

Montana Board of Housing (MBOH)

MASTER SERVICER For Montana Board of Housing Lending Program

Idaho Housing and Finance Association

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#: 9270030000 RD ID #: 82-0302333 Branch 001

Lender Connection: <https://www.lender.ihfa.org>

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

CONTACTS: Rita Aafedt
Loan Acquisition
Manager 208.424.7048
RitaA@ihfa.org

Amanda Patterson
Loan Acquisition Supervisor
Ph# 208-424-7012
Email: amandap@ihfa.org

Program Questions: LoanPurchase@ihfa.org

[Lender Connection Delivery Training Module](#)

1st Note Endorsement: Pay To The Order of Idaho

Housing and Finance Association

(No Ampersand sign, must spell out "and")

Without Recourse

Lender Name as it appears on the Note Lender Signature

Signatory's typed name and title

Deliver Original Note(s) to:

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

2nd Note – Endorsed to Montana Board of Housing

Without Recourse, Lender Name as it appears on the Note
Lender Signature, Signatory's typed name and title

2nd position DPA Loan must be closed in the name of the originating lender and transferred/assigned to:

Montana Board of Housing via a recorded Assignment of Deed of Trust

The MBOH IHFA checklist can be found on the home page in Lender Connection - Please stack 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 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 ihfa.org

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: 5% of policy face amount or \$10,000, whichever is less

Wind/Hail Insurance Maximum Deductible: 5% of policy face amount or \$10,000, whichever is less

Flood Insurance: 5% of policy face amount or \$10,000, whichever is less

Mortgagee Clause - Must include IHFA Loan Number

HomeLoanServ, ISAOA/ATIMA

PO Box 818009, Cleveland, OH 44181

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

Standard Fees Deducted at Loan Purchase

- \$200 Loan Acquisition Fee
- \$85 Tax Service Fee
- \$10 Flood Determination Fee (if Flood Determination provided is not Lereta)
- Extension Fees (as applicable)

Trailing Documents due within 90 Days of Loan Purchase

- Original Recorded Deed of Trust(s) (1st and 2nd if applicable) to be delivered.
- 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**

Document Center: doccenter@ihfa.org

rev 05/2026