

NV HHF Program Highlights

Principal Reduction Program: 1st mortgage balances have been reduced by over \$2.2 million dollars.

Nevada continues to leverage HHF funds to reduce 1st mortgage balances: for every \$1 contributed by NV

2nd Lien Relief Program: Over \$4.4 million dollars of 2nd mortgages have been extinguished by

Mortgage Assistance Program: Nevada is now helping over 500 unemployed/underemployed

Homeowners Assisted by NV HHF

The table below shows the homeowners assisted by NV HHF through December 31, 2011, listed by program.

Program	Homeowners Assisted	Assistance provided by NV HHF	Assistance provided by Servicers/Banks	Total Homeowner Assistance
Mortgage Assistance	539	1,260,358	N/A	1,260,358
2nd Lien Relief	158	1,725,122	2,700,055	4,425,177
Principal Reduction *	19	521,652	1,766,048	2,287,700
Transition (Short Sale) Assistance	16	34,663	N/A	34,663
Total		\$ 3,541,795	\$ 4,466,103	\$ 8,007,898

* \$492,652 of NV HHF Principal Reduction assistance will be paid out over a 3 year period.

Moving Forward

In our ongoing efforts to streamline and simplify the application process, NV HHF will begin handling call center and document collection functions in-house. We believe this will also benefit our outreach programs, and have added 4 Customer Service Representatives to our Las Vegas office in anticipation of this change.

In addition to our ongoing events with various servicers and counseling agencies, Governor Sandoval's office has organized a Las Vegas Homeowner event for March 9th and 10th, 2012. The event will include representatives from the major banks, Fannie Mae, Freddie Mac, HUD and others.



This document describes Nevada Affordable Housing Assistance Corporation's (NAHAC) Hardest-Hit Fund (HHF) data that NAHAC is required to provide to Bank of New York Mellon. It includes quarterly borrower characteristic data and program specific performance data. All NAHAC HHF data submitted to Bank of New York Mellon must be accurate, complete, and in agreement with retained NAHAC records. Data should be reported by NAHAC, the State of Nevada's Eligible Entity, by the 15th of the month following the quarter.

Template Version Date: August 2011

Nevada			
HFA Performance Data Reporting- Borrower Characteristics			
		QTD	Cumulative
Unique Borrower Count			
	Number of Unique Borrowers Receiving Assistance	234	682
	Number of Unique Borrowers Denied Assistance	51	365
	Number of Unique Borrowers Withdrawn from Program	19	195
	Number of Unique Borrowers in Process	392	N/A
	Total Number of Unique Borrower Applicants	696	1634
Borrower Income (\$)			
	Above \$90,000	0.42%	0.88%
	\$70,000- \$89,000	2.56%	2.93%
	\$50,000- \$69,000	12.82%	12.32%
	Below \$50,000	84.20%	83.87%
Borrower Income as Percent of Area Median Income (AMI)			
	Above 120%	0.43%	0.88%
	110%- 119%	0.00%	0.00%
	100%- 109%	2.14%	1.32%
	90%- 99%	3.42%	4.11%
	80%- 89%	4.27%	3.52%
	Below 80%	89.74%	90.17%
Geographic Breakdown (by county)			
	Carson City	3	12
	Churchill	2	9
	Clark	162	442
	Douglas	10	16
	Elko	0	0
	Esmeralda	0	0
	Eureka	0	0
	Humboldt	0	0
	Lander	0	1
	Lincoln	0	0
	Lyon	10	29
	Mineral	0	0
	Nye	3	6
	Pershing	0	0
	Storey	0	0
	Washoe	44	167
	White Pine	0	0
Home Mortgage Disclosure Act (HMDA)			
	Borrower		
	Race		
	American Indian or Alaskan Native	2	5
	Asian	13	31
	Black or African American	24	63
	Native Hawaiian or other Pacific Islander	2	5
	White	122	405
	Information Not Provided by Borrower	71	173
	Ethnicity		
	Hispanic or Latino	29	97
	Not Hispanic or Latino	173	512
	Information Not Provided by Borrower	32	73
	Sex		
	Male	104	340
	Female	113	313

Nevada			
HFA Performance Data Reporting- Borrower Characteristics			
		QTD	Cumulative
	Information Not Provided by Borrower	17	29
Co-Borrower			
Race			
	American Indian or Alaskan Native	0	1
	Asian	6	17
	Black or African American	9	15
	Native Hawaiian or other Pacific Islander	0	1
	White	52	164
	Information Not Provided by Borrower	47	126
Ethnicity			
	Hispanic or Latino	23	52
	Not Hispanic or Latino	69	202
	Information Not Provided by Borrower	22	70
Sex			
	Male	48	121
	Female	59	187
	Information Not Provided by Borrower	7	16
Hardship			
	Unemployment	169	428
	Underemployment	17	172
	Divorce	0	6
	Medical Condition	0	8
	Death	0	2
	Other	48	66
Current Loan to Value Ratio (LTV)			
	<100%	8.11%	15.98%
	100%-109%	3.42%	3.96%
	110%-120%	7.70%	7.77%
	>120%	80.77%	72.29%
Current Combined Loan to Value Ratio (CLTV)			
	<100%	6.84%	12.17%
	100%-119%	6.84%	9.68%
	120%-139%	8.12%	10.41%
	140%-159%	9.83%	10.85%
	>=160%	68.37%	56.89%
Delinquency Status (%)			
	Current	51.00%	56.00%
	30+	6.00%	5.00%
	60+	4.00%	3.00%
	90+	39.00%	36.00%
Household Size			
	1	55	183
	2	80	231
	3	38	95
	4	33	94
	5+	28	79

Nevada			
HHF Performance Data Reporting- Program Performance Principal Reduction Program			
		QTD	Cumulative
Program Intake/Evaluation			
<i>Approved</i>			
Number of Applications Approved		5	19
% of Total Number of Applications		13.16%	27.54%
<i>Denied</i>			
Number of Applications Denied		1	18
% of Total Number of Applications		2.63%	26.09%
<i>Withdrawn</i>			
Number of Applications Withdrawn		2	2
% of Total Number of Applications		5.26%	2.90%
<i>In Process</i>			
Number of Applications In Process		30	N/A
% of Total Number of Applications		78.95%	N/A
<i>Total</i>			
Total Number of Applications Received		38	69
Number of Borrowers Participating in Other HFA HHF Programs or Program Components		1	1
Program Characteristics			
General Characteristics			
Median 1st Lien Housing Payment Before Assistance		1379.3	1638.26
Median 1st Lien Housing Payment After Assistance		1045.89	1024.97
Median 2nd Lien Housing Payment Before Assistance		0	0
Median 2nd Lien Housing Payment After Assistance		0	0
Median 1st Lien UPB Before Program Entry		188615.01	254328.28
Median 1st Lien UPB After Program Entry		140249.6	167807.98
Median 2nd Lien UPB Before Program Entry		0	0
Median 2nd Lien UPB After Program Entry		0	0
Median Principal Forgiveness ¹		116967.23	122153
Median Length of Time Borrower Receives Assistance		N/A	N/A
Median Assistance Amount		29000	25000
Assistance Characteristics			
Assistance Provided to Date		171652.34	521652.34
Total Lender/Servicer Assistance Amount		412056.11	1766047.84
Borrowers Receiving Lender/Servicer Match (%)		100.00%	100.00%
Median Lender/Servicer Assistance per Borrower		66967.23	113508.19
Other Characteristics			
Median Length of Time from Initial Request to Assistance Granted		11	6
<i>Current</i>			
Number		0	0
%		0.00%	0.00%
<i>Delinquent (30+)</i>			
Number		0	0
%		0.00%	0.00%
<i>Delinquent (60+)</i>			
Number		1	2
%		20.00%	10.53%
<i>Delinquent (90+)</i>			
Number		4	17
%		80.00%	89.47%

Nevada			
HHF Performance Data Reporting- Program Performance Principal Reduction Program			
		QTD	Cumulative
Program Outcomes			
	Borrowers No Longer in the HHF Program (Program Completion/Transition or Alternative Outcomes)	1	1
Alternative Outcomes			
	<i>Foreclosure Sale</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Cancelled</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Deed in Lieu</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Short Sale</i>		
	Number	0	0
	%	0.00%	0.00%
Program Completion/ Transition			
	<i>Loan Modification Program</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Re-employed/ Regain Appropriate Employment Level</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Reinstatement/Current/Payoff</i>		
	Number	1	1
	%	100.00%	100.00%
	<i>Short Sale</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Deed in Lieu</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Other - Borrower Still Owns Home</i>		
	Number	0	0
	%	0.00%	0.00%
Homeownership Retention²			
	Six Months Number	N/A	11
	Six Months %	N/A	100.00%
	Twelve Months Number	N/A	0
	Twelve Months %	N/A	0.00%
	Unreachable Number	N/A	0
	Unreachable %	N/A	0.00%

1. Includes second mortgage settlement

2. Borrower still owns home

Nevada			
HHF Performance Data Reporting- Program Performance Second Mortgage Reduction Program			
		QTD	Cumulative
Program Intake/Evaluation			
<i>Approved</i>			
Number of Applications Approved		60	158
% of Total Number of Applications		36.58%	45.14%
<i>Denied</i>			
Number of Applications Denied		16	97
% of Total Number of Applications		9.76%	27.71%
<i>Withdrawn</i>			
Number of Applications Withdrawn		4	11
% of Total Number of Applications		2.44%	3.14%
<i>In Process</i>			
Number of Applications In Process		84	N/A
% of Total Number of Applications		51.22%	N/A
<i>Total</i>			
Total Number of Applications Received		164	350
Number of Borrowers Participating in Other HFA HHF Programs or Program Components	3	15	50
Program Characteristics			
General Characteristics			
Median 1st Lien Housing Payment Before Assistance		1266	1281
Median 1st Lien Housing Payment After Assistance		N/A	N/A
Median 2nd Lien Housing Payment Before Assistance		199	97
Median 2nd Lien Housing Payment After Assistance		0	0
Median 1st Lien UPB Before Program Entry		198193	190119
Median 1st Lien UPB After Program Entry		N/A	N/A
Median 2nd Lien UPB Before Program Entry		27439	12848
Median 2nd Lien UPB After Program Entry		0	0
Median Principal Forgiveness ¹		16448	15000
Median Length of time Borrower Receives Assistance		1	1
Median Assistance Amount		11041	9710
Assistance Characteristics			
Assistance Provided to Date		671705	1725122
Total Lender/Servicer Assistance Amount		1276979	2700055
Borrowers Receiving Lender/Servicer Match (%)		66.67%	46.20%
Median Lender/Servicer Assistance per Borrower		16448	15000
Other Characteristics			
Median Length of Time from Initial Request to Assistance Granted		77	47
<i>Current</i>			
Number		27	88
%		45.00%	55.70%
<i>Delinquent (30+)</i>			
Number		1	3
%		1.67%	1.90%
<i>Delinquent (60+)</i>			
Number		1	10
%		1.67%	6.33%
<i>Delinquent (90+)</i>			
Number		31	57
%		51.66%	36.07%

Nevada

HHF Performance Data Reporting- Program Performance Second Mortgage Reduction Program

		QTD	Cumulative
Program Outcomes			
	Borrowers No Longer in the HHF Program (Program Completion/Transition or Alternative Outcomes)	60	158
Alternative Outcomes			
<i>Foreclosure Sale</i>			
	Number	0	0
	%	0.00%	0.00%
<i>Cancelled</i>			
	Number	0	0
	%	0.00%	0.00%
<i>Deed in Lieu</i>			
	Number	0	0
	%	0.00%	0.00%
<i>Short Sale</i>			
	Number	5	18
	%	8.33%	11.39%
Program Completion/ Transition			
<i>Loan Modification Program</i>			
	Number	0	0
	%	0.00%	0.00%
<i>Re-employed/ Regain Appropriate Employment Level</i>			
	Number	N/A	N/A
	%	N/A	N/A
<i>Reinstatement/Current/Payoff</i>			
	Number	55	140
	%	91.67%	88.61%
<i>Short Sale</i>			
	Number	N/A	N/A
	%	N/A	N/A
<i>Deed in Lieu</i>			
	Number	N/A	N/A
	%	N/A	N/A
<i>Other - Borrower Still Owns Home</i>			
	Number	0	0
	%	0.00%	0.00%
Homeownership Retention²			
	Six Months Number	N/A	21
	Six Months %	N/A	80.77%
	Twelve Months Number	N/A	0
	Twelve Months %	N/A	0.00%
	Unreachable Number	N/A	0
	Unreachable %	N/A	0.00%

1. Includes second mortgage settlement

2. Borrower still owns home

3. Cumulative Borrowers Participating in Other HHF Programs has been adjusted to reflect Funded participation only.

Due to this adjustment, these fields will not sum on a quarter-over-quarter basis.

Nevada			
HFA Performance Data Reporting- Program Performance Short Sale Acceleration Program			
		QTD	Cumulative
Program Intake/Evaluation			
<i>Approved</i>			
Number of Applications Approved		8	16
% of Total Number of Applications		53.33%	61.54%
<i>Denied</i>			
Number of Applications Denied		0	3
% of Total Number of Applications		0.00%	11.54%
<i>Withdrawn</i>			
Number of Applications Withdrawn		0	0
% of Total Number of Applications		0.00%	0.00%
<i>In Process</i>			
Number of Applications In Process		7	N/A
% of Total Number of Applications		46.67%	N/A
<i>Total</i>			
Total Number of Applications Received		15	26
Number of Borrowers Participating in Other HFA HHF Programs or Program Components	3	0	6
Program Characteristics			
General Characteristics			
Median 1st Lien Housing Payment Before Assistance		1698	1441
Median 1st Lien Housing Payment After Assistance		N/A	N/A
Median 2nd Lien Housing Payment Before Assistance		140	65
Median 2nd Lien Housing Payment After Assistance		N/A	N/A
Median 1st Lien UPB Before Program Entry		272092	230164
Median 1st Lien UPB After Program Entry		N/A	N/A
Median 2nd Lien UPB Before Program Entry		19086	5909
Median 2nd Lien UPB After Program Entry		N/A	N/A
Median Principal Forgiveness ¹		N/A	N/A
Median Length of Time Borrower Receives Assistance		N/A	N/A
Median Assistance Amount		2080	2220
Assistance Characteristics			
Assistance Provided to Date		16085	34663
Total Lender/Servicer Assistance Amount		N/A	N/A
Borrowers Receiving Lender/Servicer Match (%)		N/A	N/A
Median Lender/Servicer Assistance per Borrower		N/A	N/A
Other Characteristics			
Median Length of Time from Initial Request to Assistance Granted		47	40
<i>Current</i>			
Number		0	0
%		0.00%	0.00%
<i>Delinquent (30+)</i>			
Number		0	0
%		0.00%	0.00%
<i>Delinquent (60+)</i>			
Number		0	2
%		0.00%	12.50%
<i>Delinquent (90+)</i>			
Number		8	14
%		100.00%	87.50%

Nevada			
HFA Performance Data Reporting- Program Performance			
Short Sale Acceleration Program			
		QTD	Cumulative
Program Outcomes			
	Borrowers No Longer in the HHF Program (Program Completion/Transition or Alternative Outcomes)	8	16
Alternative Outcomes			
	<i>Foreclosure Sale</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Cancelled</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Deed in Lieu</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Short Sale</i>		
	Number	0	0
	%	0.00%	0.00%
Program Completion/ Transition			
	<i>Loan Modification Program</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Re-employed/ Regain Appropriate Employment Level</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Reinstatement/Current/Payoff</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Short Sale</i>		
	Number	8	16
	%	100.00%	100.00%
	<i>Deed in Lieu</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Other - Borrower Still Owns Home</i>		
	Number	N/A	N/A
	%	N/A	N/A
Homeownership Retention²			
	Six Months Number	N/A	N/A
	Six Months %	N/A	N/A
	Twelve Months Number	N/A	N/A
	Twelve Months %	N/A	N/A
	Unreachable Number	N/A	N/A
	Unreachable %	N/A	N/A
<p>1. Includes second mortgage settlement</p> <p>2. Borrower still owns home</p> <p>3. Cumulative Borrowers Participating in Other HHF Programs has been adjusted to reflect Funded participation only. Due to this adjustment, these fields will not sum on a quarter-over-quarter basis.</p>			

Nevada			
HFA Performance Data Reporting- Program Performance Mortgage Assistance Program			
		QTD	Cumulative
Program Intake/Evaluation			
<i>Approved</i>			
Number of Applications Approved		201	539
% of Total Number of Applications		53.74%	48.78%
<i>Denied</i>			
Number of Applications Denied		39	262
% of Total Number of Applications		10.43%	23.71%
<i>Withdrawn</i>			
Number of Applications Withdrawn		36	206
% of Total Number of Applications		9.63%	18.64%
<i>In Process</i>			
Number of Applications In Process		98	N/A
% of Total Number of Applications		26.20%	N/A
<i>Total</i>			
Total Number of Applications Received		374	1105
Number of Borrowers Participating in Other HFA HHF Programs or Program Components	3	15	43
Program Characteristics			
General Characteristics			
Median 1st Lien Housing Payment Before Assistance		1157	1147.5
Median 1st Lien Housing Payment After Assistance		152	731
Median 2nd Lien Housing Payment Before Assistance		225	225
Median 2nd Lien Housing Payment After Assistance		N/A	N/A
Median 1st Lien UPB Before Program Entry		188262	183000
Median 1st Lien UPB After Program Entry		N/A	N/A
Median 2nd Lien UPB Before Program Entry		37019	37575
Median 2nd Lien UPB After Program Entry		N/A	N/A
Median Principal Forgiveness ¹		N/A	N/A
Median Length of Time Borrower Receives Assistance		N/A	5
Median Assistance Amount		1781	2332
Assistance Characteristics			
Assistance Provided to Date		975507	1260358
Total Lender/Service Assistance Amount		N/A	N/A
Borrowers Receiving Lender/Service Match (%)		N/A	N/A
Median Lender/Service Assistance per Borrower		N/A	N/A
Other Characteristics			
Median Length of Time from Initial Request to Assistance Granted		54	60
<i>Current</i>			
Number		137	396
%		68.16%	73.47%
<i>Delinquent (30+)</i>			
Number		15	37
%		7.46%	6.86%
<i>Delinquent (60+)</i>			
Number		12	21
%		5.97%	3.90%
<i>Delinquent (90+)</i>			
Number		37	85
%		18.41%	15.77%

Nevada			
HFA Performance Data Reporting- Program Performance Mortgage Assistance Program			
		QTD	Cumulative
Program Outcomes			
	Borrowers No Longer in the HHF Program (Program Completion/Transition or Alternative Outcomes)	18	28
Alternative Outcomes			
	<i>Foreclosure Sale</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Cancelled</i>		
	Number	16	23
	%	88.89%	82.15%
	<i>Deed in Lieu</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Short Sale</i>		
	Number	0	0
	%	0.00%	0.00%
Program Completion/ Transition			
	<i>Loan Modification Program</i>		
	Number	2	2
	%	11.11%	7.14%
	<i>Re-employed/ Regain Appropriate Employment Level</i>		
	Number	0	1
	%	0.00%	3.57%
	<i>Reinstatement/Current/Payoff</i>		
	Number	0	0
	%	0.00%	0.00%
	<i>Short Sale</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Deed in Lieu</i>		
	Number	N/A	N/A
	%	N/A	N/A
	<i>Other - Borrower Still Owns Home</i>		
	Number	0	2
	%	0.00%	7.14%
Homeownership Retention²			
	Six Months Number	N/A	158
	Six Months %	N/A	100.00%
	Twelve Months Number	N/A	0
	Twelve Months %	N/A	0.00%
	Unreachable Number	N/A	0
	Unreachable %	N/A	0.00%
<p>1. Includes second mortgage settlement</p> <p>2. Borrower still owns home</p> <p>3. Cumulative Borrowers Participating in Other HHF Programs has been adjusted to reflect Funded participation only. Due to this adjustment, these fields will not sum on a quarter-over-quarter basis.</p>			