



MORE THAN JUST A LENDER

UMF DEVELOPMENT FUND LOAN PROGRAM



Since 2006, the UMF Development Fund Loan Program has met a need for easier, low-interest loans without upfront costs or prepayment penalties. Loans are available to United Methodist churches and related organizations across the two Carolinas.

6%

The borrower rate is evaluated quarterly and may be adjusted based on market conditions. Our goal has been, and continues to be, to offer a favorable-rate loan that is below that of a commercial loan.

Types of eligible projects

- Land acquisition
- Building expansion
- Existing loan refinancing
- New construction
- Renovations and other projects

Features of a loan

- Low-interest rate (variable)
- No origination fees
- No appraisal required
- 15-year amortization period
- No prepayment penalties
- Loan amounts as low as \$50,000

Getting started

- Contact our office and we will guide you through the process. Loan applications are received and evaluated on a rolling basis by the UMF Development Fund Loan Team after a thorough review of each application.



Why the Foundation?

- Nonprofit ministry dedicated to Building the Church for Generations to Come.
- Maximum returns in a sustainable, socially responsible investment portfolio.
- Staff and leadership who deeply understand the needs of ministries and donors.



Start a conversation

A.J. Thomas

Director of
Client Relations
ajthomas@umfwnc.org
(704) 817-3990



METHODISTS HELPING METHODISTS

UMF DEVELOPMENT FUND



The UMF Development Fund is the Foundation's only fund option open to individual investors in addition to churches and related institutions. It's a low-risk option for funds you would otherwise place in a savings account, certificate of deposit, or money market. With as little as \$1,000, you enjoy a competitive rate of return with minimal risk.

4% The investor rate (compounded monthly) is evaluated quarterly and may be adjusted based on market conditions.

Investing in the Connection

- Your funds provide low-interest loans to qualified United Methodist churches and organizations across the two Carolinas. While receiving a good return on your investment, you also embody the spirit of Methodists helping Methodists.

Features of your investment

- Competitive rates of return with minimal risk
- Monthly-compounded interest
- No administrative fee
- No penalty for early withdrawal of funds
- Simple application and account creation process

Things to know

- A 12-month minimum investment is requested as a courtesy, but there is no penalty for early withdrawal.
- The fund does not include a fixed-rate option and there is no minimum interest rate that must be paid by the Foundation.



Investor Spotlight:

Celia Phelps UMC Greensboro

An investment in the UMF Development Fund made good sense for Celia Phelps UMC of Greensboro.

It's a safe place to earn interest while the congregation imagines what's next.

"We looked at different financial institutions to see what they could do," said Charlie Moore, finance committee member.

"When we talked to the Foundation, we found the best deal. And it's keeping it in the Methodist family."