



PROGRAM BULLETIN #21-1404

TO: Developers, Owners and Management Agents Representing Owner's Interest in Housing Tax Credit Developments

FROM: Robert D. Collier *RDC*
Senior Vice President of Program Compliance

DATE: April 14, 2021

SUBJECT: **2021 Income and Rent Limits Schedule for the State of Mississippi**

This program bulletin is to assist owners of tax credit properties in ensuring that all Housing Tax Credit (HTC) developments are in compliance with the regulatory requirements of Section 42, as amended, of the Internal Revenue Code, with respect to the verification of total household gross incomes and maximum rent restrictions.

Attached are the 2021 Multifamily Tax Subsidy Project (MTSP) and HERA Special Income and Rent Limit schedules for the State of Mississippi, by county that were issued April 1, 2021 by the Department of Housing and Urban Development (HUD).

Also, attached and established under The Housing and Economic Recovery Act (HERA) of 2008 and issued by HUD are the 2021 National Non-metropolitan Income and Rent Limits. Rural projects may use the greater of the MTSP or national non-metropolitan income limits. This revision is not applicable for HTC developments financed with tax exempt bonds, located in an ineligible area or in a county that is a part of a metropolitan statistical area.

Please circulate the schedules immediately to the appropriate development site manager(s) as the implementation deadline is May 15, 2021, 45 days of HUD's release date.

For additional information or questions regarding the attached schedule, you may contact the Compliance Division at 601.718.4642.

SPECIAL NOTE: *Effective May 14, 2010, HUD eliminated its hold harmless provision whereby leaving tax credit and tax-exempt bond projects reliant on the HERA IRS 2008 hold-harmless rule in the Internal Revenue Code as well as IRS rent floor election under Rev. Proc. 94-57. The IRS hold-harmless rule is implemented on a project basis instead of a county basis which means projects that are across the street from each other within the same county, buildings within the same property, and/or properties/buildings/projects with different types of financing may have different rent and income limit calculations. For more guidance regarding implementation, refer to the attached Explanation of Income & Rent Limit Schedule Usage.*

Attachments

SPECIAL NOTE: Use of this worksheet is limited only to owners of qualified housing credit developments. Due to the hold harmless provision of HERA legislation, the development's income and rent limit are protected from a decrease in the Area Median Gross Income. Effective 5/14/2010, owners may compare all applicable income limits sets for each year beginning with the first income limits available at the development's PIS date to determine the highest limit available for use.

The following steps may be used to assist an owner/manager in determining which income and rent limits set (MTSPs, HERA Special or National Non-Metro) may be utilized by an owner at his/her tax credit project.¹

Step 1. Enter the placed in service (PIS) date for the first building in the project.

1.	
----	--

Step 2. Enter "MTSP" on line 2 unless development is considered a GO ZONE² project.

2.	
----	--

Step 3. Is the date listed in step 1, prior to January 1, 2009 AND is the development located in an impacted county (notated by an asterisk on the income and rent limit schedule)?

3.	
----	--

If yes, this development may use the HERA Special Income Limits to qualify households for the HTC program. Enter "HERA" on line 3.

If no, proceed to step 4.

NOTE: GO Zone projects are not eligible to utilize the HERA limits; skip step 3 and proceed to the next question.

Step 4. Is this development located in a qualified "rural" area³ or considered a GO Zone project?

4.	
----	--

If yes, this development may use the National Non-metro Income Limits to qualify households for the HTC program.⁴ Enter "National NM" on line 4. Proceed to next question.

If no, this development is NOT allowed to use the national non-metro income limit set to qualify households for the HTC program. Proceed to next question.

NOTE: National NM is not applicable for tax-exempt bond developments.

Step 5. Enter on line 5 the answers from lines 2, 3, and 4. This indicates ALL income and rent limit set(s) available to this development.

5.	
----	--

Step 6. Enter on line 6 the Fiscal Year for the limits in effect as of the PIS date listed on line 1.

6.	
----	--

NOTE: If date listed on line #1 is prior to 1/1/2009, enter 2009 on line 6. Otherwise, FY based on date reflected on line 1.

Step 7. Beginning with the year listed on line 6 and continuing to the present, pull ALL income and rent limit sets available for use at the development as listed on line 5. Enter on line 7 the highest income limit set and year reviewed.

7.	
----	--

This is the current applicable income and rent limit set for the development.

NOTE: Developments, if applicable, may also refer to its Rent Floor Election for consideration of the highest applicable rent limit.

¹ A project is defined by an owner's designation as reported to the IRS on form 8609, line 8b, including the completion and submittal of the required attachment(s) to the IRS.

² Projects located in a non-metro county of the GO Zone area placed in service in 2006, 2007 and 2008.

³ A rural project is one of which meets the requirements as defined in Section 520 of the Housing Act of 1949. Said developments are eligible to use the national non-metro median income as allowed under HERA.

⁴ If development is located in one of the non-metropolitan counties that include ineligible areas (Lauderdale, Lee, Lowndes, Warren and Washington), written approval from MHC is needed before use of the National NM limits.

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD											MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
ADAMS	36,600	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
ALCORN	50,900	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
AMITE	47,200	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
ATTALA	45,900	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
BENTON	49,900	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
BOLIVAR	40,300	30%	12,276	14,025	15,774	17,523	18,942	20,328	21,747	23,133	306	328	394	455	508	561
		40%	16,368	18,700	21,032	23,364	25,256	27,104	28,996	30,844						
		50%	20,460	23,375	26,290	29,205	31,570	33,880	36,245	38,555	511	547	657	759	847	935
		60%	24,552	28,050	31,548	35,046	37,884	40,656	43,494	46,266	613	657	788	911	1,016	1,122
CALHOUN	47,100	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
CARROLL	57,300	30%	12,060	13,770	15,480	17,190	18,570	19,950	21,330	22,710	301	322	387	447	498	550
		40%	16,080	18,360	20,640	22,920	24,760	26,600	28,440	30,280						
		50%	20,100	22,950	25,800	28,650	30,950	33,250	35,550	37,850	502	538	645	745	831	917
		60%	24,120	27,540	30,960	34,380	37,140	39,900	42,660	45,420	603	645	774	894	997	1,101
CHICKASAW	49,000	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	20,880	279	298	358	414	462	508
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	27,840						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	34,800	465	498	597	690	770	846
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	41,760	558	597	717	828	924	1,016
CHOCTAW	58,900	30%	11,640	13,290	14,940	16,590	17,940	19,260	20,580	21,900	291	311	373	431	481	531
		40%	15,520	17,720	19,920	22,120	23,920	25,680	27,440	29,200						
		50%	19,400	22,150	24,900	27,650	29,900	32,100	34,300	36,500	485	519	622	719	802	885
		60%	23,280	26,580	29,880	33,180	35,880	38,520	41,160	43,800	582	623	747	863	963	1,062

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
CLAIBORNE	32,200	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
CLARKE	57,100	30%	11,880	13,560	15,270	16,950	18,330	19,680	21,030	22,380	297	318	381	441	492	542
		40%	15,840	18,080	20,360	22,600	24,440	26,240	28,040	29,840						
		50%	19,800	22,600	25,450	28,250	30,550	32,800	35,050	37,300	495	530	636	735	820	904
		60%	23,760	27,120	30,540	33,900	36,660	39,360	42,060	44,760	594	636	763	882	984	1,085
HERA Special		50%	20,350	23,250	26,150	29,050	31,400	3,370	36,050	38,350	508	545	653	755	84	930
		60%	24,420	27,900	31,380	34,860	37,680	4,044	43,260	46,020	610	654	784	906	101	1,116
CLAY	46,600	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
COAHOMA	38,300	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
COPIAH	73,900	30%	15,540	17,760	19,980	22,170	23,970	25,740	27,510	29,280	388	416	499	576	643	709
		40%	20,720	23,680	26,640	29,560	31,960	34,320	36,680	39,040						
		50%	25,900	29,600	33,300	36,950	39,950	42,900	45,850	48,800	647	693	832	961	1,072	1,183
		60%	31,080	35,520	39,960	44,340	47,940	51,480	55,020	58,560	777	832	999	1,153	1,287	1,419
COVINGTON	47,800	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
DESOTO	68,700	30%	14,430	16,500	18,570	20,610	22,260	23,910	25,560	27,210	360	386	464	535	597	659
		40%	19,240	22,000	24,760	27,480	29,680	31,880	34,080	36,280						
		50%	24,050	27,500	30,950	34,350	37,100	39,850	42,600	45,350	601	644	773	893	996	1,099
		60%	28,860	33,000	37,140	41,220	44,520	47,820	51,120	54,420	721	773	928	1,071	1,195	1,319
		80%	38,050	43,450	48,900	54,300	58,650	63,000	67,350	71,700	922	988	1,186	1,370	1,528	1,686
HERA Special		50%	25,350	29,000	32,600	36,200	39,100	42,000	44,900	47,800	633	679	815	941	1,050	1,158
		60%	30,420	34,800	39,120	43,440	46,920	50,400	53,880	57,360	760	815	978	1,129	1,260	1,390
FORREST	58,900	30%	12,510	14,280	16,080	17,850	19,290	20,730	22,140	23,580	312	334	402	464	518	571
		40%	16,680	19,040	21,440	23,800	25,720	27,640	29,520	31,440						
		50%	20,850	23,800	26,800	29,750	32,150	34,550	36,900	39,300	521	558	670	773	863	952
		60%	25,020	28,560	32,160	35,700	38,580	41,460	44,280	47,160	625	669	804	928	1,036	1,143

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
FORREST		50%	22,000	25,150	28,300	31,400	33,950	36,450	38,950	41,450	550	589	707	816	911	1,005
HERA Special		60%	26,400	30,180	33,960	37,680	40,740	43,740	46,740	49,740	660	707	849	980	1,093	1,206
FRANKLIN	52,400	30%	11,400	13,020	14,640	16,260	17,580	18,870	20,190	21,480	285	305	366	423	471	520
		40%	15,200	17,360	19,520	21,680	23,440	25,160	26,920	28,640						
		50%	19,000	21,700	24,400	27,100	29,300	31,450	33,650	35,800	475	508	610	705	786	868
		60%	22,800	26,040	29,280	32,520	35,160	37,740	40,380	42,960	570	610	732	846	943	1,041
GEORGE	62,200	30%	13,080	14,940	16,800	18,660	20,160	21,660	23,160	24,660	327	350	420	485	541	597
		40%	17,440	19,920	22,400	24,880	26,880	28,880	30,880	32,880						
		50%	21,800	24,900	28,000	31,100	33,600	36,100	38,600	41,100	545	583	700	808	902	996
		60%	26,160	29,880	33,600	37,320	40,320	43,320	46,320	49,320	654	700	840	970	1,083	1,195
GREENE	64,900	30%	13,410	15,330	17,250	19,140	20,700	22,230	23,760	25,290	335	359	431	498	555	613
		40%	17,880	20,440	23,000	25,520	27,600	29,640	31,680	33,720						
		50%	22,350	25,550	28,750	31,900	34,500	37,050	39,600	42,150	558	598	718	830	926	1,021
		60%	26,820	30,660	34,500	38,280	41,400	44,460	47,520	50,580	670	718	862	996	1,111	1,226
HERA Special		50%	23,000	26,300	29,600	32,850	35,500	38,150	40,750	43,400	575	616	740	854	953	1,051
		60%	27,600	31,560	35,520	39,420	42,600	45,780	48,900	52,080	690	739	888	1,025	1,144	1,262
GRENADA	48,300	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
HANCOCK	60,600	30%	12,750	14,550	16,380	18,180	19,650	21,090	22,560	24,000	318	341	409	472	527	582
		40%	17,000	19,400	21,840	24,240	26,200	28,120	30,080	32,000						
		50%	21,250	24,250	27,300	30,300	32,750	35,150	37,600	40,000	531	568	682	788	878	970
		60%	25,500	29,100	32,760	36,360	39,300	42,180	45,120	48,000	637	682	819	945	1,054	1,164
HARRISON	60,600	30%	12,750	14,550	16,380	18,180	19,650	21,090	22,560	24,000	318	341	409	472	527	582
		40%	17,000	19,400	21,840	24,240	26,200	28,120	30,080	32,000						
		50%	21,250	24,250	27,300	30,300	32,750	35,150	37,600	40,000	531	568	682	788	878	970
		60%	25,500	29,100	32,760	36,360	39,300	42,180	45,120	48,000	637	682	819	945	1,054	1,164
HINDS	73,900	30%	15,540	17,760	19,980	22,170	23,970	25,740	27,510	29,280	388	416	499	576	643	709
		40%	20,720	23,680	26,640	29,560	31,960	34,320	36,680	39,040						
		50%	25,900	29,600	33,300	36,950	39,950	42,900	45,850	48,800	647	693	832	961	1,072	1,183
		60%	31,080	35,520	39,960	44,340	47,940	51,480	55,020	58,560	777	832	999	1,153	1,287	1,419
HOLMES	27,600	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
HUMPHREYS	33,700	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
HUMPHREYS		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
ISSAQUENA	29,200	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
ITAWAMBA	53,900	30%	11,340	12,960	14,580	16,170	17,490	18,780	20,070	21,360	283	303	364	420	469	517
		40%	15,120	17,280	19,440	21,560	23,320	25,040	26,760	28,480						
		50%	18,900	21,600	24,300	26,950	29,150	31,300	33,450	35,600	472	506	607	701	782	863
		60%	22,680	25,920	29,160	32,340	34,980	37,560	40,140	42,720	567	607	729	841	939	1,035
JACKSON	64,100	30%	13,800	15,780	17,760	19,710	21,300	22,890	24,450	26,040	345	369	444	512	572	631
		40%	18,400	21,040	23,680	26,280	28,400	30,520	32,600	34,720						
		50%	23,000	26,300	29,600	32,850	35,500	38,150	40,750	43,400	575	616	740	854	953	1,051
		60%	27,600	31,560	35,520	39,420	42,600	45,780	48,900	52,080	690	739	888	1,025	1,144	1,262
		80%	37,950	43,350	48,750	54,150	58,500	62,850	67,150	71,500	875	937	1,125	1,300	1,450	1,600
JASPER	47,100	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
JEFFERSON	28,100	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
JEFFERSON DAVIS	40,300	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
JONES	64,200	30%	11,640	13,290	14,940	16,590	17,940	19,260	20,580	21,900	291	311	373	431	481	531
		40%	15,520	17,720	19,920	22,120	23,920	25,680	27,440	29,200						
		50%	19,400	22,150	24,900	27,650	29,900	32,100	34,300	36,500	485	519	622	719	802	885
		60%	23,280	26,580	29,880	33,180	35,880	38,520	41,160	43,800	582	623	747	863	963	1,062
HERA Special		50%	22,550	25,800	29,000	32,200	34,800	37,400	39,950	42,550	563	604	725	837	935	1,031
		60%	27,060	30,960	34,800	38,640	41,760	44,880	47,940	51,060	676	725	870	1,005	1,122	1,237
KEMPER	34,300	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
LAFAYETTE	73,400	30%	15,420	17,640	19,830	22,020	23,790	25,560	27,330	29,070	385	413	495	572	639	705
		40%	20,560	23,520	26,440	29,360	31,720	34,080	36,440	38,760						
		50%	25,700	29,400	33,050	36,700	39,650	42,600	45,550	48,450	642	688	826	954	1,065	1,175

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
LAFAYETTE		60%	30,840	35,280	39,660	44,040	47,580	51,120	54,660	58,140	771	826	991	1,145	1,278	1,410
LAMAR	58,900	30%	12,510	14,280	16,080	17,850	19,290	20,730	22,140	23,580	312	334	402	464	518	571
		40%	16,680	19,040	21,440	23,800	25,720	27,640	29,520	31,440						
		50%	20,850	23,800	26,800	29,750	32,150	34,550	36,900	39,300	521	558	670	773	863	952
		60%	25,020	28,560	32,160	35,700	38,580	41,460	44,280	47,160	625	669	804	928	1,036	1,143
HERA Special		50%	22,000	25,150	28,300	31,400	33,950	36,450	38,950	41,450	550	589	707	816	911	1,005
		60%	26,400	30,180	33,960	37,680	40,740	43,740	46,740	49,740	660	707	849	980	1,093	1,206
LAUDERDALE	48,800	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
HERA Special		50%	23,450	26,800	30,150	33,500	36,200	38,900	41,550	44,250	586	628	753	871	972	1,072
		60%	28,140	32,160	36,180	40,200	43,440	46,680	49,860	53,100	703	753	904	1,045	1,167	1,287
LAWRENCE	57,700	30%	11,820	13,500	15,180	16,860	18,210	19,560	20,910	22,260	295	316	379	438	489	539
		40%	15,760	18,000	20,240	22,480	24,280	26,080	27,880	29,680						
		50%	19,700	22,500	25,300	28,100	30,350	32,600	34,850	37,100	492	527	632	730	815	899
		60%	23,640	27,000	30,360	33,720	36,420	39,120	41,820	44,520	591	633	759	876	978	1,079
HERA Special		50%	21,150	24,150	27,150	30,150	32,600	35,000	37,400	39,800	528	566	678	784	875	965
		60%	25,380	28,980	32,580	36,180	39,120	42,000	44,880	47,760	634	679	814	941	1,050	1,158
LEAKE	49,300	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
LEE	71,900	30%	14,250	16,290	18,330	20,340	21,990	23,610	25,230	26,850	356	381	458	529	590	651
		40%	19,000	21,720	24,440	27,120	29,320	31,480	33,640	35,800						
		50%	23,750	27,150	30,550	33,900	36,650	39,350	42,050	44,750	593	636	763	881	983	1,085
		60%	28,500	32,580	36,660	40,680	43,980	47,220	50,460	53,700	712	763	916	1,058	1,180	1,302
HERA Special		50%	26,400	30,150	33,900	37,650	40,700	43,700	46,700	49,700	660	706	847	979	1,092	1,205
		60%	31,680	36,180	40,680	45,180	48,840	52,440	56,040	59,640	792	848	1,017	1,175	1,311	1,446
LEFLORE	35,000	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
LINCOLN	56,100	30%	11,640	13,290	14,940	16,590	17,940	19,260	20,580	21,900	291	311	373	431	481	531
		40%	15,520	17,720	19,920	22,120	23,920	25,680	27,440	29,200						
		50%	19,400	22,150	24,900	27,650	29,900	32,100	34,300	36,500	485	519	622	719	802	885

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
LINCOLN		60%	23,280	26,580	29,880	33,180	35,880	38,520	41,160	43,800	582	623	747	863	963	1,062
LOWNDES	61,700	30%	12,870	14,700	16,530	18,360	19,830	21,300	22,770	24,240	321	344	413	477	532	587
		40%	17,160	19,600	22,040	24,480	26,440	28,400	30,360	32,320						
		50%	21,450	24,500	27,550	30,600	33,050	35,500	37,950	40,400	536	574	688	795	887	979
		60%	25,740	29,400	33,060	36,720	39,660	42,600	45,540	48,480	643	689	826	954	1,065	1,175
HERA Special		50%	19,650	22,450	25,250	28,050	30,300	32,550	34,800	37,050	491	526	631	729	813	898
		60%	23,580	26,940	30,300	33,660	36,360	39,060	41,760	44,460	589	631	757	875	976	1,077
MADISON	73,900	30%	15,540	17,760	19,980	22,170	23,970	25,740	27,510	29,280	388	416	499	576	643	709
		40%	20,720	23,680	26,640	29,560	31,960	34,320	36,680	39,040						
		50%	25,900	29,600	33,300	36,950	39,950	42,900	45,850	48,800	647	693	832	961	1,072	1,183
		60%	31,080	35,520	39,960	44,340	47,940	51,480	55,020	58,560	777	832	999	1,153	1,287	1,419
MARION	42,700	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
MARSHALL	52,700	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
HERA Special		50%	21,000	24,000	27,000	29,950	32,350	34,750	37,150	39,550	525	562	675	778	868	958
		60%	25,200	28,800	32,400	35,940	38,820	41,700	44,580	47,460	630	675	810	934	1,042	1,150
MONROE	56,800	30%	11,940	13,650	15,360	17,040	18,420	19,770	21,150	22,500	298	319	384	443	494	545
		40%	15,920	18,200	20,480	22,720	24,560	26,360	28,200	30,000						
		50%	19,900	22,750	25,600	28,400	30,700	32,950	35,250	37,500	497	533	640	738	823	909
		60%	23,880	27,300	30,720	34,080	36,840	39,540	42,300	45,000	597	639	768	886	988	1,091
MONTGOMERY	43,800	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
NESHOPA	48,600	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
NEWTON	48,200	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
NOXUBEE	48,900	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
NOXUBEE		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
OKTIBBEHA	67,100	30%	13,620	15,570	17,520	19,440	21,000	22,560	24,120	25,680	340	364	438	505	564	622
		40%	18,160	20,760	23,360	25,920	28,000	30,080	32,160	34,240						
		50%	22,700	25,950	29,200	32,400	35,000	37,600	40,200	42,800	567	608	730	842	940	1,037
		60%	27,240	31,140	35,040	38,880	42,000	45,120	48,240	51,360	681	729	876	1,011	1,128	1,245
HERA Special		50%	24,200	27,650	31,100	34,550	37,350	40,100	42,850	45,650	605	648	777	898	1,002	1,106
		60%	29,040	33,180	37,320	41,460	44,820	48,120	51,420	54,780	726	777	933	1,078	1,203	1,327
PANOLA	45,700	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
PEARL RIVER	60,100	30%	12,630	14,430	16,230	18,030	19,500	20,940	22,380	23,820	315	338	405	469	523	577
		40%	16,840	19,240	21,640	24,040	26,000	27,920	29,840	31,760						
		50%	21,050	24,050	27,050	30,050	32,500	34,900	37,300	39,700	526	563	676	781	872	962
		60%	25,260	28,860	32,460	36,060	39,000	41,880	44,760	47,640	631	676	811	938	1,047	1,155
HERA Special		50%	21,150	24,150	27,150	30,150	32,600	35,000	37,400	39,800	528	566	678	784	875	965
		60%	25,380	28,980	32,580	36,180	39,120	42,000	44,880	47,760	634	679	814	941	1,050	1,158
PERRY	58,900	30%	12,510	14,280	16,080	17,850	19,290	20,730	22,140	23,580	312	334	402	464	518	571
		40%	16,680	19,040	21,440	23,800	25,720	27,640	29,520	31,440						
		50%	20,850	23,800	26,800	29,750	32,150	34,550	36,900	39,300	521	558	670	773	863	952
		60%	25,020	28,560	32,160	35,700	38,580	41,460	44,280	47,160	625	669	804	928	1,036	1,143
HERA Special		50%	22,000	25,150	28,300	31,400	33,950	36,450	38,950	41,450	550	589	707	816	911	1,005
		60%	26,400	30,180	33,960	37,680	40,740	43,740	46,740	49,740	660	707	849	980	1,093	1,206
PIKE	42,000	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
PONTOTOC	50,500	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
PRENTISS	49,700	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
QUITMAN	39,300	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
RANKIN	73,900	30%	15,540	17,760	19,980	22,170	23,970	25,740	27,510	29,280	388	416	499	576	643	709
		40%	20,720	23,680	26,640	29,560	31,960	34,320	36,680	39,040						
		50%	25,900	29,600	33,300	36,950	39,950	42,900	45,850	48,800	647	693	832	961	1,072	1,183
		60%	31,080	35,520	39,960	44,340	47,940	51,480	55,020	58,560	777	832	999	1,153	1,287	1,419
SCOTT	46,400	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
SHARKEY	40,800	30%	11,160	12,750	14,340	15,930	1,620	18,480	19,770	21,030	279	298	358	219	462	510
		40%	14,880	17,000	19,120	21,240	2,160	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	2,700	30,800	32,950	35,050	465	498	597	365	770	850
		60%	22,320	25,500	28,680	31,860	3,240	36,960	39,540	42,060	558	597	717	438	924	1,020
SIMPSON	47,900	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
SMITH	60,700	30%	12,030	13,740	15,450	17,160	18,540	19,920	21,300	22,680	300	322	386	446	498	549
		40%	16,040	18,320	20,600	22,880	24,720	26,560	28,400	30,240						
		50%	20,050	22,900	25,750	28,600	30,900	33,200	35,500	37,800	501	536	643	743	830	916
		60%	24,060	27,480	30,900	34,320	37,080	39,840	42,600	45,360	601	644	772	892	996	1,099
HERA Special		50%	21,250	24,300	27,350	30,350	32,800	35,250	37,650	40,100	531	569	683	789	881	971
		60%	25,500	29,160	32,820	36,420	39,360	42,300	45,180	48,120	637	683	820	947	1,057	1,166
STONE	56,100	30%	11,790	13,470	15,150	16,830	18,180	19,530	20,880	22,230	294	315	378	437	488	538
		40%	15,720	17,960	20,200	22,440	24,240	26,040	27,840	29,640						
		50%	19,650	22,450	25,250	28,050	30,300	32,550	34,800	37,050	491	526	631	729	813	898
		60%	23,580	26,940	30,300	33,660	36,360	39,060	41,760	44,460	589	631	757	875	976	1,077
SUNFLOWER	38,800	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
TALLAHATCHIE	39,800	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
TATE	65,100	30%	13,680	15,630	17,580	19,530	21,120	22,680	24,240	25,800	342	366	439	508	567	625

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
TATE		40%	18,240	20,840	23,440	26,040	28,160	30,240	32,320	34,400						
		50%	22,800	26,050	29,300	32,550	35,200	37,800	40,400	43,000	570	610	732	846	945	1,042
		60%	27,360	31,260	35,160	39,060	42,240	45,360	48,480	51,600	684	732	879	1,016	1,134	1,251
TIPPAH	50,300	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
TISHOMINGO	49,000	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
TUNICA	41,700	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
HERA Special		50%	21,350	24,400	27,450	30,450	32,900	35,350	37,800	40,200	533	571	686	791	883	975
		60%	25,620	29,280	32,940	36,540	39,480	42,420	45,360	48,240	640	686	823	950	1,060	1,170
UNION	53,800	30%	11,310	12,930	14,550	16,140	17,460	18,750	20,040	21,330	282	303	363	420	468	517
		40%	15,080	17,240	19,400	21,520	23,280	25,000	26,720	28,440						
		50%	18,850	21,550	24,250	26,900	29,100	31,250	33,400	35,550	471	505	606	700	781	861
		60%	22,620	25,860	29,100	32,280	34,920	37,500	40,080	42,660	565	606	727	840	937	1,034
WALTHALL	43,100	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
WARREN	56,200	30%	11,820	13,500	15,180	16,860	18,210	19,560	20,910	22,260	295	316	379	438	489	539
		40%	15,760	18,000	20,240	22,480	24,280	26,080	27,880	29,680						
		50%	19,700	22,500	25,300	28,100	30,350	32,600	34,850	37,100	492	527	632	730	815	899
		60%	23,640	27,000	30,360	33,720	36,420	39,120	41,820	44,520	591	633	759	876	978	1,079
HERA Special		50%	19,900	22,750	25,600	28,400	30,700	32,950	35,250	37,500	497	533	640	738	823	909
		60%	23,880	27,300	30,720	34,080	36,840	39,540	42,300	45,000	597	639	768	886	988	1,091
WASHINGTON	41,900	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
WAYNE	57,800	30%	11,850	13,560	15,240	16,920	18,300	19,650	21,000	22,350	296	317	381	440	491	541
		40%	15,800	18,080	20,320	22,560	24,400	26,200	28,000	29,800						
		50%	19,750	22,600	25,400	28,200	30,500	32,750	35,000	37,250	493	529	635	733	818	903

Mississippi Home Corporation
Income Limits and Maximum Rents
Effective 4/01/2021

			MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD								MAXIMUM RENT BY BEDROOM SIZE					
COUNTY	MFI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
WAYNE		60%	23,700	27,120	30,480	33,840	36,600	39,300	42,000	44,700	592	635	762	880	982	1,083
WEBSTER	57,200	30%	11,640	13,290	14,940	16,590	17,940	19,260	20,580	21,900	291	311	373	431	481	531
		40%	15,520	17,720	19,920	22,120	23,920	25,680	27,440	29,200						
		50%	19,400	22,150	24,900	27,650	29,900	32,100	34,300	36,500	485	519	622	719	802	885
		60%	23,280	26,580	29,880	33,180	35,880	38,520	41,160	43,800	582	623	747	863	963	1,062
WILKINSON	36,400	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
WINSTON	46,800	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
YALOBUSHA	53,000	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020
YAZOO	42,400	30%	11,160	12,750	14,340	15,930	17,220	18,480	19,770	21,030	279	298	358	414	462	510
		40%	14,880	17,000	19,120	21,240	22,960	24,640	26,360	28,040						
		50%	18,600	21,250	23,900	26,550	28,700	30,800	32,950	35,050	465	498	597	690	770	850
		60%	22,320	25,500	28,680	31,860	34,440	36,960	39,540	42,060	558	597	717	828	924	1,020

Mississippi Home Corporation
National Non-Metropolitan Income Limits
Effective 4/01/2021

MAXIMUM INCOME BY NUMBER OF PERSONS IN HOUSEHOLD

MAXIMUM RENT BY BEDROOM SIZE

National- Nonmetropolitan Median Income (NNGMI)

NNGMI	% AMI	1 Person	2 Persons	3 Persons	4 Persons	5 Persons	6 Persons	7 Persons	8 Persons	0 Bdrm	1 Bdrm	2 Bdrms	3 Bdrms	4 Bdrms	5 Bdrms
63,400	30%	13,320	15,210	17,130	19,020	20,550	22,050	23,580	25,110	333	356	428	494	551	608
	40%	17,760	20,280	22,840	25,360	27,400	29,400	31,440	33,480						
	50%	22,200	25,350	28,550	31,700	34,250	36,750	39,300	41,850	555	594	713	824	918	1,014
	60%	26,640	30,420	34,260	38,040	41,100	44,100	47,160	50,220	666	713	856	989	1,102	1,217