



## My HOME I PROGRAM MORTGAGE SETTLEMENT PROGRAM Home Buyers Assistance

## **NOTICE TO SELLER and SELLER'S AFFIDAVIT**

ADDENDUM# dated	to the Contract of Sale dated, betweer		
Buyer	and		
Seller	, for the Property known		
as	·		

The following provisions are included in and supersede any conflicting language in the Contract.

The *My HOME II* Program is funded by the HOME Investment Partnership Program, pursuant to 24CFR Part 92, to assist first time home buyers to purchase owner occupied or untenanted residential properties. *The Buyer will be applying for My HOME II Program funds to provide home purchase funding in an amount not to exceed Twenty Thousand Dollars (\$20,000.00) which may be used for down payment, closing costs and/or mortgage principal reduction.* 

Prince George's County *Eligible Zip Codes: 20706, 20710, 20722, 20737, 20743, 20744, 20745, 20746, 20747, 20748, 20772, 20774, 20784, 20785.* 

Buyer and Seller agree that Buyer's application for homebuyer assistance under the *My HOME II*Program is subject to approval and compliance with federal, state and local requirements including, but not limited to the following:

## PROPERTY STANDARDS

All properties funded under the *My HOME II* Program must pass a Housing Quality Standards (HQS) Inspection. Seller and Borrower will have the following options once the HQS Inspection is completed: (a) Seller to be responsible for correcting deficiencies; or (b) Borrower to obtain a FHA 203K Streamline loan to correct deficiencies. If neither (a) nor (b) is selected, the property becomes ineligible to qualify for the *My HOME II* program.

2. Uniform Relocation Assistance and Real Property Acquisition Policies Act. This is a Voluntary acquisition of a foreclosed property; the Buyer does not have the authority to acquire the Seller's Property by eminent domain, and will not acquire the Property if negotiations fail to result in an amicable agreement.

Owner-occupants or owner occupants of short sale properties who move as a result of a Voluntary Acquisition are <u>not</u> eligible for relocation assistance. A lawful tenant-occupant who is displaced and moves as a result of a Voluntary Acquisition for a federally-assisted project <u>may</u> be eligible for relocation assistance. Seller cannot unlawfully evict a tenant, or fail to renew a lease in anticipation of federal assistance to purchase the Property.

Seller	Date	Seller	Date
	D-4-	P	D.J.
Buyer	Date	Buyer	Date
	SELLER 'S/PROF	PERTY OWNER'S AFFID	DAVIT
	(Seller to in	nitial Part A or Part E	3)
PART A (FORECLO	SED/VACANT PROPERTY):		
Court; (properties where		ot been ratified by the	re sale has been ratified by the e Court are ineligible for My
	ot lawfully occupied at the IE II funds is submitted to the		ct offer to purchase the
	en unlawfully evicted nor hact offer to purchase the pu		new a lease in anticipation of <i>IE II</i> funds.
PART B (SHORT SA	ALES):		
4. The property is co "short sale"; or	urrently vacant and offered	for sale by the non-od	ccupant owner of record as a
5. The property is co	urrently owner-occupied ar	nd offered as a short sa	ale by the owner of record;
	en unlawfully evicted nor hact offer to purchase the pu		new a lease in anticipation of <i>IE II</i> funds.
	y is none of the above ar	nd is not a tenant oc	cupied resale or new
construction)			
Seller		Date	
Seller		Date	