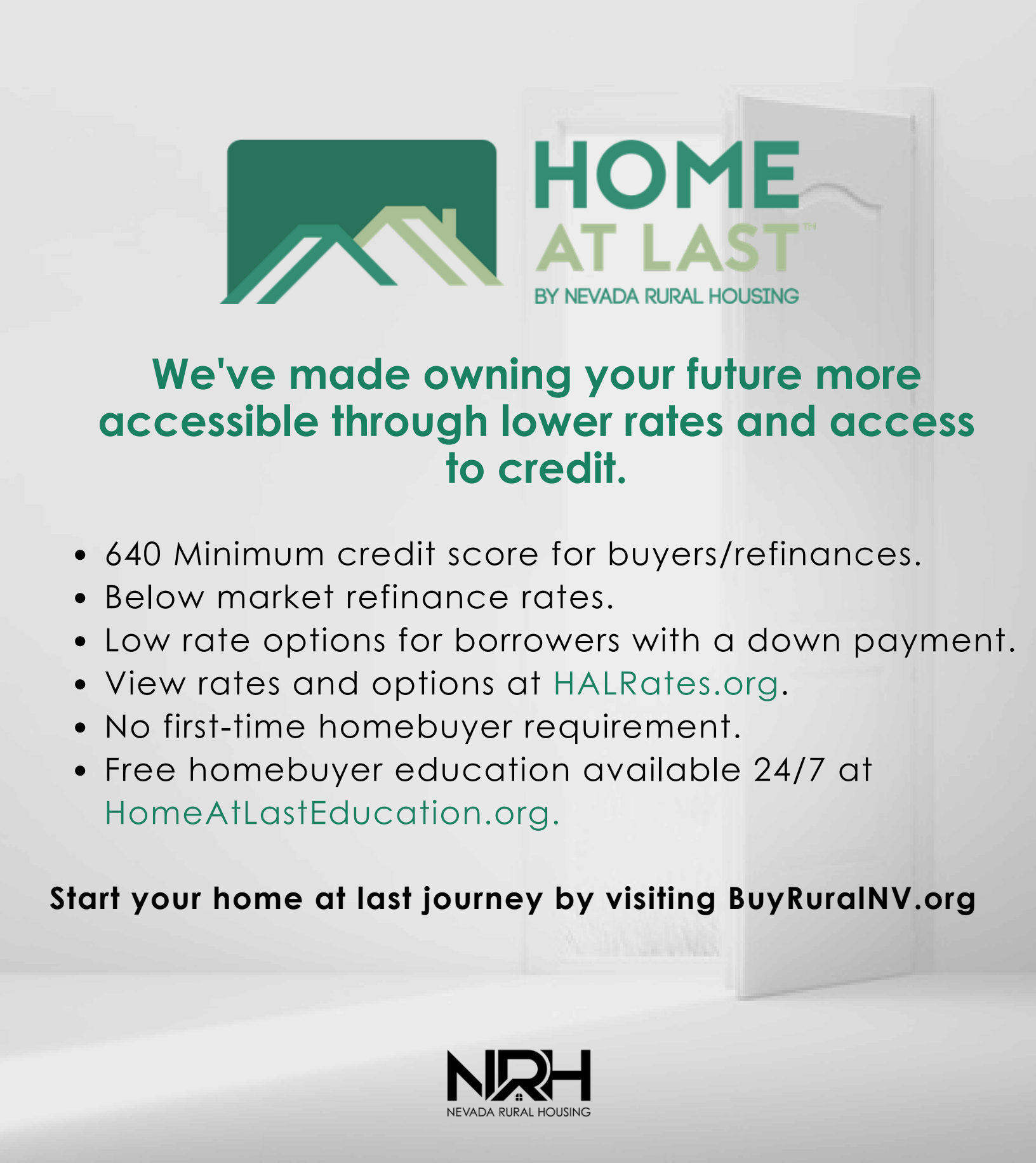


Nevada Rural Housing does not originate mortgage loans. Eligibility is determined by licensed lenders approved to offer the programs. Participating lenders are responsible to follow all program and loan agency guidelines. Loan rates vary based on program, loan type and amount of assistance provided. Not all applicants will qualify. This is not an offer to lend money or solicit a mortgage application.

EQUAL HOUSING OPPORTUNITY

MISSION: HOMEOWNERSHIP
DESTINATION: RURAL, NEV.

LAUNCHPAD

Homeownership Program by Nevada Rural Housing

The Launchpad Homeownership Program gives you the homebuying opportunity you deserve. You CAN conquer today's challenges by using our competitive rates paired with down payment assistance and flexible credit options.

PROGRAM HIGHLIGHTS

- Two Launchpad programs:
  - Launchpad for first-time homebuyers.
  - Launchpad for first-time and repeat buyers.
- The amount of assistance provided is based on a percentage of the loan amount.
- Choose between using assistance toward down payment, closing costs, or both!

QUALIFICATIONS:

- Minimum credit score: 640 (680 if purchasing a manufactured home).
- Income requirements apply and will depend on the program and the amount of assistance provided. The maximum income allowed is $165,000.
- Launchpad is available in every Nevada county. For properties in Washoe and Clark counties, use HALMAP.org to verify that your home qualifies.



Example of DPA calculation:

Loan Amount: $450,000.

DPA option selected by buyer: 5%.

Amount of Assistance provided: $22,500.

NEVADA RURAL HOUSING DOES NOT ORIGINATE MORTGAGE LOANS. ELIGIBILITY IS DETERMINED BY LICENSED LENDERS APPROVED TO OFFER THE PROGRAMS. PARTICIPATING LENDERS ARE RESPONSIBLE TO FOLLOW ALL PROGRAM AND LOAN AGENCY GUIDELINES. LOAN RATES VARY BASED ON PROGRAM, LOAN TYPE AND AMOUNT OF ASSISTANCE PROVIDED. NOT ALL APPLICANTS WILL QUALIFY. MCC APPLICANTS SHOULD CONSULT THEIR OWN TAX ADVISOR OR THE IRS FOR QUESTIONS REGARDING THE MCC TAX CREDIT BENEFIT. THIS IS NOT AN OFFER TO LEND MONEY OR SOLICIT A MORTGAGE APPLICATION. A FIRST-TIME BUYER HAS NOT OWNED A HOME IN THE PAST 3 YEARS. TITLE 38 OF THE CODE OF FEDERAL REGULATIONS DEFINES A VETERAN AS "A PERSON WHO SERVED IN THE ACTIVE MILITARY, NAVAL, OR AIR SERVICE AND WHO WAS DISCHARGED OR RELEASED UNDER CONDITIONS OTHER THAN DISHONORABLE". REV 09.18.24

EQUAL HOUSING OPPORTUNITY

KICK START

Receive $20,000 toward down payment and closing costs, PLUS 2% of your first mortgage loan amount toward a permanent interest rate reduction.

PROGRAM HIGHLIGHTS

- $20,000 in down payment and closing cost assistance
- PLUS 2% of the first mortgage loan amount toward a permanent rate reduction
- No interest, no payments, 5-year forgivable second mortgage
- No first-time homebuyer requirement
- 30-year fixed-rate first mortgage options (FHA, VA, USDA-RD, Fannie Mae and Freddie Mac)
- New and existing homes eligible

QUALIFICATIONS

- Household income must not exceed 80% of HUD median income or applicable agency limits, whichever is lower
- Purchase price limit of $832,750
- Property must be the borrower's primary residence
- Eligible properties include 1–4 unit single-family homes, condos, townhomes and manufactured homes
- Available in Carson City, Douglas, Lyon, Storey and Washoe counties (excluding Reno city limits)
- Homebuyer education required before closing
- Must use an approved participating NRH lender with The Money Source (TMS) as servicer

HOUSEHOLD INCOME LIMITS 80% AMI:

Carson City:
$72,800

Douglas County:
$89,200

Lyon County:
$78,240

Storey County:
$93,440

Washoe County:
$93,440

NRH
NEVADA RURAL HOUSING

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EQUAL HOUSING OPPORTUNITY