



Wolters Kluwer
ARTA® Lending
Version 2019.3

Release Notes

August 2019



Wolters Kluwer

This publication was written for ARTA® Lending.

Publication Information/Version

ARTA Lending Release Notes
Software Version 2019.3
Publication Version 1.0
August 2019

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 document 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.

Trademarks and Credits

ARTA is a registered trademark of Wolters Kluwer Financial Services, Incorporated.

All other trademarks are the property of their respective owners.

Copyright Information

©2019 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.

Table of Contents

ARTA Lending Version 2019.3	1
New Release Best Practices	1
Release Notes	1
Program Changes	2
Disabling Transport Layer Security (TLS) 1.1	2
August 2019 Index Update	2
National Average Contract Rate	2
Multi-State Form Changes	2
BPA (Business Purpose Affidavit)	2
M-170 (Assignment of Life Insurance Policy)	2
MLA-PL-F-DR (Military Lending Act - Personal Line of Credit Fixed Draw and Repayment Agreement)	3
VMP30 (Statement Of Credit Denial) VMP132 (Counter Offer)	3
VMP365R (Second Home Rider Fannie Mae Freddie Mac Form 3890)	3
VMP9045 (Request for Copy of Tax Return)	3
State-Specific Form Changes	4
Maine	4
AGCO-RESI-ME (Real Estate Mortgage) (ME) ASMT-RENT-ME (Assignment of Leases and Rents) (ME) MMOD-ME (Modification of Mortgage) (ME) OCP-REMTG-ME (Open-End Mortgage with Future Advance Clause) (ME) RE-MTG-ME (Mortgage with Future Advance Clause) (ME) SUB-LLSB-ME (Landlord Lien Subordination Agreement) (ME)	4
Montana	5
NDAS-SI-MT (Note Disclosure And Security Agreement Simple Interest)	5
Oklahoma	5
LEFLZ-OK (Lien Entry Form Motor Vehicles OK)	5
South Carolina	5
Application and Registration for Title Motor Vehicle (SC) (MV-1-SC)	5
Utah	6
MMOD-UT (Modification of Deed of Trust) (UT) RE-DT-UT (Real Estate Security Instrument) (UT) VMP995WUT (Assignment of Deed of Trust with Acknowledgment) (UT)	6
Virginia	6
West Virginia	7
MV-1-WV (Motor Vehicle Title Application)	7
Additional Resources	8
ARTA Lending Application Training	8
Online Training	8
Handouts and Guides	8
Compliance Resources	8
Upgrade Information	8
Solution Notification Service Available	8

How to Contact Wolters Kluwer Support	9
Web Site or E-Mail	9
Phone: 1.800.274.2711.....	9
Fax 1.800.860.3595.....	9
Write	9
Authorization Codes	9

ARTA Lending Version 2019.3

New Release Best Practices

- We encourage users to upgrade promptly.
- Process as many of your work list items as possible prior to upgrading to the new version. Having a minimal number of pending items in Application, Loan Decision, and Loans work lists will help streamline the update.
- Review your templates when indicated in a release note and complete the applicable tasks:
 - Add new documents to applicable templates when new document(s) are added to a release.
 - Remove previous version of the document(s).
 - Remove old versions and add back updated document(s). If a template includes a revised document, remove the document and add the document back to ensure the application incorporates the changes.
 - If a drop-down menu item was added or changed, select a different item in the drop-down list, save the template, then reselect the appropriate item.

Release Notes

This Release Notes document provides information about what's new or changed for this ARTA Lending release. You can find the most recent version of the Release Notes on the Solutions Support web site at <http://www.WoltersKluwerFS.com/Support/>.

The Release Notes are also available on the Product Download Site (PDS) (<http://compliance.download.wolterskluwer.com>) on the Help screen.

Program Changes

Disabling Transport Layer Security (TLS) 1.1

PBI 561561 S15

To allow the disabling of TLS 1.1 (Transport Layer Security), changes were made to the install to no longer enable TLS 1.1. If you wish to disable TLS 1.1, you will need to change your configuration manually.

In addition, validation has been completed to ensure that ARTA operates correctly with TLS 1.1 disabled.

August 2019 Index Update

National Average Contract Rate

PBI 541125 S15

Based on the notice from the Federal Housing Finance Agency (FHFA), the National Average Contract Rate index will no longer be updated after 5/29/2019.

Please see the link for the full notice.

<https://www.fhfa.gov/DataTools/Downloads/Pages/Monthly-Interest-Rate-Data.aspx>

Note

Currently this index is still available, but changes will be made in a future release to restrict it.

Multi-State Form Changes

BPA (Business Purpose Affidavit)

PBI 551730 S12

The Business Purpose Affidavit has been revised to update the signature and acknowledgment sections to be consistent with Wolters Kluwer standards. In addition, a field has been added for **My Commission Expires** for those states that require this on documents that are notarized. Also, lines under the data entry fields were removed to conform to a new design format.

M-170 (Assignment of Life Insurance Policy)

PBI 551730 S12

The M-170 form has been revised to update the signature and acknowledgment sections to be consistent with Wolters Kluwer standards. There were no changes to the content of the form and only very minor changes to some of the text in the acknowledgment areas (i.e., 'he' was changed to 'he/she/they'). In addition, the form is now two pages and lines under the data entry fields have been removed to conform to a new design format.

MLA-PL-F-DR (Military Lending Act - Personal Line of Credit Fixed Draw and Repayment Agreement)

BUG 545773 S14

Previously, data entry options selected for the Advances section of the MLA-PL-F-DR were not selected properly on the form when previewing or printing it. The program has been updated so that the options that are selected in data entry are correctly reflected on the preview and print versions of the form.

VMP30 (Statement Of Credit Denial) VMP132 (Counter Offer)

PBI 527895 S14

ARTA lending autoselects the multistate version or state specific version of the Statement of Credit Denial, Termination or Change (VMP30) and the Notice of Action Taken, Statement of Reasons, and Counteroffer (VMP132) based on the lending policy state. However, the residence of the applicants and the collateral state should also be considered in the selection. As a result, a message has been added to the Validation screen within the program to make customers aware and if necessary, manually add the version needed. It may be determined, after advice from legal counsel, whether one state-specific version is satisfactory to the exclusion of the others.

VMP365R (Second Home Rider Fannie Mae Freddie Mac Form 3890)

PBI 552949 S14

The form VMP365R, Second Home Rider Fannie Mae Freddie Mac Form 3890, has been revised to follow the model form. Per Fannie Mae Selling News announcement on April 3, 2019, Fannie Mae/Freddie Mac Multistate Second Home Rider Form 3890 was revised to clarify certain requirements. Revisions have been made to the Occupancy paragraph.

VMP9045 (Request for Copy of Tax Return)

PBI 552540 S13

On March 21, 2019, the IRS posted new revisions to the Form 4506 (Request for Copy of Tax Return) with a 3-2019 revision date. The form has been revised to follow the IRS model form and includes the following updates:

- The address, in the chart for individual returns where the states start with Connecticut, has been updated from "P-6" to "S-2"
- The Signature By A Representative section was updated from "line 5" to "line 5a"
- Other minor formatting changes were also made throughout the form

No effective date has been announced but the form should be used as soon as available.

State-Specific Form Changes

Maine

AGCO-RESI-ME (Real Estate Mortgage) (ME)
ASMT-RENT-ME (Assignment of Leases and Rents) (ME)
MMOD-ME (Modification of Mortgage) (ME)
OCP-REMTG-ME (Open-End Mortgage with Future Advance Clause) (ME))
RE-MTG-ME (Mortgage with Future Advance Clause) (ME)
SUB-LLSB-ME (Landlord Lien Subordination Agreement) (ME)

PBI 547981/564264 S12/S13

These documents have been revised to follow Maine's Registers of Deeds Association most current recording requirements, which entail new margin and font requirements listed below:

Note: These are not statutory requirements.

2017 recording requirements can be found at:

<http://www.maineregistryofdeeds.com/forms.html>.

- Side margin of at least $\frac{3}{4}$ inch all pages (the forms have been updated to 1" margins)
- First page, top margin of at least $1\frac{3}{4}$ inches across (the forms have been updated to 2" margins)
- Bottom margin of $1\frac{1}{2}$ inches across bottom of last page
- All other pages need a 1" top margin
- Font size must be no smaller than 10 pts, Times New Roman (this does not include the tagline)

Additional form updates include the following:

- AGCO-RESI-ME
 - Signature section has been updated to add a second borrower business name
 - The witness lines have been removed
- ASMT-RENT-ME
 - Signature section has been updated to add a second borrower business name
 - Number of signature lines have increased from two to four
 - A signature addendum checkbox has been added
- MMOD-ME
 - Signature section has been updated to add a second borrower business name
 - Number of borrower signature lines has been reduced from six to four
 - A signature addendum checkbox has been added
 - Witness lines have been removed

- OCP-REMTG-ME
 - Citation in the DUE ON SALE section has been updated from 12 C.F.R. 591 to 12 C.F.R. 191
 - "or an affiliate" has been removed from the Executive Officers Section under DEFAULT:
 - "on page 1 of" has been replaced with "listed in" in the NOTICE section
 - Signature section has been updated to add two additional signature lines
 - A signature addendum checkbox has been added
- RE-MTG-ME
 - "all or any part of" has been added to the DUE ON SALE OR ENCUMBRANCE section
 - In the same section the citation has been updated from 12 C.F.R. 591 to 12 C.F.R. 191
 - "on page 1 of" has been replaced with "within" in the NOTICE section
 - NOTICE TO CONSUMER has been removed
- RE-MTG-ME
 - Signature section has been updated to add a second borrower business name
 - Number of signature lines have increased from two to four
 - A signature addendum checkbox has been added
- SUB-LLSB-ME
 - Signature section has been updated to add a signature line for the Lender

Montana

NDAS-SI-MT (Note Disclosure And Security Agreement Simple Interest)

BUG 549071 S11

This form has been updated so when the "Minimum Interest Charge applies" is selected in data entry, then the "May have to pay a minimum interest charge" is selected on the document.

Oklahoma

LEFLZ-OK (Lien Entry Form Motor Vehicles OK)

PBI 562875 S15

The LEFLZ-OK Lien Entry Form Motor Vehicles OK has been revised to match Oklahoma Tax Commission Motor Vehicle Division form MV-21-A with a revision date of 6-2019. In addition, the fees at the bottom of page two have increased to match the model form.

South Carolina

Application and Registration for Title Motor Vehicle (SC) (MV-1-SC)

PBI 498468 S15

The form MV-1-SC, Application and Registration for Title Motor Vehicle SC, has been revised to match South Carolina Department of Motor Vehicles form 400 with a revision date of 6/19.

Additional language has also been added to the top to match the model form and it is now a two-page document.

The section headings have been changed to the following:

- Section A is changing to Vehicle Information
- Section B to Odometer Mileage
- Section C to Owner Information
- Section D to Lien Information
- Section E to Sales Tax/IMF Exemption
- Section F to Seller Information
- Section G to Insurance Certification
- Section H to Donate Life SC
- Section I to Signature of Owner

Each of these sections have also been updated to match the model form.

Utah

MMOD-UT (Modification of Deed of Trust) (UT)

RE-DT-UT (Real Estate Security Instrument) (UT)

VMP995WUT (Assignment of Deed of Trust with Acknowledgment) (UT)

PBI 558385 S15

The forms have been updated to remove the "RESPA" field to the left of the document title. This is in response to the deletion of the requirement in Utah Title 17-21-18.5(4)(b) - Fees of the County Recorder, which required the word "RESPA" to be printed in 16-point font on the front page of any recordable document where RESPA applied.

Additional Changes include:

- RE-DT-UT Form (Real Estate Security Instrument) (UT)
 - A checkbox for a Signature Addendum has been added to the data entry screen.
- MMOD-UT Form (Modification of Deed of Trust) (UT)
 - The hard-coded '(Seal)' prompts were removed from the signature area.

Virginia

MV-1-VA (Application for Certificate of Title and Registration-Virginia)

PBI 488470 PIP3

The form has been revised to match Virginia Department of Motor Vehicles form VSA 17A with a revision date of 01/01/2018. Significant changes have been made to the form regarding section placement along with the following changes:

- The Acquisition Type section has been removed
- Fields have been added for Owner's and Co-Owner's Mailing Address
- The Additional Information section was combined with the Owner Information section

- New checkboxes for Fuel Type and Division Code were added to the Vehicle Information section
- Second lienholder fields were removed
- The Secondary Vehicle Color field was removed
- A Three Years checkbox was added to the Registration Information section
- Minor changes to hard-coded text were made

West Virginia

MV-1-WV (Motor Vehicle Title Application)

PBI 463334 S13

The MV-1-WV (Motor Vehicle Title Application) has been revised to match the 10/18 revision of West Virginia Department of Transportation Division of Motor Vehicles form DMV-1-TR. The following areas were updated:

- The Title Fee is now \$15.00
- The Lien Fee is now \$10.00
- The License Plate Transfer Fee is now \$10.50
- Sales Tax is now 6% and all sales under \$500.00 must pay \$30.00 instead of 6%

Additional Resources

ARTA Lending Application Training

Online Training

Visit <http://www.WoltersKluwerFS.com/Support/> to access a description of free online training sessions on ARTA Lending topics. After logging in, select ARTA Lending from the Products list, then Training. Current topics include:

- Introduction to ARTA Lending
- ARTA Lending - Flood Interface
- ARTA Lending - Application and Credit Bureau Modules
- ARTA Lending - Credit Bureau Module
- ARTA Lending - HMDA
- ARTA Lending - ATR and QM
- ARTA Lending and the Military Lending Act (MLA)

To access the Training site directly, click <http://Training.WoltersKluwerFS.com/>.

Handouts and Guides

Visit <http://www.WoltersKluwerFS.com/Support/> to access ARTA Lending supporting documentation. After logging in, select the Documentation tab and ARTA Lending. You will find the latest release notes, guides, and handouts for ARTA Lending.

Compliance Resources

Visit Compliance Headquarters™ at <http://www.WoltersKluwerFS.com/Insights/home.aspx> for the latest news, podcasts, articles, and video on compliance issues and regulations.

Upgrade Information

For information on upgrading your system, contact your hardware vendor or log on to <http://www.microsoft.com/en-us/>. For other questions, call SupportLine at 1.800.274.2711, Ext. 1124021 or visit our web site at <http://www.WoltersKluwerFS.com/Support/>.

Solution Notification Service Available

Customers who subscribe to the Solution Notification Service will receive notifications when updates are made available on our Solutions Support web site at <http://www.WoltersKluwerFS.com/Support/>.

To subscribe to this service, visit <http://Global.WoltersKluwerFS.com/SNS> and enter your valid e-mail address. A link to your personal profile screen is then e-mailed to you allowing you to specify your profile information and subscription preferences.

To ensure you receive this e-mail as well as future communications, make sure to add [@wolterskluwer.com](mailto:info@wolterskluwer.com) and [@wolterskluwerfs.com](mailto:info@wolterskluwerfs.com) to your safe senders list.

How to Contact Wolters Kluwer Support

Note: There may be situations where you provide or are asked to provide data to Wolters Kluwer for assistance in troubleshooting, implementation, or the delivery of professional services. When doing so, do not provide actual live data of your customers. Provide sample, fake data that is representative of the issue you are experiencing.

Web Site or E-Mail

Visit our Solutions Support web site at <http://www.WoltersKluwerFS.com/Support/> for documentation, downloads, frequently asked questions, training, support information, and submitting issues by e-mail.

You can also send an email to artalendingsup@wolterskluwer.com.

Phone: 1.800.274.2711

Our SupportLine technicians are available to take your calls Monday through Friday, 7 A.M. to 7 P.M. Central Time. Voice mail operates continually, allowing you to leave a message after business hours and on weekends. Technical calls will be returned Monday through Friday between 8 A.M. and 5 P.M. Central Time.

For all your ARTA Lending questions, use the following extension:

- ARTA Lending Ext. 1124021

To help us handle your questions as quickly as possible, have the following items available when you call:

- Product name and version number
- Customer number
- Operating system and version number

Fax 1.800.860.3595

Our fax number is listed above. Include Attention: SupportLine in the fax.

Write

If you prefer, write a letter detailing your question and send it to:

SupportLine
Wolters Kluwer
P.O. Box 1457
St. Cloud, MN 56302

Authorization Codes

If you cannot locate your authorization code, or for other installation assistance, please call SupportLine at 1.800.274.2711, Ext. 1124021.

