



IMPORTANT ANNOUNCEMENT

TO: Approved Homestar Rural Housing Originators

DATE: June 9, 2010

FROM: HOMESTAR WHOLESAL

RE: **Updated Income Limits for the USDA Guaranteed Rural Housing Program**

The USDA has announced the income limits for the Guaranteed Rural Housing (GRH) Program have changed effective June 2, 2010. The new income limits can be found at the USDA Rural Development Eligibility Home page by following either of the links provided below:

<p style="text-align: center;">http://eligibility.sc.egov.usda.gov (Click on "Guaranteed" under the "Income limits" tab on the left side of the page)</p> <p style="text-align: center;">OR,</p> <p style="text-align: center;">http://www.rurdev.usda.gov/rhs/sfh/sfh%20guaranteed%20loan%20income%20limits.htm (Direct link to the 2010 GRH income Limits)</p>

Note: The number of persons used for income eligibility is the number of people living in the home, not the number of applicants on the file.

Under the income limit structure for non-high cost counties, those income limits will be:

1-4 Person	5-8 Person
\$74,050.00	\$97,750.00

Please consult the above websites for the specific income limits and areas of geographic eligibility for the USDA GRH program in the states and counties served by your organization

As a reminder, unlike other home-financing programs, there are no loan limits for the USDA Guaranteed Rural Housing Program. The maximum loan amount for USDA Guaranteed Rural Housing applicants is based on their ability to meet the repayment ratios for the program, while simultaneously staying within the program's income limits,

As always, we appreciate your support of the home financing needs of rural America. If you have questions or need additional assistance, please feel free to contact your HFC Account Executive.