

From: Lorna Farnum
Subject: CRA Regulations Hearings

Comments:

Lorna Farnum

August 26, 2010

Dear Federal Reserve Board:

If CRA had covered more lenders, the economic collapse wouldn't have been so drastic or could have been avoided altogether. Please expand and modernize CRA to cover more lenders to protect communities and borrowers like me.

For example, my husband & I wanted to refinance our home. We put over \$\$\$\$\$\$ into remodeling the home when we moved in 5 years ago. The crash in the real estate market has taken the value of our home down to only \$\$\$\$\$\$ more than we paid for it. Therefore, we have lost considerable equity in our home. It was remodeled for handicapped accessibility so we have no intention to move. However, we no longer had 20% equity so couldn't do the refi without having to pay mortgage insurance which would have added \$\$\$\$ per month to the payment. We have excellent credit, good jobs & the only liability we have is our home. The banking system & the appraisers are conspiring to keep actual home values below what they are really worth by: 1) not counting upgrades such as a \$\$\$\$\$\$\$ solar panel system, & 2) an above ground pool (who can move an 8'x14'x4.5' swimspa??). They get to keep the taxpayers' money & not help out the American public. We should have easily qualified for a loan at a lower rate. This would have allowed us to be able to have payments low enough to pay them even if the economy cost us one of our jobs. There is something very wrong with this program.

Sincerely,

Lorna Farnum