



February 18, 2022

To whom it may concern:

In Maryland, Veterans with a 100% Disability Rating are exempt from real estate taxes. This is true in many states. They cannot apply for this exemption until they own the home. Which on the surface makes sense.

The problem this timing creates is that Mortgage Underwriters have to count the taxes against the Veteran when qualifying, which can decrease their purchasing power by tens of thousands, if not hundreds of thousands of dollars. The Lender also has to collect thousands of dollars of tax escrows at closing, which is simply going to get reimbursed a few months after closing. This causes an unnecessary loss of liquidity at a time when many families need cash on hand the most.

HB0809 fixes this. It allows the Veteran to apply for the exemption before they own the home, which will give them the evidence underwriting will require to prove that they are, in fact, exempt. Ahnee Mortgage Inc. support passage of HB0809. Please let me know if you have questions at any point. Thank you for your time and consideration.

Sincerely,

Jonathan Lewandowski
Broker Owner
Ahnee Mortgage Inc.
231-499-2784
jon@ahneemortgage.com

Ahnee Mortgage Inc. | NMLS# 2072468
1560 Sawgrass Corporate Parkway, 4th Floor, Sunrise, Florida, 33323

