

# CALVERT HOME MORTGAGE INVESTMENT CORPORATION

## Monthly household budget worksheet

**EXPENSES**

**INCOME**

Rent/mortgage \$ \_\_\_\_\_

Net (take-home) pay #1 \$ \_\_\_\_\_

Property tax/insurance \$ \_\_\_\_\_

Net (take-home) pay #2 \$ \_\_\_\_\_

Home maintenance \$ \_\_\_\_\_

Net overtime \$ \_\_\_\_\_

Electricity \$ \_\_\_\_\_

Pension, Social Security \$ \_\_\_\_\_

Heating \$ \_\_\_\_\_

Benefits \$ \_\_\_\_\_

**Total Housing Expenses** \$ \_\_\_\_\_

Investment earnings \$ \_\_\_\_\_

Public assistance \$ \_\_\_\_\_

Food \$ \_\_\_\_\_

Alimony/child support \$ \_\_\_\_\_

Clothing \$ \_\_\_\_\_

Other income \$ \_\_\_\_\_

Childcare/tuition \$ \_\_\_\_\_

**TOTAL NET MONTHLY INCOME** \$ \_\_\_\_\_ (A)

Car loan(s) \$ \_\_\_\_\_

**TOTAL MONTHLY EXPENSES** \$ \_\_\_\_\_ (From B)

Car insurance/tax \$ \_\_\_\_\_

Gas and oil \$ \_\_\_\_\_

**INCOME AFTER EXPENSES** \$ \_\_\_\_\_ (A-B)

Car repairs \$ \_\_\_\_\_

Health care \$ \_\_\_\_\_

Credit card #1 \$ \_\_\_\_\_

Credit card #2 \$ \_\_\_\_\_

Credit card #3 \$ \_\_\_\_\_

Other loan payments \$ \_\_\_\_\_

Alimony/child support \$ \_\_\_\_\_

Entertainment \$ \_\_\_\_\_

Telephone \$ \_\_\_\_\_

Cable \$ \_\_\_\_\_

Insurance (other) \$ \_\_\_\_\_

Savings Contribution \$ \_\_\_\_\_

Emergency fund \$ \_\_\_\_\_

Other \$ \_\_\_\_\_

**Total Non-Housing Exp.** \$ \_\_\_\_\_

**TOTAL MONTHLY EXPENSES** \$ \_\_\_\_\_ (B)

## UNDERSTANDING YOUR CREDIT

*Establishing and maintaining good credit is an important part of your personal and financial future.* It can help open doors for you or it may keep you from being in control of your finances. A variety of businesses make decisions affecting your future based on your credit history. Banks and other lenders consider your credit report when reviewing applications for mortgages, revolving lines of credit, or other loans. Your credit report may also be reviewed when you apply for auto insurance or homeowner's insurance, or even a cellular phone. That's why it is so important to establish a positive credit history.

If you have ever taken out a loan, used a credit card or taken advantage of a “buy now, pay later” offer, you will have a credit history. Your credit report tells the story of that history and is one of the main tools lenders use to decide whether or not to give you credit. Credit reporting agencies use a mathematical formula to determine your credit score. This formula takes into account various factors about how you use your credit, such as:

- Your payment history, whether you pay on time, or how often, and how often you are late;
- Your outstanding debts, the balance and limit;
- The number of inquiries (the less there are, the better for your credit score);
- The type of credit you are using, and seeking; and,
- Any collection or bankruptcy or foreclosure recorded against you.

### **HERE ARE SOME TIPS ON IMPROVING YOUR CREDIT SCORE:**

- **Pay your debts in full every month.** Pay as much or all of your balances off every month, and if this isn't possible, pay at least the minimum payment on your monthly statement.
- **Don't go over your credit limit on your credit card.** Try to keep your balance well below the limit. The higher your balance, the more negative the impact will be on your credit score.
- **Always pay your bills on time.** Although the payment of your utility bills, such as phone, cable and electricity are not recorded in your credit report, some cell phone companies may report late payments to the credit reporting agencies, which will affect your score.
- **Reduce the number of credit applications you make.** If too many potential lenders ask about your credit it will have a negative effect on your score. However, your score does not change when you ask for information about your own credit report.
- **Make sure you have a credit history.** You may have a low score because you do not have a record of owing money and paying it back. You can build a credit history by using a credit card wisely.
- **Pay off collections.** If you have collections that you still owe, pay them off as quickly as possible. If you have a dispute regarding money owed, it may be wise to pay first and resolve afterwards. Disputing a bill or payment can cause you more problems than it is worth. A dispute on a \$300.00 phone bill, may cause your financial institution to give you a higher rate that can cost you thousands.
- **Live within your means.** Making purchases on your credit card that you cannot afford is equivalent to paying 18 to 24% more for something than everyone else. Reduce your costs and save by avoiding and reducing credit card balances.

Get copies of your credit report and credit score from both Equifax and Trans Union as different companies will use different reporting agencies and you should ensure your information is correct on both reports:

**Equifax Canada**  
**National Consumer Relations**  
P.O. Box 190, Station Jean-Talon,  
Montreal, Quebec H1S 2Z2  
Tel: (toll-free): 1-800-465-7166  
Fax: (514) 355-8502  
Email: [consumer.relations@equifax.com](mailto:consumer.relations@equifax.com)  
Website: [www.equifax.ca](http://www.equifax.ca)

**TransUnion Canada**  
**Consumer Relations Centre**  
P.O. Box 338, LCD 1  
Hamilton, Ontario L8L 7W2  
Tel: (toll-free): 1-866-525-0262  
Fax (905) 527-0401  
Website: [www.transunion.ca](http://www.transunion.ca)