Fannie Mae

Notification 23-16: Forms 4810, 4817, and 4820

Effective: 08/01/23
Retired: 02/01/24

Summary of Changes

HIGHLIGHTS
Effective for Mortgage Loans Committed as of August 1, 2023, updates were made to the: • Servicer Workout Action Template (SWAT) (Form 4810); • Final Loss Notification Form - Primary Risk Mortgage Loan (Form 4820); and • Final Loss Notification Form - Secondary Risk Mortgage Loan (Form 4817).

Primary Changes

- Rebranded and renamed the
  - Final Loss Notification Form - Primary Risk Mortgage Loan (Form 4820) (formerly the Final Settlement of Loss Calculation - Primary Risk Mortgage Loans), and
  - Final Loss Notification Form - Secondary Risk Mortgage Loan (Form 4817) (formerly the Final Settlement of Loss Calculation - Secondary Risk Mortgage Loans).
- Updated Form 4810 as follows:

Section	Added...
Borrower and Management Detail	Fields for • an assessment of the Borrower's financial condition, and • description of management concerns.

Section	Added...
Property Conditions	Requirements to: • provide the most recent inspection; • describe any Deferred Maintenance, including - necessary repair costs, and - available Replacement Reserves; and • indicate whether sufficient tax and insurance deposits are available.
Recommendation/Update	Fields for details regarding the • Course of Action, and • foreclosure.
Required Attachments	Required attachments, including copies of the • Note, • recorded Security Instrument, and • recorded Assignment of Security Instrument to Fannie Mae.

Questions

Please contact the Maturity Management Team at maturity_management_group@fanniemae.com with any questions.