

March 14, 2016



TO: All FHA-Approved Mortgagees, Servicers, and Other Stakeholders in FHA Transactions

NEWS AND UPDATES

In this Announcement:

- Updated *Single Family Housing Policy Handbook* 4000.1 Offers End-to-End Title II Forward Mortgage Policy Source
- *Single Family Housing Policy Handbook* 4000.1 *Claims and Disposition* Section for Title II Forward Mortgages Published Today

See below for details.

Updated *Single Family Housing Policy Handbook* 4000.1 Offers End-to-End Title II Forward Mortgage Policy Source

Whether you are a mortgagee originator or servicer, a nonprofit or governmental entity, or one of the other stakeholders in Federal Housing Administration (FHA) transactions for Title II forward mortgages, there is something for you in FHA's updated and expanded *Single Family Housing Policy Handbook* 4000.1 (SF Handbook) published today. With these updates — including the publication of the *Claims and Disposition* section for Title II forward mortgages and associated registration, approval, and compliance policies in other sections for Real Estate Brokers and Closing Agents — the SF Handbook is now an end-to-end source for almost all Single Family Housing Title II forward mortgage policy. For FHA, this represents a significant step in its goal of making it easier to do business with us.

Multiple previously published sections of the SF Handbook became effective as of today, so that almost all stakeholders in FHA Title II forward mortgage transactions are now able to use the SF Handbook **as their single source** of Single Family Housing policy for:

- Obtaining and maintaining FHA approval;
- Originating almost all Title II forward mortgage products and programs;
- Obtaining an FHA insurance endorsement;
- Performing servicing and loss mitigation functions on FHA-insured mortgages; and
- Understanding and applying quality control practices.

The SF Handbook, dated March 14, 2016, contains technical updates and revisions to existing policy. These updates are listed in the SF Handbook [March 14, 2016 Transmittal](#). As noted in the Transmittal, an additional 200-plus Single Family Housing Mortgagee Letters and other policy documents have been superseded in full by the SF Handbook.

Read more about the SF Handbook's March 14, 2016 updates, additions, and other SF Handbook changes in FHA's [online](#) article. The FHA Resource Center's online, searchable [Frequently Asked Questions \(FAQ\)](#) site will be updated over the next several days with new and revised FAQs to reflect policy that became effective on or after March 14, 2016.

Industry Briefing Conference Call on March 22, 2016

Mortgagees and other stakeholders in FHA transactions are invited to attend an industry briefing conference call on March 22, 2016. During this call, FHA subject matter experts will provide a high-level overview of the SF Handbook's March 14, 2016 updates and additions.

- **Title:** SF Handbook March 14 Updates and Additions
- **Date:** March 22, 2016
- **Time:** 2:00 PM – 3:30 PM (Eastern)
- **Dial-in:** (800) 707-9573
- **Access Code:** 387881

Quick Links

- Review the SF Handbook March 14, 2016 Transmittal at:
<http://portal.hud.gov/hudportal/documents/huddoc?id=40001HSGH.pdf>
- Access the SF Handbook in its online or portable document format (PDF) from HUD's Client Information Policy Systems (HUDCLIPS) Housing Handbooks web page at:
http://portal.hud.gov/hudportal/HUD?src=/program_offices/administration/hudclips/handbooks/hsg
- View Single Family Housing policy documents superseded in full, accessible from the Single Family Housing Superseded Policy Documents page on HUDCLIPS at:
http://portal.hud.gov/hudportal/HUD?src=/program_offices/administration/hudclips/sfhsuperseded

Single Family Housing Policy Handbook 4000.1 Claims and Disposition Section for Title II Forward Mortgages Published Today

Today, the Federal Housing Administration (FHA) published the *Claims and Disposition* section for Title II forward mortgages (Claims and Disposition) of its *Single Family Housing Policy Handbook 4000.1* (SF Handbook). It becomes effective on September 30, 2016. When effective, the addition of this section — and associated registration, approval, and compliance policies in other sections for Real Estate Brokers and Closing Agents — to the SF Handbook means that mortgagees and other stakeholders in FHA transactions **will have a complete, end-to-end set of policies for almost all of their FHA Title II forward mortgage business.**

Publication of the Claims and Disposition section follows FHA's assessment of feedback received on the draft section posted from August 5, 2015 through October 5, 2015. The Claims and Disposition section represents existing FHA policy, revised to conform to the format and style of the SF Handbook. However, the section does contain some policy changes, and mortgagees and others are encouraged to read the section in its entirety as they begin to prepare for the September 30, 2016 effective date.

The Claims and Disposition section was published in the SF Handbook and is now available in portable document format (PDF) form, and will be incorporated into the online SF Handbook on FHA's Single Family Housing Policy Library on June 30, 2016. Read more in FHA's [online article](#) about the newly published Claims and Disposition section, including details for attending an industry briefing conference call on the Claims section scheduled for March 31, 2016, and the Disposition section scheduled for April 21, 2016.

Quick Links

- Access the SF Handbook in its online or PDF form from HUD's Client Information Policy Systems Housing Handbooks web page at:
http://portal.hud.gov/hudportal/HUD?src=/program_offices/administration/hudclips/handbooks/hsg

Resources

- Contact the FHA Resource Center:
 - Visit our online knowledge base to obtain answers to frequently asked questions 24/7 at:
www.hud.gov/answers.
 - E-mail the FHA Resource Center at answers@hud.gov. Emails and phone messages will be responded to during normal hours of operation, 8:00 AM to 8:00 PM (Eastern), Monday through Friday on all non-Federal holidays.
 - Call 1-800-CALLFHA (1-800-225-5342). Persons with hearing or speech impairments may reach this number by calling the Federal Relay Service at 1-800-877-8339.

RESOURCE INFORMATION

FHA INFO Archives: Visit the [FHA INFO Archives](#) to access FHA INFO messages issued from 2012 to the present.

Subscribe/Unsubscribe Instructions: To subscribe to the Single Family FHA INFO mailing list you can use this link: [FHA INFO](#) or send a request by email to: answers@hud.gov
Bulk subscriptions: To sign up your entire office or a large group, send the list of email addresses (in the format below) to: answers@hud.gov
aaa@xyz.com
bbb@xyz.com
ccc@xyz.com
[To Unsubscribe](#) follow the unsubscribe instructions on that page.

Resource Links:

Archived Webinars	Foreclosure Assistance
Career Opportunities	Grant Opportunities
Contracting Opportunities	HUD Homes Property Listings
Events & Training	HUD.gov
FHA Forms	Making Home Affordable
FHA Homeownership Centers	Presidentially Declared Disaster Areas
FHA Mortgagee Letters	Visit our Single Family Home Page



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