

DOCUMENT 1

Habitat for Humanity Greater Ottawa - Sample Mortgage Structure

Appraised Value of Home	\$280,000
HST	\$36,400
Less new housing rebates:	(\$21,840)

SUBTOTAL **\$294,560**

* Washer, dryer, dishwasher, fridge and Stove \$1,087.00

** *Estimated* legal fees \$2,500

***Land Transfer Tax (\$2,675) First Time Home Buyer \$0,000

SUBTOTAL **\$3,587**

TOTAL MORTGAGE

(HABITAT FOR HUMANITY & CITY OF OTTAWA) \$298,147

Deferred Development Fees (City of Ottawa) (\$21,250)

Down Payment Assistance (City of Ottawa) (\$50,000)

(\$71,250)

Total 1st Mortgage \$226,897

Total 2nd Mortgage (Deferred Development Fees) \$21,250

Total 3rd Mortgage (Down Payment Assistance) \$50,000

Total All Mortgages \$298,147

* subject to adjustment depending on costs incurred by Habitat for Humanity and appraisal of dwelling

** family legal fees are to be paid directly by the family to their lawyer

*** subject to adjustment – based on new homeowner status

*** land transfer tax paid by Habitat for Humanity and will be added to the first mortgage after the transfer is complete

DOCUMENT 2

6208 Jean D'Arc Boulevard, Habitat Humanity Plan for 16 dwelling units

