



Single-Family Duty to Serve: Supporting Affordable Housing Is What We Do



The US is facing an affordable housing crisis that affects millions of households nationwide. Freddie Mac has developed a multifaceted Duty to Serve plan and will work with the mortgage industry, lenders, housing organizations and other stakeholders to make financing of **manufactured housing and rural housing** easier for families with very low-, low- and moderate-income, and **preserve the affordability of these homes over time.** Here's how we'll achieve this:

- Increase loan purchases
- Develop new products and product enhancements
- Conduct ground-breaking research
- Expand consumer education and community engagement

We welcome the opportunity to develop **innovative solutions** for manufactured housing, rural housing and affordable housing preservation

Manufactured Housing

We'll increase liquidity for manufactured housing lenders. Here's how we plan to achieve this:

- **Enhance** our current product to help lenders originate more loans on manufactured homes titled as real property.
- **Purchase** more loans used to finance manufactured homes titled as real property.
- **Develop** new sustainable capabilities to buy and securitize chattel loans.
- **Increase** research and data capabilities in support of chattel mortgages.
- **Provide** consumer education and resources to help borrowers navigate the real property and chattel loan process, and help increase sustainable homeownership.

Rural Housing

We'll provide liquidity to lenders and capital for borrowers in rural areas. Here's what we'll do:

- **Expand** financing options for homebuyers.
- **Purchase** more loans from small financial institutions.
- **Develop** a robust renovation mortgage product to help rehabilitate aging housing stock.
- **Provide** education and training programs to help lenders and appraisers to understand, better, and navigate the nuances of this market.
- **Expand** partnerships to provide a comprehensive consumer education through counseling, financial and homebuyer education, employment services and credit building initiatives.

Affordable Housing Preservation

We'll help design activities to facilitate industry standards and data collection processes for loans used to finance energy efficiency improvements and loans originated under shared equity programs. Both are important vehicles to preserve affordable housing. Here's what we'll do:

- **Broaden** standardization of market infrastructure, program implementation and financing options to support financing of properties purchased under shared equity programs.
- **Facilitate** the financing of energy efficiency renovations through Freddie Mac offerings.
- **Provide** a uniform data collection mechanism and underwriting guidance to market participants.
- **Educate** consumers and lenders on Freddie Mac products and financing options.
- **Test** and optimize new offerings and minimize operational complexities for lenders.



DID YOU KNOW?
22 million people live in manufactured homes.



DID YOU KNOW?
Rural areas cover 97% of the nation's land but is home to only 19.3% of the population.



DID YOU KNOW?
Heating and cooling costs account for more than half of the energy use in a typical home.