

# FNMA AMI and WHEDA Compliance Income Limits

County (City)	FNMA 80% AMI	WHEDA Household Compliance Income Limits						Down Payment Assistance	
	<b>QUALIFYING INCOME ONLY!</b> (To determine rate and MI coverage) Effective 6/05/21**	Conventional BOND- FTHB, VALOR, MCC				Conventional & FHA			
		Effective June 15, 2022						Effective June 15, 2022	
		non-target		target		non-target		1-2	3+
		1-2 Person	3+	1-2	3+	1-2	3+		
Adams	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850	DETERMINED BY THE FIRST MORTGAGE PROGRAM	<b>STOP USE CAPITAL ACCESS INCOME AND PURCHASE PRICE LIMITS FOR 1ST AND DPA</b>
Ashland	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Barron	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Bayfield	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Brown	\$64,080	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Green Bay*	-	-	-	\$109,200	\$127,400	-	-		
Buffalo	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Burnett	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Calumet	\$68,480	\$95,700	\$110,055	-	-	\$110,055	\$129,195		
Chippewa	\$64,000	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Clark	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Columbia	\$79,200	\$92,500	\$106,375	-	-	\$106,375	\$124,875		
Crawford	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Dane	\$79,200	\$115,300	\$132,595	-	-	\$132,595	\$155,655		
Madison*	-	-	-	\$138,360	\$161,420	-	-		
Dodge	\$62,320	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Door	\$59,200	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Douglas	\$61,040	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Superior*	-	-	-	\$109,200	\$127,400	-	-		
Dunn	\$59,040	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Eau Claire	\$64,000	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Augusta*	-	-	-	\$109,200	\$127,400	-	-		
Eau Claire*	-	-	-	\$109,200	\$127,400	-	-		
Florence	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Fond Du Lac	\$60,000	\$91,000	\$104,650	-	-	\$104,650	\$122,850		

\*Click here to view designated target areas within a city/village.

(Applicants do not have to be first-time home buyers in designated target areas.)

\*\*Effective for DO/DU Casefiles submitted on or after June 5, 2021 (AMI only).

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		Effective June 15, 2022						Effective June 15, 2022	
		non-target		target		non-target		Easy Close	Capital Access
		1-2 Person	3+	1-2	3+	1-2	3+		
Forest	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850	<b>DETERMINED BY FIRST MORTGAGE PROGRAM</b>  <b>STOP USE CAPITAL ACCESS INCOME AND PURCHASE PRICE LIMITS FOR 1ST AND DPA</b>	
Grant	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Green	\$79,200	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Green Lake	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Iowa	\$79,200	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Iron	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Jackson	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Jefferson	\$63,040	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Juneau	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Kenosha	\$72,960	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Kenosha*	-	-	-	\$109,200	\$127,400	-	-		
Kewaunee	\$64,080	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
La Crosse	\$68,080	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
La Crosse*	-	-	-	\$109,200	\$127,400	-	-		
Lafayette	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Langlade	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Lincoln	\$58,560	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Manitowoc	\$57,760	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Marathon	\$63,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Wausau*	-	-	-	\$109,200	\$127,400	-	-		
Marinette	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Marquette	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Menominee	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Partial County*	-	-	-	\$109,200	\$127,400	-	-		
Milwaukee	\$67,520	\$94,400	\$108,560	-	-	\$108,560	\$127,440		

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		Effective June 15, 2022						Effective June 15, 2022	
		non-target		target		non-target			
		1-2 Person	3+	1-2	3+	1-2	3+		
Milwaukee*	-	-	-	\$113,280	\$132,160	-	-	<b>DETERMINED BY FIRST MORTGAGE PROGRAM</b>  <b>STOP USE CAPITAL ACCESS INCOME AND PURCHASE PRICE LIMITS FOR 1ST AND DPA</b>	
Monroe	\$58,560	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Oconto	\$64,080	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Oneida	\$57,920	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Outagamie	\$68,480	\$95,700	\$110,055	-	-	\$110,055	\$129,195		
Ozaukee	\$67,520	\$94,400	\$108,560	-	-	\$108,560	\$127,440		
Pepin	\$58,160	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Pierce	\$83,440	\$117,300	\$134,895	-	-	\$134,895	\$158,355		
Polk	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Clear Lake*	-	-	-	\$109,200	\$127,400	-	-		
Portage	\$64,320	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Price	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Racine	\$61,760	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Racine*	-	-	-	\$109,200	\$127,400	-	-		
Richland	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Rock	\$58,400	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Beloit*	-	-	-	\$109,200	\$127,400	-	-		
Janesville*	-	-	-	\$109,200	\$127,400	-	-		
Rusk	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Sauk	\$60,080	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Sawyer	\$57,440	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Shawano	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Sheboygan	\$63,680	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Sheboygan*	-	-	-	\$109,200	\$127,400	-	-		
St. Croix	\$83,440	\$117,300	\$134,895	-	-	\$134,895	\$158,355		

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		Effective June 15, 2022						Effective June 15, 2022	
		non-target		target		non-target			
	1-2 Person	3+	1-2	3+	1-2	3+	Easy Close	Capital Access	
Taylor	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850	DETERMINED BY FIRST MORTGAGE PROGRAM	<b>STOP</b> USE CAPITAL ACCESS INCOME AND PURCHASE PRICE LIMITS FOR 1ST AND DPA
Trempealeau	\$58,640	-	-	\$109,200	\$127,400	\$104,650	\$122,850		
Vernon	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
La Farge*	-	-	-	\$109,200	\$127,400	-	-		
Vilas	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Walworth	\$62,960	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Washburn	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Washington	\$67,520	\$94,400	\$108,560	-	-	\$108,560	\$127,440		
Waukesha	\$67,520	\$94,400	\$108,560	-	-	\$108,560	\$127,440		
Waukesha*	-	-	-	\$113,280	\$132,160	-	-		
Waupaca	\$59,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Waushara	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Winnebago	\$62,000	\$91,000	\$104,650	-	-	\$104,650	\$122,850		
Wood	\$57,440	\$91,000	\$104,650	-	-	\$104,650	\$122,850		

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## WHEDA Purchase Price and Loan Limits

First-Time Home Buyer, MCC, VALOR Purchase Price Limits			
Non-Target Area		Target Area	
Effective June 15, 2022		Effective June 15, 2022	
1 Unit	2-4 Unit	1 Unit	2-4 Unit
\$349,525	\$447,542	\$427,198	\$546,995

FHA Loan Limits			Conventional Loan Limit
Effective January 1, 2022			
County	1 Unit	2 Unit	\$647,200
Pierce	\$448,500	\$574,150	
St. Croix	\$448,500	\$574,150	
<b>All Other Counties</b>	\$420,680	\$538,650	