



# Budget to ensure you're comfortable with a mortgage payment.



Utilize your net pay (what you actually clear each month from your pay check). Realtors will qualify you on your gross pay (which is your annual income divided by 12). This is not a true picture of readily available income.

Take your annual net pay and divide it by 12 months. Utilize this monthly number to deduct set expenses you have each month as follows:

Auto loan	\$	Cable/Internet	\$
Credit card	\$	Student loan	\$
Credit card	\$	Student loan	\$
Credit card	\$	Groceries	\$
Credit card	\$	Daycare	\$
Electric bill	\$	Car insurance	\$
Gas bill	\$	Subscriptions	\$
Other bills	\$	Misc.	\$

The income that remains after all of these deductions is what you truly have to put towards a mortgage payment.