



WHOLESALE BULLETIN

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21W-059

Attention: Valued Broker Partners

August 19, 2021

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

Included in this Bulletin: Freddie Mac Updates Related to COVID 19

Freddie Mac has issued Bulletin #2021-28 with updates related to COVID-19.

The bulletin announces:

- The expiration of certain COVID 19 temporary credit underwriting requirements introduced in Bulletin 2020-8.
- An overview of the remaining COVID 19 temporary credit underwriting requirements.

Effective date

The changes announced in this bulletin are effective immediately.

Credit Underwriting

Effective immediately, Freddie Mac is expiring the following COVID 19 requirements originally published in Bulletin 2020-8 on March 31, 2020:

Original announcement	Temporary credit underwriting requirement being expired
Bulletin 2020-8	All income and asset documentation must be dated no more than 60 days prior to the Note Date, except as specifically stated otherwise in the Bulletin.
	Stocks, stock options and mutual funds: <ul style="list-style-type: none"> • Evidence of liquidation when the funds are used for Down Payment and/or Closing Costs • No more than 70% of the balance can be used as reserves

Remaining temporary credit underwriting requirements

The temporary credit underwriting requirements related to the following topics remain in effect until further notice, without a defined expiration date:

- Self-Employed Borrowers – verification that the business is open and operating as announced in Freddie Mac Bulletin 2020-8 and subsequently updated in Bulletins 2020-27 and 2020-35.
- Self-Employed Borrowers – requirements and guidance for borrowers with qualifying income derived from self-employment as announced in Freddie Mac Bulletin 2020-19 and updated in Bulletin 2020-44.
- Purchase and refinance eligibility requirements for Borrowers with existing Mortgages as announced in Bulletin 2020-17.

In addition, guidance and reminders related to furloughs, layoffs, and unemployment compensation may be found in Bulletin 2020-14.

Please reference [Freddie Mac Bulletin 2021-28](#) for additional guidance.

If you have any questions, contact your local Account Executive, Production Coordinator, Regional Vice President, or Brian Daily, SVP Wholesale: Brian.Daily@mwfinc.com, 909-255-8332.

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