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I. Course Introduction/Overview -Highlight goals and talking points	15 min
II. FHA Guidelines/Rules - - Dept of HUD and the 4000.1 - special programs (203b, 203k, 234a, EEM) - Mortgagee Letters	10:15 15 min
III. Lender Overlays - Credit Score Minimum - Direct Endorsement - Same programs/Different Rules	10:30 15 min
IV. FHA Basics - Max LTV - Max SPCC - MI Structure and Total PITI - Income Basics - Major Derogatory Seasoning Rules - Ancillary Rules	10:45 30 min
IV. Obtaining Loan Approval - Manual vs. Automated Approval - Doc Requirements for both options - DTI Rules for both options - Credit history leniency (or lack thereof) for both options	11:15 30 min (break)
V. FHA Appraisals - Case Numbers o Implications for seasoning, work history, etc. - Low Value sticks to property? - How Long does the appraisal last? - HUD Minimum standards o Excerpts from 4000.1 on appliances, deferred maintenance - Repair Escrows	11:45 30 min
VI. FHA Basic Example - Real-time Sales Price, Loan Amount, Monthly Payment and CTC Example	12:15 15 min
VII. Recent Changes - Student Loans - Identity of Interest - Authorized Users	12:30 15 min
VIII. Miscellaneous Other FHA Programs and Resources - HUD REO - 203k - 800-CALL-FHA	12:45 15 min