

Table A
U.S. Census Median Household Incomes by Household Size (2014) with Maximum Monthly Rents and Sales Prices
Nashville Housing Policy Study

| Year | MHI Level | | | | | | | | | |
|---------------------------------------|-----------|----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|-----------|
| | 30% MHI | 40% MHI | 50% MHI | 60% MHI | 70% MHI | 80% MHI | 90% MHI | 100% MHI | 110% MHI | 120% MHI |
| 2014 | | | | | | | | | | |
| Household Incomes | | | | | | | | | | |
| 1.0-person | \$9,586 | \$12,781 | \$15,977 | \$19,172 | \$22,367 | \$25,562 | \$28,758 | \$31,953 | \$35,148 | \$38,344 |
| 2.0-person | \$17,511 | \$23,348 | \$29,186 | \$35,023 | \$40,860 | \$46,697 | \$52,534 | \$58,371 | \$64,208 | \$70,045 |
| 3.0-person | \$19,611 | \$26,148 | \$32,685 | \$39,222 | \$45,759 | \$52,296 | \$58,833 | \$65,370 | \$71,907 | \$78,444 |
| 4.0-person | \$18,022 | \$24,030 | \$30,037 | \$36,044 | \$42,052 | \$48,059 | \$54,067 | \$60,074 | \$66,081 | \$72,089 |
| Monthly Rental Maximums at 30% | | | | | | | | | | |
| 1.0-person | \$240 | \$320 | \$399 | \$479 | \$559 | \$639 | \$719 | \$799 | \$879 | \$959 |
| 2.0-person | \$438 | \$584 | \$730 | \$876 | \$1,021 | \$1,167 | \$1,313 | \$1,459 | \$1,605 | \$1,751 |
| 3.0-person | \$490 | \$654 | \$817 | \$981 | \$1,144 | \$1,307 | \$1,471 | \$1,634 | \$1,798 | \$1,961 |
| 4.0-person | \$451 | \$601 | \$751 | \$901 | \$1,051 | \$1,201 | \$1,352 | \$1,502 | \$1,652 | \$1,802 |
| Maximum Affordable Sales Price | | | | | | | | | | |
| 1.0-person | \$9,900 | \$25,300 | \$40,600 | \$53,900 | \$69,300 | \$84,600 | \$100,100 | \$113,300 | \$128,700 | \$144,100 |
| 2.0-person | \$46,900 | \$74,600 | \$100,200 | \$128,000 | \$155,800 | \$183,600 | \$209,100 | \$236,800 | \$264,600 | \$290,200 |
| 2.5-person | \$51,600 | \$81,250 | \$108,800 | \$137,350 | \$167,050 | \$195,700 | \$224,250 | \$252,800 | \$282,500 | \$310,050 |
| 3.0-person | \$56,300 | \$87,900 | \$117,400 | \$146,700 | \$178,300 | \$207,800 | \$239,400 | \$268,800 | \$300,400 | \$329,900 |
| 4.0-person | \$49,700 | \$76,200 | \$104,900 | \$131,500 | \$160,100 | \$186,600 | \$215,400 | \$241,800 | \$270,500 | \$297,100 |

Source: HUD; Economic & Planning Systems

H:\153043-Nashville TN Inclusionary Housing\Models\153043-Model-070516.xlsm]Table A - Inc Limits