

Governance, Risk & Compliance

# What's New with the Documents

ComplianceOne<sup>®</sup> mortgage

2020.3

## Governance, Risk & Compliance

This publication was written for ComplianceOne® mortgage

### Publication Information / Version

Document Title: What's New with the Documents

Release Date: 2020 July

### Distributed Subject to Terms of a License or other Agreement

The contents of this publication, including its appendices, exhibits, and other attachments, as updated or revised, are highly confidential and proprietary to Wolters Kluwer Financial Services, Inc. or its subsidiaries or affiliates ("Wolters Kluwer Financial Services"). This publication is distributed pursuant to a Non-Disclosure Agreement, Evaluation Agreement, License Agreement and/or other similar agreement(s) with Wolters Kluwer Financial Services, Inc. or its subsidiary or affiliate. Unless otherwise specifically provided in such agreement(s), the reproduction of this publication is strictly prohibited. Use and distribution of this publication are also subject to the responsibilities and obligations of such agreement(s), which require confidential treatment of this publication and its contents.

Information in this guide is subject to change without notice and does not represent a commitment on the part of Wolters Kluwer Financial Services.

### Do Not Reproduce or Transmit

Unless otherwise specifically authorized in the agreement or license under which this publication has been provided, no part of this publication may be posted, played, transmitted, distributed, copied or reproduced in any form or by any means, electronic or mechanical, including photocopying, recording, or retaining on any information storage and retrieval system, without prior written permission from Wolters Kluwer Financial Services.

Requests for permission to reproduce content should be directed to Wolters Kluwer Financial Services, Inc., Corporate Legal Department, by telephone at 1-800-397-2341.

### Not a Substitute for Legal Advice

This publication is intended to provide accurate and authoritative information about the subject matter covered based upon information available at the time of publication. Examples given in this publication are for illustrative purposes only.

Development of this publication and the software (including forms, disclosures, reports, and other documents generated by the software) or other products that it describes was based on Wolters Kluwer Financial Services' understanding of various laws, regulations and commentaries.

Wolters Kluwer Financial Services cannot and does not guarantee that its understanding is correct.

This publication is not intended, and should not be used, as a substitute for legal, accounting, or other professional advice. Wolters Kluwer Financial Services is not engaged in providing legal, accounting or other professional services. If legal or other professional assistance is required, you should seek the services of a competent professional. We encourage you to seek the advice of your own attorney concerning all legal issues involving the use of this publication and any products described in this publication. If your interpretations or your counsel's interpretations are contrary to those expressed in this publication, you should of course, follow your/your counsel's interpretations.

The following notice is required by law:

**Wolters Kluwer Financial Services' PRODUCTS AND SERVICES ARE NOT A SUBSTITUTE FOR THE ADVICE OF AN ATTORNEY.**

### Warranty Disclaimer

**Except only for the warranties (if any) expressly set forth in the agreement(s) under which this publication is provided (i.e., your agreement or license for the described product), this publication is provided "as is", and Wolters Kluwer Financial Services makes no warranty, express, implied, by description, by sample or otherwise, and in particular and without limitation, makes no implied warranties of merchantability or fitness for purpose. No modifications to this Warranty Disclaimer are authorized unless in writing and signed by the President or a Vice President of the Wolters Kluwer Financial Services entity licensing the product described in this publication.**

### Attributions and Acknowledgements

All trademarks are the property of their respective owners.

### Copyright Information

©2020 Wolters Kluwer Financial Services, St. Cloud, Minnesota

This publication is the confidential information of Wolters Kluwer Financial Services. Distribution of this publication is subject to restrictions in the license or agreement under which this publication is provided to authorized Wolters Kluwer Financial Institution customers.

All rights reserved.

# Content

<b>What's New</b> .....	<b>1</b>
<b>MULTI-STATE</b> .....	<b>1</b>
COVID-19 Notice About Waiting Periods .....	1
HUD 92900-A Addendum To Uniform Residential Loan App.....	1
HUD 92900 LT Loan Underwriting and Transmittal Summary .....	1
Tax Information Authorization.....	1
<b>INDIANA</b> .....	<b>1</b>
Property Tax Benefits-IN .....	1
<b>MINNESOTA</b> .....	<b>1</b>
FHA Mortgage .....	1
Mortgage Closed End .....	1
<b>TENNESSEE</b> .....	<b>2</b>
Motor Vehicle Title Application-TN .....	2
Motor Vehicle Title Notification-TN.....	2
<b>VIRGINIA</b> .....	<b>2</b>
Release of Real Estate Security Instrument .....	2

## What's New

### **MULTI-STATE**

#### **COVID-19 Notice About Waiting Periods**

The COVID-19 Notice About Waiting Periods has been created. This optional notice was created in response to the CFPB's Interpretative Rule that was published on May 5, 2020. In this Interpretative Rule, the CFPB provides guidance about waiving waiting periods under the TRID rule and the Right of Rescission requirements. Borrowers affected by COVID-19 may have a bona fide personal financial emergency that may allow for the modification or waiver of the waiting periods. This optional notice provides information about the ability to waive the waiting periods.

#### **HUD 92900-A Addendum To Uniform Residential Loan App**

The HUD 92900-A Addendum To Uniform Residential Loan App has been updated with OMB Approval No. VA:2900-0144 in the upper right corner to (exp. 09/30/2022).

#### **HUD 92900 LT Loan Underwriting and Transmittal Summary**

The HUD 92900 LT Loan Underwriting and Transmittal Summary document has been updated. In the Underwriting Information section, the LDP/GSA tag has been updated to LDP/SAM to match the model form.

#### **Tax Information Authorization**

The Tax Information Authorization document has been revised to follow the February 2020 IRS updates to the model form. A checkbox for authorizing access to IRS records via an Intermediate Service Provider has been added to Section 3 - Tax Information.

### **INDIANA**

#### **Property Tax Benefits-IN**

The Indiana Department of Local Government Finance model form 51781 (R14 / 1-20) has been updated. The Indiana Property Tax Benefits form has been revised to follow the model form. Numerous textual changes have been made throughout the document.

### **MINNESOTA**

#### **FHA Mortgage**

#### **Mortgage Closed End**

The FHA Mortgage and the Mortgage Closed End documents have been updated to print the text "Purchase Money" before "Mortgage" in the document title for purchase money mortgage loans with real estate located in Minnesota.

## **TENNESSEE**

### **Motor Vehicle Title Application-TN**

The Motor Vehicle Title Application-TN document has been updated to the Application for Noting of Lien, Duplicate Title, or Multipurpose Use which is a combination of the Motor Vehicle Title Application-TN and the Motor Vehicle Title Notification-TN forms that previously existed. This document has been revised to match Tennessee Department of Revenue form RV-F1315201 with a revision date of 4-20.

With the combining of the two documents, fields from the Notification version have been incorporated onto the Application form. In addition, new fields have been added for Electric Vehicle Fee, Clerk Fee, Lien Fee, INS Fee and VIN Plate Fee. Moreover, the second page included a link to a page that appears to have changed. The link has been replaced with the correct one: <https://www.tn.gov/revenue/title-and-registration/county-clerks-locations.html>.

### **Motor Vehicle Title Notification-TN**

The Motor Vehicle Title Notification-TN document has been discontinued as it is now included as part of the Motor Vehicle Title Application-TN document.

## **VIRGINIA**

### **Release of Real Estate Security Instrument**

The Release of Real Estate Security Instrument document has been updated for property located in Virginia. Under the Certificate and Affidavit of Satisfaction section, , the reference to the Commonwealth Of Virginia code has been updated to read "V.A. CODE §§55.1-339 TO 55.1-345" and the Parcel Identification and Tax Map number field have been added to print after the Instrument Number. After the Signature Section, a new section, VA Circuit Court, has been added which includes two new paragraphs and two tables.

**About Wolters Kluwer Financial Services** - Whether complying with regulatory requirements or managing financial transactions, addressing a single key risk, or working toward a holistic enterprise risk management strategy, Wolters Kluwer Financial Services works with more than 15,000 customers worldwide to help them successfully navigate regulatory complexity, optimize risk and financial performance, and manage data to support critical decisions. Wolters Kluwer Financial Services provides risk management, compliance, finance and audit solutions that help financial organizations improve efficiency and effectiveness across their enterprise. With more than 30 offices in 20 countries, the company's prominent brands include: FRSGlobal, FinArch, ARC Logics®, TeamMate®, Bankers Systems, VMP® Mortgage Solutions, AppOne®, GainsKeeper®, Capital Changes, NILS®, AuthenticWeb™ and Uniform Forms™. Wolters Kluwer Financial Services is part of Wolters Kluwer, a leading global information services and solutions provider with annual revenues of (2012) €3.6 billion (\$4.6 billion) and approximately 19,000 employees worldwide. Please visit our website for more information.

**Wolters Kluwer Financial Services**

6815 Saukview Drive  
St Cloud, MN, 56303  
Toll-free: 800.274.2711

To learn more visit **[WoltersKluwerFS.com](http://WoltersKluwerFS.com)**.

©2020 Wolters Kluwer Financial Services, Inc. All Rights Reserved.