

News from the

Front Porch

Winter 2012 - Brought to you quarterly by McCue Mortgage



Fun Family Activities Go Skating & More

Where: Lyman Orchard, **Lyman's 40th Annual**
Middlefield, CT

Visit their website for discount coupons, specials and times. And if you have a valid military ID, you can skate for the lowest published price every day!
Winterfest!
Sat. & Sun.,
Feb. 25 & 26, 2012

Ice Skating in Danbury Where: Danbury Arena, One Independence Way
January - March 2012

Go to www.danburyice.com to print a coupon for one free admission with one paid admission for skating at the Danbury Arena.

Where: Leitner Family Observatory and Planetarium,
355 Prospect St., New Haven CT

Weather permitting, the telescopes at the observatory will be set up for public viewing after the planetarium show, starting at about 7 pm. The best way to check the weather at the observatory is to look at the Clear Sky Clock for the Leitner Observatory. Blue squares mean clear skies, white squares indicate cloudy skies. You do not have to attend the planetarium show to attend public observing-- the telescopes are available if the skies are clear. Free and open to the public.

Public Observing and Stargazing!
Tuesdays in February:
7p.m. - 8p.m.

Ice Skating in New Haven Where: Walker Rink at Blake Field
January - March 2012

The City of New Haven Parks & Recreation department offers skating for just \$4/\$5 (resident/non-resident), and \$4 skate rentals, through March. For more information visit www.cityofnewhaven.com/Parks/ParksInformation/walker.asp

Where: Noah Webster House: 227 S. Main Street, West Hartford, CT

See the beauty of the home by candlelight, hear tales of Webster's life and see the garret (the home's historic attic). Reservations required. Cost: \$10 adults, \$7 ages 5 and up. Age 4 and under are free. Phone: 860-521-5362

Candlelit Tour of the Noah Webster House

February 10th
5:30 p.m., 6:30 p.m., 7:30 p.m.

Ice Skating in West Hartford Where: Veteran's Memorial Rink: 56 Buena Vista Road
Now - March 10, 2012

Visit their website for discount coupons, specials and times. And if you have a valid military ID, you can skate for the lowest published price every day!



www.mccuemortgage.com
1.800.382.0017

2012 is the year of being financially fit at McCue Mortgage.

It's an exciting time at McCue Mortgage and I see 2012 as a year of revitalization and stability for our company and our customers. We've spent much of the last year working on better ways to serve our customers and help those having difficulty find solutions and affordable options.

You may have noticed a new and improved mccuemortgage.com. The website was built with you in mind. Now it's easier than ever to learn about the latest products and industry news, refinancing options and of course, find the best way to answer questions about your account with us. Please explore the new site and share your thoughts with us.

In this issue, we also celebrate the addition of six new mortgage loan originators to the McCue Mortgage team. They had to endure months of training and testing to obtain their state and national certifications. We are very proud of their efforts and excited to have them as part of the "McCue family".

As part of our initiative to help customers focus on "financial fitness" in 2012, we are starting a program to help keep you financially on track. We call it the "First of the Month Club" and it will be your chance to win a free mortgage payment. Sign up for our email list on our website for more details on how to participate.

Pay special attention to the article that explores the effects that missed payments have on your overall credit score and what can be done to stay on track.

I hope 2012 will be a year of happiness, health and prosperity for all of us.

William J. McCue
President, McCue Mortgage



Jordan Boss wins "Sing Our Jingle" Facebook contest!

In honor of International Sing Out Day, we gave our customers, friends and followers the chance to win a \$50 Visa gift card by singing our jingle! Contestants had one day to record and post their videos to our Facebook wall. Jordan Boss and his piano accompaniment won with their rendition! Visit us on Facebook to listen in!

Estate Planning Before It's Too Late

Attorney Michael Trella shares insight on one of the most important ways to protect your assets...

One of the most common questions I'm asked during closings is "What will happen to my house if something happens to me, my spouse, or us both?" My answer usually varies based upon several factors including the client's answer to the dreaded follow-up question of "What does your Will say?"

resolution for any questions regarding the final wishes of the deceased. A Will can also include instructions for guardians in situations involving minors and additional items to be bequeathed.

More times than not, I can already tell by the blank looks I get in return that they don't have a plan. The idea of drawing up a Will can be intimidating, it forces you to plan for situations that you hope never happen and many are concerned about the costs associated with the process. Estate planning doesn't have to be any of those things, if done correctly.

For the single individual, options are limited. A Will is necessary to determine wishes regarding distribution of personal effects and any real estate owned at the time of their death. A single individual who dies without a Will can expect to have their final estate controlled by Connecticut and can incur extensive Probate Court costs. Therefore, a Will and the way in which a single person holds title to the property becomes crucial for distribution of assets, taxes, and maintenance of the property after the owner is deceased. A Will would also provide the answers to any questions such as who the owner wanted to inherit their interest in the property.

A basic estate plan consists of a Will, Advance Directives (Living Will) and a Durable Power of Attorney. Clients will say "I don't own anything" or "My family knows what to do with my stuff," but a basic estate plan can ensure your final wishes are followed and avoid additional complications at an already difficult time for your family.

If you haven't considered the necessity of estate planning, now is the time to get started.

In the State of Connecticut, there are several ways that both married couples and individuals can protect ownership of a home and its distribution upon the death of the owner.

For additional information on estate planning, Attorney Michael Trella can be contacted by phone at 860-229-0369 x-410 or mtrella@emslaw.com

Most married couples hold title to their real estate as "Joint Tenants with the Right of Survivorship" meaning the survivor of the married couple would receive 100% of the ownership upon the death of the other spouse. Although this is the default in Connecticut for married couples, a Will is the recommended document to provide direction and



Protect Your Home From Water Heater Damage

How old is your hot water heater? The average lifespan for a hot water heater is 7-10 years, with higher-quality models lasting up to 13-15 years - and the cost to replace one will run you between \$3,000 and \$5,000. But the biggest problem with traditional tank-style water heaters is this: when they die, you usually discover the flood in your basement first. Water heaters typically hold 30-50 gallons of water - and all of it can leak out on your basement floor when the water heater goes, requiring an extensive clean up and often ruining stored items, carpeting, and more.

But there is an easy and relatively inexpensive way to avert a water heater flood - by installing a catch basin (a circular pan that goes under the tank) and flow sensor (a float that detects the leak and turns off the water). The sensor and pan together cost \$100 - \$200 plus installation - a small price to pay for peace of mind!

It is possible to install a sensor yourself - but it isn't easy. Only try it if you are able to tackle difficult home maintenance projects. You'll need to turn off and drain the tank, turn off and disconnect the oil or gas lines, cut the hot and cold water pipes and disconnect the flue, lift the tank (to slide the pan under), and then reconnect all of the above. This process involves re-joining and soldering the water pipes and attaching the sensor, which also requires some soldering. You can find a very helpful step-by-step "how to" video at <http://www.thisoldhouse.com/toh/video/0,,1631542,00.html> - or you may prefer to call your plumber!



You've heard it before ... Pay Your Mortgage First

Now, Learn Why

New information shows that late mortgage payments can end up costing you more in the long run. For most of us, buying a home is the largest purchase we'll ever make, and as a result, your mortgage is the largest credit line you have outstanding. Big debt has big impact on your credit score, which is the history of how you have paid off debt in the past. Your past influences the costs you will have associated with borrowing in the future. That means your mortgage payment history is a big deal.

Late mortgage payments will have a greater negative impact on your credit score than a late payment on other bills, such as your car payment, credit card, or utilities. Late mortgage payments can also limit your ability to buy another home, to refinance your loan, or to take advantage of today's historically low rates. Additionally, getting behind on your loan payments can lead to short selling your home, going into foreclosure, or entering bankruptcy.

You can see from the examples on the right, that missed payments, bankruptcy, and foreclosure have significant impacts on your credit score. Many companies look at your credit score, so if you're shopping for insurance or even looking for a new job, your financial fitness and credit history is important.

If you are having trouble making your mortgage payments, start by contacting us to learn about your options. Remember, your mortgage payment is due on the 1st of each month. Waiting until the end of the grace period will run you the risk of being late if any kind of emergency comes up.

Commit to making an on-time mortgage payment your priority. It will pay off in lower costs and better credit, keeping you and your family financially fit!

Take a look at Madelyn.

Here is Madelyn, who, like most people, has a credit score of 680. The chart below demonstrates the impact on Madelyn's score when she has trouble making her mortgage payment and how long it would take for her score to come back to 680 afterwards.

Beginning Score: 680	Impact on Credit Score	New Score	Estimated time for recovery back to 680
30 Days late on Mortgage	60-80 point drop	600-620	9 months
90 Days late on Mortgage	60-80 point drop	600-620	9 months
Short Sale	50-70 point drop	610-630	3 years
Foreclosure	85-105 point drop	575-595	3 years
Bankruptcy	130-150 point drop	530-550	5 years

Source: FICO Analytics

Take a look at Joe.

Now, here is Joseph, who has very good credit, with a score of 780. The chart below demonstrates the impact on Joseph's score when he struggles to make his mortgage payments and how long it would take for his score to come back to 780 afterwards.

Beginning Score: 780	Impact on Credit Score	New Score	Estimated time for recovery back to 780
30 Days late on Mortgage	70-90 point drop	690-710	3 years
90 Days late on Mortgage	110-130 point drop	650-670	7 years
Short Sale	105-125 point drop	655-675	7 years
Foreclosure	140-160 point drop	620-640	7 years
Bankruptcy	220-240 point drop	540-560	7-10 years

Source: FICO Analytics

Did You Know?

- The sun rises and sets only once each year in the Arctic.
- Icicles form most often on the south side of buildings.
- The world record for the greatest snowfall in a 24 hour period is 76 inches in Silver Lake, CO.
- The frost formed by flat frozen crystals (like you see on your windows on very cold mornings) is called "hoar."
- Your chances of surviving an avalanche is one in four.

The Front Porch is a quarterly publication of The McCue Mortgage Company. Comments or inquiries can be sent to the publisher via mail (see below) or by email at marketing@mccuemortgage.com.

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GOT A CLUE?

You could win a free mortgage payment!

What percentage of fresh snow is composed of air?

- A. 60%
- B. 70%
- C. 80%
- D. 90%

E-mail your answer to: puzzle@mccuemortgage.com and include your name, loan number, address and phone number. Remember to play the puzzle every issue to increase your odds of winning. We take all the correct answers and select a winner each November. The winner will receive a check equal to a full month's mortgage payment courtesy of McCue Mortgage. The winner will be notified and published in The Front Porch. You must be a McCue Mortgage customer to win.

Last Issue's Answer: Johnny Appleseed was the nickname for John Chapman, who was known for planting apple seeds in what three US states? Answer: (D) Ohio, Indiana, and Illinois

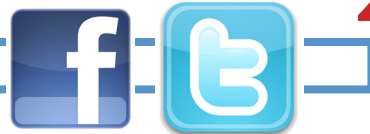




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www.mccuemortgage.com

This winter marks the launch of our **re-designed** website: mccuemortgage.com. We are here for you and your mortgage financing needs, so please **connect with us**. Let us know how we can help you, what you would like to know more about, and how we can serve you better. We're on Twitter and Facebook and are ready to listen!



IT'S TIME to Announce: **McCue Mortgage Welcomes Six New Originators!**

McCue Mortgage is proud to announce the addition of six new mortgage loan originators (shown from left to right). Dennis Smith of Litchfield, CT, Eileen Chernasky of Westerly, RI, Jill Carini of East Lyme, CT, Keith Turner of New London, CT, Matt Souto of Middletown, CT and Lou Lopez of Fairfield, CT, all passed their National Mortgage Licensing Exams in November 2011, qualifying them to originate loans on behalf of McCue Mortgage. As of December, they have completed the auxiliary training program instituted by McCue Mortgage.

Mortgage loan originators are required by state and federal law to complete a strict curriculum of book work, field time and training before they are allowed to prepare mortgages on their own. McCue Mortgage's auxiliary program surpasses this requirement.

"The training program at McCue Mortgage is modeled after some of the top programs in the country," said Jesse Gnazzo, Sales Manager for McCue Mortgage. "In order to meet the needs of our customers, mortgage professionals have to be trained in all areas of the industry." For all employees at McCue Mortgage, training doesn't end at certification. Workshops and tutorials in customer service, industry standards and mortgage origination technology are continuously held at the company to stay ahead of the learning curve, making it possible for customers to have the very best options for loan products and quality service.

Contact an originator today to learn more about financing and re-financing options.

