

Loan Coverage Advisor®

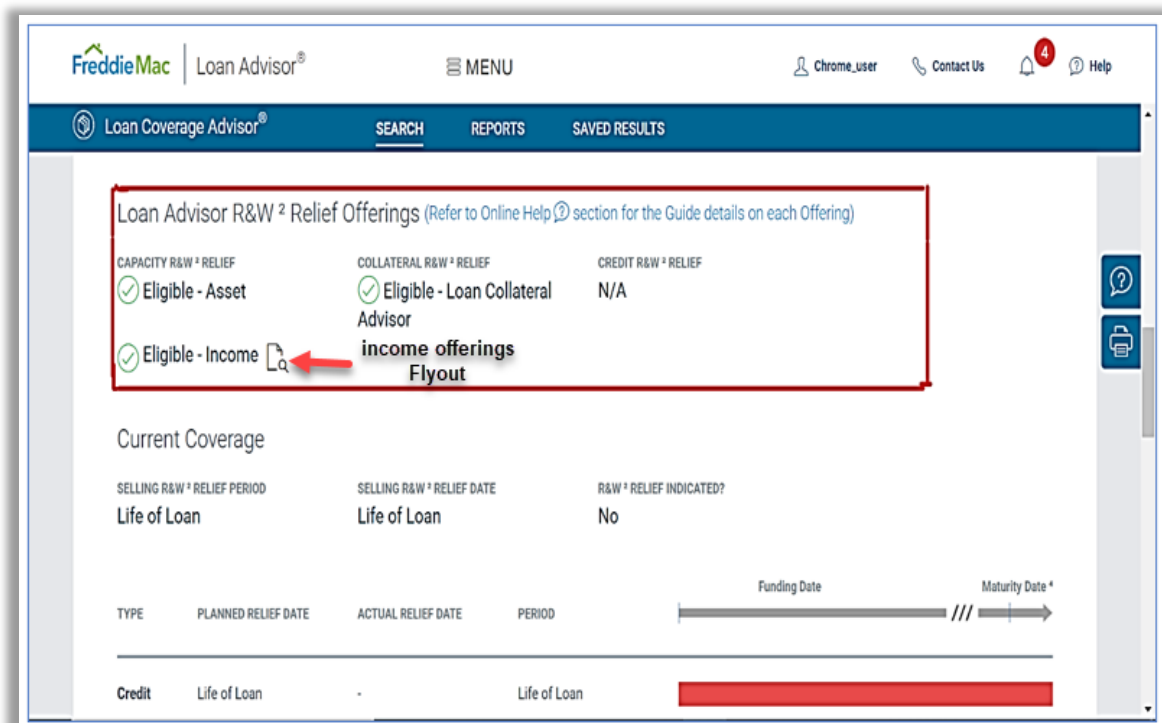
Release Notes | Updated March 28, 2022

Overview

The latest Loan Coverage Advisor release improves the user experience with several enhancements to the **Loan Advisor R&W Relief Offerings** section that offer additional insight into income rep and warranty relief.

Income R&W Relief Offering Flyout Expansion

When you perform a search and view the search results in the Loan Risk Details page, you'll have the ability to view the **Income** offerings flyout.



When you click Income offerings flyout, it will expand to display a list of Income Decision Types that were applied in the final income eligibility decision. If no offering was involved in the income eligibility decision, then a “—” will be displayed.

Ex: Direct Deposit, Employer Data, Tax Returns

*Note: If a single Income Decision Type was applied to the final eligibility decision, then a single Income Decision Type will be displayed in the user interface (UI) and search export results. If multiple Income Decision Types are applied to the final eligibility decision, then a list of Income Decision Types will be displayed in the UI and search export results. **A maximum of three Income Decision Types can be available for a loan.***

Credit Risk Offsets

Selling R&W² Servicing R&W² MI CE

Responsible Party

POSITION	OBLIGORNAME	OBLIGORNUMBER	START DATE	END DATE
1			07/01/2020	

Loan Advisor R&W² Relief Offerings (Refer to Online Help section for the Guide details on each Offering)

CAPACITY R&W² RELIEF COLLATERAL R&W² RELIEF CREDIT R&W² RELIEF

Eligible - Asset Eligible - Automated Collateral Evaluation N/A

Eligible - Income

Current Coverage

INCOME FUNDING RELIEF OFFERINGS:

Direct Deposit
Employer Data
Tax Returns

SELLING R&W² RELIEF PERIOD
12 Months

SELLING R&W² RELIEF DATE
08/01/2021

R&W² RELIEF INDICATED
Yes

Online Help for Guide Section Details

You can view the income-related offerings *Single-Family Seller/Servicer Guide* (Guide) Section details in Loan Coverage Advisor's [Online Help section](#).

Ex: Guide Section details for *Employer Data* - Section 5303.4(d) reference detail available in *Loan Coverage Advisor*.

Loan Risk Details Page Export (.csv version)

When you export (.csv version) from the Loan Risk Details page, the .csv version will display the newly added income offering details under the Comments column, if applicable to the loan.

(Sample: one income offering displayed – Tax Returns)

2022/01/14 10:47 AM Event_History.csv - Excel

1	A	B	C	D	E	F	G	H	I	J	K	L
2	*Representation & Warranty											
3	Event Type	Business Event Date	R&W ² Impacted	R&W ² Planned Period	Planned Relief Date	Actual Relief Date	Obligor 1 Name	Obligor 1 Number	From Date	To Date	System Processed Date	Comments
4	Loan Funded	7/1/2020	SELLING	12 Months	8/1/2021	8/1/2021		969703	7/1/2020		2/14/2022	R&W record established in system
5	Loan Funded	7/1/2020	Credit	12 Months	8/1/2021	8/1/2021		969703	7/1/2020		2/14/2022	
6	Loan Funded	7/1/2020	Capacity	12 Months	8/1/2021	8/1/2021		969703	7/1/2020		2/14/2022	Asset - Eligible; Income - Eligible (Tax Returns)
7	Loan Funded	7/1/2020	Collateral	8 Months	7/1/2020	7/1/2020		969703	7/1/2020		2/14/2022	Loan Collateral Advisor - Eligible; Document File ID - 11006A0AA
8	Loan Funded	7/1/2020	SERVICING	Life of Loan	Life of Loan			969703	7/1/2020		2/14/2022	R&W record established in system

(Sample: two income offerings displayed – Employer Data and Tax Returns)

The screenshot shows an Excel spreadsheet titled "Event_History.csv". The data is organized into columns: A (Event Type), B (Business Event Date), C (R&W* Impacted), D (R&W* Planned Period), E (Planned Relief Date), F (Actual Relief Date), G (Obligor 1 Name), H (Obligor 1 Number), I (From Date), J (To Date), K (System Processed Date), and L (Comments). Two rows are highlighted in red: Row 5 (Loan Funded, 7/1/2020 Credit, 12 Months, 8/1/2021, 8/1/2021, 989703, 7/1/2020, 2/14/2022 R&W record established in system) and Row 6 (Loan Funded, 7/1/2020 Capacity, 12 Months, 8/1/2021, 8/1/2021, 989703, 7/1/2020, 2/14/2022 Asset - Eligible; Income - Eligible (Employer Data, Tax Returns)).

(Sample: three income offerings displayed – Direct Deposit, Employer Data and Tax Returns)

The screenshot shows an Excel spreadsheet titled "Event_History.csv". The data is organized into columns: A (Event Type), B (Business Event Date), C (R&W* Impacted), D (R&W* Planned Period), E (Planned Relief Date), F (Actual Relief Date), G (Obligor 1 Name), H (Obligor 1 Number), I (From Date), J (To Date), K (System Processed Date), and L (Comments). Three rows are highlighted in red: Row 5 (Loan Funded, 7/1/2020 Credit, 12 Months, 8/1/2021, 8/1/2021, 989703, 7/1/2020, 2/14/2022 R&W record established in system), Row 6 (Loan Funded, 7/1/2020 Capacity, 12 Months, 8/1/2021, 8/1/2021, 989703, 7/1/2020, 2/14/2022 Asset - Eligible; Income - Eligible (Direct Deposit, Employer Data, Tax Returns)), and Row 7 (Loan Funded, 7/1/2020 Collateral, 9 Months, 7/1/2020, 7/1/2020, 989703, 7/1/2020, 2/14/2022 Automated Collateral Evaluation - Eligible).

Search Results Export

You can review the income offerings details by exporting the search results. Three new columns (Income Type 1, Income Type 2 and Income Type 3) have been added and will display the accurate income offering details available for loans funded after March 26, 2022.

The screenshot shows a search results export spreadsheet. The data is organized into columns: A (Search Criteria), B (Seller / Servicer Number), C (Selling R&W Type), D (Selling R&W Relief Date), E (Relief Date Type), F (*Representation & Warranty), G (FM Loan Number), H (Seller R&W), I (Seller R&W), J (Seller R&W), K (Delivery), L (Servicing Release), M (Loan Funding), N (Product Type), O (Loan Status), P (Selling R&W), Q (Selling R&W), R (Selling R&W), S (Collateral), T (Collateral), U (Asset R&W), V (Income Type 1), W (Income Type 2), X (Income Type 3), Y (Income R), Z (Alternativ), AA (Selling R&W), AB (Selling R&W), AC (Selling R&W), AD (Selling R&W), AE (Credit R&W), AF (Credit R&W). Three columns are highlighted in red: V (Income Type 1), W (Income Type 2), and X (Income Type 3). The data shows various loan details including dates, statuses, and income types.

Document File Identifier Display

When you perform a single loan number search, the Loan Risk Details page displays the Document File Identifier (Appraisal Identifier) for a funded loan event in the Event Summary information “i” icon.

Search for Loans

Select Search Parameters

Select a key search parameter from the drop down list and enter an exact number to search against. Search results contain Active & Closed Loans by default.

What do you want to search by? *

Servicer Loan Number

What is the number? *

SEARCH

Event Summary

EVENT TYPE	EVENT DETAILS	BUSINESS EVENT DATE ▼	R&W * IMPACTED	COVERAGE IMPACTED	OBLIGATION IMPACTED	SYSTEM PROCESSED DATE †
Payoff - Prepaid	i	01/13/2020				01/15/2020
Loan Sunset Date Reached	i	03/01/2019	SELLING	📄		03/13/2019
	R&W record established in system Document File ID - 1234567ABC	11/16/2016	SELLING & SERVICING	📄	📄	11/30/2016
Loan Funded	i	02/04/2016	SELLING & SERVICING	📄	📄	02/05/2016