



Key Community Mortgage

Key Community Mortgage (**No Money Down, 100% Financing Program**) – Making Home Ownership Easier.

KeyBank Mortgage makes buying a home easier than ever...especially for first time home buyers! Key Community requires **NO DOWN PAYMENT** and has **LOW FEES!** Thus, it takes a lot less cash to get started. One of the greatest benefits of this program is that qualifying is easier than you might expect!

Key Community Mortgage Features:

- Low Rate! 12/10/2010 = 5.375% on a 30-year Fixed Mortgage!
- No Down Payment Required! 100% Loan to Value!
- 100% One Loan!
- No Mortgage Insurance Required!
- Financing for credit scores as low as 620!

Additional Details:

- Borrower(s) must either be purchasing a home that is in a *low or moderate* income tract **or** combined annual gross income must be less than 80% of the median income for the area (typically this is \$56,960 per year).
- Borrower(s) does NOT have to be a first time home buyer, but the borrower(s) cannot own any other property at the time of closing.
- Borrower(s) must have a verifiable 12-month rental history.
- Alternative Credit is acceptable.
- 3% Seller Concessions are allowed and can be used toward closing costs and/or pre-paid items.
- 1-month reserve required for principal, interest, taxes and insurance (PITI).
- No derogatory credit is allowed within the past 12 months.

To learn more about the additional features of our Key Community Mortgage Program and other programs that KeyBank Mortgage can offer, please contact:

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Guidelines as of November 12, 2009. Flyer is intended for Real Estate Professionals only and is not to be distributed to the general public. Interest rates and/or points are subject to change without notice, and may be different based on credit quality, loan amount and property type. These rates do not guarantee loan approval. A KeyBank checking account is required to obtain the rates quoted above. Otherwise add .25% to the above rates for mortgages with no KeyBank checking account. Equal Housing Lender. KeyBank is a Member FDIC 2010 Keycorp.

