

Notice & Instructions to Title

Lenders please forward this to the title company you are using for this transaction.

Larimer Home Ownership Program
375 W. 37th St. Suite 200
Loveland, CO 80538
Amy Irwin, Manager
970-635-5931

INSTRUCTIONS TO TITLE REGARDING OUR 2ND MORTGAGE DOWN PAYMENT ASSISTANCE PROGRAM

- The final hud 1 settlement statement must be received by LHOP 72 hours prior to closing.
- Please collect \$250 document prep/closing fee payable to LHOP
- We prefer one HUD please don't provide a separate HUD for the down payment assistance unless required by first mortgage lender.
- We do not require Title Insurance
- Our Deed of Trust is 2 pages; please collect the necessary funds to record this document.
- Our closing package consists of just a few pages and we feel the title company should not collect to close these forms along with the first, if they must then it should be no more than \$100 or it is excessive fees to the borrower for so few pages.
- Borrower may not be receiving any money back at closing.

YOU WILL RECEIVE THE CLOSING PACKET AND CASHIERS CHECK ALONG WITH ADDITIONAL INSTRUCITONS FOR THE DOCUMENTS THAT WE REQUIRE RETURNED TO THIS OFFICE AFTER CLOSING, PLEASE RETURN DOCUMENTS IN A TIMELY MANNER. IF YOU HAVE QUESTIONS REGARDING THIS PROGRAM OR PROCEEDURES PLEASE CONTACT THIS OFFICE AT 970-635-5931.

THANK YOU FOR YOUR COOPERATION!