



CASH ASSISTANCE PROGRAM

Disclosure and Repayment Terms

In addition to a First Mortgage Loan to finance the purchase of Property (the Property) using a New Hampshire Housing Mortgage Program (the Mortgage Program), the Mortgage Applicant (the Borrower) has applied for a Cash Assistance Mortgage Loan. If the First Mortgage Loan is approved, the Borrower will be required to sign a Second Mortgage and a Second Mortgage Note at closing.

The Cash Assistance Mortgage Loan is available only in conjunction with a New Hampshire Mortgage Program loan through a New Hampshire Housing Lender (the Lender). The principal amount must be repaid.

Disclosures:

The interest rate on the Mortgage Program may be higher than the interest rate the Mortgage Applicant might have been able to obtain on a mortgage without Cash Assistance. This higher rate means the Borrower may pay more per month and could pay more overall when compared to a mortgage without Cash Assistance.

The Cash Assistance Mortgage Loan will require the Borrower to fully repay the Cash Assistance, which will then be considered a “balloon payment,” requiring the Borrower to pay back all the Cash Assistance.

The Borrower’s obligations under the Mortgage Program are not altered by the Cash Assistance Mortgage.

New Hampshire Housing is not obligated to: a) Subordinate this Cash Assistance Mortgage to any future mortgages or liens even if the Borrower seeks to refinance with New Hampshire Housing; b) Approve an assumption of this Cash Assistance Mortgage; or c) Release the Borrower’s repayment obligation as part of any loss mitigation or bankruptcy.

New Hampshire Housing is the sole lender on the Cash Assistance Mortgage. For the Cash Assistance Mortgage, the Lender on the Mortgage Program is simply preparing documents for New Hampshire Housing but is not the lender on the Cash Assistance Mortgage.

Cash Assistance will be due in full if any of the following events occur:

- payoff of the first mortgage,
- the sale or refinance of the Property,
- bankruptcy, or
- the Property is no longer the Borrower’s primary residence.

If any of the events described above occur, the Borrower must repay the outstanding principal amount of the Cash Assistance Mortgage Loan.

The Borrower can repay all or any part of the Cash Assistance Mortgage Loan at any time without penalty.

Regardless of the time of repayment, no interest will be payable on the amount of the Cash Assistance Mortgage Loan.

Acknowledged and agreed to this _____ day of _____, 20_____.

Mortgage Applicant/Borrower
Printed Name: _____

Mortgage Applicant/Borrower
Printed Name: _____

Mortgage Applicant/Borrower
Printed Name: _____

Mortgage Applicant/Borrower
Printed Name: _____