

# HOMES FOR TEXAS HEROES PROGRAM

FREDDIE MAC HFA ADVANTAGE/FANNIE MAE HFA PREFERRED DEFERRED FORGIVABLE SECOND (ABOVE 80% AMI) TARGETED



Program is available statewide

3-year deferred, forgivable 2nd mortgage at 0% interest

Buyer must be a Texas hero:

Defined As A Teacher, Teacher's Aide, School Nurse, School Counselor, School Librarian, Allied Health or Nursing Program Faculty Member, Veteran, Firefighter, EMS Personnel, Peace Officer, Corrections Officer, Juvenile Corrections Officer, County Jailer, or a Public Security Officer.

Up to 3% 4%, or 5% of the 1st loan amount is available

Funds can be used for down payment or closing cost assistance

Do not have to be a first-time homebuyer

Income limits:

\$101.6-\$116.8K for Non-Targeted Areas

\$117.1 - \$136.6K for Targeted Areas

Purchase price limits:

\$359,460 for Non Targeted Areas

\$439,340 for Targeted Areas

Minimum FICO: 640

