

HOUSING

Foreclosures

SITUATION: A FAMILY/INDIVIDUAL IS UNSURE OF THE MEANING OF FORECLOSURE

Foreclosure is a legal process in which a lender attempts to recover the balance of a loan from a borrower who has stopped making payments to the lender by forcing the sale of the asset (usually the home) used as the collateral for the loan.

SITUATION: AN INDIVIDUAL/FAMILY OWNERS IF THEY ARE IN FORECLOSURE

If you receive a foreclosure notice in the mail, it means you've fallen far enough behind in your mortgage payments that your lender intends to take your property and sell it off unless you make up the late payments.

SITUATION: AN INDIVIDUAL/FAMILY NEEDS FORECLOSURE PREVENTION ASSISTANCE

Don't delay seeking help! The homeowner is given a limited period of time where they have a chance to cure the default and pay all amounts due, including interest, penalties, attorney charges and any other fees allowed by the law or the mortgage. Contact your mortgage lender as soon as you know you will be unable to make your mortgage payments. Let them know of your circumstances.

The Homeownership Center of Charlotte

advises homeowners who are facing foreclosure by providing individual advising sessions to assist them with curing their mortgage default. We serve Mecklenburg, Cabarrus, Gaston, Iredell, Lincoln, and Union counties in North Carolina. The first step is to make an appointment with a Homeownership Advisor who will let you know what documents you need to gather. The advisor will review your situation with you and discuss available options. **Contact them at (704) 343-4692.**

SITUATION: AN INDIVIDUAL/FAMILY NEEDS HELP PAYING THEIR MORTGAGE

Contact your lender: Find out the exact details of what the lender believes you did or did not do. Ask the lender what you can do to remedy the default. Some lenders will work with you, so it doesn't hurt to ask.

Charlotte Mecklenburg Housing Partnership

The NC Foreclosure Prevention Fund™ makes mortgage payments for unemployed workers while they seek jobs or complete job training in a new field. Homeowners do not need to be behind on payments to seek help. For more information about their eligibility, consumers can call the information line, **1-888-623-8631** or go to www.NCForeclosurePrevention.gov. To contact the Charlotte Mecklenburg Housing Partnership, call **704-343-4692** or go to www.cmhp.org.

Crisis Assistance Ministry

Known as a one-stop financial assistance organization can possibly assist with shelter needs. **Contact them at 704-716-3001** to see if you qualify.

They are located at 500 A Spratt St., Charlotte, N.C. 28206

Common Wealth Charlotte

Provides CWC-Secured loan to high-risk clients for up to \$750 with direct paycheck drafting and a maximum six-month term at 3.15% APR. Proceeds can be used for financial emergencies, or addressing items (evictions, for example).

Contact them at (980) 292-1148 for more information. Common Wealth Charlotte is located at 5301 Wilkinson Blvd, Charlotte, NC 28208

Mecklenburg County Dept of Social Services

D.S.S. contracts with Crisis Assistance Ministry (CAM) to serve as the community's central location for distribution of local, state and federal emergency funds in Mecklenburg County. For emergency financial assistance, please contact Crisis Assistance Ministry (CAM). This is the first portal of entry for financial services in the community and they are located at 500-A Spratt Street, Charlotte, NC. For questions regarding their program, please **contact Crisis Assistance Ministry at 704-371-3001**, located at 500-A Spratt St or visit their website at www.crisisassistance.org. Customers calling in that are homebound should contact CAM directly at 704-371-3001, press 0 for an operator and request to be connected to the Crisis Homebound Line. There is no guarantee that financial assistance will be provided. For more information contact **Customer Connection at 704-336-3000**.

United Way 211

24-hour helpline administered by United Way that connects people in need of assistance to resources in their communities. All you have to do is dial **211**.

Homeless Prevention Fund

Provides funding to those in immediate danger of becoming homeless. Funds are often for short term to medium term assistance. Contact them at (704)-36-2266 for eligibility requirements.

SITUATION: A VETERAN NEEDS HELP PAYING RENT

Catholic Charities Diocese of Charlotte

The SSVF program's purpose is to provide supportive services to very low-income Veteran families in Mecklenburg County who are homeless or at risk of homelessness and ultimately, to end homelessness among Veterans. SSVF prioritizes the delivery of rapid re-housing services to homeless Veteran households.

Contact them at (704)-370-3233

1123 S. Church Street Charlotte, NC 28203 for more information and eligibility requirements.

Note: The agencies listed above serve veterans and other members of the community.

- ***Still need help? Dial 2-1-1 or 1-888-892-1192 to speak to a call specialist 24/7/365.***