



CERTIFIED DISTRESSED
PROPERTY EXPERT®

REASONS TO AVOID FORECLOSURE

1. You will always have to disclose that you have had a foreclosure on any mortgage application and many job applications you submit in the future. This can have an adverse affect on your future mortgage rates. This is the only credit item that is asked specifically and does not rely on what is on an individuals credit report.
2. Credit scores will be lowered by 300+ points and a foreclosure is the most devastating credit issue you can have in relation to future credit availability.
3. A foreclosure is the one credit report item that is almost impossible to have 'repaired'.
4. Your lender can seek a deficiency judgment against you and collect for any amount they do to recuperate at bank sale.
5. Many employers run credit checks on prospective employees and foreclosure is one to the top items that will put a potential new hire in jeopardy.
6. Many current employers run credit checks and a foreclosure can put a current position in jeopardy.
7. Security clearances and government positions including but not limited to military and law enforcement can be jeopardized by a foreclosure.
8. You may be responsible for any deficiencies after foreclosure for an indeterminate period of time depending on the state you live in; this can land a homeowner in never ending collections.
9. *"As you're CDPE agent I will explore every option with you and work towards a resolution"*
10. *While it may not seem like it now, there will come a time where you're current financial troubles will pass. You will feel much better knowing that you did everything you could to avoid this devastating financial consequence so many people face today"*

Patrick and Amy Raiber
"HELPING YOU MAKE EVERY MOVE COUNT"
RE/MAX Today's Properties
320-593-4151