

VERMONT HOUSING FINANCE AGENCY  
ASSIST MORTGAGE DISCLOSURE and ACKNOWLEDGEMENT OF TERMS

Borrower Name: \_\_\_\_\_ VHFA ASSIST Loan #: \_\_\_\_\_  
Co-Borrower Name: \_\_\_\_\_  
Non-Borrowing Spouse Name: \_\_\_\_\_  
Property Address: \_\_\_\_\_

You are not required to complete this transaction for an ASSIST mortgage loan from Vermont Housing Finance Agency (VHFA) merely because you have received this disclosure or have signed a loan application. If you obtain this loan, VHFA will have a mortgage on your home.

The VHFA ASSIST mortgage loan is in addition to and separate from the first mortgage loan you are receiving. The mortgage referenced in this disclosure will be held by VHFA and all questions regarding the mortgage loan must be directed to VHFA at 164 St. Paul Street, Burlington, Vermont 05401.

**Terms**

- You have never owned or had an ownership interest in a principal residence.
- You are borrowing the amount reflected on the VHFA Zero Interest ASSIST Note.
- The annual percentage rate on your loan will be 0%, and there are no monthly payments.
- Credit insurance is not included in the loan amount. (If you purchased credit insurance for the first mortgage, it will not apply to this loan).
- The full amount of the loan, and any applicable fees, will be immediately due and payable to VHFA upon the earliest to occur of:
  - (i) Payment in full or refinancing\* of the debt secured by the first mortgage, or
  - (ii) Acceleration of the indebtedness secured by the first mortgage by the holder thereof, or
  - (iii) Any change in the ownership of the property securing this loan.

\*There is no guarantee that you will be able to refinance the first and VHFA ASSIST mortgage loan into one loan.

**YOU COULD LOSE YOUR HOME, AND ANY MONEY YOU HAVE PUT INTO IT, IF YOU DO NOT MEET YOUR OBLIGATIONS UNDER THE FIRST MORTGAGE OR ASSIST MORTGAGE LOAN.**

**By your signature you acknowledge and confirm the foregoing.**

\_\_\_\_\_  
Borrower

\_\_\_\_\_  
Date

\_\_\_\_\_  
Co-Borrower/Non-Borrowing Spouse

\_\_\_\_\_  
Date