



HVCC GUIDELINES

In response to the Home Valuation Code of Conduct (HVCC), LendSource is making changes to our appraisal policy, specifically in terms of how the appraisal must be ordered. These changes are being made to ensure our compliance with the modified versions of Fannie and Freddie's seller-servicer guides.

Effective for all Conventional loans with **applications dated on or after May 1, 2009**, LendSource, Inc. will require all Conventional loans to have appraisals ordered through LendSource, Inc. or an HVCC-compliant third party (i.e., Streetlinks).

This change applies to all Conventional loans.

The Broker must complete the attached "Appraisal Request Form" which includes the credit card information and necessary email addresses for both the Broker and the borrower. The form must be completed in its entirety.

Appraisals ordered for the Minneapolis Metro Area will go directly to a list of LendSource, Inc. preferred appraisers. The cost of the appraisal will be collected prior to ordering an appraisal and can be paid by credit card or check. LendSource, Inc. will collect and track monies received for appraisals and pay appraiser invoices as received. HVCC prohibits an appraiser from collecting payment for the appraisal directly from the borrower.

Appraisals ordered outside the Minneapolis Metro Area will have the option to use a 3rd Party Service – StreetLinks.

A Broker may request that an appraisal ordered in LendSource's name be transferred to another lender's name, but it is unlikely that another Lender would accept the appraisal since they could not rep and warrant that the appraisal meet the HVCC code.

A borrower must receive a copy of the appraisal a minimum of 3 business days prior to a loan closing. This can be done by mail or email. LendSource, Inc. policy will be to send a copy of the appraisal as soon as received as long as the appraisal has been fully paid for by the borrower.