

Philadelphia's Mortgage Foreclosure Diversion Program



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1618 CATHARINE ST, PHILADELPHIA, PA 19147

You are scheduled to participate in the Foreclosure Diversion Program. If you would like help in trying to save your home, it is urgent that you participate by following the steps set out in the chart below. This program is intended to help you. We have learned through hard experience that homeowners have less success in saving their home when they don't follow these steps.

Please immediately contact the *Save Your Home Philly* Hotline at 215-334-HOME (215-334-4663) to alert the program about your interest in saving your home!

Conference Date and Time: Thursday, October 8, 2015 at 9:00 AM
Location: Philadelphia City Hall, Courtroom 676
The court docket number: 150602030
Property Address: 1618 CATHARINE ST
Other homeowners: KATHY SMITH

What is the Foreclosure Diversion Program? How Does It Work?

- STEP 1:** The homeowner receives notice from the court with the scheduled date and time of the Conciliation Conference. This should be delivered with the Complaint in Mortgage Foreclosure.
- STEP 2:** The homeowner calls the Hotline at 215-334-HOME (215-334-4663)
- STEP 3:** The Hotline schedules the homeowner to meet with a housing counselor.
- STEP 4:** The homeowner takes the significant financial documents to the meeting with the housing counselor. A list of what to take to this meeting will be sent by the hotline to the homeowner.
- STEP 5:** The housing counselor reviews the homeowner's situation and prepares a proposal to resolve the loan default in a way that is affordable and realistic for the homeowner.
- STEP 6:** The housing counselor contacts the lender to negotiate a work-out.
- STEP 7:** The homeowner attends the Conciliation Conference in **Courtroom 676 in City Hall**. Attorneys representing the lender will be present.
- STEP 8:** **The steps 4 through 7 may be repeated several times.** When a suitable work-out arrangement is agreed to by all parties, the foreclosure will be halted and the homeowner's property will not be sold at Sheriff's Sale. If a suitable work-out is not reached, the Court will authorize the foreclosure to move on to judgment and possibly to Sheriff's Sale.

Conciliation conference dates are subject to change. If your date is changed you will receive an official notice from the Philadelphia Court of Common Pleas. If you have a question about the date or time of your conference, or have questions about the Diversion Program, contact the *SaveYourHomePhilly* Hotline at 215-334-HOME (215-334-4663). The court docket number for your case is **150602030**.