



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
WASHINGTON, DC 20410-9000

GOVERNMENT NATIONAL
MORTGAGE ASSOCIATION

September 22, 2006

APM 06-09

MEMORANDUM FOR: All Participants in Ginnie Mae Programs

FROM: Michael J. Frenz, Executive Vice President

SUBJECT: Introduction/Implementation of Web-Based GinnieNET

Ginnie Mae is pleased to announce the introduction of GinnieNET, Version 7.0, a web-based application that will accommodate electronic pooling and investor reporting, via the internet, for both single family and multifamily issuers. The web-based application is being rolled out in two phases, GinnieNET, Version 7.0 (phase 1), and GinnieNET, Version 7.1 (phase 2). GinnieNET, Version 7.0 will be available to all issuers and document custodians effective for pools with an issue date of October 1, 2006, and thereafter.

Highlights of GinnieNET, Version 7.0 include the following:

- Fingerprint biometric technology that replaces the electronic signature pad;
- For multifamily pool processing, the non-level payment screen has been enabled for all multifamily pool types, with the exception of the project loan ("PL") pool type;
- For multifamily pool processing, a new prepayment description field has been added that will enable issuers to electronically provide Ginnie Mae a brief description of loan prepayment information. This information will be maintained in Ginnie Mae's multifamily database, which investors will be able to access;
- Additional data entry fields have been added to the 11705 screen to enable issuers to electronically report required information to create form HUD 1731; and
- Ability for multifamily issuers to print forms HUD 1724 and HUD 1731.

To give all multifamily issuers an opportunity to become familiar with the added functionalities, Ginnie Mae will continue to require that hard copy pool documents be submitted to Ginnie Mae's pool processing agent thru December 31, 2006. Beginning January 1, 2007, multifamily issuers using GinnieNET, Version 7.0 to submit their pools will **not** be required to submit hard copy documents with their pool submissions. Multifamily issuers using GinnieNET, Version 7.0 to pool their loans must inform their document custodians to use GinnieNET, Version 7.0 for certifying multifamily pools.

GinnieNET, Version 7.0 will accommodate all of the functions that single family and multifamily issuers and document custodians currently perform on Ginnie Mae's desktop application GinnieNET, Version 6.2, with the exception of the following functions:

- Transmission of form HUD-11714, Issuer's Monthly Remittance Advice;
- Transmission of form HUD-11714 SN, Issuer's Monthly Serial Note Remittance Advice;
- Transmission of form HUD-11710D, Issuer's Monthly Summary Report;
- Final pool certifications and recertifications;
- Submission of requests to transfer or merge document custodians; and
- Transmission of form HUD-11708, Request for Release of Documents, from the issuer to its document custodian.

Phase 2 of web-based GinnieNET, Version 7.1 will accommodate all of the above functions. In the interim, issuers and document custodians will be able to use their desktop application GinnieNET, Version 6.2 to perform these functions (see attachment for a listing of the functions that will be available on GinnieNET, Version 7.0, and what additional functionality will be available when GinnieNET, Version 7.1 is released). Ginnie Mae anticipates the release of GinnieNET, Version 7.1 in the second quarter of calendar year 2007.

In order to use the web-based GinnieNET, Version 7.0, issuers and document custodians must enroll, in person, with Ginnie Mae. In order to enroll, the proposed security administrator for each **issuer** must present a letter signed by an officer of the company, authorizing them to act as a security administrator. The approval signature on the letter must be the signature of an officer listed on HUD form 11702 for that issuer, and the security administrator's name must be the same as the name on the public and private key disks. For each **document custodian**, the approval signature must be the notarized signature of an officer authorized and empowered to act on behalf of the company, and the security administrator's name must be the same as the name on the public and private key disks.

During the months of August and September, Ginnie Mae has been conducting enrollment sessions throughout the country for issuers, and document custodians. Also, specialized training has been held for multifamily issuers who will, for the first time, be able to submit pools in a totally electronic environment after December 31, 2006. The enrollment and training sessions were previously communicated to all issuers and document custodians by blast fax. The last scheduled enrollment/multifamily training session will be held on September 26, 2006, in Chicago, Illinois as noted below. Additional enrollment sessions will be scheduled as required.

Date	Location	Days	Activity to be performed
9/26/06	Chicago, Illinois	1	Multifamily Training 9:00-3:00 Enrollment 3:00-5:00

For additional information, issuers and document custodians may contact their Ginnie Mae representative in the Office of Mortgage-Backed Securities at (202) 708-1535 or (202) 708-2043.

Attachment

Attachment

Comparison of GinnieNET, Version 7.0 with GinnieNET, Version 7.1

GinnieNET, Version 7.0 (PHASE 1) Effective for Securities with an October 1, 2006 Issuance Date and Thereafter	GinnieNET, Version 7.1 (PHASE 2) Additional Functionality to be Implemented in 2nd Quarter 2007
New Pool Processing: <ul style="list-style-type: none"> • Single Family & Multifamily • Master Agreement Certification 	Certification: <ul style="list-style-type: none"> • Final Certification • Recertification – Issuer/Custodian • Form HUD 11708 (Request for Release of Documents) • Transmission of Requests for Document Custodian Transfers and Mergers
Investor Reporting: <ul style="list-style-type: none"> • RPB Reporting • Multifamily Prepayment Penalty Reporting • Quarterly Certifications • HUD 11709A ACH Debit Authorizations 	Reporting: <ul style="list-style-type: none"> • Form HUD 11714 (Issuer’s Monthly Remittance Advice) • Form HUD 11714 SN (Issuer’s Monthly Serial Note Remittance Advice) • Form HUD 11710D (Issuer’s Monthly Summary Report)
New Security Feature: <ul style="list-style-type: none"> • Fingerprint Biometric Scanning 	