

# **Servicing Marketplace**

### **Release Notes**

On June 4, the Servicing Released Premium (SRP) rate sheet will be enhanced to enable you to more easily differentiate the rate sheets in effect by your servicing partners and allow your servicers more flexibilities in establishing their pricing. These changes are detailed below.

Please consult with your servicing partners as to how or if they will employ the new pricing capabilities.

#### Metadata

The SRP rate sheet will be updated with eight new rows of metadata. The new Metadata attributes are:

- SRP Grid ID
- Pricing Effective Date
- Grid Template Version
- Seller Name

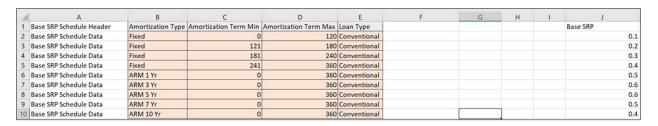
Review this sample file for details.

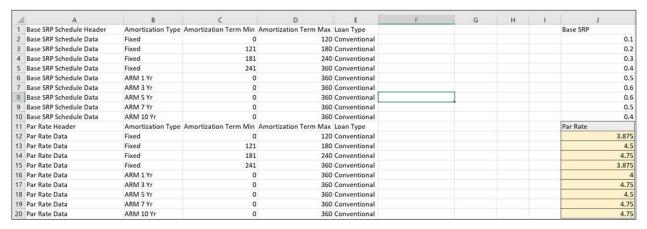
- Seller Number
- Servicer Name
- Servicer Number

	Α	В	С	D	Е	F	G	Н	I	J
1	Metadata Header	Name								Value
2	Metadata	SRP Grid ID	)							YkhbMi6c
3	Metadata	Pricing Effe	ctive Date							2019-01-09T03:44:19-05:00
4	Metadata	<b>Grid Templ</b>	ate Version							2
5	Metadata	Seller Nam	e							Fannie Mae
6	Metadata	Seller Num	ber							999888000
7	Metadata	Servicer Na	ime							Abc Servicer
8	Metadata	Servicer Nu	ımber							123456000

#### **ARM Product Definitions**

The SRP rate sheet will allows ARM products to be defined relative to the Initial Fixed Period. Along with the current amortization definitions, servicers may now designate the Amortization Type as ARM 1 Yr, ARM 3 Yr, ARM 5 Yr, ARM 7 Yr, or ARM 10 Yr. Initial Fixed Periods for ARMs are set forth in Fannie Mae's <u>Standard ARM Matrix document</u>.







## **SRP Cap Multiple**

Currently, the SRP Min/Max Cap is applied as a static value. With the SRP Cap Multiple enhancement, servicers will have the option to apply the SRP Min/Max Cap as a multiple of the Servicing Fee Rate. If the SRP Cap Multiple option is used by a servicer, it will be identified by an "x" next to the SRP Cap Min or SRP Cap Max value. For example: If the SRP Cap Max is 4.25x and the Servicing Fee Rate delivered is 0.30%, then the Total SRP Cap is 1.275%.

A	В	C	D	E	F	G	H	1	J	K	L
106 SRP Cap Header	Amortization Type	Amortization Term Min A	mortization Term	Max Loan Type	SRP Cap Min	SRP Cap Max					
107 SRP Cap Data	Fixed	0		360 Conventional	-1x	4x					
108 SRP Cap Data	Fixed	0		360 Conventional	×	x					
109 SRP Cap Data	Fixed	0		360 Conventional	0x	5x					
110 SRP Cap Data	Fixed	0		360 Conventional	-2x	5x					
111 SRP Cap Data	Fixed	0		360 Conventional	×	×					
112 SRP Cap Data	ARM 1 Yr	0		360 Conventional	x	x					
113 SRP Cap Data	ARM 3 Yr	0		360 Conventional	-1x	4.5x					
114 SRP Cap Data	ARM 5 Yr	0		360 Conventional	1x	5x					
115 SRP Cap Data	ARM 7 Yr	0		360 Conventional	-4x	4x					
116 SRP Cap Data	ARM 10 Yr	0		360 Conventional	2x	3x					