



MARTIN O'MALLEY  
Governor

ANTHONY G. BROWN  
Lt. Governor

January 15, 2015

Directive 2015-01

TO: **PARTICIPATING LENDERS**

SUBJECT: **ALLOWABLE SETTLEMENT COSTS FOR MMP AND DPA LOANS**

This Directive is being sent as a reminder of certain MMP guidelines regarding settlement costs for the Maryland Mortgage Program ("MMP") and Down Payment Assistance ("DPA") loans.

- No settlement fees may be charged to close the DPA/Partner Match Program loans **except** the recording fee for the DPA Deed of Trust, which is \$60.00
- No fee may be paid to the lender for the DPA loan over and above the fees charged on the first (MMP) mortgage loan
- Fees charged by the lender and settlement agent must be "common and customary"
- The Lender may not charge points to the borrower over and above CDA's stated points, which are currently zero ("0")
- The DPA/Partner Match Program Deed of Trust is exempt from recordation and transfer taxes pursuant to Sections 12-108 (a)(1), 13-207 (a)(1), and 13-402.1 (b)(2) of the Tax Property Article of the Maryland Annotated Code

As always, we appreciate your continued participation in our programs. If you have any questions concerning this Directive or suggestions for improvements, please contact one of the following: Vicki Jones at [jonesv@mdhousing.org](mailto:jonesv@mdhousing.org), Ed Anthony at [anthony@mdhousing.org](mailto:anthony@mdhousing.org), Pat Smith at [smithp@mdhousing.org](mailto:smithp@mdhousing.org), Catherine Kraemer-Dale at [kraemer-dale@mdhousing.org](mailto:kraemer-dale@mdhousing.org) or Bill Milko at [milko@mdhousing.org](mailto:milko@mdhousing.org).

Sincerely,

*Jacquelyn Mitchell*

Jacquelyn Mitchell, Operations Manager  
Single Family Housing

