Escrow & Workout Prospector®

SCrow Shortag Projected

This number represents the total *projected* escrow amounts that will come due once the loan has been modified that would cause the escrow account balance to drop below the targeted escrow balance. Consider taxes and insurance premiums that are not due prior to the effective date of the modification and determine the amount needed to sufficiently fund the escrow account so that funds are accessible when taxes and insurance payments become due.

Enter a number in this field only if the borrower elects to pay the shortage over a period of 60 months or if the borrower's intent is not known prior to the Trial Period Plan start date. If the borrower elects to remit the shortage over a period of less than 60 months, enter a

Escrow Advances:

Actual

Taxes

+ Insurance

advanced during DQ and TPP Prior to the Modification

Effective Date

These can be capitalized through the modification

Actual Escrow Shortage:



The \$ needed to bring an existing escrow account current or to establish a new escrow account.

The Shortage + 12 monthly escrow payments should be sufficient to pay 12 months taxes and insurance plus cushion, if applicable.

Modeling Attributes



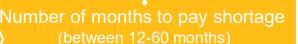
-0- in this field

populate **Ancillary Monthly** Fees field on the

Modeling Attributes screen with the monthly amount owed under the **Projected Escrow Shortage** repayment plan.

		Exp	oand All Collapse Al
▼ Arrearages/Capitalization			
Suspense/Restricted Escrow (\$):	0.00	Legal Fees and Costs (\$):	0.00
Borrower Contribution (\$):	0.00	Property Preservation (\$):	0.00
MI Partial Claim Amount (\$):	0.00	Escrow Advances (\$):	631.12
Projected Escrow Shortage (\$):	0.00	Delinquent Interest (\$):	4,338.72
Actual Monthly Escrow Shortage Payment (\$):	0.00	Actual Escrow Shortage (\$):	0.00
Total Capitalized Arrears (\$):	4,969,84		

Actual Monthly Escrow Shortage Payment



housing expense-to-income (PMHTI) ratio for

Shortage math: **First Modified Payment Due Date:** Sept 1 Do the

Projected

First installment taxes (\$1500/June) capitalized to UPB

item	annual	monthly	date due
taxes	\$3000	\$250	Jun/Nov
insurance	\$900	\$75	Dec
cushion	\$650	\$54	

Monthly Escrow Collected

Escrow collected from mod effective date to item due date:

Projected Shortage:

\$379

Taxes: \$500 Ins: \$225

Cushion: \$162

Taxes: \$1000 Ins: \$675