



Income Calculator Release Notes

November 2024

Rental Property Income Evaluation Now Available

Fannie Mae has updated Income Calculator to include evaluation of rental property income or loss Reported on IRS Schedule E, Part I, expanding the types of income evaluated by the service we [announced](#) in December 2023. Rental property income evaluation is available to mortgage professionals using our free [web interface](#). Customers accessing Income Calculator through our integrated [Technology Service Providers](#) should confirm availability with their provider.

Income Calculator is an easy-to-use Fannie Mae-hosted service that leverages tax return data to quickly calculate income for borrowers who are self-employed, are business owners or have rental properties consistent with Fannie Mae *Selling Guide* policy. Lenders receive relief from enforcement of representations and warranties for the accuracy of the income amount calculated by Income Calculator (the math) for conventional loans, provided the submitted information is accurate and complete. Income Calculator helps originators correctly calculate income so they can make informed underwriting decisions, reduce origination cycle times, and reduce repurchase risk.

New Technology Service Providers (TSPs):

Fannie Mae has added [Baleen Solutions](#) to Income Calculator's list of TSPs offering **tax return data extraction for import** to Income Calculator's web interface.

Fannie Mae has added [Blue Sage](#) to Income Calculator's list of TSPs offering **full integration** in its Blue Sage Loan Origination System.

Fannie Mae has added [LoanLogics](#) to Income Calculator's list of TSPs offering **full integration**.

Fannie Mae has added [Take3Tech](#) to Income Calculator's list of TSPs offering iFrame integration in its LoanMaps Loan Origination System.

New and existing customers should contact the Technology Service Provider to learn more about their Income Calculator integration and applicable on-boarding processes. See the full list of integrated [Technology Service Providers](#) on Fannie Mae's website.

For More Information

See the Fannie Mae [Selling Guide](#) for important details about the relief from enforcement of representations and warranties offered with Income Calculator.

Visit the Fannie Mae [Income Calculator website](#) to access the free web interface or for more information including:

- Recording of our recent Income Calculator webinar
- Lender FAQs
- Web Interface User Guide and Tip & Tricks

Specific questions may be sent to Income_Calculator@fanniemae.com