

# Retire More Freely

With flexible financing  
solutions designed to  
meet your needs



**Have You  
Looked into  
a Reverse  
Mortgage  
Before?**

**Yes**

**No**

**If yes, what happened?**



## These are the most common reasons **NBCU** members get a reverse mortgage? What resonates with you?

- Eliminate mortgage payment\*
- Increase funds now or in the future
- Pay off debt
- Improve financial security
- Gain flexibility
- Purchase a home



**-Credit  
-Income  
-Assets**

# INCOME

Besides social security, do you have other income?



SELF-EMPLOYMENT



EMPLOYMENT (W-2)



ANNUITY



INVESTMENT



RENTAL INCOME



PENSION



DISABILITY

# Assets

What types of financial assets do you have?

Checking

Stocks/  
Bonds

Real  
Estate

IRAs

Savings

401K

Mutual  
Funds



How much do you currently have in your checking and savings combined?



## Now, after reviewing this information, you would like to...

- Eliminate mortgage payment\*
- Increase funds now or in the future
- Pay off debt
- Improve financial security
- Gain flexibility
- Purchase a home

# Loan Road Map

## STEP ONE: Preparation Education

Your RMF loan specialist will have all the information you'll need to help you decide if a reverse mortgage is the right solution for you.

## STEP TWO: On the Road Application

The application includes some personal information, and a financial assessment will be conducted to make sure you'll be able to afford ongoing expenses like property taxes and insurance and home maintenance.

**Counseling.** You'll meet with a third-party reverse mortgage counselor who's approved by the U.S. Department of Housing and Urban Development (HUD), to make sure you understand all aspects of the loan.

## STEP THREE: Rounding the Bend Loan Processing & Underwriting

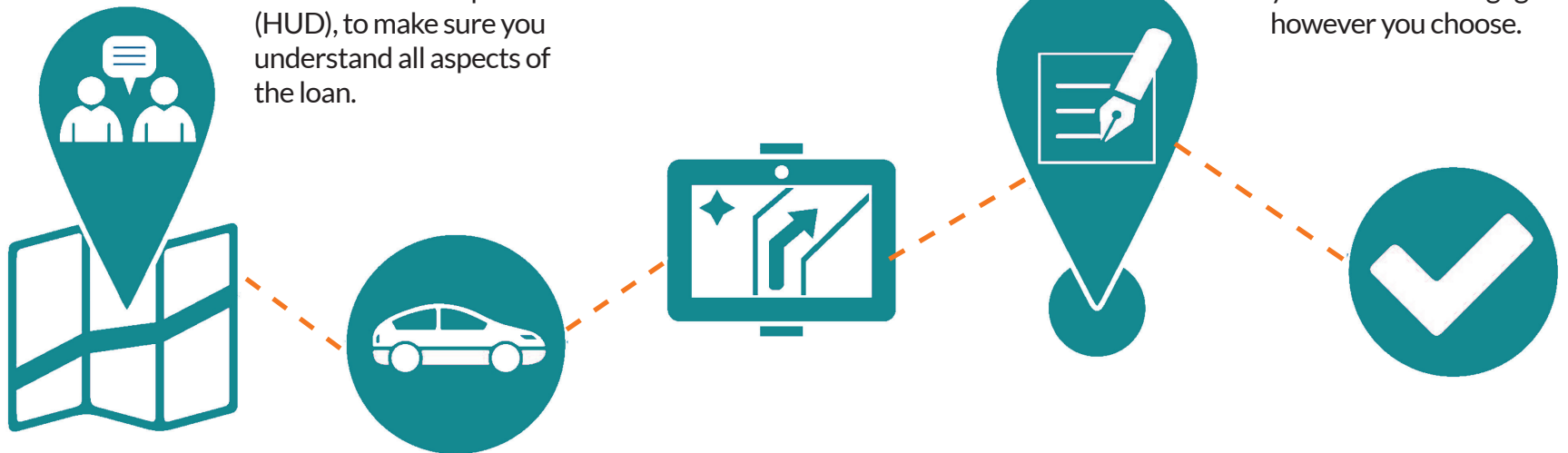
Your home will be appraised, by an independent appraiser, to determine the value. Then the appraisal and loan package will be sent to an RMF underwriter for review and approval. The underwriter will make sure all the information in the package is correct and compliant with all laws and regulations.

## STEP FOUR: Almost There Signing Closing Documents

After your loan application is approved, you will sign your closing documents with a title officer or attorney (depending on your state's requirements).

## STEP FIVE: Arrival! Funding and Disbursement

Three days after closing, the loan funds are disbursed and you can access them according to the payment plan you selected. Your loan funds will first be used to pay off any existing mortgage on your home, a new lien (the reverse mortgage) is placed on the home, and you can use the remaining funds from your reverse mortgage however you choose.





Now that you've decided to go with a reverse mortgage, there's a few more questions to answer.



IS YOUR PROPERTY IN A TRUST?



DO YOU HAVE SOLAR PANELS?



DO YOU HAVE A SHARED WELL?



ARE THERE ANY MAJOR REPAIRS/ SAFETY HAZARDS?



ARE YOU ON A PRIVATE ROAD?