

# The Dream of Owning a Home Can Be Realized



## Downpayment Assistance Programs

The Housing Fund provides Down Payment and Closing Cost loans to individuals and families purchasing a home in the following zip codes: 37040, 37042, 37043. If you meet the criteria below, The Housing Fund may be able to help you reach your goal of successful homeownership.

### **You must:**

- ◆ Purchase a home to be your primary residence
- ◆ Secure a first mortgage with an FHA TN approved lender
- ◆ Meet household income guidelines. Call us at 572-8454 or visit our website at [www.thehousingfund.org](http://www.thehousingfund.org) for specific income restrictions.
- ◆ Complete a THDA approved home buyer education class before closing.  
*Call Angela Belcher at 572-8454 to arrange a class.*
- ◆ Meet debt to income ratios of :
  - No more than 35% of your gross income for house payments
  - No more than 45% of your gross income for all debt

## THE NOW LOAN PROGRAM FOR YOU FROM THE HOUSING FUND

With NOW you may borrow up to \$7,000; interest and amount borrowed determined by household income; payments are always \$50; must be used in conjunction with an FHA or conforming conventional first mortgage.



933 Madison Street  
Clarksville, TN 37040

Phone: 931-572-8484  
E-mail: [mail@thehousingfund.org](mailto:mail@thehousingfund.org)  
Website: [www.thehousingfund.org](http://www.thehousingfund.org)

For more details and information, call us at 572-8454, visit our website at [www.thehousingfund.org](http://www.thehousingfund.org), or email us at [mail@thehousingfund.org](mailto:mail@thehousingfund.org)

The Housing Fund is a nonprofit organization that provides resources necessary to help low and moderate income families become successful homeowners.