



United States  
Department of  
Agriculture

## Rural Development



**MORTGAGE BANKERS**  
ASSOCIATION OF PUERTO RICO



**Joaquín Tremols**

**Director**

CONVENCIÓN 2018

14-15 DE JUNIO DE 2018  
MARRIOTT RESORT, CONDADO

*El rol de la industria hipotecaria en el desarrollo  
económico de Puerto Rico*

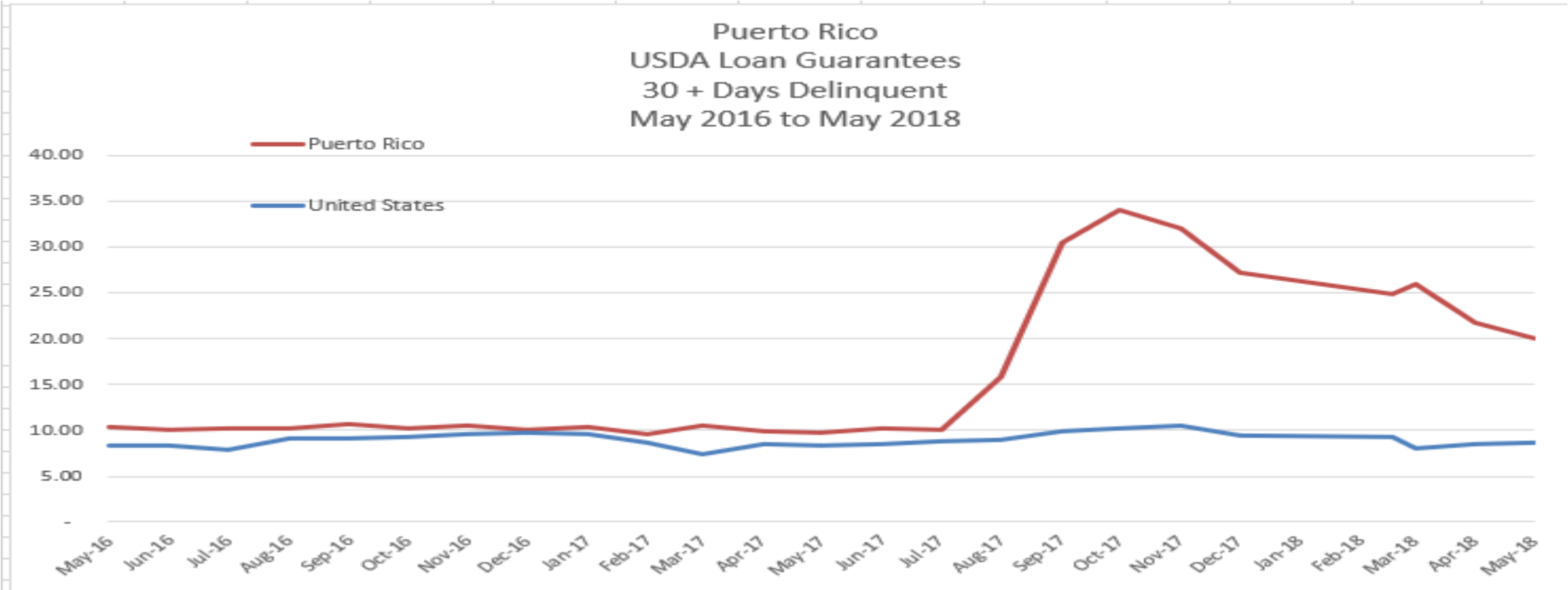
# Section 502 Guaranteed Loan Program

## Los efectos de Irma & Maria

- **Puerto Rico corrientemente tiene**
  - 28,278 garantías de préstamo
  - \$2,783,210,955
- **Puerto Rico - pagos atrasados 30+ días**
  - 5,539 (19.58%)
  - \$35,539,324 (18.50%)
- **Todo el EEUU - pagos atrasados 30+ días**
  - 88,016 – 8.62%

# Section 502 Guaranteed Loan Program

Los efectos de Irma & Maria



# Section 502 Guaranteed Loan Program

## Alivio de desastre – disaster relief

### Administradores de prestamos garantizados

- No reposicion,
- Aplazamiento o reducion de pagos, cuando
  - El hogar fue impactado por el desastre, o
  - El lugar de empleo fue impactado



June 13, 2018

### **USDA Foreclosure Moratorium Extended for Areas Impacted by Hurricane Maria**

USDA is extending the moratorium on property foreclosures in the Presidentially Declared Disaster (PDD) areas impacted by Hurricane Maria. In light of the severity of the damage caused by the storm, the foreclosure moratorium will be extended until September 17, 2018.

This extension applies to new foreclosures as well as foreclosures already initiated. USDA guidance outlined in "Assistance in Natural Disasters" and located in [Chapter 18](#), Section 4, 7 CFR 3555.307 of the SFHGLP Handbook requires an initial moratorium on foreclosure actions within a PDD for ninety days following the date of each PDD declaration. The extensions are intended to provide greater relief to homeowners in the PDD areas.

# Section 502 Guaranteed Loan Program

## Alivio de desastre – disaster relief

- **Prestamos para reparaciones**
  - **502 Direct**
    - Plazo de hasta 33 anos
    - “as repaired”
  - **504 Direct**
    - Plazo de 20 anos
    - 1%
    - Grant/loan combinacion

# Section 502 Guaranteed Loan Program

## Alivio de desastre – disaster relief

- Prestamos para comprar, reparar, construir:
  - 502 Guarantee
    - Nueva construcción
    - Cierre único
    - “As repaired”

# Section 502 Guaranteed Loan Program

## Alivio de desastre – disaster relief

- Otros recursos:
- FEMA
- SBA
- HUD
- USDA Rural Housing Service

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## GRACIAS

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*USDA is an equal opportunity provider, employer and lender.*