

Delivery Standards for Guarantor and MultiLender Swap Programs

1. **General Requirements.** The following must be completed by 8:00 p.m. ET on the Final Delivery Date:
 - a) The applicable mortgage data and applicable documentation are received by Freddie Mac.
 - b) All mortgage purchase edits and allocation errors identified by Loan Selling Advisor® are cleared in accordance with Freddie Mac requirements.
 - c) The Notes for all mortgages in a Guarantor, MultiLender Swap, or WAC ARM Guarantor contract are delivered to and certified by the Document Custodian.
 - d) The security wire instructions account for the unpaid principal balance for all mortgages associated with the specified contract. Any required Additional Supplement should be emailed to Additional-Supplement@freddiemac.com (or faxed to (571) 382-4385) with a contact name and phone number by the Final Delivery Date. See Freddie Mac *Single-Family Seller/Servicer Guide (Guide) Section 6201.16(d)* for additional information.

2. **Notes/Collateral/Form 1034E.** As stated in Guide *Sections 2202.1* and *6304.1*, *Note* refers not only to the actual Note, but also any power of attorney or any applicable modifying instrument, such as a modification, a conversion agreement, an assumption of indebtedness and a release of liability agreement. The following requirements apply:
 - a) The Seller must create the Form 1034E, Custodial Certification Schedule, or the Note Delivery Cover Sheet, for the Document Custodian to view and certify the Mortgage in Loan Selling Advisor.
 - b) The Document Custodian must certify the Mortgages in Loan Selling Advisor by 8:00 p.m. ET on the Final Delivery Date.

3. **Warehouse Provider Release and Transfer (Form 996E).**
 - a) If applicable, the Standard Guarantor Form 996E will automatically build with Form 1034E. If needed, the Seller can still manually build the Form 996E in Loan Selling Advisor.
 - b) The Warehouse Lender must record/release Form 996E on or before 12:30 p.m. ET on the Business Day before the Contract Settlement Date.
 - c) Approvers of the Form 996E must be authorized on Form 990SF, Warehouse Provider Certificate of Incumbency, before the transaction(s) will be approved by Freddie Mac.
 - d) If you need to modify Warehouse Lender wire instructions after the Warehouse Lender released Form 996E in Loan Selling Advisor, work closely with your Warehouse Lender by doing the following:
 - i) Contact your Warehouse Lender and ask them to unrecord Form 996E. If they are unable to unrecord the form, they must send an email notification to Freddie Mac, cust_support_996@freddiemac.com for assistance.
 - ii) After the loan is unrecorded, acknowledge the unrecorded status, then access the Create/View Certification Forms page and edit Form 996E to remove the loan.
 - iii) Enter Settlement Details and select the correct wire instructions or modify the Warehouse Lender Identifier (Sort ID 650.1) data point located in the modify loan page.

NOTE: If you manually deallocate a loan after Form 996E is built or recorded, the system will retain Form 996E information and transfer it to a Guarantor or MultiLender contract you select. If you reallocate the loan to a Cash contract, you must rebuild the form.



4. Miscellaneous Information.

- a) Freddie Mac has the right to cancel or postpone the Settlement Date if the Seller does not complete delivery by the applicable deadline. If this occurs, the Mortgage Backed Security (MBS) or Uniform Mortgage Backed Security (UMBS) will not be issued, and the contract will fail. For more information, refer to [Guide Bulletin 2016-16](#) and [Guide Section 6301.8](#).
- b) Freddie Mac in its sole discretion may require additional information from the Seller.
- c) Freddie Mac assesses a Gold Rush fee for using a Settlement Cycle of less than five days, to be paid in accordance with [Guide Chapter 6303.1: Assessment and Payment of Fees](#).
- d) The delivery documentation must be complete and accurate. Freddie Mac has sole discretion in determining this completeness and accuracy.

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