

## **INSTRUCTIONS FOR HELOC LOANS**

**Complete both sides of the enclosed application form.**

**Be sure that each borrower signs the application and all other forms.**

**If you are relying on another person's income to qualify for this loan, they must also complete and sign the application.**

**You must provide the Credit Union with the following documentation at the time of application:**

- 1) The completed application.**
- 2) Signed Home Equity Loan Program Disclosure.**
- 3) A copy of your most recent pay stub(s) and a prior end of year pay stub or Form W-2.**
- 4) If you have rental income, a copy of the prior end of year Schedule E.**
- 5) If you are in business for yourself, a copy of the prior end of year Schedule C.**
- 6) A statement from any other mortgage holder(s) showing the balance of the mortgage(s).**
- 7) A copy of your Homeowner's Insurance or Condominium Master Insurance Policy.**

**Once the documents have been received and your application has been reviewed, you will be contacted by either our mortgage processor or a Credit Union Loan Officer as to what the next step will be.**

**If you have any questions concerning this matter, please call the Credit Union Loan Department at (203) 977-4701.**

### **Originators:**

**George Sessa – NMLS ID 403364  
David Lucas – NMLS ID 403234  
Ramon Medina – NMLS ID 712043**

**Carolyn Evans – NMLS ID 405036  
Connie Moy – NMLS ID 405035  
Shirley Heredia – NMLS 1215948**

# STAMFORD FEDERAL CREDIT UNION HOME EQUITY LOAN PROGRAM APPLICATION

AMOUNT REQUESTED		REASON FOR CASH OUT		TYPE OF LOAN <input type="checkbox"/> HELOC <input type="checkbox"/> SECOND MORTGAGE	
APPLICANT'S NAME			CO-APPLICANT'S NAME		
STREET ADDRESS			STREET ADDRESS		
CITY, STATE, ZIP CODE		HOW LONG	CITY, STATE, ZIP CODE		HOW LONG
DATE OF BIRTH	SOCIAL SECURITY NUMBER	HOME PHONE		DATE OF BIRTH	SOCIAL SECURITY NUMBER
PREVIOUS ADDRESS (IF LESS THAN TWO YEARS AT CURRENT ADDRESS)			PREVIOUS ADDRESS (IF LESS THAN TWO YEARS AT CURRENT ADDRESS)		
CITY, STATE, ZIP CODE		HOW LONG	CITY, STATE, ZIP CODE		HOW LONG
EMPLOYER'S NAME			EMPLOYER'S NAME		
EMPLOYER'S ADDRESS			EMPLOYER'S ADDRESS		
LENGTH OF SERVICE	JOB TITLE	BUSINESS PHONE		LENGTH OF SERVICE	JOB TITLE
PREVIOUS EMPLOYER (IF LESS THAN TWO YEARS WITH CURRENT EMPLOYER)			PREVIOUS EMPLOYER (IF LESS THAN TWO YEARS WITH CURRENT EMPLOYER)		
LENGTH OF SERVICE	JOB TITLE	BUSINESS PHONE		LENGTH OF SERVICE	JOB TITLE
NUMBER OF DEPENDENTS	ARE YOU <input type="checkbox"/> MARRIED <input type="checkbox"/> UNMARRIED <input type="checkbox"/> SEPARATED		NUMBER OF DEPENDENTS	ARE YOU <input type="checkbox"/> MARRIED <input type="checkbox"/> UNMARRIED <input type="checkbox"/> SEPARATED	
NEAREST RELATIVE NOT LIVING WITH YOU			NEAREST RELATIVE NOT LIVING WITH YOU		
ADDRESS			ADDRESS		
RELATIONSHIP		HOME PHONE		RELATIONSHIP	
RELATIONSHIP		HOME PHONE		RELATIONSHIP	
MONTHLY INCOME		APPLICANT GROSS	CO-APPLICANT GROSS	MONTHLY HOUSING EXPENSES ON YOUR HOME	
REGULAR SALARY/WAGES				MORTGAGE PAYMENT (PRINCIPAL AND INTEREST)	
OVERTIME				REAL ESTATE TAXES	
COMMISSIONS/BONUSES				INSURANCE	
DIVIDENDS/INTEREST				HOMEOWNER ASSOCIATION DUES	
NET RENTAL INCOME				SECOND MORTGAGE PAYMENT	
OTHER (SEE NOTICE BELOW)				OTHER	
TOTAL				TOTAL	
NOTICE: ALIMONY, CHILD SUPPORT, OR SEPARATE MAINTENANCE DO NOT HAVE TO BE DISCLOSED UNLESS YOU WISH TO HAVE THEM CONSIDERED AS PART OF YOUR INCOME					
SOURCES					
PROPERTY TO BE MORTGAGED STREET ADDRESS CITY COUNTY STATE ZIP CODE					
TYPE OF PROPERTY <input type="checkbox"/> SINGLE FAMILY <input type="checkbox"/> CONDO		WHEN PURCHASED MONTH YEAR			
ESTIMATED VALUE OF PROPERTY		PURCHASE PRICE			
MORTGAGE HOLDER'S NAME					
ADDRESS					
MORTGAGE LOAN NUMBER					

ASSETS		LIABILITIES						
<b>CHECKING ACCOUNTS</b>	<b>VALUE</b>	<small>PROVIDE CREDITOR'S NAME, ADDRESS, &amp; ACCOUNT NUMBER (PLACE AN ASTERISK * BY ANY LIABILITY YOU PLAN TO PAY OFF WITH YOUR HOME EQUITY LOAN.</small>	<b>MO.PYMT.</b>	<b>BALANCE</b>				
BANK/CREDIT UNION NAME		PROPERTY LOANS - FIRST MORTGAGE						
ADDRESS <span style="float:right">ACCOUNT NO.</span>								
BANK/CREDIT UNION NAME		PROPERTY LOANS - SECOND MORTGAGE						
ADDRESS <span style="float:right">ACCOUNT NO.</span>								
<b>SAVINGS ACCOUNTS</b>		AUTOMOBILE LOANS/LEASES						
BANK/CREDIT UNION NAME								
ADDRESS <span style="float:right">ACCOUNT NO.</span>		CREDIT CARDS						
BANK/CREDIT UNION NAME								
ADDRESS <span style="float:right">ACCOUNT NO.</span>								
AUTOMOBILES (MAKE, MODEL, & YEAR)								
OTHER ASSETS								
		ALIMONY, CHILD SUPPORT, AND SEPARATE MAINTENANCE						
TOTAL ASSETS		TOTAL LIABILITIES						
<b>OTHER REAL ESTATE OWNED (other than "Property to be Mortgaged" from other side)</b>								
ADDRESS OF PROPERTY	NAME OF OWNER(S)	RES./COMM.	MARKET VALUE	MORT. BAL	MO. PAYMENT	TAXES/INS.	GROSS RENT	NET RENT
FOR BOTH THE APPLICANT AND CO-APPLICANT (Please answer "yes" or "no" to each question.)					<b>APPLICANT</b>	<b>CO-APPLICANT</b>		
Have you declared bankruptcy in the past 10 years? If yes, was it Chapter <input type="checkbox"/> 7 <input type="checkbox"/> 11 <input type="checkbox"/> 13								
Have you had any garnishments, judgements, repossessions, or other legal action in the last seven (7) years?								
Are you currently party in a lawsuit? If yes, please explain on a separate sheet.								
Are you a co-maker on any other loan? If yes, please explain on a separate sheet.								
<p>I certify that all statements herein are true and complete and are submitted for the purpose of inducing you to extend credit to me. I acknowledge that Title 18, Section 1014 of the U.S. Code makes it a federal crime for anyone to make false statements or reports or willfully overvalue property or securities for the purpose of inducing or influencing the action of a Credit Union on an application for a loan, extension, or renewal of the same, or for the acceptance, release, or substitution of collateral. I expressly authorize any person, partnership, association, firm, corporation, or personnel office or officer, upon your request, to furnish you information concerning me relevant to the review and evaluation of this application or any subsequent re-evaluation thereof.</p>								

MEMBER'S SIGNATURE _____	DATE _____	CO-APPLICANT'S SIGNATURE _____	DATE _____
ACTION TAKEN <input type="checkbox"/> APPROVED AMOUNT _____ <input type="checkbox"/> DENIED DATE _____ BY _____			

**STAMFORD FEDERAL CREDIT UNION  
HOME EQUITY LOAN PROGRAM DISCLOSURES**

To:

\_\_\_\_\_  
Name of Consumer

\_\_\_\_\_  
Street

\_\_\_\_\_  
Name of Consumer

\_\_\_\_\_  
Town

\_\_\_\_\_  
State

\_\_\_\_\_  
Zip Code

---

**NOTICE OF RIGHT TO COUNSEL**

You are filing with us a mortgage loan application. Pursuant to Connecticut P.A. 82-268 Sec. 6, you are hereby notified that:

1. You may have differing legal interests from us;
2. You may be represented by the attorney of your choice;
3. You may not be required to be represented by our attorney; and
4. You may direct any complaints concerning this section to the State Banking Department.

Each consumer signing below acknowledges receipt of this Notice of Right to Counsel.

---

**NOTICE OF AVAILABILITY OF APPRAISAL**

The Credit Union will make available, to any requesting member/applicant, a copy of the appraisal used in connection with that member's real estate related loan application. The appraisal shall be available for a period of 25 months after the applicant has received notice from the Credit Union of the action taken by the Credit Union on the real estate related loan application.

Written requests for copies of the appraisal should be sent to the following address:

Stamford Federal Credit Union  
888 Washington Boulevard  
Stamford, CT 06901

We will deliver a copy of the appraisal to you within 15 days of receipt of your written request.

---

**ACKNOWLEDGEMENT OF RECEIPT OF DISCLOSURES**

I/we hereby acknowledge receipt of the Notice of Right to Council, Notice of Availability of Appraisal, Settlement Costs Booklet, and, if applicable, the booklet entitled When Your Home is on The Line (for variable rate loans).

\_\_\_\_\_  
Consumer's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Consumer's Signature

\_\_\_\_\_  
Date

## **IMPORTANT TERMS OF THE HOME EQUITY LINE OF CREDIT STAMFORD FEDERAL CREDIT UNION**

This disclosure contains important information about our Home Equity Line of Credit (EQUITY LOAN). You should read it carefully and keep a copy for your records.

**Availability of Terms:** All of the terms described below are subject to change. If the terms change (other than the ANNUAL PERCENTAGE RATE) and you decide, as a result, not to enter into an agreement with us, you are entitled to a refund of any fees that you paid to us or anyone else in connection with your application.

**Security Interest:** We will take a mortgage on your home. You may lose your home if you do not meet the obligations in your agreement with us.

**Possible Actions:** We can terminate your line, require you to pay us the entire outstanding balance in one payment, and charge you certain fees, if:

(1) you engage in fraud or material misrepresentation in connection with the plan; (2) you do not meet the repayment terms of this plan; or (3) your action or inaction adversely affects the collateral or our rights in the collateral.

We can refuse to make additional extensions of credit or reduce your credit line for:

(1) any reason mentioned above; (2) the value of the dwelling securing the line declines significantly below its appraised value for purposes of the line; (3) we reasonably believe that you will not be able to meet the repayment requirements due to a material change in your financial circumstances; (4) you are in default of a material obligation of the plan; (5) government action prevents us from imposing the ANNUAL PERCENTAGE RATE provided for under the plan; (6) the priority of our security interest is adversely affected by government action to the extent that the value of the security interest is less than 120% of the credit line; (7) a regulatory agency has notified us that continued advances would constitute an unsafe and unsound business practice; or (8) the maximum ANNUAL PERCENTAGE RATE is reached.

**Minimum Payment Requirements:** You can obtain advances of credit for 9 years and 6 months (114 months). This period is called the “draw period”. During the draw period, you can repay interest only; however, principal payments in any amount can be made at any time. Your required minimum monthly payment will be the interest accrued on the outstanding balance as of the last business day of the previous month.

After the draw period ends, you will no longer be able to obtain credit advances and must pay the outstanding balance over 180 monthly statement periods (the “repayment period”). During the repayment period, payments will be due monthly. Your minimum monthly payment will be an amount required to repay the loan in full by the final payment date based on the prevailing interest rate and the remaining term of the loan.

**Minimum Payment Example:** If you made the minimum payments (of interest only), over a 9 year and 6 month period (the draw period) on an original advance of \$10,000 at an ANNUAL PERCENTAGE RATE of 12.00%, you would make 114 (estimated) monthly payments of

\$100.00 (interest only – estimated) leaving a (principal) balance of \$10,000 (estimated) at the end of the draw period.

If that \$10,000 remains outstanding at the beginning of the repayment period (the end of the draw period), then you would make an additional 180 monthly payments (of principal and interest), assuming a 12.00% ANNUAL PERCENTAGE RATE, of \$120.03 (estimated).

**Fees and Charges:** We do not charge any fees to open and maintain a line of credit.

To open and maintain a line of credit, you must carry hazard insurance and flood insurance, if applicable, on the property that secures your loan. The insurance coverage must be at least equal to the maximum amount available under your credit limit, plus the amount of any prior mortgage on the property at the time your line of credit is opened.

You may have to pay fees to third parties (unless these fees are paid by the credit union) to open a line of credit. If you ask, we will provide you with an itemization of the fees you will have to pay to third parties.

**Refundability of Fees:** If you decide not to enter into this plan within three days of receiving this disclosure and the Home Equity brochure, you are entitled to a refund of any fee you may have already paid.

**Transaction Limitations:** The minimum credit advance you can receive is \$500.00.

**Tax Deductibility:** You should consult a tax advisor regarding the deductibility of interest and charges for the plan.

**Variable Rate Features:** This plan has a variable rate feature and the ANNUAL PERCENTAGE RATE (corresponding to the periodic rate) and the minimum payment can change as a result. The ANNUAL PERCENTAGE RATE includes interest and no other costs.

The ANNUAL PERCENTAGE RATE is based on the value of an index. The index is the Prime Rate published in The Wall Street Journal. When a range of rates has been published, the highest rate is used. We then add a margin to the value of the index.

Ask us for current index value, margin and ANNUAL PERCENTAGE RATE. After you open a plan, rate information will be provided on periodic statements that we send you.

**Rate Changes:** The ANNUAL PERCENTAGE RATE can change monthly. There is no limit on the amount by which the rate may change in any one year period. The maximum ANNUAL PERCENTAGE RATE that can apply during the plan is 18.00%. The minimum ANNUAL PERCENTAGE RATE that can apply during the plan is 3.00%.

**Maximum Rate And Payment Examples:** If you had an outstanding balance of \$10,000 the minimum monthly payment at the maximum ANNUAL PERCENTAGE RATE OF 18.00% would be \$147.95. The maximum ANNUAL PERCENTAGE RATE could be reached during the first month.

If \$10,000 was outstanding at the beginning of the repayment period, the maximum monthly payment during the repayment period would be (assuming an 18.00% ANNUAL PERCENTAGE RATE) \$160.89. The maximum ANNUAL PERCENTAGE RATE could be reached during the first month.

**Historical Examples:** The following table shows how the ANNUAL PERCENTAGE RATE and the minimum payments for a single \$10,000 credit advance would have changed based on changes in the index over the past 15 years. The index values are from January of each year. While only one payment amount per year is shown, payments would have varied during each year of the draw period. The table assumes that no additional credit advances were taken, that only the minimum payments were made and that the rate remained constant during the year. It does not necessarily indicate how the index or your payment(s) would change in the future.

MONTHLY AVERAGES OF THE PRIME RATE FOR JANUARY OF EACH YEAR

YEAR	INDEX PERCENT (%)	MARGIN* PERCENT (%)	ANNUAL PERCENTAGE RATE (%)	MINIMUM MONTHLY PAYMENT (\$)	
2004	4.00	+.75	4.75	39.04	
2005	5.25	+.75	6.00	49.32	
2006	7.25	+.75	8.00	65.75	
2007	8.25	+.75	9.00	73.97	
2008	7.25	+.75	8.00	65.75	DRAW PERIOD
2009	3.25	+.75	4.00	33.33	
2010	3.25	+.75	4.00	33.33	
2011	3.25	+.75	4.00	33.33	
2012	3.25	+.75	4.00	33.33	
2013	3.25	+.75	4.00	33.33	
2014	3.25	+.75	4.00	73.98	REPAYMENT PERIOD
2015	3.25	+.75	4.00	73.98	
2016	3.50	+.75	4.25	75.08	
2017	3.75	+.75	4.50	76.12	
2018	4.50	+.75	5.25	79.05	

\* This is a margin we have used recently.

# STAMFORD FEDERAL CREDIT UNION

## AGREEMENT REGARDING CLOSING COSTS

In consideration for the payment by Stamford Federal Credit Union for the closing costs for your Home Equity Loan, you will agree to reimburse Stamford Federal Credit Union for said costs in the event that you pay the entire outstanding balance of the loan and close the account on or before one year after the disbursement date of the loan. If you pay the entire balance of the loan and close the account within the second year after the disbursement date of the loan you will agree to reimburse Stamford Federal Credit Union for fifty (50%) percent of the closing costs.

### Closing Cost Estimate Example on a Home Equity Loan:

Filing Fees	\$ 30.00
Recording Fees – up to	150.00
Legal Fee – up to	350.00
Appraisal Fee – up to	395.00
Flood Certification Fee	15.00
Property Report and Property Report Insurance	119.00

**Total fees Paid by the Credit  
Union on Your Behalf                    \$1059.00**

These numbers are estimates. The exact numbers will be provided at time of closing.



## **NEGATIVE INFORMATION NOTICE**

We may report information about your loan and deposit accounts to credit bureaus. Late payments, missed payments, or other defaults on your accounts may be reflected in your credit report.

## **NOTICE TO THE HOME LOAN APPLICANT**

In connection with your application for a home loan, the lender must disclose to you the score that a consumer-reporting agency distributed to users and the lender used in connection with your home loan, and the key factors affecting your credit scores.

The credit score is a computer-generated summary calculated at the time of the request and based on information that a consumer reporting agency or lender has on file. The scores are based on data about your credit history and payment patterns. Credit scores are important because they are used to assist the lender in determining whether you will obtain a loan. They may also be used to determine what interest rate you may be offered on the mortgage. Credit scores can change over time, depending on your conduct, how your credit history and payment patterns change, and how credit-scoring technologies change.

Because the score is based on information in your credit history, it is very important that you review the credit-related information that is being furnished to make sure it is accurate. Credit records may vary from one company to another.

If you have questions about your credit score or the credit information that is furnished to you, contact the consumer reporting agency at the address and telephone number provided with this notice, or contact the lender, if the lender developed or generated the credit score. The consumer-reporting agency plays no part in the decision to take any action on the loan application and is unable to provide you with specific reasons for the decision on a loan application.

If you have questions concerning the terms of the loan, contact the lender:

Stamford Federal Credit Union  
888 Washington Blvd.  
Stamford, Ct 06901  
203.977.4701

If you have questions concerning your credit score or the credit information furnished to you, contact the consumer-reporting agency:

Trans Union Consumer Relations Department  
PO Box 1000  
2 Baldwin Place  
Chester, PA 19022  
800.888.4213

## Homeownership Counseling Agencies

The following is a list of the 10 U.S. Department of Housing and Urban Development approved homeownership counseling agencies closest to our Main Office.

Housing Development Fund, Inc  
100 Prospect St  
Stamford, CT 06901-1696  
Website: <http://hdf-ct.org>  
Phone: 203-969-1830  
Email Address: Not available  
Languages: English, Portuguese, Spanish

Urban League of Southern Connecticut  
2777 Summer Street  
Stamford, CT 06905-4318  
Website: <http://www.ulsc.org>  
Phone: 203-327-5810 Ext. 108  
Email Address: [vtspell@ulsc.org](mailto:vtspell@ulsc.org)  
Languages: English, Spanish

Human Development Services of Westchester, Inc.  
28 Adee Street  
P.O. Box 110  
Port Chester, NY 10573-4339  
Website: <http://www.HDSW.org>  
Phone: 914-939-2005 Ext. 1103  
Email Address: [hdswhousinghelp@aol.com](mailto:hdswhousinghelp@aol.com)  
Languages: English, Spanish

Human Development Services of Westchester, Inc.  
28 Adee St  
Port Chester, NY 10573-4339  
Website: <http://www.hdsw.org/>  
Phone: 914-939-2005  
Email Address: [HDSWHOUSINGHELP@aol.com](mailto:HDSWHOUSINGHELP@aol.com)  
Languages: English, Spanish

Westchester Residential Opportunities, Incorporated  
470 Mamaroneck Ave  
Ste 410  
White Plains, NY 10605-1839  
Website: <http://www.wroinc.org>  
Phone: 914-428-4507  
Email Address: [ganderson@wroinc.org](mailto:ganderson@wroinc.org)  
Languages: English, Farsi, Hindi, Spanish

Community Housing Innovations, Inc  
190 E Post Rd  
Ste 401  
White Plains, NY 10601-4922  
Website: <http://www.chigrants.org>  
Phone: 914-683-1010  
Email Address: [dpost@communityhousing.org](mailto:dpost@communityhousing.org)  
Languages: English, Spanish

Greenpath Debt Solutions  
1 Barker Ave  
Suite 420  
White Plains, NY 10601-1517  
Website: <http://www.greenpath.org>  
Phone: 888-860-4167  
Email Address: [housingdepartment@greenpath.org](mailto:housingdepartment@greenpath.org)  
Languages: English, Spanish

La Fuerza Unida, Inc.-Long Island  
1 School St.  
Suite 302  
Glen Cove, NY 11542-2545  
Website: <http://www.lfuinc.org>  
Phone: 516-759-0788-25  
Email Address: [amunera@lfuinc.org](mailto:amunera@lfuinc.org)  
Languages: English, Portuguese, Spanish

American Debt Resources  
248C Larkfield Road East  
Northport, NY 11731-2443  
Website: <http://www.americandebtresources.com>  
Phone: 631-912-9542-110  
Email Address: [debtfree@americandebtresources.com](mailto:debtfree@americandebtresources.com)  
Languages: English, Spanish

Housing Action Council  
55 S Broadway  
Tarrytown, NY 10591-4000  
Website: <http://www.housingactioncouncil.org>  
Phone: 914-332-4144  
Email Address: Not available  
Languages: English

You may also find other approved counseling agencies by contacting the following Federal agencies:

Consumer Financial Protection Board - 855-411-2372  
The Department of Housing and Urban Development - 800-569-4287.