



## ONE-TIME CLOSE LOAN HIGHLIGHTS

- Streamlined one-time closing
- Terms up to 360 months
- Competitive fixed rates
- No PMI
- No inspection fees
- Low closing costs
- Borrower’s first loan payment due 30 days after construction completed
- No seasoning requirements
- Land equity can be used as down payment
- True construction program
- Unlimited construction draws
- Construction period interest at buy rate (only on funds disbursed for days employed)

## FINANCING PROGRAMS OVERVIEW

	TLC	Fannie	FHA
<b>Financing available</b>	YES	YES	YES
<b>Construction financing</b>	YES		
<b>One-Time Closing Construction-to-Permanent Loans</b>	YES		
<b>2-Closing Required Construction-to-Permanent Loans</b>		YES	YES
<b>Down payment required</b>	YES	YES	YES
<b>No PMI Required</b> (Greater than 80% LTV)	YES		
<b>Escrow required</b>	YES	YES	YES
<b>No inspection fees required</b>	YES	YES	YES
<b>Appraisal required</b>	YES	YES	YES
<b>Single-wide homes eligible</b>	YES		