

Loan Product Advisor[®]

December 2021 Release Notes

The December Loan Product Advisor[®] (LPASM) releases include updates to help keep you informed and streamline the way you work. This month's changes include loan assignment updates, Freddie Mac 2022 conforming loan limits and credit reporting company and technical affiliate updates.

Loan Assignment Update

Effective December 4, 2021

The way a loan is assigned to you from third-party originators (TPOs) has improved. Now, when a TPO searches the Wholesale Lender Picklist for loan assignment, only one option for the Wholesale Lender (and its Seller number) will appear in the dropdown menu. We've made this improvement to clarify any confusion in instances where lenders have multiple Seller IDs from which to choose.

Credit Reporting Company and Technical Affiliate Updates

Effective December 4, 2021

To provide you with the latest information on credit reporting companies and technical affiliates (TAs) available to you, we've updated our [Credit Report Companies and Technical Affiliates web page](#). Changes include updated contact information and the removal or addition of new TAs.

2022 Loan Limit Updates

Effective December 5, 2021

LPA was updated on **December 5, 2021**, to reflect the 2022 conforming loan limits. In most areas in the U.S., the 2022 maximum base conforming loan limit will be **\$647, 200**, an increase from this year's limit of \$548,250 for a 1-unit property. As a reminder, mortgages with original loan amounts higher than the 2021 loan limits must have Freddie Mac funding or settlement dates on or after **January 1, 2022**.

Resubmissions

- If a loan is resubmitted to LPA on after December 5, 2021, LPA will not differentiate between mortgages that will be funded in 2021 or 2022. As of December 5, 2021, LPA will apply the 2022 conforming loan limits regardless of the intended date of sale to Freddie Mac.
- If a loan was submitted to LPA prior to December 5 and received a purchase restriction due only to exceeding the 2021 conforming loan limit, the loan does not have to be resubmitted to LPA provided the loan amount is less than or equal to the applicable 2022 conforming loan limit. Sellers may resubmit the loan if they prefer to do so, to clear the purchase restriction.

To learn more read the *Freddie Mac Single-Family Seller/Service Guide* (Guide) Bulletin [2021-36](#).

