered once per loan and no further extensions will be allowed. Furthermore, regardless of choosing an extension, any loan not purchased within the approved timeframe will become the liability of the originating lender, including any down payment assistance provided at closing.

An extension request is available at www.ehousingplus.com and must be submitted BEFORE the 70th day. The extension request is completed and submitted online.