



Partner Lender Home Purchase Products

The Chicago Community Land Trust (CCLT) provides this list of mortgage lenders that have agreed to provide mortgages to homebuyers CCLT homes and condominiums. You are not required to use a lender from this list, but these lenders (and the loan officers listed) understand the special features of the CCLT. Please note that FHA loan products cannot be used in conjunction with CCLT homes.

LENDERS	INCENTIVES	CRITERIA - Product	RESTRICTIONS/REPAYMENTS	Max LTV	CONTACT(S)
<u>BBMC Mortgage</u> Programs they work with: CCLT Illinois Assist Program FHLB Down Payment Plus IHDA NSP MMRP Program	Competitive programs. Extensive experience layering multiple down payment programs.	Fannie Mae guidelines Product FNMA 30 yr fixed and estimated rate as of 01/26/17 is 4.5% this rate may change	None	97%	Tomas Meneses - 312.952.2126 (office); 630.426.2673 (efax) t.meneses@mybbmc.com Miguel Mendoza - 219.742.3908 (cell); 708.752.5835 (office); 630.448.3092 (efax) m.mendoza@mybbmc.com
<u>Guaranteed Rate</u> Programs they work with: CCLT Chicago Home Buyer Assistance Program Tax Smart IHDA NSP	Competitive fixed & ARM rates No PMI and reduce PMI options available Free consultation	Fannie Mae guidelines	None	Based on product Conventional 97%	Scott Sidkey - 773.416.0324 (cell); 773.290.0324 (office); 773.435.0686 (fax) scott.sidkey@rate.com Oren Orkin - 773.230.6480 (cell); 773.969.5688 (office); 773.357.4605 (fax) oren.orkin@rate.com Sam Sharp - 312.217.4030 (cell); 773.290.0455 (office); 773.516.6056 (fax) SSharp@rate.com
<u>NHS Chicago</u> Programs they work with: CCLT NSP funds available within the MMRP areas TAX SMART	Competitive fixed rates No PMI Flexible underwriting (not credit score driven) Down payment/closing cost assistance available	120% AMI for owner-occupants in Low/Mod Census Tract , 80% AMI for all others	City Of Chicago & Elgin	97%	Roberta Cosey - 773-533-5570 x 4705 (office); 773-858-5675 (cell); 773-329-4055 (fax) rcosey@nhschicago.org
<u>Wintrust Mortgage</u> Programs they work with: CCLT Home Buyer Assistance Program NSP funds available within the MMRP areas TAX SMART FHLBC (DPP Program) Market Rate Program	No charge for consultation. Has funds for down payment assistance. Competitive long term fixed rates	Fannie guidelines	None	97%	Kelly J. Price - 773-501.6653 (cell); 312-462-7733 (office); 866-560-0776 (efax) kprice@wintrustmortgage.com
AMI = Area Median Income		BPS = Basis Points	LMI = Low Moderate Income		LTV = Loan to Value