

DURF Equity Pilot (DEP) Program Structure

1. The program is a financial tool; a deferred loan program which does not require monthly payments. It is NOT a grant.
 2. HHFDC's equity will be a lien on the property in 2nd position after the purchase mortgage loan.
 3. A mortgage document will be recorded at the Bureau of Conveyances (BOC).
 4. A promissory note will be signed by the buyer, prior to close of the unit purchased. Therefore, the DEP agreement between HHFDC and the qualified purchaser will not be attached to the deed as an exhibit.
 5. HHFDC will rely on the lender's qualification/prequalification letter to affirm buyer can qualify to purchase the unit. Applicant must qualify at the full purchase price with HHFDC's allocated amount. The qualifying interest rate shall be mutually agreed upon by HHFDC and the developer.
 6. The purchase price is the developer's sales price with the HHFDC equity amount.
 7. The contract must include HHFDC's allocated amount as part of the schedule of payment. Applicant's approved affidavit must be attached to the contract as an exhibit (similar to Co-Signor/Co-Mortgagor Affidavit, if applicable).
 8. Applicant must be the eligible buyer of the affordable unit or, if applicable, the market-priced unit.
 9. Applicant must provide a verification of employment at time of application and recertification. HHFDC's prescribed form will be provided.
 10. Applicant must maintain all criteria for the DEP program (profession, no gift funds, no real estate ownership) through close of the purchased unit.
 11. If an applicant no longer meets the DEP program requirements, but wishes to continue with the purchase, the applicant must pay the full purchase price.
 12. Only (1) allocation per unit/transaction allowed.
- ❖ **IMPORTANT:** Cancellation of purchase, if any, will be handled on a case-by-case basis.