

Special Market Underwriting Guidelines

For the Period — 10/01/08 to 12/31/08

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State	Applicable Counties	Applicable Underwriting Guidelines
Alaska	Entire State	<p>The following are <u>not</u> eligible:</p> <ul style="list-style-type: none"> • Manufactured housing. <p>Maximum loan amount on 95.01%-97% LTV loans for 1-unit primary residence properties is \$500,000.</p> <p>Maximum loan amount on 95% LTV and under loans for 1-2-unit primary residence properties is \$550,000.</p> <p>Maximum loan amount on 90% LTV and under loans for 1-unit second home properties is \$500,000.</p>
District of Columbia	Washington (District of Columbia)	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.
Hawaii	Entire State	<p>Maximum loan amount on 90.01% – 97% LTV loans for 1-unit owner-occupied properties is \$625,500 for full documentation loans only.</p> <p>Maximum loan amount on 90.01% – 95% LTV loans for 2-unit owner-occupied properties is \$625,500 for full documentation loans only.</p>
Maryland	<p>Baltimore-Towson (Anne Arundel, Baltimore, Carroll, Harford, Howard, Queen Anne, Baltimore City)</p> <p>Bethesda-Frederick-Gaithersburg (Frederick, Montgomery)</p> <p>Washington (Calvert, Charles, Prince George's)</p>	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.
Massachusetts	<p>Boston-Quincy (Norfolk, Plymouth, Suffolk)</p> <p>Providence-New Bedford-Fall River (Bristol)</p>	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.
New Jersey	<p>Camden (Burlington, Camden, Gloucester)</p> <p>Trenton-Ewing (Mercer)</p> <p>New York-White Plains-Wayne (Bergen, Hudson, Passaic)</p>	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.

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New York	Nassau-Suffolk (Nassau, Suffolk) New York-White Plains-Wayne (Bronx, Kings, New York, Putnam, Queens, Richmond, Rockland, Westchester)	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.
Puerto Rico	Entire State	Minimum 500 square feet of living area for attached housing units.
Rhode Island	Providence-New Bedford-Fall River (Bristol, Kent, Newport, Providence, Washington)	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.
Virginia	Richmond (Amelia, Caroline, Charles City, Chesterfield, Cumberland, Dinwiddie, Goochland, Hanover, Henrico, King and Queen, King William, Louisa, New Kent, Powhatan, Prince George, Sussex, Colonial Heights City, Hopewell City, Petersburg City, Richmond City) Washington (Arlington, Clarke, Fairfax, Fauquier, Loudoun, Prince William, Spotsylvania, Stafford, Warren, Alexandria City, Fairfax City, Falls Church City, Fredericksburg City, Manassas City, Manassas Park City)	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.
West Virginia	Washington (Jefferson)	Attached, non-condominium properties will be underwritten as detached properties for purposes of applying guidelines.

<p>New or changed information in BOLD type Deleted information is lined through (ex. ABC County)</p>
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MGIC Restricted Market List

Restricted markets include those identified by MGIC as well as those identified as declining markets by the appraiser, lender or investor.

MGIC's Restricted Market Parameters are found at www.cu.mgic.com.

<u>State</u>	<u>Market Name*</u>
Arizona	Entire State
California	Entire State
Florida	Entire State
Nevada	Entire State
Colorado	Denver-Aurora, CO Greeley, CO
Connecticut	Bridgeport-Stamford-Norwalk, CT New Haven-Milford, CT Norwich New London, CT
Delaware	Dover
District of Columbia	Washington-Arlington-Alexandria, DC-VA-MD-WV
Georgia	Atlanta-Sandy Springs-Marietta, GA
Idaho	Boise City-Nampa, ID Coeur d'Alene, ID
Illinois	Chicago-Naperville-Joliet, IL
Indiana	Elkhart-Goshen, IN
Maryland	Baltimore-Towson, MD Bethesda-Frederick-Gaithersburg, MD Hagerstown-Martinsburg, MD-WV
Massachusetts	Barnstable Town, MA Boston-Quincy, MA Worcester, MA

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<u>State</u>	<u>Market Name*</u>	
Michigan	Ann Arbor	
	Battle Creek	
	Detroit-Livonia-Dearborn	
	Flint	
	Grand Rapids-Wyoming	
	Holland-Grand Haven	
	Jackson	
	Lansing-East Lansing	
	Monroe	
	Muskegon-Norton Shores	
	Saginaw-Saginaw Township North	
	Warren-Troy-Farmington Hills	
	Minnesota	Minneapolis-St. Paul-Bloomington, MN-WI
	New Hampshire	Rockingham County-Strafford County, NH
New Jersey	Atlantic City-Hammonton	
	Edison-New Brunswick	
	Newark-Union	
	Ocean City	
	Trenton-Ewing	
New York	Nassau-Suffolk, NY	
	New York-White Plains-Wayne, NY-NJ	
	Poughkeepsie-Newburgh-Middletown, NY	

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<u>State</u>	<u>Market Name*</u>
Ohio	Cleveland-Elyria-Mentor
Oregon	Bend, OR Medford, OR Portland-Vancouver-Beaverton, OR-WA
Rhode Island	Providence-New Bedford, Fall River, RI-MA
Utah	St. George, UT
Virginia	Winchester, VA

**The applicable counties can be found on our website, <http://www.cu.mgic.com/guides/restrictedmarkets.html>*