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Subject: Reg. Z

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Comments:

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Many investors currently are working to sell homes to American families using creative and flexible financing terms. Considering that banks are not willing to lend on homes worth less than \$60,000, and many homes in this country fall in that category, to enact this law would prevent owners from being able to sell these homes to people who cannot get bank loans, for a variety of reasons. To require owners to act like banks in turning down potential buyers does not allow the creative and flexible financing that is putting many American families back into home ownership. At a time when many tens of millions of dollars worth of homes are being sold to foreign investors, particularly Chinese investors, to stop the flow of the transfer of property to Americans who could own their homes will further knock the floor from us in the economic recovery of the housing market. Please do not pass this bill.