

**With you every step of the way.**

# Finance your mortgage through HHCUC

We know a home purchase can be stressful, so from your first question to your last payment, **we are with you every step of the way.** At Hoosier Hills, our mission is to be better for our members by making a positive difference in your lives and communities. Our mortgage options offer just one example of how we bring our mission to life.

Although we offer conventional home financing with various terms, we also offer options that open the door to home ownership for first time buyers, or for those in search of low-to-no down payment mortgages.

## **What option works best for you?**

### **✓ Purchase Plus Loan**

- \$0 Down payment\* – 100% financing
- No monthly PMI (Private Mortgage Insurance) or MIP (Mortgage Insurance Premium)
- No household income limitations
- Opportunity to receive up to \$750 towards closing costs and a reduction in 1% processing fee
- 15, 20 or 30 Year terms\*
- Local loan decisions and personalized loan servicing

### **✓ USDA (U.S. Department of Agriculture) Loan**

- \$0 Down payment\*\*
- Subject to household income limits
- Potential PMI (Private Mortgage Insurance)/MIP (Mortgage Insurance Premium)
- 1% Upfront funding fee based on total loan amount
- Open to properties in designated "rural" areas
- 30 Year terms\*\*

### **✓ Greater Option Home Loans**

- Better than FHA loans
- Down payment as low as 3%^
- No household income limitations
- No upfront fees or PMI (Private Mortgage Insurance)
- Wide range of credit scores qualify
- Unique property styles included (pole barn, manufactured homes, larger acreage)
- Local loan decisions and personalized loan servicing

Learn more at [hoosierhills.com](http://hoosierhills.com), or contact Elias Laborin, our mortgage expert at your local Hoosier Hills Service Center!



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APR=Annual Percentage Rate. Examples are based on a 30-year term with a credit rating of 650 and a purchase price of \$150,000. \*With an APR of 9.070% as of 10/26/22, the estimated payment schedule would be 359 payments of \$1,193.47 and one payment of \$1,188.34. \*\*With an APR of 7.195% as of 10/26/22, the estimated payment schedule would be 359 payments of \$1,010.58 and one payment of \$1,007.59. ^With an APR of 9.352% as of 10/26/22, the estimated payment schedule would be 359 payments of \$1,196.99 and one payment of \$1,201.81. Payments shown do not include taxes and insurance, so actual payments will be higher with those amounts added. Rates may be higher depending on credit factors. Subject to credit approval. Rates subject to change.



Your savings federally insured up to \$250,000 by NCUA.  
Equal Housing Lender. NMLS#408510