



REVERSE MORTGAGE SPECIALISTS

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36 years of experience in meeting the financial goals of people in Western Kentucky and Southern Indiana

Bill Denton, President

Mortgage Network  
North America  
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# The Reverse Mortgage

If you, as an individual or couple, are interested in more information, **The Mortgage Network** offers confidential, free, pre-qualifications and information either by telephone or in person.

## BENEFITS

- You continue to own and live in your home
- No Mortgage payments
- Use the Money **ANY** way you choose
- You will **NEVER** owe more than the value of your home
- This is **NOT INCOME**, it will not affect Social Security or Medicare
- You **WILL** continue to maintain a mortgage exemption on property taxes
- Money may be used for home improvement

If your church, business group, fraternal organization, or investment club would like more information, contact **The Mortgage Network**.

The Mortgage Network offers speakers and seminars, either as part of a discussion panel, or as a separate program.

## OPTIONS TO RECEIVE YOUR MONEY

- \$ Monthly income for life or any other predetermined term.
- \$ A Line of Credit that you draw as needed.
- \$ One lump sum check for the total amount.
- \$ You may also choose to draw funds from any combination of the above.



## ESTATE PLANNING

As an estate planning tool a Reverse Mortgage can:

- Provide funds for healthcare or medical treatment
- Reduce the impact of and provide funding for estate taxes
- Maximize asset transfers
- Accessibility to more money for investing
- Interest may be tax deductible (contact tax advisor)

## MYTHS & FACTS

I will lose my home.

**FALSE!** As long as the home is your primary residence, the mortgage does not become due. You may refinance, sell, or pay off the mortgage at any time.

No mortgage payments.

**True!** Interest and principal are not paid until the loan becomes due.

Reverse mortgages are unregulated; the homeowner is not protected.

**False!** Mortgages are insured and regulated by FHA and Fannie Mae, as well as the state in which they are offered. A third party certification is also required to protect the homeowner. AARP has investigated and approved reverse mortgages.

I must have substantial income to qualify.

**False!** A reverse mortgage is not dependent upon income or credit. In fact, since there are no principal or interest payments, your available income increases because you are no longer making house payments.