

WHOLESALE BULLETIN

IMPORTANT INFORMATION: PLEASE READ IMMEDIATELY

[Guidelines](#)[Bolt Training](#)[Wholesale Website](#)[Previous Bulletins](#)

17W-085

Attention: Business Development Managers & Mortgage Brokers

September 7, 2017

Please take a moment to read the important information contained in this bulletin.

Included in this Bulletin: Freddie Mac Automated Collateral Evaluation (ACE) Eligibility for Purchase Transactions

Starting September 1, 2017, Freddie Mac will allow the option to waive appraisal (ACE) requirements for certain Purchase transactions. Previously the ACE option only applied to “no cash out” refinance transactions.

Collateral Representation and Warranty Relief Eligibility Requirements:

- Mortgage must be submitted to Loan Product Advisor
- Mortgage must be a purchase
- Mortgage must be secured by a 1 unit dwelling (excluding condos, manufactured homes and leasehold estate)
- Borrower must be an individual or a Living Trust

Ineligible Mortgages

- Non-arms-length transaction
- Purchase of REO properties (as identified on the sales contract)
- Texas Equity Section 50(a)(6) Mortgages
- Mortgages with an estimate of value or purchase price greater than \$1,000,000

Additionally, Sellers may not accept the appraisal waiver offer if the Seller is aware of adverse physical property conditions identified in the sales contract, property inspection or disclosure from the Borrower that warrant an appraisal being obtained.

Refer to the Mountain West Financial Bulletin #17W-076 for additional guidance.

Author: Underwriting