



**NEW!**

# FANNIE MAE DESKTOP UNDERWRITER® (DU®) UNDERWRITING FINDINGS

## DU Findings Report Redesign Update

### FREQUENTLY ASKED QUESTIONS

The Desktop Underwriter® (DU®) Underwriting Findings (“Findings”) report has been updated.

View the [DU Findings Redesign Update Release Notes](#) for more information.

**Q1**

#### Why was the Findings report updated?

On Sept. 22, a new version of the Findings report was introduced in order to provide an updated format that will make it easier for users to understand and navigate their Findings report.

**Q2**

#### What updates were included as a part of the DU Findings report redesign project?

The following updates to the look and feel of the Findings report were made:

- Emphasis, bolding and coloring were added to certain information in the summary sections.
- Track changes functionality was added to enable users to identify what messages have been changed, added, or deleted from the existing submission as compared to the previous version.
- Basic navigation functionality was added that enables users to quickly move from one section of the report to another.
- Easier identification of Day 1 Certainty® messages with an option for users to filter on Day 1 Certainty messages. Persistent “Day 1” flags now display next to Day 1 Certainty messages.
- Bolding, bulleting and hard returns were added in the body of approximately 117 messages to add emphasis and improve readability. The text of certain messages was updated to improve clarity. Dollar amount formatting was changed to include applicable commas (i.e., \$100000.00 is seen as \$100,000.00).
- Messages are now easier to identify with the inclusion of the unique message ID numbers at the end of messages.
- A new Day 1 Certainty section has been added which displays eligibility status for DU validation service, appraisal waiver (formerly referred to as Property Inspection Waiver (PIW)) and Collateral Rep & Warrant relief.
- Two file types were added: a PDF and an enhanced HTML format. As the PDF is a static format, the new navigation, track changes and filtering features are not available in this format.



# DU Findings Redesign Update

## FAQs (CONTINUED)

### Q3

#### **Are these changes available across all loan new casefiles?**

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Yes, Fannie Mae made these changes available on all new loan casefiles submitted after the weekend of Sept. 22, 2018. Customers who receive the Findings report directly into their loan origination system (LOS) should contact their LOS vendor to determine when the new versions of the report will be available through the LOS vendor.

### Q4

#### **Are these changes reflected on DU loan casefiles underwritten with both DU Version 10.1 and 10.2?**

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While the new summary sections are shown on both DU Version 10.1 and DU Version 10.2 loan casefiles, the changes to the formatting of the message text are shown only on DU Version 10.2 loan casefiles. Users who create a new loan casefile or resubmit an existing loan casefile will see the new formatting if their LOS vendor supports a new version of the report.

### Q5

#### **Do these changes impact the Findings report for FHA and VA loans as well? Do you anticipate any changes to this report in the future?**

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No, there is not an impact to the DU Underwriting Findings report for FHA or VA loan casefiles underwritten through DU. The redesign of the FHA and VA Findings report will be limited to look and feel and will occur sometime in the future.

### Q6

#### **How many previous versions does the Show Changes (Track Changes) functionality track?**

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When using the Show Changes functionality, you will be able to see a comparison to the last (immediately preceding conventional submission) version of the Findings report.



# DU Findings Redesign Update

## FAQs (CONTINUED)

### Q7

#### Are there instances when the Show Changes (Track Changes) functionality will not appear on the new version of the Findings?

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The Show Changes feature does not appear in the following situations:

- For customers who receive the Findings report directly into their loan origination system (LOS) where their LOS vendor has not yet made the new Findings available in the LOS.
- Customers who view the Findings in a PDF format will not have access to features such as the Show Changes or filtering, as the PDF format does not support interactive features.
- The Show Changes feature will not be available if the casefile has only been submitted to underwriting once (in which case, there is no previous version to compare to), or was previously submitted as an FHA or VA loan casefile.
- For loan casefiles that were created before June 30, 2018 and have not been resubmitted after June 30, 2018, the Show Changes feature is not available.

### Q8

#### The release notes state that 117 messages were changed. Do those changes include policy changes?

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Bolding, bulleting and hard returns have been added in the body of approximately 117 messages to add emphasis and improve readability. The text of certain messages has also been updated to improve clarity. These changes were made to improve the clarity and readability, but do not change the meaning of the messages or reflect policy changes.

### Q9

#### When are you expecting to retire the current Findings, or Classic Findings, file format option?

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The timing for the official retirement of the Classic Findings file format of the DU Findings Underwriting Report is still to be determined.

### Q10

#### Will there be updates to the DU validation service messages in future phases of this project?

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Yes, these messages will be updated in a future phase of this project. Additional details regarding the timeline for this implementation will be shared in the future.



# DU Findings Redesign Update

## FAQs (CONTINUED)

### Q11

#### What new file types for DU Findings have been introduced?

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There are two additional options for viewing the DU Underwriting Findings report, a new HTML format with enhanced functionality (track changes, filtering, and navigation) and a new PDF file format option. Customers who receive the Findings report directly into their loan origination system (LOS) should contact their LOS vendor to determine when the new versions of the report will be available through their LOS vendor. The LOS vendor has the option to implement either, or both, file type versions.

The current, or classic HTML will continue to be available for the time being with no changes (other than those already specified in the DU Version 10.2 September Update).

### Q12

#### Is there a difference between the new HTML and PDF printed versions?

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The HTML and PDF versions display the same information when “show changes” is turned off. When “show changes” is turned off, the printouts will look the same for both the HTML and PDF versions.

However, if the user turns on “show changes” while in the HTML version and prints, the printout will highlight all of the messages that have been added, removed, or changed as compared to the previous submission. The HTML printout version may differ from the PDF printout version for the same submission because all PDF versions are generated with the “show changes” turned off.

If users would like to ensure consistency between the PDF and HTML printouts, the user must ensure the “show changes” is turned off before printing.

### Q13

#### For the new DU findings report, does the Day 1 Certainty section at the top of the report also include income and employment status by borrower and income type?

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The DU Findings report that is now available includes only the collateral Day 1 Certainty status (Collateral Rep & Warrant, appraisal waiver). In response to lender feedback, the DU validation service team will be reducing the number of messages and simplifying the message text. These simplified messages should be available in December.

### Q14

#### Does Desktop Originator® (DO®) support the new HTML format?

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The new HTML version (with show changes, filtering, and navigation functionality) has been made available as an option for viewing in the DO and DU user interface. It is an available option when loan casefiles are submitted (or resubmitted) and is included as an additional tab along with the classic version of the Findings report and the credit report.

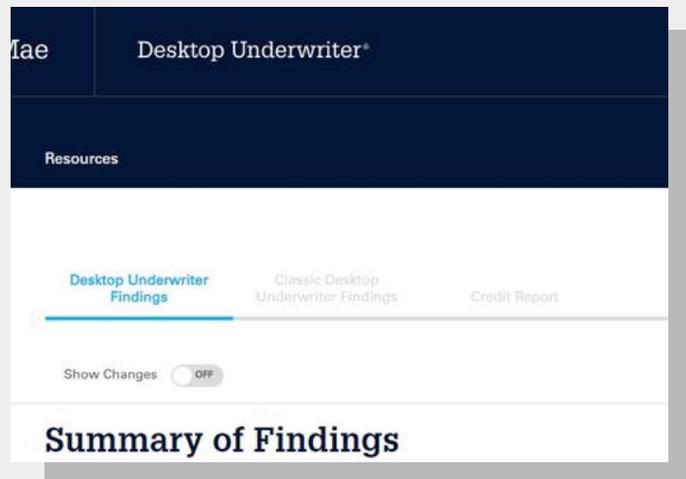
# DU Findings Redesign Update

## FAQs (CONTINUED)

### Q15

**We use Direct Web Post (DWP) to view the Findings report and I'm not sure we will be able to adapt to the new version of the report right away. Is there a way to "view findings the old way" if we do not adopt the new findings?**

If the LOS frames DO or DU, the user's view will default to the new findings but they can toggle to the current findings, as shown below. There are typically two scenarios with LOSs that use DWP:



- The LOS may frame the DO or DU user interface in their LOS. The new and classic versions of the Findings report will be displayed as options. We recommend Microsoft Internet Explorer® 11; those using a lower version of IE may experience display issues.
- The LOS uses DWP to call DU to import a casefile, then uses XIS to extract the findings. In this case, the user never sees the DU user interface and instead receives the findings through the LOS.

### Q16

**Are there training materials for the new Findings report?**

This is the link to a short training video: [New DU Findings Report tour](#).

### Q17

**What do I do if I have questions about the DU Underwriting Findings report?**

Call 1-800-2FANNIE or contact your Fannie Mae account team.