

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Chattanooga, TN-GA MSA								
HTF LIMITS	20450	23400	27320	33000	38680	44360	50040	55720
30% LIMITS	20450	23400	26300	29200	31550	33900	36250	38550
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Clarksville, TN-KY HUD Metro FMR Area								
HTF LIMITS	19750	22550	27320	33000	38680	44360	50040	55720
30% LIMITS	19750	22550	25350	28150	30450	32700	34950	37200
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Stewart County, TN HUD Metro FMR Area								
HTF LIMITS	18950	21650	27320	33000	38680	44360	50040	55720
30% LIMITS	18950	21650	24350	27050	29250	31400	33550	35750
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Cleveland, TN MSA								
HTF LIMITS	19200	21950	27320	33000	38680	44360	50040	55720
30% LIMITS	19200	21950	24700	27400	29600	31800	34000	36200
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Jackson, TN HUD Metro FMR Area								
HTF LIMITS	16700	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16700	19100	21500	23850	25800	27700	29600	31500
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Gibson County, TN HUD Metro FMR Area								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Crockett County, TN HUD Metro FMR Area								
HTF LIMITS	16900	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16900	19300	21700	24100	26050	28000	29900	31850
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Johnson City, TN MSA								
HTF LIMITS	16950	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16950	19400	21800	24200	26150	28100	30050	31950
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Kingsport-Bristol, TN-VA MSA								
HTF LIMITS	17200	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17200	19650	22100	24550	26550	28500	30450	32450
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Knoxville, TN HUD Metro FMR Area								
HTF LIMITS	21800	24900	28000	33000	38680	44360	50040	55720
30% LIMITS	21800	24900	28000	31100	33600	36100	38600	41100
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Grainger County, TN HUD Metro FMR Area								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Campbell County, TN HUD Metro FMR Area								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Morgan County, TN HUD Metro FMR Area								
HTF LIMITS	17350	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17350	19800	22300	24750	26750	28750	30700	32700
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Roane County, TN HUD Metro FMR Area								
HTF LIMITS	19800	22600	27320	33000	38680	44360	50040	55720
30% LIMITS	19800	22600	25450	28250	30550	32800	35050	37300
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Memphis, TN-MS-AR HUD Metro FMR Area								
HTF LIMITS	19500	22250	27320	33000	38680	44360	50040	55720
30% LIMITS	19500	22250	25050	27800	30050	32250	34500	36700
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Morristown, TN HUD Metro FMR Area								
HTF LIMITS	16850	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16850	19250	21650	24050	26000	27900	29850	31750
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR								
HTF LIMITS	24400	27900	31400	34850	38680	44360	50040	55720
30% LIMITS	24400	27900	31400	34850	37650	40450	43250	46050
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Hickman County, TN HUD Metro FMR Area								
HTF LIMITS	16600	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16600	18950	21300	23650	25550	27450	29350	31250
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720

U.S. DEPARTMENT OF HUD
STATE: TENNESSEE

----- FY2026 HOUSING TRUST FUND INCOME LIMITS -----

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Macon County, TN HUD Metro FMR Area								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Maury County, TN HUD Metro FMR Area								
HTF LIMITS	21800	24900	28000	33000	38680	44360	50040	55720
30% LIMITS	21800	24900	28000	31100	33600	36100	38600	41100
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Smith County, TN HUD Metro FMR Area								
HTF LIMITS	18050	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	18050	20600	23200	25750	27850	29900	31950	34000
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Bedford County, TN								
HTF LIMITS	17950	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17950	20500	23050	25600	27650	29700	31750	33800
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Benton County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Bledsoe County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Carroll County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Claiborne County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Clay County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720

Effective: June 1, 2026

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Cocke County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Coffee County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Cumberland County, TN								
HTF LIMITS	16450	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16450	18800	21150	23450	25350	27250	29100	31000
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Decatur County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
DeKalb County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Dyer County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Fentress County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Franklin County, TN								
HTF LIMITS	17500	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17500	20000	22500	25000	27000	29000	31000	33000
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Giles County, TN								
HTF LIMITS	18900	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	18900	21600	24300	27000	29200	31350	33500	35650
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Greene County, TN								
HTF LIMITS	16950	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16950	19400	21800	24200	26150	28100	30050	31950
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Grundy County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Hancock County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Hardeman County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Hardin County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Haywood County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Henderson County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Henry County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Houston County, TN								
HTF LIMITS	17400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17400	19900	22400	24850	26850	28850	30850	32850
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Humphreys County, TN								
HTF LIMITS	17600	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17600	20100	22600	25100	27150	29150	31150	33150
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Jackson County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Johnson County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Lake County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Lauderdale County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Lawrence County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Lewis County, TN								
HTF LIMITS	17300	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17300	19800	22250	24700	26700	28700	30650	32650
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Lincoln County, TN								
HTF LIMITS	18550	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	18550	21200	23850	26450	28600	30700	32800	34950
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
McMinn County, TN								
HTF LIMITS	16650	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16650	19000	21400	23750	25650	27550	29450	31350
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
McNairy County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Marshall County, TN								
HTF LIMITS	19450	22200	27320	33000	38680	44360	50040	55720
30% LIMITS	19450	22200	25000	27750	30000	32200	34450	36650
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Meigs County, TN								
HTF LIMITS	17650	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17650	20200	22700	25200	27250	29250	31250	33300
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Monroe County, TN								
HTF LIMITS	16800	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16800	19200	21600	23950	25900	27800	29700	31650
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Moore County, TN								
HTF LIMITS	19250	22000	27320	33000	38680	44360	50040	55720
30% LIMITS	19250	22000	24750	27450	29650	31850	34050	36250
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Obion County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Overton County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Perry County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Pickett County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720

PROGRAM	1 PERSON	2 PERSON	3 PERSON	4 PERSON	5 PERSON	6 PERSON	7 PERSON	8 PERSON
Putnam County, TN								
HTF LIMITS	18450	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	18450	21050	23700	26300	28450	30550	32650	34750
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Rhea County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Scott County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Sevier County, TN								
HTF LIMITS	17850	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	17850	20400	22950	25500	27550	29600	31650	33700
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Van Buren County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Warren County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Wayne County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
Weakley County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720
White County, TN								
HTF LIMITS	16400	21640	27320	33000	38680	44360	50040	55720
30% LIMITS	16400	18750	21100	23400	25300	27150	29050	30900
POVERTY GUIDELINE	15960	21640	27320	33000	38680	44360	50040	55720