

**County of Volusia
Florida Homebuyer Opportunity Program (FHOP)**

Volusia County is providing SHIP funds for the Florida Homebuyer Opportunity Program (FHOP). FHOP will provide a repayable loan (maximum \$8,000) to applicants who are eligible as first-time homebuyers for the IRS First-Time Homebuyer tax credit. The homebuyer is expected to use their federal income tax refund to fully repay the loan. **Funds are limited and based on availability. Applications will only be accepted from approved Affordable Housing Partners.**

Limitations on home purchase:

- Home location: The home must be located in Volusia County, except within the incorporated limits of Daytona Beach, Deltona, and Port Orange.
- Maximum sale price of home acquired with FHOP funds: \$225,000
- Existing home must pass the County's Housing Quality Standard (HQS) inspection
- Newly constructed homes must have a certificate of occupancy no later than June 30, 2010

Applicant income limits:

- Single filer household – Adjusted gross income of \$75,000
- Joint filer household – Adjusted gross income of \$150,000

Other requirements:

- Be a first-time homebuyer as defined by the IRS
- Loan will be limited to the amount necessary for down payment, gap financing and closing costs – no funds will be paid to the buyer at closing
- Qualify for a first mortgage to purchase the home (fixed rate only, no pre-payment restrictions)
- The funds are required to be repaid. A subordinate loan, secured by a mortgage, with a seven-year term accruing four percent interest annually will be signed at closing. The interest will be waived and deferred if repaid within specific timeframes.
- First-time homebuyers must have an executed contract to purchase a home on or before April 30, 2010, which is to close on or by June 30, 2010

Application process:

1. Contact Affordable Housing Partner directly to apply (list attached).
2. Affordable Housing Partner will submit a complete application and related documents to Community Assistance.
3. Applications will be accepted beginning August 24, 2009.
4. Applications will be accepted only from approved FHOP housing partners, and approved on the basis of first ready, first served.
5. Funding is limited, and waiting lists may be established

Agency	Agency Authorized Official	City	Phone
Builders			
Gallery Homes of DeLand, Inc.	Michael DeAngelo	DeLand	386-738-7000
H.E. Masson Construction, Inc.	Harold Masson	Daytona Beach	386-679-4201
Merrick Services, Inc.	James W. Merrick	Edgewater	386-423-1818
Premiere Homes Construction, Inc	John R. Merrick	Oak Hill	(386) 428-1400
RSB Homes, Inc.	Robert S. Bailey	DeLand	386-527-8489
Specialty Contracting & Renovations, Inc.	Pam Johnston	DeLeon Springs	386-748-9501
The Choler Group, Inc	Ronald Choler	Port Orange	(386) 756-6338
Willie Wood Construction, Inc.	Willie G. Wood	Edgewater	386-423-1200
Lenders			
American Home Financial Corp	Robin Heck	Oviedo	407-834-3499
Bank of America	Debora Crane	Daytona Beach	386-944-7068
Federal Trust Bank	Leilani Cherico	Sanford	407-232-1121
Intercoastal Mortgage Company & Associates, Inc	Brenda Register	Casselberry	(386) 740-8616 (407) 410-0222
HomeTeam Equity, LLC	Sue Smith	Maitland	(407) 599-6888
Local Broker & Associates, Inc.	John Mastropiero	Ormond Beach	386-615-6225
Mainstreet Community Bank of Florida	Sandy Barker	DeLand	(386) 785-1160
My Mortgage Company	Cindy M. Scott	DeLand	(386) 738-7765
Paramount Mortgage Funding, Inc,	Nancy Bonilla-Ingles	Winter Park	407-583-4872
Riverside Bank	Michelina Bowman	DeLand	386-736-3115
Sanford Mortgage Corporation	Julie Wallace	Sanford	407-323-0440
Selby Mortgage & Investment Corp.	Robbie Selby	DeLand	386-734-8700
SunTrust Mortgage, Inc.	Kimberly J. May	Daytona Beach	386-258-2040
The Mortgage Firm, Inc.	Rudy Petersen	Altamonte Springs	407-539-3476
Trinity Mortgage Company	David Seilkop	DeLand	386-734-0737
United First Mortgage	Carey Clements	Orange City	386-668-9190
Watson Mortgage Corp.	Michele Campbell	Jacksonville	904-645-7111
Wells Fargo Home Mortgage	John Sherer	200 Colonial Center Pkwy	(407) 942-1849
Non-Profits			
Central Florida Community Development Corp.	Janice Thomas	Daytona Beach	(386) 258-7520
Halifax Habitat for Humanity	Robyn Jarrett	Daytona Beach	386-257-9950
Mid-Florida Housing Partnership, Inc.	Lydia Gregg	Daytona Beach	386-274-4441 x301
Southeast Volusia Habitat for Humanity	Rosemary Walker	New Smyrna Beach	(386) 428-5010
USDA Rural Development	Brenda Bryant	Ocala	352-732-9796
Real Estate Companies			
Aparo-Griffin Properties, Inc	Kathy Aparo-Griffin	DeLand	(386) 738-2845
BJWalters Realty, Inc	Betty Jean Walters	DeLand	386-873-2800
Century 21 Napolitano & Scaggs Realty	Mary Ellen Scaggs	Orange City	386-774-5300
Coldwell Banker Real Estate Network	Charles M. Barry	DeLand	386-736-2066
Deltona Lakes Realty, Inc.	Mildred Piper	DeBary	386-574-1401
Family Realty of Central Florida, Inc.	Robin Beckman	Orange City	(386) 717-3106
Florida Home Buyers Realty, Inc	Melanie R. Whyte	Daytona Beach	(386) 871-6060
Florida Homes & Land, Inc	Jean Haughwout	Edgewater	(386) 428-1810
Gallery Homes and Land, Inc.	Geri Davis	DeLand	386-738-7000
Home Buyer Services, Inc.	Carey Clements	DeBary	386-668-5700
Merrick Realty	John R. Merrick	Edgewater	(386) 423-1400
Prime Real Estate, Inc	Julie Norton	DeLand	(386) 668-8668
Prudential Transact Realty	Robert F. Daniels	Ormond Beach	386-677-1211
Re/Max Associates, Inc.	J.H. Lawrence	DeBary	386-574-3339
ReMax Assured	Diane Grim Rettig	Maitland	(407) 657-8600
Re/Max Central Realty	Stephen Baker	Lake Mary	407-333-4400
Rene' Berg Realty, Inc.	Rene' Berg	Sanford	407-810-4905
The Omni One Realty Group, Inc.	BJ Mitchell	Heathrow	407-333-9445

Weichert Realtors - Hallmark Properties	Lorie Natzel	Ormond Beach	386-944-1080
Xcellence Realty Inc	Cecil Sapp	Deltona	800-595-0185