

6. Essex County Foreclosure Defense Lawyer

Helping You Avoid Foreclosure

The burst of the housing bubble in 2008 has put many people in New Jersey in an untenable situation. Your mortgage may now cost more than your house is worth, putting you in the position of being "upside down" on your loan. You may have been offered an amazing deal on a mortgage and now find it isn't as good as it seemed at the time or that your payments are no longer affordable. Or you may have lost your job in the economic downturn and fallen behind on your payments.

None of these situations are your fault. You have the right to defend yourself against the mortgage company. You may have been the victim of predatory lending or mortgage fraud. Whatever your situation, we can help you try to save your home or, at the very least, help you get out from under your loan with as little damage to your credit as possible.

Call the Law Offices of Christopher T. Howell at 973-259-1122 or contact us online to speak with our lawyer about your options.

Bloomfield Attorney Handling Short Sales

If your mortgage lender is threatening foreclosure, you need to act immediately to prevent it from carrying out that threat. Ninety-five percent of all foreclosures go unchallenged. In a time when banks are acting fraudulently and issues of missing documents and "robo-signing" have brought to light the mess lending institutions have made, you should not have to be victim to their bad behavior. Contact Christopher Howell now to stop foreclosure proceedings.

There are many options for preventing foreclosure on your home. These include:

- Loan modifications
- Suing your mortgage lender
- Counterclaims of predatory lending and mortgage fraud
- Deed in lieu of foreclosure
- Short sale

Working with our attorney right away will lessen the amount of overall damage to your credit, finances and life in general. Having a foreclosure on your record will affect your ability to get a loan in the future. The more we can do early in the process, the less likely it will be that your credit will be ruined and greater the possibility that we can keep you in your home.

Contact our Essex County foreclosure defense attorney, at 973-259-1122 to schedule an initial consultation. Se habla español.

7. Essex County Lawyer Handling Short Sales

Helping You Get Out From Under a Heavy Load

During the subprime mortgage crisis, many people ended up with homes they cannot now afford. Whether it is because you originally bit off more than you can really chew in terms of the amount of your loan, you lost your job during the economic downturn and can no longer afford to pay for your home, you were a victim of predatory lending, or your house is now worth substantially less than the amount you paid for it, a short sale may be the best option for you.

A short sale allows you to work with the lender to sell your home at a lower price than the amount you currently owe. The remainder is called a "deficiency," and you can be held liable for that amount.

Christopher Howell will work with you and your lender to arrange for a short sale of your home. This will do less overall damage to your credit and will allow you to get out from under your mortgage without going through foreclosure. There are fewer fees and penalties involved with a short sale, so it is to your advantage, and to the lender's advantage, to make this happen.

Call our Essex County attorney handling short sales at 973-259-1122 or contact us online to get more information on short sales. Se habla español.

Bloomfield Foreclosure Defense Attorney

It is important to have an experienced lawyer by your side when dealing with your lender. With all of the mortgage fraud going on in the past decade, having the advice of someone who knows the laws and regulations of the mortgage industry will help you avoid being taken advantage of. In a New Jersey short sale, the lender can bring a **deficiency judgment** against you, which means you would have to pay the difference between the amount of the short sale and the amount of your original mortgage. Our attorney will work with your lender to negotiate a **waiver** so you are not held liable for that difference.

Contact the Law Offices of Christopher T. Howell at 973-259-1122 to schedule your free initial consultation today. We can help you get your life back on track.

8. New Jersey Lawyer for Predatory Lending Cases

Helping You Recover From the Housing Market Scandal

The subprime mortgage market turned out to be fertile ground for unscrupulous lenders. Many different scams and illegal practices were carried out during high times for the housing market. Now homeowners are finding that they are victims of these abusive practices and don't know what to do.

It has been several years since all of this was originally investigated and many of the perpetrators are being brought to justice. If you believe you may have been caught up in a case of lender fraud, we may be able to help. Depending on when you purchased your home, you may be able to sue the lender for improper practices. If you are too far behind on your current mortgage, we will help you get out from under it so you can rebuild your credit and start over.

To speak with our New Jersey attorney for predatory lending cases call 973-259-1122 or contact us online. Se habla español.

Essex County Mortgage Fraud Attorney

The department of Housing and Urban Development (HUD) conducted investigative forums to uncover the practices of abusive lenders. They found a system rife with misuse. Practices included:

- Predatory marketing schemes
- Home improvement scams
- Mortgage broker fees and kickbacks
- Steering borrowers to high-rate lenders, regardless of their credit
- Lending regardless of the borrower's ability to pay
- Charging high points for buy-downs that do not benefit the borrower
- Balloon payments
- Negative amortization
- Credit insurance and insurance packing
- Padding closing costs
- Spurious open ended mortgages
- Paying off low-interest mortgages in order to assume their costs at a higher rate
- Paying off forgivable loans and non-interest loans in order to assume their costs at a higher rate
- Shifting unsecured debt into mortgages
- Flipping loans, usually not to a homeowner's advantage
- High pre-payment penalties
- Foreclosure abuse

If you think you may have been the victim of any of these schemes call our lawyer, Christopher Howell now. We can help you pursue justice or undo some of the damage done to your financial life.

Contact the Law Offices of Christopher T. Howell at 973-259-1122 to schedule an initial consultation.