



**U.S. Department of Housing
and Urban Development**

**Home Equity Reverse Mortgage Information Technology
(HERMIT)**

HERMIT System Changes – Release 3.5

Release Date: 1/26/2013

Prepared by:
HECM SP for HUD

1. INTRODUCTION

The HECM SP has released version 3.5 of the HERMIT software. These release notes will list the items that have been released in this version of the software and will also provide a brief description of each item. If you have any questions regarding the functionality of the software release, please contact the HERMIT Help Desk at 561-899-2610 or at support@hecmsp.com. If you have any policy related questions, please send an email to HUD at the following email address HECMAdmin@hud.gov.

2. HERMIT SYSTEM CHANGES - RELEASE 3.5

2.1 Make Due and Payable Notification Date editable

The HERMIT system now allows the HECM Servicers to edit the "Create Date" field (to a prior date and not a future date) on the D&P w/o HUD approval timeline. The "Create Date" on the D&P w/o HUD approval timeline maps to the Due and Payable Notification Date (Block 29 for CT-21 and Block 8 for CT -23 on the HUD Claims Form - 27011).

This software change will allow the users to update the D&P Notification Date without submitting a ticket to the HERMIT Help Desk.

Please note that this will be a temporary security permission to allow HECM Servicers (User Roles: Servicer Manager and Servicer Staff) to correct dates on cases that were in the pipeline during conversion. As those cases resolve and HERMIT consists of only cases worked entirely in the system, these security permissions will be removed. An advance notice will be sent prior to making this field non editable.

2.2 Update lender setup in the manual Loan Setup and B2G options to include investor linking for each lender

The HERMIT system previously required the Investor information on the FHA HECM case number to be linked to the Originating Mortgagee identified at the time of case number assignment in FHAC and subsequently during Loan Setup either manually or through B2G. If the FHA approved Investor was not linked with the Originating Mortgagee at the time of Loan Setup in HERMIT, a hard stop validation message was displayed requiring an Investor link to be setup. The authorized user role(s) were then required to contact the HERMIT Help Desk to initiate a Help Desk ticket to link the Investor to the Originating Mortgagee. With this change, the HERMIT system will automatically link the Investor and Originating Mortgagee on a HECM case without having to request a HERMIT Help Desk ticket.

- **Manual Loan Setup:** In the Servicing Module, under the Loan Setup page, the Investor drop down box has been changed to an input box. This allows an authorized user to enter a 10-digit FHA Mortgagee # or Mortgagee name of the Investor. Upon successful completion of Loan Setup, for remittance of IMIP, the system automatically links the Investor to the Originating Mortgagee.
- **B2G Loan Setup:** In the Servicing Module under the B2G upload page, through the Loan Setup Import file, the authorized user must enter a 10-digit FHA Mortgagee # or Mortgagee name of the Investor. When the file is uploaded, the system automatically links the Investor to the Originating Mortgagee.

Note: For Sponsored Originations the link is established between the Investor and the Sponsor.

2.3 Assignment package initiation at 97.5% instead of 98% for CT 22 (Requested in NMRLA letter)

The HERMIT system now allows the HECM Servicers to initiate the Optional Assignment (CT-22 timeline) when the Loan Balance is greater than or equal to 97.5% Maximum Claim Amount (MCA) (previously, this was set at greater than or equal to 98%).

Please note that the Preliminary Title Approval will be granted by the HUD NSC only when the Loan Balance is greater than or equal to 98% of MCA.

2.4 Due and Payable Sub Status upon HUD approval (Requested in NMRLA letter)

For HECM Cases where the Due and Payable w/ HUD approval timeline is initiated, the HERMIT system now updates the Case Sub-Status to "Due and Payable" only upon completion of the step "HUD Decision – Approved".

The software fix to update the case sub-status only upon HUD approval will be available for new requests where D&P w/ HUD approval timeline is initiated. The prior cases will not be adjusted.