

The Four Cs **THAT AFFECT YOUR MORTGAGE**

Can you afford to pay a mortgage?

Lenders look at your debt to income ratio, employment history, savings, and other financial obligations, to make sure that you are able to pay a mortgage payment.

CAPACITY



What resources do you have to repay the loan?

Lenders view your readily available money and savings plus investments, properties, and other assets that you could sell quickly for cash, as capital.

CAPITAL



CREDIT



Are you likely to repay the loan?

Your FICO credit score demonstrates how well you have managed past and current debts and how likely you are to make on-time payments. Having good credit also helps you obtain better mortgage rates.

COLLATERAL



What's securing the loan?

Lenders take into account the appraised value of the property you are using as collateral as security against the loan.

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