

STONEHAVEN MORTGAGE INCORPORATED



Doctor Program Highlights

1. Available to medical doctors who have a minimum of a M.D., D.O., D.D.S., or D.M.D. degree and an employment contract (or verification of terms of employment acceptance). **Medical Doctors including Dentists, Podiatrists, Ophthalmologists are permitted. Veterinarians are permitted. This program is NOT available for chiropractors**
 2. RESIDENTS - Future income will be used to qualify, **when employment is set to start within 6 months**. Must have signed contract in place
 3. Student loans deferred for 12+ months are EXCLUDED from debt to income ratio
 4. Property must be Primary Residence
 5. Max debt to income ratio is 50%
 6. Minimum fico credit score of 700 required for 100% financing (can go down to 680 at 95%)
 7. **0% down up to \$750,000 - NO Mortgage Insurance**
 8. **Only 5% down from \$750,001 to \$1,250,000 - NO Mortgage Insurance**
 9. **Only 10% down from \$1,250,001 to \$2,000,000 - NO Mortgage Insurance**
- **Exceptions can be granted with substantial compensating factors****
10. Rate & Term Refinance available- Max loan to value is 95%