

From: Al Hedrick [al_hedrick@msn.com]

Sent: Friday, October 15, 2010 10:31 AM

To: !FHFA REG-COMMENTS

Subject: Guidance on Private Transfer Fee Covenants No. 2010-N-11

Dear Mr. Pollard, I am a small business person in Colorado, and I am writing to express my OPPOSITION to the above guidance. Private transfer fees would provide important funding for my business. They would help pay my mortgage and lower my mortgage overall. In addition, the fee is always paid by a buyer who willingly agrees to pay the fee. Transfer fees have been used for years in a number of towns here in Colorado. Mortgage lenders always receive a title policy, and the transfer fee is paid at closing, at which point the mortgage is paid off. As such, transfer fees present no risk to lenders. I ask you to reject the proposed guidance. Sincerely, Al Hedrick