



Bill Type Rebuttal Reason Job Aid

Important: The chart below has the pick list options that Fannie Mae Invoicing will accept for the “Reason” field on the bulk response template. If the values are not exactly from the given values (along with the spelling), Fannie Mae Invoicing will reject/fail the upload process of the file.

Bill Type	Rebuttal Reason
Comp Fee Rescission	Funds previously submitted Rescission of Sale Did Not Occur Bankruptcy Litigation Loss Mitigation Title Issue Deceased Borrower Other (Comments/Supporting docs provided)
Hazard Insurance Recovery / 571 Refunds	Funds previously submitted Unable to locate loan Submitted (Proceeds) is it duplicate bill? Other (Comments/Supporting docs provided)
Deed-In-Lieu	Funds Previously submitted Unable to locate loan Other (Comments/Supporting docs provided)
Third Party Sale	Funds previously submitted State Statute - Fee Sensitive Unable to locate loan Submitted (Proceeds) is it duplicate bill? Other (Comments/Supporting docs provided) Sale Date incorrect Third Party Sale Rescinded Unrecoverable (Supporting Docs/comments provided) Pending Legal Litigation
MI Termination Recovery	Servicer Transfer Funds previously submitted Other (Comments/Supporting docs provided) Disagree with the Bill Amount (Supporting docs required)
Modifications / Advances / REOgram	Funds previously submitted Unable to locate loan Other (Comments/Supporting docs provided) Unrecoverable (Supporting docs/comments provided) Unrecoverable per State Statute (Supporting docs/comments provided) Disagree - Prior servicer is responsible Proof of Payment Needed Escalated for further review Prorated Uncollectable Paid in Full



Bill Type	Rebuttal Reason
MI Primary	Other (Comments/Supporting docs provided) Date of Claimable timeframe Prorate Expenses Breakdown Request Unrecoverable per MICO Guides Loan is part of a resolution Comp Fee needs to be applied Funds were already remitted Never received funds from MI Received partial payment from MI
MI Pool	Funds Previously submitted State Statute - Fee Sensitive Indemnification Submitted (Proceeds) is it duplicate bill? Other (Comments/Supporting docs provided) Unrecoverable (Supporting Docs/comments provided) Disbursement prior to transfer date
Lender Recourse	Funds Previously submitted State Statute - Fee Sensitive Indemnification Submitted (Proceeds) is it duplicate bill? Other (Comments/Supporting docs provided) Unrecoverable (Supporting Docs/comments provided) Disbursement prior to transfer date
Indemnifications	Other (Comments/Supporting docs provided) Disagree with the violation (Supporting docs required) Cured (Supporting docs provided) Disagree with the Bill Amount (Supporting docs required)
Notice of Defect	Other (Comments/Supporting docs provided) Disagree with the violation (Supporting docs required) Cured (Supporting docs provided)
Tax / HOA	Funds previously submitted Unable to locate loan Other (Comments/Supporting docs provided) Unrecoverable (Supporting Docs/comments provided)
USDA	Funds Previously submitted Other (Comments/Supporting docs provided) Clarification needed for Make Whole/Bill Breakdown
VA / FHA	Funds Previously submitted Other (Comments/Supporting docs provided) Clarification needed for Make Whole/Bill Breakdown