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| New SOS Logo | Indiana Secretary of State, Securities Division  LOAN BROKER POST-CLOSING FILE CHECKLIST |

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| **DISCLAIMER: This checklist is for informational purposes only. Completion of the checklist does not necessarily ensure full compliance under Indiana or federal law, and additional requirements may be necessary. As Indiana and federal law may change, please review all applicable laws to ensure full compliance.** |

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| LOAN INFORMATION | | | | | | | | |
| Name of Borrower(s) | | | | Subject Property Address | | | | |
| City | | | State | Zip Code | | Lender | | |
| Loan Amount  $ | | Loan Type | | Loan Purpose | | Loan Status (*C- Closed, P- Pending, NC- Not Closed*) | | |
| Interest Rate and Term | | MLO Name | | | NMLS Number | | Loan Number | |
| Application Date  Click here to enter a date. | Initial LE Date  Click here to enter a date. | | | Initial CD Date  Click here to enter a date. | | Date Loan Closed  Click here to enter a date. | | Date Loan Funded  Click here to enter a date. |

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| CHECKLIST OF DOCUMENTS REQUIRED BY THE STATE OF INDIANA (IC 23-2.5 and/or 710 IAC 1-22): | | |
| Loan Application (*Fannie Mae* 1003) | Initial Date Signed | Click here to enter a date. |
| Loan Estimate *(Initial*)  Loan Estimate *(Rate Lock COC)* | Initial Date Signed  Rate Lock COC Date Signed | Click here to enter a date.  Click here to enter a date. |
| Credit Report and Invoice | | |
| Verification of Income, Employment, & ID | | |
| Appraisal and Invoice *(Unless waived*) | | |
| Signed Rate Lock Agreement *or*  Signed Rate Lock LE | Date Signed  Date Signed | Click here to enter a date.  Click here to enter a date. |
| Fully Executed IN Loan Broker Agreement | Date Signed | Click here to enter a date. |
| Closing Disclosure (*Initial*)  Closing Disclosure *(Final)* | Initial Date Signed  Final Date Signed | Click here to enter a date.  Click here to enter a date. |
| Affiliated Business Arrangement Disclosure | | |
| Servicing Transfer Disclosure | | |
| Right to Receive/Wave Appraisal Disclosure | | |
| Notice of Right to Cancel *(Refinances only)* | | |
| Signed Loan Note | | |
| Copies of all notes and correspondence with  Borrower, Lender, and Third-Party Service  Providers | | |

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| ADDITIONAL CHECKLIST OF DOCUMENTS: | | |
| Intent to Proceed | Date Signed | Click here to enter a date. |
| Borrower Certification and Authorization |  | |
| Anti-Steering Disclosure |  | |
| Fair Lending Disclosure | ECOA Disclosure | |
| Privacy Policy Disclosure | Patriot Act Information Disclosure | |
| Your Home Loan Tool Kit | Homeownership Counseling List | |

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| FHA SPECIFIC FILES: VA SPECIFIC FILES: | |
| HUD/VA Addendum to URLA | HUD/VA Addendum to URLA |
| HUD/VA Amendatory Clause/Real Estate Cert | HUD/VA Amendatory Clause |
| FHA Identity Certification | VA Request for Veteran Status |
| FHA Real Estate Certification | VA Certificate of Eligibility |
| FHA Notice to Homebuyer | VA Verification of Benefits |
| FHA Informed Consumer Choice  Disclosure Notice | VA Debt Questionnaire  *(Only if no HUD/VA Addendum)* |
| FHA Assumption Notice-Release  of Liability | VA Assumption Certification |
| For Your Protection: Get A Home  Inspection | VA Counseling Checklist |

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| NOTES SECTION: |
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