

## GUARANTEED HOUSING PROGRAM INCOME LIMITS

STATE: WASHINGTON		----- A J U S T E D I N C O M E L I M I T S -----							
P R O G R A M		1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON*
Bellingham, WA MSA									
	VERY LOW INCOME	24450	27950	31450	34900	37700	40500	43300	46100
	LOW INCOME	39100	44700	50250	55850	60300	64800	69250	73700
	MOD.INC-GUAR.LOAN	80300	80300	80300	80300	106000	106000	106000	106000
Bremerton-Silverdale, WA MSA									
	VERY LOW INCOME	26500	30250	34050	37800	40850	43850	46900	49900
	LOW INCOME	42350	48400	54450	60500	65350	70200	75000	79850
	MOD.INC-GUAR.LOAN	86950	86950	86950	86950	114750	114750	114750	114750
Kennewick-Pasco-Richland, WA MSA									
	VERY LOW INCOME	23750	27150	30550	33900	36650	39350	42050	44750
	LOW INCOME	38000	43400	48850	54250	58600	62950	67250	71600
	MOD.INC-GUAR.LOAN	78000	78000	78000	78000	102950	102950	102950	102950
Lewiston, ID-WA MSA									
	VERY LOW INCOME	20200	23100	26000	28850	31200	33500	35800	38100
	LOW INCOME	32300	36900	41550	46150	49850	53550	57250	60900
	MOD.INC-GUAR.LOAN	74750	74750	74750	74750	98650	98650	98650	98650
Longview, WA MSA									
	VERY LOW INCOME	20700	23650	26600	29550	31950	34300	36650	39050
	LOW INCOME	33100	37850	42550	47300	51100	54850	58650	62450
	MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Mount Vernon-Anacortes, WA MSA									
	VERY LOW INCOME	23750	27150	30550	33900	36650	39350	42050	44750
	LOW INCOME	38000	43400	48850	54250	58600	62950	67250	71600
	MOD.INC-GUAR.LOAN	78000	78000	78000	78000	102950	102950	102950	102950
Olympia, WA MSA									
	VERY LOW INCOME	27100	30950	34800	38650	41750	44850	47950	51050
	LOW INCOME	43300	49500	55650	61850	66800	71750	76700	81650
	MOD.INC-GUAR.LOAN	88900	88900	88900	88900	117350	117350	117350	117350
Portland-Vancouver-Hillsboro, OR-WA MSA									
	VERY LOW INCOME	25550	29200	32850	36500	39450	42350	45300	48200
	LOW INCOME	40900	46700	52550	58400	63050	67750	72400	77100
	MOD.INC-GUAR.LOAN	83950	83950	83950	83950	110800	110800	110800	110800
Seattle-Tacoma-Bellevue, WA MSA									
Seattle-Bellevue, WA HUD Metro FMR Area									
	VERY LOW INCOME	30800	35200	39600	44000	47550	51050	54600	58100
	LOW INCOME	45500	52000	58500	65000	70200	75400	80600	85800
	MOD.INC-GUAR.LOAN	93450	93450	93450	93450	123350	123350	123350	123350

\* ADD 8% OF 4 PERSON LIMIT FOR EACH PERSON IN EXCESS OF 8 PERSONS

\*\* MODERATE INCOME IS DEFINED AS THE GREATER OF 115% OF THE U.S. MEDIAN FAMILY INCOME OR 115% OF THE AVG.

OF THE STATE-WIDE AND STATE NON-METRO MEDIAN FAMILY INCOMES OR 115/80THS OF THE AREA LOW-INCOME LIMIT

02/07/2013 SPECIAL PN

GUARANTEED HOUSING PROGRAM INCOME LIMITS

STATE: WASHINGTON									
----- A J U S T E D I N C O M E L I M I T S -----									
PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON*	
Tacoma, WA HUD Metro FMR Area									
VERY LOW INCOME	25100	28700	32300	35850	38750	41600	44500	47350	
LOW INCOME	40150	45900	51600	57350	61950	66550	71100	75700	
MOD.INC-GUAR.LOAN	82450	82450	82450	82450	108850	108850	108850	108850	
Spokane, WA MSA									
VERY LOW INCOME	22050	25200	28350	31450	34000	36500	39000	41550	
LOW INCOME	35200	40250	45250	50300	54300	58350	62350	66400	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	
Wenatchee-East Wenatchee, WA MSA									
VERY LOW INCOME	20550	23500	26450	29350	31700	34050	36400	38750	
LOW INCOME	32850	37550	42250	46950	50700	54450	58200	61950	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	
Yakima, WA MSA									
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900	
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	
Adams County, WA									
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900	
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	
Clallam County, WA									
VERY LOW INCOME	20350	23250	26150	29050	31400	33700	36050	38350	
LOW INCOME	32550	37200	41850	46500	50200	53950	57650	61400	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	
Columbia County, WA									
VERY LOW INCOME	20600	23550	26500	29400	31800	34150	36500	38850	
LOW INCOME	32950	37650	42350	47050	50800	54600	58350	62100	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	
Ferry County, WA									
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900	
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	
Garfield County, WA									
VERY LOW INCOME	20800	23750	26700	29650	32050	34400	36800	39150	
LOW INCOME	33200	37950	42700	47450	51250	55050	58850	62650	
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850	

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GUARANTEED HOUSING PROGRAM INCOME LIMITS

STATE:WASHINGTON

----- A J U S T E D I N C O M E L I M I T S -----

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON*
Grant County, WA								
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Grays Harbor County, WA								
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Island County, WA								
VERY LOW INCOME	27250	31150	35050	38950	42050	45200	48300	51400
LOW INCOME	43600	49850	56050	62300	67300	72250	77250	82250
MOD.INC-GUAR.LOAN	89550	89550	89550	89550	118200	118200	118200	118200
Jefferson County, WA								
VERY LOW INCOME	22300	25500	28700	31850	34400	36950	39500	42050
LOW INCOME	35650	40750	45850	50950	55050	59100	63200	67250
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Kittitas County, WA								
VERY LOW INCOME	22800	26050	29300	32550	35200	37800	40400	43000
LOW INCOME	36450	41700	46900	52100	56250	60450	64600	68750
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Klickitat County, WA								
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Lewis County, WA								
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Lincoln County, WA								
VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Mason County, WA								
VERY LOW INCOME	21150	24200	27200	30200	32650	35050	37450	39900
LOW INCOME	33800	38650	43450	48300	52150	56050	59900	63750
MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850

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GUARANTEED HOUSING PROGRAM INCOME LIMITS

STATE: WASHINGTON		----- A J U S T E D I N C O M E L I M I T S -----								
P R O G R A M		1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON*	
Okanogan County, WA		VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
		LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
		MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Pacific County, WA		VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
		LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
		MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Pend Oreille County, WA		VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
		LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
		MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
San Juan County, WA		VERY LOW INCOME	23800	27200	30600	33950	36700	39400	42100	44850
		LOW INCOME	38000	43450	48850	54300	58650	63000	67350	71700
		MOD.INC-GUAR.LOAN	78050	78050	78050	78050	103050	103050	103050	103050
Stevens County, WA		VERY LOW INCOME	20100	23000	25850	28700	31000	33300	35600	37900
		LOW INCOME	32150	36700	41300	45900	49550	53250	56900	60600
		MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Wahkiakum County, WA		VERY LOW INCOME	21900	25000	28150	31250	33750	36250	38750	41250
		LOW INCOME	35000	40000	45000	50000	54000	58000	62000	66000
		MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Walla Walla County, WA		VERY LOW INCOME	20800	23750	26700	29650	32050	34400	36800	39150
		LOW INCOME	33200	37950	42700	47450	51250	55050	58850	62650
		MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850
Whitman County, WA		VERY LOW INCOME	22650	25900	29150	32350	34950	37550	40150	42750
		LOW INCOME	36250	41400	46600	51750	55900	60050	64150	68300
		MOD.INC-GUAR.LOAN	74900	74900	74900	74900	98850	98850	98850	98850

\* ADD 8% OF 4 PERSON LIMIT FOR EACH PERSON IN EXCESS OF 8 PERSONS

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53 WASHINGTON

-----METROPOLITAN AREA-----

-----Counties of FMR AREA within STATE-----

Bellingham, WA MSA - 13380	
Bellingham, WA MSA - METRO13380M13380	073-Whatcom
Bremerton-Silverdale, WA MSA - 14740	
Bremerton-Silverdale, WA MSA - METRO14740M14740	035-Kitsap
Kennewick-Pasco-Richland, WA MSA - 28420	
Kennewick-Pasco-Richland, WA MSA - METRO28420M28420	005-Benton, 021-Franklin
Lewiston, ID-WA MSA - 30300	
Lewiston, ID-WA MSA - METRO30300M30300	003-Asotin
Longview, WA MSA - 31020	
Longview, WA MSA - METRO31020M31020	015-Cowlitz
Mount Vernon-Anacortes, WA MSA - 34580	
Mount Vernon-Anacortes, WA MSA - METRO34580M34580	057-Skagit
Olympia, WA MSA - 36500	
Olympia, WA MSA - METRO36500M36500	067-Thurston
Portland-Vancouver-Hillsboro, OR-WA MSA - 38900	
Portland-Vancouver-Hillsboro, OR-WA MSA - METRO38900M38900	011-Clark, 059-Skamania
Seattle-Tacoma-Bellevue, WA MSA - 42660	
Seattle-Bellevue, WA HMFA - METRO42660MM7600	033-King, 061-Snohomish
Tacoma, WA HMFA - METRO42660MM8200	053-Pierce
Spokane, WA MSA - 44060	
Spokane, WA MSA - METRO44060M44060	063-Spokane
Wenatchee-East Wenatchee, WA MSA - 48300	
Wenatchee-East Wenatchee, WA MSA - METRO48300M48300	007-Chelan, 017-Douglas
Yakima, WA MSA - 49420	
Yakima, WA MSA - METRO49420M49420	077-Yakima

-----NONMETROPOLITAN COUNTIES-----

001-Adams	009-Clallam	013-Columbia	019-Ferry	023-Garfield
025-Grant	027-Grays Harbor	029-Island	031-Jefferson	037-Kittitas
039-Klickitat	041-Lewis	043-Lincoln	045-Mason	047-Okanogan
049-Pacific	051-Pend Oreille	055-San Juan	065-Stevens	069-Wahkiakum
071-Walla Walla	075-Whitman			