



Heirs' Property Grant

Overview

Heirs' property is a family home that has been passed down through generations, without a formal will, probate or updated deed. The Heirs' Property Grant Program addresses the widespread loss of family homes and equity due to the challenges of having unclear ownership. In many U.S. cities, including those with large Latino populations and communities, informal inheritance practices have left families vulnerable to displacement, forced sales and predatory investors.

Without clear title, heirs' property owners are frequently unable to access critical resources such as home repair programs, disaster recovery assistance or other wealth-building opportunities. As a result, properties may deteriorate, family wealth may be diminished and housing insecurity can increase. The Heirs' Property Grant Program supports existing efforts that provide:

- Legal assistance and counseling to resolve title and ownership issues
- Estate planning to reduce the risks of heirs' property for future generations
- Education and outreach on property rights, estate planning and inheritance practices
- Other resources and assistance to protect a family's legacy through homeownership

Eligibility

Target applicants are UnidosUS Affiliates and partner organizations actively working to expand strategies that promote housing stability, preserve intergenerational wealth and address heirs' property challenges in their communities. To be eligible, organizations must:

- Be a recognized nonprofit or community-based organization, primarily a 501(c)(3), in the United States and Puerto Rico. Demonstrate existing programs, services or partnerships that support heirs' property resolution, estate planning, housing preservation, legal services or related community development efforts
- Show organizational capacity to implement and manage grant-funded activities, including outreach, service delivery, partnership coordination and reporting requirements

Grant Award

Each selected organization will receive a total grant award of \$25,000-\$50,000 over a one-year period to support existing programs, services or partnerships that support heirs' property efforts.

Funds will be disbursed in two payments:

- 50% upon signing the grant agreement
- 50% at the conclusion of the grant(contingent on progress and reporting)



Eligible use of funds includes staff time, program development, partnership coordination and project implementation.

Reporting Requirements:

1. Mid-Year
 - a. Progress Report: due ~6 month-mark
 - b. Check-In with HOME team: ~6 month-mark
2. Final Report: due at close of annual grant
3. Reports should include program updates, measurable outcomes and challenges/lessons learned.

Application Questions

Responses should be 150 words or less (for each question):

1. Describe your organization's experience addressing heirs' property issues, preserving family-owned homes, advancing housing stability or promoting intergenerational wealth-building. Please highlight relevant programs, partnerships and accomplishments.
2. Describe the community you will serve, including geographic area, population demographics and the heirs' property challenges or housing needs this initiative will address.
3. Describe your proposed project, including planned activities such as title resolution, legal services, estate planning, housing rehabilitation support or community education.
4. Identify key partners and their roles. Have they been informed of this opportunity and committed to participating, if selected?
5. Describe how grant funds will be used and how the proposed activities will strengthen, expand or scale your current efforts. Please include a high-level budget.
6. What measurable outcomes do you expect to achieve during the grant period (e.g., households served, titles cleared, estate plans completed, community members reached)?
7. Supporting documents (optional).

[Apply to the Heirs' Property Grant by Oct. 4.](#) Awardees will be notified in November.