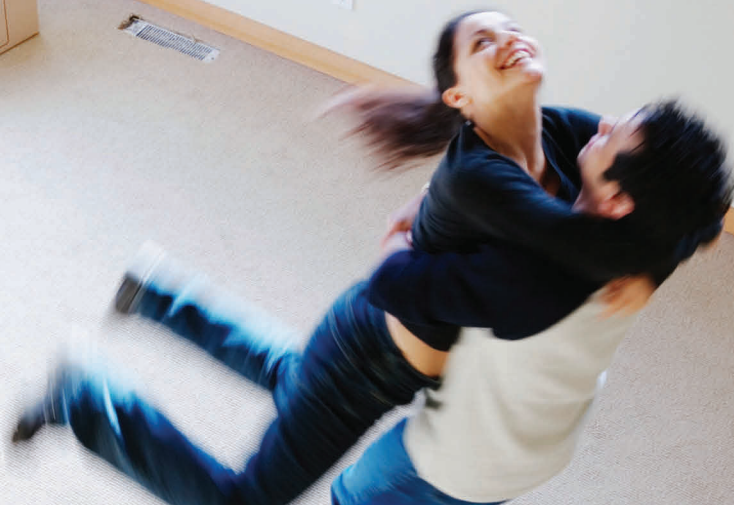




Genworth
Financial
Canada



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HomeOpeners[®]

A suite of innovative products that makes home ownership more accessible than ever before

HOMEBUYER 97 MORTGAGE INSURANCE PROGRAM

Overview

The Genworth Homebuyer 97 Mortgage Insurance Program offers qualified Canadians an opportunity to own a home with as little as 3% down payment. Designed for young professionals, newly married couples, recent graduates and other Canadian homebuyers who display a stable income, as well as a proven history of managing credit responsibly, the Homebuyer 97 program enables these individuals to purchase a home sooner, with numerous low down payment options.

Highlights

- Up to 97% LTV For Purchase Transactions
- Extended Amortizations Available up to 40 Years
- Competitive Premium Rates
- Flexible Mortgage Terms And Rates

Homebuyer 97 borrowers can:

- **Purchase** a home sooner with as little as 3% down
- **Gain** easier access to home ownership
- **Enjoy** the payment flexibility that comes with an extended amortization
- **Obtain** faster approvals with our streamlined underwriting process
- **Enjoy** the convenience of one mortgage and one monthly payment

The
HOMEOWNERSHIP
Company

Homebuyer 97

Product Features

A consumer friendly product designed to enhance affordability & access to home ownership

Access to Home Ownership with minimal down payment

For questions concerning our products and services, please contact our National Underwriting Centre at: 1 800-511.8888

Visit our web site at: www.genworth.ca

Loan-to-Value	Genworth Premium*	
	Purchase Premium	Top-up Premium
95.01% - 97% LTV	2.90%	4.80%
95.01% - 97% LTV with Cashback	3.00%	4.80%

* A .20% premium surcharge will be applied for every 5 years of amortization beyond the traditional 25-year amortization period.

Premium is non-refundable.

Loan Characteristic	Program Guidelines	
Loan Purpose	<ul style="list-style-type: none"> • Purchase • Purchase Plus Improvements • Progress Advance 	
Eligible Properties	<ul style="list-style-type: none"> • Maximum two units • New and existing properties • Secondary Homes (Type A) 	
Amortization	<ul style="list-style-type: none"> • Maximum 40 years 	
Rate Types	<ul style="list-style-type: none"> • Fixed, Variable and Adjustable Rate Mortgages 	
Occupancy	<ul style="list-style-type: none"> • Non-residing guarantors are not permitted. Non-residing co-borrowers are acceptable (must be an immediate family member and on title) 	
Ineligible Loan Types	<ul style="list-style-type: none"> • ALT A (BFS) • CreditAssist™ • Family Plan • Investment Property • Homebuyer 100 	<ul style="list-style-type: none"> • HELOC • Vacation Homes (Type B) • 3 & 4 Units
	Homebuyer 97	Homebuyer 97 with Cashback
Down Payment	<ul style="list-style-type: none"> • Own funds • Gifted from immediate family 	<ul style="list-style-type: none"> • Lender cashback incentives • Equity borrowed from any source that is arm's length (personal loans, lines of credit, credit cards-loan repayment to be included in TDS)
Recommended Credit	<ul style="list-style-type: none"> • 650+ credit score • 2 trades lines with minimum 2 years history is recommended • No previous bankruptcies 	<ul style="list-style-type: none"> • 680+ credit score • 2 trades lines with minimum 2 years history is recommended • No previous bankruptcies
GDS/TDS	<ul style="list-style-type: none"> • 650 - 679 credit score: 35/42% • 680 + credit score: No GDS/44% 	<ul style="list-style-type: none"> • No GDS/44%