

Credit

USDA Matrix

Non-Traditional Credit

Applicants that do not have the required traditional credit history or a validated credit score may document their willingness to pay debt obligations through alternate sources.

Applicants with a 12-month Verification of Rent (VOR)

Two (2) tradelines are required. The VOR plus one additional tradeline. This tradeline must be an eligible traditional tradeline from the credit report with a 12-month history or an eligible non-traditional tradeline.

Applicants with No Rental History:

Three (3) tradelines are required. Tradelines may be a combination of traditional tradelines from the credit report with 12-month history or eligible non-traditional tradelines. Any eligible non-traditional tradeline must have a 12-month history and cannot have been closed more than 6 months prior to loan application.

Child Support, alimony, garnishments, court ordered debts, monthly subscriptions services, gym memberships, etc are not eligible non-traditional credit tradelines.

Any nontraditional accounts must be placed on the credit report as a supplement. Any verification of paid accounts or ANY update to accounts must be documented through a supplement to the credit report.

If the 1003 shows the borrower or co-borrower has rental history, a VOR must be provided regardless of the credit score.

Information shown is subject to change without notice. Rates, fees and programs are subject to change without notice. Information is intended solely for mortgage bankers, mortgage brokers, financial institutions and correspondent lenders. Not intended for distribution to consumers as defined by Section 226.2 of Regulation Z, which implements the Truth-in-Lending Act. 2/16/2016 tp