

Foreclosure

If you are facing the possibility of a foreclosure, avoid falling prey to fraudulent companies offering foreclosure assistance. You may receive notices in the mail offering you 'pre-approved' or 'guaranteed' credit on your home.

The BBB recommends that you check the background of the company mailing such notices. Do not assume that the information in the notice is legitimate or guaranteed.

If documents are included with the notice, it is important that you do not sign anything that you do not fully understand. Consider calling your current mortgage company to ask them any questions you have regarding foreclosure. Most lenders are willing to explore every possible option with you in order to avoid foreclosure. However, it is important that you contact your mortgage company as soon as problems occur and not wait until the last possible minute.

You can also contact a counseling agency approved by the U.S. Department of Housing and Urban Development (HUD) by calling 1-800-569-4287 or visiting their website at www.hud.gov. Counselors can help assess your financial situation, prioritize debts, determine options, and help negotiate with your lender. They also have information on services and programs that may help you. These services are usually free of charge depending on your location.