



Single Family Housing • RH 502 Direct

Dreams Are Being Built in Benton County

Gail Arnold’s dream of constructing a new home on her family’s property is coming true, with a home loan through the USDA’s Rural Development Rural Housing 502 loan program. “This is my dream come true and I am so appreciative!” Arnold said at the ground breaking with William Keith Dykes, owner of WKD Construction of Big Sandy. “I am proud to be able to construct this home for Ms. Arnold. I purchased my first home through USDA; it’s a very good program.”

Arnold, and her son, Kyle, lived on the property in a single wide mobile home. The home was sold, and the new home will be constructed on the same spot. Ms. Arnold’s mother lives next door in her own home.

The journey to constructing her new home began with the official groundbreaking with the gold shovel. Mary Hickman, Union City Area Office Specialist, said “Projects like this give individuals an opportunity for a good quality of life where they can have an adequate home and also provide families with comfortable and safe living conditions, while also improving and providing a more viable community.”

Home loans may be made without a down payment and eligible applicants may qualify for financing up to 100 percent of the appraised value. Depending on an applicant’s income, monthly payments may be based on an interest rate as low as one percent. Loans are typically made for 33 years at a fixed interest rate with varying income limitations depending on the county.

For more information on USDA Rural Development programs available in Tennessee contact your local office or visit us online at www.rd.usda.gov/tn.



Gail Arnold, homeowner, and William Keith Dykes, WKD Construction use the gold shovel to break ground on her new home in Big Sandy.

Obligation Amount: \$111,500

Date of Obligation: September 20, 2018

Congressional District: Representative Mark Green, 7th Congressional District; Senators Lamar Alexander and

Marsha Blackburn

Partners: None

Demographics: Big Sandy, Benton County, Tennessee, Low Income families

Impact: Affordable housing, new construction