

# The Loan Process

Ready to buy a house? How will this all work?

**Initial Consultation** — Your first meeting with us is to give you a good understanding of the home buying process so you know what to expect. We will get to know each other, and verify some of your information to help you select what mortgage programs is best to meet your goals.



**Pre-Qualification** — The next step we will gather information regarding your income and liabilities. We will structure a program to inform you of how much you will be able to borrow for your home purchase.

**Application** — This may be done in person or by using fax or email. We will need copies of information such as W2 statements, bank statements, drivers license among other documents. You will also sign the initial paperwork that allows us to begin processing your loan.

**Appraisal** — Now that we know you are pre-qualified based off from your finances and credit history, we need to prove that the property qualifies. To do this we will schedule an appraisal with your realtors (or sellers) to inspect the home and estimate the value. A full report will be given to you after completion for your records.

**Underwriting** — Now that we have all the required information, we will submit your loan to our investor's underwriters to verify all information is correct and accurate. Sometimes additional information may be required. Once you are fully approved, you will be issued a Clear to Close. We will then schedule a date with everyone involved in the transaction. This will usually take place at a title company's office.

**Closing** — This is the final step in the purchase process. You will review and sign the final documents and then be handed the keys to move into your new home!

