

New Mexico Mortgage Finance Authority (MFA)

SUBSERVICER

Idaho Housing and Finance Association (IHFA)

565 Myrtle Street, Boise, ID 83702 PH# 1.800.219.2285

Monday thru Friday: 8am to 5pm (Mountain Time) Closed on certain holidays

Tax ID#: 82-0302333 Branch 001 MERS ID#: 1009670 HUD ID#: 10101-09998 VA ID#: 927003000

RD ID #: 82-0302333 Branch 001

Lender Connection: <https://www.lendernm.com>

Borrower Connection: <https://www.borrowernm.com>

All Loan Programs Serviced

CONTACTS:

Rita Aafedt
Manager Loan Acquisition
Ph# 208-424-7048
Email: ritaa@ihfa.org

Rod Zacharias
Loan Acquisition Supervisor
Ph# 855-505-4700 Ext 4741
Email: RodZ@ihfa.org

1st Note Endorsement: Pay To The Order of

New Mexico Mortgage Finance Authority
Without Recourse
Lender Name as it appears on the Note
Lender Signature w/Signatory's typed name and title

Deliver Original Note to:

Idaho Housing and Finance Association
Attn: Doc Center
565 W. Myrtle Street
Boise, ID 83702

MFA DPA 2nd Notes are delivered to MFA

2nd Note Endorsement: Pay To The Order of

New Mexico Mortgage Finance Authority
Without Recourse
Lender Name as it appears on the Note
Lender Signature w/Signatory's typed name and title

Deliver Original Note to:

New Mexico Mortgage Finance Authority (MFA)
Attn: Document Management
344 4th Street SW
Albuquerque, NM 87102

The New Mexico IHFA checklist can be found on the home page in Lender Connection

- Please stack the loan file in the order of the checklist

Loans Purchased within 15 Days of 1st Payment Due Date

- 1st payment netted out of the purchase amount - Lender retains 1st payment

Post Purchase Ins & Tax Bills: servicing@homeloanserv.com - **Post Purchase Reimbursements:** hol-adjustments@ihfa.org

Borrower's First Mortgage Payments/Servicing Questions (Goodbye Letter)

HomeLoanServ
P.O. Box 7541, Boise, ID 83707-1899
Ph# 1.800.526.7145

Overnight Payment Address:
565 W Myrtle Street, Boise, ID 83702

Email Servicing Questions: support@homeloanserv.com Online Banking: www.homeloanserv.com Payoffs: HOL-Payoffs@ihfa.org

Borrower's Second Mortgage Payments/Servicing Questions (Goodbye Letter)

New Mexico Mortgage Finance Authority
344 4th Street SW, Albuquerque, NM 87102
Ph# 1.505.843.6882 or 1.800.444.6880 (Toll free in New Mexico)

Lock Box Address:
P.O. Box 912727, Denver, CO 80291

Second Mortgage Servicing Questions: <https://housingnm.org/mortgage-loans/contact-us>

Online Banking: <https://housingnm.org/mortgage-loans/make-payment>

Payoffs: <https://housingnm.org/mortgage-loans/tools-resources/payoff-request>

Flood Determination: LERETA Property Tax & Flood Services 901 Corporate Center Dr. Pomona, CA 91768 www.lereta.com

Hazard and Flood Insurance Requirements

Minimum Coverage amount: Equal to the loan amount or replacement cost

Hazard Insurance Maximum Deductible: 2% (Based on face amount of coverage.) or \$2,500.00 whichever is greater

Wind/Hurricane Insurance Maximum Deductible: 2% (Based on face amount of coverage.) or \$2,000.00 whichever is greater

Flood Insurance Maximum Deductible: \$5,000 Maximum

Mortgagee Clause

HomeLoanServ, ISAOA/ATIMA

PO Box 818007, Cleveland, OH 44181

Fax: 888-218-9257 Email: insdocs8263@oscis.com

Must include IHFA Loan Number

2nd Mortgagee Clause

New Mexico Mortgage Finance Authority ISAOA

344 4th Street SW

Albuquerque, NM 87102

Must include MFA loan number

Standard Fees Deducted at Loan Purchase

- \$85 Tax Service Fee
- \$10 Flood Determination Fee (if Flood Determination provided is not Lereta)

Trailing Documents due within 90 Days of Loan Purchase

- Original Recorded **1st** Mortgage to be delivered to **Idaho Housing and Finance Association (IHFA)**
- Final Title Insurance Policy to be uploaded to Lender Connection as a **Trailing Document**
- MIC, RD Loan Note Guaranty, VA LGC (if applicable) to be uploaded to Lender Connection as a **Trailing Document**
- Email Document Center: doccenter@ihfa.org

- Original Recorded **2nd** Mortgage to be delivered to **New Mexico Mortgage Finance Authority**
- Email Document Management Department: finaldocs@housingnm.org