

Pool Transfer System for Issuers







Pool Transfer Overview

Ginnie Mae I & II programs allow Issuers to transfer their mortgage servicing rights to another approved Issuer.

Depending on the type of transfer, the Selling Issuer is required to transfer all or a portion of their pools.

Pool transfer types include:

Pool Transfer Type	Purpose of Transfer	Complete or Partial
Standard Pool	The Selling Issuer transfers pools to another issuer by mutual agreement.	Both
Related Party Pool	The Selling Issuer transfers pools to another Issuer by mutual agreement. Issuers are related.	Both
Merger	The Selling Issuer transfers all pools to a related Issuer due to internal reasons in a business merger. The Merging Issuer initiates the process.	Complete





Pool Transfer System (PTS) Overview

PTS provides an automated means for the Issuer to do the following:

- Initiate and update pool transfer request information
- Import and update pool numbers being transferred
- View and receive the associated approval documentation
- Approve or reject pool transfer requests from the Selling Issuer
- · Access and view reports
- Confirm associated transfer fees

PTS also provides electronic notifications of transfer requests and reports to Ginnie Mae Account Executives and the Pool Processing Issuer.



PTS – Access

Access PTS through the Ginnie Mae Enterprise Portal (GMEP) at <u>www.eginniemae.net</u>.

	Enterprise Portal	Help Contact Us
Login		
Login		
This is su Addii disci cond	is a U.S. Government information system under Government National Mortgage Association (Ginnie Mae) It is for aut ubject to monitoring, recording and audit. Users (authorized and unauthorized) have no explicit and implicit expectation titionally, unauthorized access is a violation of Federal Statute 18 USC 1030 and improper use of this system may resu iplinary actions and /or civil and criminal penalties. By continuing to use this system you indicate your consent to these ditions of use.	norized use only and n of privacy. ult in administrative e terms and
	Continue to Login	
PRIVACY POLICY	GINNIE MAE: GOVERNMENT GUARANTEED	۲



PTS – Logging In

Username: A Ginnie Mae Issuer user name begins with I_ followed by the first initial of the user's first name followed by the last name.

Password: The initial password is system generated consisting of a combination of upper case/lower case alpha-numeric characters and symbols.

- First time users will be prompted to change their password.
- Existing Issuers may use their current ID and password.

Click the **Login** button to proceed to the main menu.

Forgotten Passwords may be reset by clicking Forgot Password; the user will be asked a series of security questions to verify their identity.







PTS – Accessing the Application

The Ginnie Mae Enterprise Portal (GMEP) Welcome screen provides system menu options.

User information (Organization ID and associated Issuer Numbers) is displayed on the left.

The menu bar provides access to IPMS and the following applications:

- Commitment Management
- Request Pool Numbers
- Master Agreements
- Pool Transfer
- Submission Center
- RSA Token Validation
- Report Center

To continue, click IPMS and select Pool Transfer.

Ginnie	Mae	Enterprise	Portal Help Logout Contact Us					
Home My Profile	IPMS							
Welcome To Gin	Commitment Manag	jement	3					
	Request Pool Numb	iers						
Welcome Ms. Dian	Welcome Ms. Dian Master Agreements							
			Welcome To Ginnie Mae Enterprise Portal (GMEP)					
Organization: Bank of New York ((Pool Transfer		in APM 13-08 dated 08/13/2013, new key functionality will require the use of an RSA Security Token. An immediate response is required from Security Officers to					
Cancerner	Submission Center		e timely delivery of RSA Security Tokens. If your Security Officer has not received a request from BNY Mellon, or has other questions, contact BNY Mellon at					
Issuer(s):	RSA Token Validatio	n	GinnieMae1@bnymellon.com or the GinnieNET Helpdesk at 1-800-234-4662, Option # 1.					
0 1422	Report Center		cument Custodians must register at least two Security Officers for Portal access. Security Officers would then have to register users to access e-Notifications.					
o 1437 Custodian S		Custodian Se	curity Officer Policies and Procedures will be provided to guide the registration process. Please do so as soon as possible. Document Custodians must download					
o 1461			the Security Officer Registration Form and mail form with original signatures to:					
			Ginnie Mae Relationshin Services					
Role(s):			ATTN: Portal Security Administrator					
			clo BNY Mellon					
o MAMS Issue	user		101 Barclay Street - 8 East					
o Issuer Assig	n Pool		New York, NY 10286					
o Issuer CM								
o IS-PTS			Please contact the Portal Help Desk at (800) 234-4662, Option 1 for more information.					
 RSA Token I 	ipation Agent üser Jolder	The Ginnie Ma	e Enternrise Portal will allow you to:					
o MAMS Subse	ervicer user							
		o Upload	Monthly Investor Reporting Files					
		o Access	the Reporting and Feedback System (RFS)					
Environment		o Create	Manage Security Officer Accounts for your Organizations					
TRN		o Create	Manage your individual Issuer/Custodian User Accounts					
		o Manag	e your GMEP user profile and password					
		o Access	RSA Token Validation					
		0 Addess	r ma w. Request Pool Numbers					
			Request Commitment Authority					
			Process Master Agreements					
	PRIVACY PO	LICY	GINNIE MAE: GOVERNMENT GUARANTEED					





Pool Transfer System **SUMMARY SCREEN**



PTS – Summary Screen

The **PTS Summary Screen** is the primary navigation screen. From this screen an Issuer may do any of the following:

- Submit a transfer request
- Review pool transfer history
- Monitor the status of pending requests

Gin		ENTER	PRISE PORTA	AL.							WE	LCOME MR. J BANK	DHN SMITH A
n PR	DCESSING	& SERVICING T REP	ORT CENTER RS	A TOKEN VALIDATION									
lssuer Numl 1433	ber	Issuer Name SERIES A MORTGAGE BANH		Go									
COMMITM	IENT MANA	GEMENT REQUEST P	OOL NUMBERS M	ASTER AGREEMENTS	POOL TRANSFER	SUBMISSIO	N CENTER	1					
SUMMAR	Y REQUE	ST NEW TRANSFER											
Selling Is	suer Numbe	r/Name:		Buying Issuer Number/N	ame:			Pool Transfer	Туре:	Effective Rep	orting Month/Yea	r:	
All	•	All	T	All	All			All		All			
Status:		Requ	iest Number:										
* Displays	Active Pool 1	Fransfer Requests.			Search	Reset					~	< 1-4of4	> >>
Request Number	Selling Issuer Number	Selling Issuer Nan	ne Buying Issuer Number	Buying Issuer N	ame Trar	nsfer Type	Sale Date	Reporting Date	Stat	18	Approval Letter	Assignment Agreement	Cancel
<u>200026</u>	1433	SERIES A MORTGAGE BANK	1437	EAST BANK OF THE HUDSON	I Standa	ard-Complete	11/29/2013	12/01/2013	Validation v	ith Errors	View	View	Cancel
<u>100145</u>	1433	SERIES A MORTGAGE BANK	1437	EAST BANK OF THE HUDSON	J Standa	ard-Complete	10/03/2013	03/01/2014	Validation v	ith Errors	View	View	Cancel
100144	1438	BANK A	1457	BANK B	Standa	ard-Complete	10/03/2013	11/01/2013	Seller cancel	ed request	View	View	Cancel
100027	1438	BANK A	1457	BANK B	Stan	dard-Partial	09/19/2013	09/26/2013	Seller cancel	ed request	View	View	Cancel
Req	uest Ne	ew Transfer											





Pool Transfer System

INITIATING A COMPLETE TRANSFER REQUEST -SELLING ISSUER





PTS – Initiating a Complete Pool Transfer Request

Utilizing the **PTS Summary Screen,** a Selling Issuer must do the following:

 Select the Selling Issuer number from the drop down menu. The associated Issuer Name will display.

and

Click the Request New
Transfer button.

Ginni	eMae ur Guaranty Matters	ENTERPRISE PORTAL								WELCOME MI BA	R. JOHN SMITH INK A
PROC	ESSING & SER	ICING REPORT CENTER RSA TOKEN	VALIDATION								
Issuer Number 1433	Issuer SERIE	Name S A MORTGAGE BANK 🔹 Go									
001007050			OFFICIENTS								
COMMITMEN	II MANAGEMEI	II REQUEST POOL NUMBERS MASTER A	GREEMENTS	POOL TRANSFER SUBMISSION CENTER							
SUMMARY	REQUEST NEW	TRANSFER									
Selling Issue	er Number/Name:	Buying	Issuer Number/Na	me: Po	ol Transfer Type: M	ffective Reportin Ionth/Year:	Status:	Request Number:			
Al	▼ Al	▼ All	•	N 💌 4	Al 💌 Al	I	Al	▼ AI ▼			
				Searcl	h Rese	t					
* Displays Ac	tive Pool Transfer F	lequests.								« < 1-3o	f3 > >>
Request Number	Selling Issuer Number	Selling Issuer Name	Buying Issuer Number	Buying Issuer Name	Transfer Type	Sale Date	Effective Reporting Date	Status	Approval Letter	Assignment Agreement	Cancel
<u>100145</u>	1433	SERIES A MORTGAGE BANK	2936	BANK OF AMERICA, N.A.	Standard-Complete	10/03/2013	03/01/2014	Validation with Errors	View	View	Cancel
100144	1433	SERIES A MORTGAGE BANK	3770	FIRST GUARANTY MORTGAGE CORPORATION	Standard-Complete	10/03/2013	11/01/2013	Seller cancelled request	View	View	Cancel
100027	1433	SERIES A MORTGAGE BANK	1770	MID-ISLAND MORTGAGE CORP.	Standard-Partial	09/19/2013	09/26/2013	Seller cancelled request	View	View	Cancel
Re	quest	New Transfer									





PTS – Request New Transfer Screen

The Issuer must complete the following fields:

- Buying Issuer Number/Name
- Sale Date
- Effective Reporting Month/Year
- Transfer Type:

Standard

Related

Merger

Complete or Partial Transfer

Click Validate to submit.

	Help Contextuer Segment
Ginnie Mae ENTERPRISE PORTAL	WELCOW MR. JOHN SMITT BANK A
PROCESSING & SERVICING REPORT CENTER RSA TOKEN VALIDATION	
Itaber Name 1433 • SERIES A MORTGAGE •	
COMMITMENT MANAGEMENT REQUEST POOL NUMBERS MASTER AGREEMENTS POOL TRANSFER SUBMISSION CENTER	
SIMMARY RECUEST NEW TRANSFER	
Seling lawer Number: Seling lawer Nume: 1433 SERIES A MORTGAGE	
Brying laser Nunber Name Sale Date: Month/Year: Instel Type:	
1437 EAST 11/3/003 M December 2013 Standard Complete	
Validate Reset Back to Summary	

Note: Single Family Transfer Requests should be submitted 60 calendar days prior to Effective Reporting Date.





PTS – New Request Number Assignment

PTS will assign a New Request Number and the Request Status on the **Summary Screen** is reflected as Validating.

PROCESSING & SE	RVICING REPORT CENTER	RSA TOKEN VALIDATION										
Issuer Number Issu 3770 💌 FIF	Issuer Number Issuer Name 3770 FIRST GUARANTY MORTGAGE CORPORATION											
COMMITMENT MANAGEM	IENT REQUEST POOL NUMBERS	MASTER AGREEMENTS	POOL TRANSFER	SUBMISSION CENTER								
SUMMARY REQUEST N	EW TRANSFER											
Selling Issuer Number: 1433	Selling Issuer Name: SERIES A MORTGAGE BANK	Transfer Type: Standard-Complete										
Request Number: 200044	Buying Issuer: 1437 EAST BANK OF THE HUDSON	Sale Date: Effect 12/04/2013 Janua	tive Reporting Month/Year: ary 2014									
			New Request 200044 Ha	as Been Created								

Selling Is	suer Number	/Name:		Buying Issuer Number/N	lame:			Pool Transt	fer Type:	Effective Reporting Mo	onth/Year:		
All	•	All	•	All	All		•	All	•	All			
Status:		Request Numbe	r:										
All		All	•										
					Search	Reset							
* Displays	s Active Pool T	ransfer Requests.									~~	< 1-7 of 7	>
Request Number	Selling Issuer Number	Selling Issuer Name	Buying Issuer Number	Buying Issuer N	lame	Transfer Type	Sale Date	Effective Reporting Date	Stat	us A	pproval Letter	Assignment Agreement	Cancel
<u>200046</u>	1433	SERIES A MORTGAGE BANK	1437	EAST BANK OF THE HUDS	ON S	Standard-Complete	12/04/2013	01/01/2014	Valida	ting	View	View	Cancel



PTS – Status - Validated

Once a transfer request has successfully passed the PTS edits, the Request Status will be updated to **Validated**.

To view the transfer request detail, click on the Request Number Link.

The Issuer also receives an email confirming the validation.

Gin	Ginnie Mae ENTERPRISE PORTAL WELCOME MS. DIANE REITER										
	Our Guarant	y Matters		-						В	ANK A
🛉 PR	OCESSING	& SERVICING REPORT CENT	ER RSA	TOKEN VALIDATION							
Issuer Num 3770	Issuer Number Issuer Name 3770 TIRST GUARANTY MORTGAGE CORPORATION G GO										
COMMITM	IENT MANA	GEMENT REQUEST POOL NUM	BERS MA	STER AGREEMENTS POOL TRA	ANSFER SUBMISSIO	ON CENTE	R				
SUMMAR	SUMMARY REQUEST NEW TRANSFER										
Selling Is	suer Number	/Name:		Buying Issuer Number/Name:			Pool Trans	fer Type: Effective Report	ting Month/Yea	r:	
All	•	All	•	All 💌 All		•	All	All			
Status:		Request Numbe	:								
All		Ali	•								
				Searc	h Res	et					
* Display	s Active Pool T	ransfer Requests.							~~	< 1-7 of 7	> >>
Request	Selling	Selling Issuer Name	Buying	Buying Issuer Name	Transfer Type	Sale Date	Effective	Status	Approval	Assignment	Cancel
Number	Number		Number				Date		Letter	Agreement	
<u>200046</u>	1433	SERIES A MORTGAGE BANK	1437	EAST BANK OF THE HUDSON	Standard-Complete	12/04/2013	01/01/2014	Validated	View	View	Cancel

Pool transfer request 200046 validations have completed successfully. Please login to GMEP to review the status.

The information in this email, and any attachment therein, is confidential and for use by the addressee only. If you are not the intended recipient, please return the email to the sender and delete it from your computer. Although The Bank of New York attempts to sweep e-mail and attachments for viruses, it does not guarantee that either are virus-free and accepts no liability for any damage sustained as a result of viruses. Please refer to <u>http://disclaimer.bnymellon.com/eu.htm</u> for disclosures related to European legal entities.



PTS – Transfer Detail Screen

The **PTS Transfer Detail Screen** consists of three sections:

- Transfer request summary
- Pool Number validations and exceptions
- Transfer Fee Payments

The Transfer Request field recap includes:

- Selling Issuer Number and Name
- Transfer Type
- Total Pool Count
- Valid Pool Count
- Warning Pool Count
- No Warning Pool Count
- Fatal Pool Count
- Request Number
- Buying Issuer
- Sale Date
- Effective Reporting Month/Year
- Total Pool RPB Amount
- Valid Pool RPB Amount
- Warning Pool RPB Amount
- No Warning Pool RPB Amount
- Not Processed Pool Count

Cur Guaranty Matters	Ginnie Mae Our Guaranty Metters									
REPORT C	ENTER RSA TOKEN VAL	IDATION								
Issuer Number Issuer Name All 💌 All	v Go									
COMMITMENT MANAGEMENT REQUEST POOL N	IUMBERS MASTER AGREE	MENTS POOL TRA	INSFER SUBMISSIO	N CENTER						
SUMMARY REQUEST NEW TRANSFER										
Selling Issuer Number: Selling Issuer Name: 1433 SERIES A MORTGAGE BANK	Transfer Type: Merger-Complete	Total Pool Count: 9824	Valid Pool Count: 9824	Warning Pool Count: 4095	No Warning Pool Count: 5729	Fatal Pool Count: 0				
Request Number: Buying Issuer: 100991 1437 EAST BANK OF THE HUDSON	Sale Date: Effective Reporting 11/22/2013 Month/Vear December 2013	Total Pool RPB Amount: \$125,251,686,427.76	Valid Pool RPB Amount: \$125,251,686,427.76	Warning Pool RPB Amount: \$55,020,153,707.95	No Warning Pool RPB Amount: \$70,231,532,719.81	Not Processed Pool Count: O				



PTS – Transfer Detail Screen – Pool Numbers

The second section displays the Pool Number detail and includes:

- Validated Pool Numbers
- Issuer Type-Pool Type
- Remaining Pool Balance
- RPB Date

The Issuer may also view any Pool Number exceptions by clicking the List of Pools with Errors Link.

A Pool Exception Screen will display the pools which have exceptions and a message describing the error.

VALIDATED POOL LIST LIST OF POOLS V	VITH ERROR(SI		
			<< < 1-10 of 2925 > >> 🖏
Pool Number	Issue Type - Pool Type	Remaining Pool Balance (RPB)	RPB Date
L 176570	X · SF	8,028.07	09/01/2013
□ 234023	X - SF	17,057.00	09/01/2013
D 245712	X · SF	14,410.98	09/01/2013
D 245713	X - SF	14,670.33	09/01/2013
D 245717	X · SF	14,518.28	09/01/2013
D 251138	X - SF	40,032.47	09/01/2013
D 251141	X - SF	12,082.78	09/01/2013
D 251143	X - SF	12,731.30	09/01/2013
D 251145	X - SF	34,031.23	09/01/2013
D 253709	X - SF	2,778.31	09/01/2013
Remove			

Validated Pool Sample

POOL EXC	OOL EXCEPTIONS << < 1 - 10 of 317								
	Error Type	Pool Number	Error Message	Issue Type - Pool Type	Remaining Pool Balance (RPB)	RPB Date			
	Warning	555288	Pool is delinquent for recertification	X - SF	179,689.80	09/01/2013			
	Warning	659986	Pool is delinquent for recertification	X - SF	94,170.95	09/01/2013			
	Warning	659987	Pool is delinquent for recertification	X - SF	257,748.12	08/01/2013			
□ 🔺	Warning	659988	Pool is delinquent for recertification	M - JM	94,502.61	09/01/2013			
	Warning	659990	Pool is delinquent for recertification	X - SF	61,110.94	09/01/2013			
	Warning	659991	Pool is delinquent for recertification	X - SF	335,989.97	09/01/2013			
	Warning	659994	Pool is delinquent for recertification	X - SF	142,957.14	09/01/2013			
	Warning	659999	Pool is delinquent for recertification	X - SF	265,847.55	09/01/2013			
	Warning	660005	Pool is delinquent for recertification	X - SF	49,747.85	09/01/2013			
	Warning	860008	Pool is delinquent for recertification	X - SF	273,351.17	09/01/2013			
Remove									

Pool Number Exceptions





PTS - Transfer Detail Screen – Fee Payment Account

The final section of the Transfer Detail Screen is used to identify the Selling Issuers fee payment account.

Payment Info: Click the applicable button. Select an existing account or enter a new account.

Enter a New Account: Enter the ACH Routing Number and Account Number. Re-enter the account number to validate.

Existing Account: Select a previously identified account from the drop down menu.

The Ginnie Mae terms and conditions regarding the PPA's authority to draft the commitment transfer fee are displayed.

Click the box provided to acknowledge and accept the Terms and Conditions.

Click Save and Validate to record any changes.

To finalize the transfer request click **Add to Submission Center.**

Transfer Fee Due:	\$250.00					
Payment Info:						
Enter a new account			Choose an existing according to the second secon	ount		
ACH Routing Number			Select ACH Account	Lewiston State Bank A	ct ending in 3456	
Enter Account Number		OR				
Re-enter Account Number						
By submission of this request, I agree to of Board of Directors and Certificate of. Mortgage Association (Ginnie Mae), to single transaction for the sole purpose to your account. Further, I understand to genined by Chinik an involicio cors 21 accept the Terms and Conditions lis	at I am an authorized signor for the Issu Authorized Signatures) and authorize the utilize ACH debit processes for the accou- if pool transfer fee payment, and does n tat payment of this fee does not guarant the adeouxe refund will be made sed above.	uer making this request a Bank of New York Mel unt indicated for the am ot provide authorization lee approval of the pool	as listed on the form HUD 11702 (Resolution ion, on behalf of the Government National ount listed above. This is permission for a for any additional unrelated debits or credits transfer request. Should the request be			
	Add	to Submission	Center Save & Valid	late Reset	Back to Summ	nary





PTS – Validation Successful

When the Selling Issuer submits a request the **PTS Summary Screen** status will update to **Seller Submitted to Submission Center**.

÷	Gini	nieMae	O y Matters	ENT	FERPRISE	PORTA	L							١	VELCOME	MR. JOHN SMITH BANK A
	PRO	DCESSING	& SERVICIN	G -	REPORT CENT	ER RS	A TOKEN VALIDATION									
lssu All	er Numb	ber	Issuer Name All			T	Go	Calibri (E v 11 B I U 3	└╶╴Ă^⋏ݖ 律 ध ≣ ╩╯╴ <u>А</u> ╶ ⋖							
CO	ммітм	ENT MANA	GEMENT	REQUE	ST POOL NUM	BERS M	ASTER AGREEMENTS	POOL TRANS	SFER SUBMIS	SION CENT	ER					
su	IMMARY	r <u>Reque</u>	ST NEW TRA	NSFER												
s	Selling Is	suer Number	r/Name:				Buying Issuer Number/N	ame:			Pool Trar	nsfer Type:	Effective Repo	orting Month/Y	ear:	
	All	•	All			•	1437 💌	EAST BANK OF THE	HUDSON	•	All	•	All			
S	itatus:				Request Number	:										
	All			•	All											
								Sea	rch I	Reset						
*	Displays	Active Pool T	Fransfer Reques	ts.										~~	< 1-20 (of 52 ≥ ≥>
R	equest umber	Selling Issuer Number	Sell	ling Issue	er Name	Buying Issuer Number	Buying Issuer Na	me	Transfer Type	Sale Date	Effective Reporting Date	Status		Approval Letter	Assignmen Agreemen	t Cancel ^
2	<u>:00046</u>	1433	SERIES A MO	ORTGAGE	BANK	1437	EAST BANK OF THE HUDSO	DN S	Standard-Complete	12/04/2013	01/01/2014	Seller submitted to s center	ubmission	View	View	Cancel





Pool Transfer System

INITIATING A PARTIAL TRANSFER REQUEST – SELLING ISSUER





PTS – Initiating a Partial Pool Transfer Request

Utilizing the PTS Summary Screen the Selling Issuer will do the following:

 Select the Selling Issuer number from the drop down menu. The associated Issuer Name will display.

and

Click the Request New
 Transfer button.

											Help Cont	actus <u>Signo</u>
Gi	Dur Guaranty Matter	ENTERPRISE PORTAL									WELCOME N B	R. JOHN SMITH Ank A
A P	PROCESSING & SERVICING VALIDATION											
Issuer Nu 1433	Assuer Number Issuer Nume 1433 • SERIES A MORTGAGE BANK • G											
COMMIT	MENT MANAGEME	NT REQUEST POOL NUMBERS MASTER	GREEMENTS	POOL TRANSFER	SUBMISSION CENTER							
SUMMA	RY <u>request ne</u> t	<u>W TRANSFER</u>					Effective Report	ting				
Selling	Issuer Number/Name:	Buyin	g Issuer Number/Na	me:	P	ool Transfer Type:	Month/Year:	Status:	Request Number:			
Al	Al	Al		d		Al 💌	All	Al	Al 💽	•		
					Search	Rese	et					
* Displa	ays Active Pool Transfer	Requests.									«< < 1-3)	13 > »
Requi	est Selling Issuer ber Number	Selling Issuer Name	Buying Issuer Number	Buyir	ng Issuer Name	Transfer Type	Sale Date	Effective Reporting	Status	Approval Letter	Assignment Agreement	Cancel
<u>1001</u>	45 1433	SERIES A MORTGAGE BANK	2936	BANK OF AMERICA, N.A	1	Standard-Complete	10/03/2013	03/01/2014	Validation with Errors	View	View	Cancel
1001	44 1433	SERIES A MORTGAGE BANK	3770	FIRST GUARANTY MOR	RTGAGE CORPORATION	Standard-Complete	10/03/2013	11/01/2013	Seller cancelled request	View	View	Cancel
1000	27 1433	SERIES & MORTGAGE BANK	1770	MID-ISLAND MORTGAG	E CORP.	Standard-Partial	09/19/2013	09/26/2013	Seller cancelled request	View	View	Cancel
	Request Ne	w Transfer										





PTS – Request New Transfer

The Issuer must complete the following fields:

- Buying Issuer Number/Name
- Sale Date
- Effective Reporting Month/Year
- Transfer Type:

Standard Related

Merger

• Partial Transfer

Cur Guaranty Matters	NSE PORTAL						
PROCESSING & SERVICING REPORT CENTER RSA TOKEN VALIDATION							
Isuer Number Issuer Name 1433 SERIES A MORTGAGE BANK Go							
COMMITMENT MANAGEMENT REQUEST POOL	NUMBERS MASTER AGREEMENTS POOL TRANSFER SUBMISSION CENTER						
Selling Issuer Number: 1433 Selling Issuer Name: SERIES A MORTGAGE BANK Buying Issuer Number/Name: 1437 EAST BANK OF THE HUDSON	Effective Reporting Month/Year: Transfer Type: 12/04/2013 January 2014 Standard Partial						
ADD POOLS FOR TRANSFER Enter Pool Number Add Pool Number or	Browse Uptoud Pool Number/File Download Template						
	Pool Number						
	Remove Validate Reset Back to Summary						





PTS – Partial Transfer – Manual Entry

The Issuer is required to enter the Pool Number(s) included in the transaction which may be entered manually or uploaded.

To manually enter Pool number data:

Type the individual pool numbers within the ADD Pool For Transfer Field. To enter more than one pool number place a comma after each pool number.

Add Pool Numbers: click this button to save and display the individual pool numbers being entered to the request.

Ginnie Mae ENTERPRISE PORTAL		WELCOME M	IR. JOHN SMITH
PROCESSING & SERVICING REPORT CENTER RSA TOKEN VALID	ATON		
Issuer Name 1788 I JAMES B. NUTTER & COMPANY GO			
COMMITVENT MANAGEMENT REQUEST POOL NUNBERS MASTER AGREEM	POOL TRANSFER SLEWISSION CENTER		
3UMMARY REQUEST NEW TRANSFER			
Seller Issuer Number : Seller Issuer Name			
1438 🗵 BANK A			
Buying Issuer Number Name Sale Date: Effective Reporting Month/Year: Transi 1461 B BANK 10012013 201 November 2013 Star	fer Type: card III Partal III		
AED POOLS FOR TRANSFER			
234557 Acd Pool Number or Bro	Uplead Pool Humber File Download Template		
r	Fool Number		
Remove	Validate Reset Back to Sur	mmary	

Sample of Individual Pool Number Entry





PTS – Partial Transfer – File Upload

To import a file of Pool Numbers:

Download Template: Click the **Down load template** button to begin.

A file download box will appear, click **Open** to create the template.

Enter the pool numbers being transferred on the template and **save as a CSV file** to a folder/directory.



	A	в	C		
1	Pool Num	ber			
2					
3	987654				
4	987655				
5	987656				
6	987657				
7	987658				
8	987659				
9	987660				
10	987661				
11	987662				
12	987663				
13	987664				
14	987665				
15	987666				
16	987667				
17	987668				
18	987669				
• •	▶ ¥ Poo	Template(1) 🦄		
Ready					





PTS – Partial Transfer Upload Pool Number File

To upload a Pool Number template, click the **Browse** button.

The Issuer is directed to the folder/file directory where the pool number template is saved.

Select the template name and click **Open**.

The selected file name and path will display in the field directly to the left of the browse button.

Click **Upload Pool Number File** to proceed.







PTS – Transfer Validation

Once the transfer is submitted, PTS will assign a request number and validate the initial data fields and pool numbers.

The Request Status on the **Summary Screen** will state "Validation in Process".

To proceed, click **Back to Summary** button.

			Help Contactus Signout					
Ginnie Mae	ENTERPRISE POP	RTAL	WELCOME MR. JOHN SM C BANK					
PROCESSING & S	SERVICING REPORT CENTER	RSA TOKEN VALIDATION						
Issuer Number Is	suar Number Issuar Name							
Al 💌	All	Go						
COMPLETING MANAGE								
COMMITMENT MANAGE	EMENT REQUEST FOOL NUMBERS	POOL INANSFER SUDMISSION CENTER						
SUMMARY REQUEST	NEW TRANSFER							
Selling Issuer Number:	Selling Issuer Name:	Transfer Type:						
1450	DANKA	Standard-Pamai						
Request Number:	Buying Issuer: 1451 B BANK	Sale Date: Effective Reporting Month/Year: 12/02/2013 February 2014						
200025	1401 D BANK							
		Request Number 200029 Has Been Updated						
		Pool Validation in Progress. Approximate Time for Validation: 5 to 10 minutes.						
		Back to Summary						





PTS – Transfer Request Validation

Once PTS has successfully validated the submission, the Selling Issuer will receive an email. Additionally the Summary Screen **Status** will update to **Validated**.

From:	Client Support GinnieMae				Sent: Fri 10/25/2013 3:4
To:	🗷 Lewicki, Marybeth A				
Subject:	[UAT] Pool Transfer validations passed				
Pool trai The info please re viruses, http://di	nsfer request 100056 validations mation in this e-mail, and any a turn the e-mail to the sender and t does not guarantee that either sclaimer.bnymellon.com/eu.htm f	have completed successfull tachment therein, is confid delete it from your comput ure virus-free and accepts no or disclosures relating to Eu-	y. Please login to GME ential and for use by th ter. Although The Bank o liability for any damag uropean legal entities.	P to review the status. e addressee only. If you of New York attempts ge sustained as a result of	are not the intended recipient, to sweep e-mail and attachments for of viruses. Please refer to
Ginnie	ace ENTERPRIS	E PORTAL			WELCOME MR. JOHN SMITH C BANK
	& SERVICING REPORT CENT	ER R SA TOKEN VALIDAT	ION		
Issuer Number	AI AGEMENT REQUEST POOL NUM	GC BERS MASTER AGREEMEN	TS POOL TRANSFER	SUBMISSION CENTER	
SUMMARY REQU	EST NEW TRANSFER				
Selling Issuer Nun	berName	Buying Issuer Numb	er/llame		
All	AI	All	All		
Pool Transfer Type	Effective Reporting Month/Year	Status	Request Numb	ber:	
All	All	All	All	•	
* Displays Active Po	ol Transfer Requests	Search	Reset		<< < 1-20 of 38 > >>
100294 1438 BA	NK A 1461 B BAN	K Standa Comp	rd- ete 11/15/2001/01/20	Validated V	iew View <u>Cancel</u>





PTS – Transfer Detail Screen

The PTS Transfer Detail Screen consists of three sections:

- Transfer Request Summary
- Pool Number validations and exceptions
- Transfer Fee Payments

The Transfer Request Summary includes:

- Selling Issuer Number and Name
- Transfer Type
- Total Pool Count
- Valid Pool Count
- Warning Pool Count
- No Warning Pool Count
- Fatal Pool Counts
- Request Number
- Buying Issuer
- Sale Date
- Effective Reporting Month/Year
- Total Pool RPB Amount
- Valid Pool RPB Amount
- Warning Pool RPB Amount
- No Warning Pool RPB Amount
- Not Processed Pool Count

COMMITMENT MANAGEMEN	T REQUEST POOL NUMBERS	MASTER AGREEMENTS	POOL TRANSFER	SUBMISSION CENTER			
SUMMARY REQUEST N	EW TRANSFER						
Selling Issuer Number: 1438	Selling Issuer Name: BANK A	Transfer Type: Standard-Complete	Total Cour 9825	Pool Valid Pool it: Count: 0	DI Warning Pool Count: O	No Warning Pool Count: 0	Fatal Pool Count: 0
Request Number: 200046	Buying Issuer: 1461 B BANK	Sale Date: Effe 12/04/2013 Janu	ective Reporting Total hth/Year: Amo Jary 2014 \$0.00	Pool RPB Valid Pool unt: Amount: \$0.00	N RPB Warning Pool RPB Amount: \$0.00	No Warning Pool RPE Amount: \$0.00	Not Processed Pool Count: 9825





PTS – Transfer Detail Screen – Pool Numbers

The second section displays the Pool Number detail and includes:

- Validated Pool Numbers
- Issuer Type-Pool Type
- Remaining Pool Balance (RPB)
- RPB Date

The Issuer may select a single line or click to select all Pool numbers by checking the appropriate box.

The Issuer may also view any Pool Number exceptions by clicking the List of Pools with Errors Link.

A Pool Exception Screen will display a listing the pool exceptions as well as an error message describing each error.

			<< < 1 - 10 of 2925 > >>
Pool Number	Issue Type - Pool Type	Remaining Pool Balance (RPB)	RPB Date
175570	X - SF	8,026.07	09/01/2013
234023	X - SF	17,057.00	09/01/2013
245712	X - SF	14,416.98	09/01/2013
245713	X - SF	14,670.33	09/01/2013
245717	X - SF	14,518.28	09/01/2013
251138	X - SF	40,082.47	09/01/2013
251141	X - SF	12,082.78	09/01/2013
251143	X - SF	12,731.30	09/01/2013
251145	X - SF	34,031.23	09/01/2013
253709	X - SF	2,778.31	09/01/2013

Validated Pool Numbers

	Error Type	Pool Number	Error Message	Issue Type - Pool Type	Remaining Pool RPB Dat Balance (RPB)
<u> </u>	Warning	555288	Pool is delinquent for recertification	X - SF	179,689.8009/01/2013
<u> </u>	Warning	659986	Pool is delinquent for recertification	X - SF	94,170.9509/01/2013
à	Warning	659987	Pool is delinquent for recertification	X - SF	257,746.1208/01/2013
à	Warning	659988	Pool is delinquent for recertification	M - JM	94,502.6109/01/2013
à	Warning	659990	Pool is delinquent for recertification	X - SF	61,110.9409/01/2013
<u> </u>	Warning	659991	Pool is delinquent for recertification	X - SF	335,989.9709/01/2013
<u> </u>	Warning	659994	Pool is delinquent for recertification	X - SF	142,957.1409/01/2013
à	Warning	659999	Pool is delinquent for recertification	X - SF	265,847.5509/01/2013
<u> </u>	Warning	660005	Pool is delinquent for recertification	X - SF	49,747.8509/01/2013
<u> </u>	Warning	660006	Pool is delinquent for recertification	X - SF	273,351.1709/01/2013

Pool Exceptions





PTS – Transfer Detail Screen – Fee Payment Account

The final section of the Transfer Detail Screen is used to identify the Selling Issuers fee payment account.

Payment Info: Click the applicable button. Select an existing account or enter a new account.

Existing Account: Select a previously identified account from the drop down menu.

Enter a New Account: Enter the ACH Routing Number and Account Number. Re-enter the account number to validate.

The Ginnie Mae terms and conditions regarding the PPA's authority to draft the commitment transfer fee are displayed.

Click the box provided to acknowledge and accept the Terms and Conditions.

Click **Save and Validate** to record any changes or **Add to Submission Center** to finalize the PTS request.

Transfer Fee Due:	\$250.00		
Payment Info:			
C Enter a new account		Choose an existing acc	ount
ACH Routing Number		Select ACH Account	Lewiston State Bank Act ending in 3456
Enter Account Number		OR L	
Re-enter Account Number			
By submission of this request, I agree to of Board of Directors and Certificate of Mortgage Association (Ginnie Mae), to single transaction for the sole purpose to your account. Further, I understand to declined by Ginnie Mae, in whole or ca 21 accept the Terms and Conditions is	hat I am an authorized signor for the Issuer making th Authorized Signatures) and authorize the Bank of Ne utilize ACH debit processes for the account indicates of pool transfer fee payment, and does not provide a hat payment of this fee does not guarantee approval in the adeouate refund will be made. Ised above. Actical too Souber	this request as listed on the form HUD 11702 (Resolution aw York Mellon, on behalf of the Government National d for the amount listed above. This is permission for a untrofization for any additional unrelated debits or orecits of the pool transfer request. Should the request be mission Center Save & Valie	date Reset Back to Summary





PTS – Validation Successful

When the Selling Issuer submits a request, the status on the PTS Summary Screen updates to **Seller Submitted to Submission Center**.

Gin	nie Mae	e Matters	ENT	ERPRISE	PORTA	AL.							1	VELCOME MF BA	R. JOHN SMITH NK A
PR(OCESSING	& SERVICING	5 • F	REPORT CENT	ER RS	A TOKEN VALIDATION									
Issuer Numl All	ber	Issuer Name All				Go									
COMMITM	IENT MANA	GEMENT	REQUES	ST POOL NUME	BERS M	ASTER AGREEMENTS	POOL TRANSFER	SUBMISSION	CENT	ER					
SUMMAR	Y REQUE	ST NEW TRAN	<u>ISFER</u>												
Selling Is	ssuer Number	/Name:				Buying Issuer Number/I	Name:			Pool Tran	nsfer Type:	Effective Rep	orting Month	Year:	
All	•	All			•	1437	EAST BANK OF THE HUDSO	DN .	•] All	•	All			
Status:				Request Number											
All			•	All											
* Displays	s Active Pool T	ransfer Request	s.				Search	Reset						< 1.20 of 5	2 5 55
														1-20013	* = <u>=</u>
Request Number	Selling Issuer Number	Selli	ng Issuer	Name	Buying Issuer Number	Buying Issuer N	ame Transf	er Type Sal	e Date	Effective Reporting Month/Year:	Statu	8	Approval Letter	Assignment Agreement	Cancel
<u>200046</u>	1433	SERIES A MO	RTGAGE <mark>B</mark>	ANK	1437	EAST BANK OF THE HUDS	ON Standard	-Complete 12/0)4/2013	01/01/2014	Seller submit	ted to submi	ssion	View	Cancel





Pool Transfer System
VALIDATION ERRORS





PTS – Validation Errors

When a transfer request fails the PTS validation edits, the Selling Issuer receives an email.

Pool transfer request 1004802 validations have completed successfully. Please login to GMEP to review the status.

The information in this email, and any attachment therein, is confidential and for use by the addressee only. If you are not the intended recipient, please return the email to the sender and delete it from your computer. Although The Bank of New York attempts to sweep e-mail and attachments for viruses, it does not guarantee that either are virus-free and accepts no liability for any damage sustained as a result of viruses. Please refer to http://disclaimer.bnymellon.com/eu.htm for disclosures related to European legal entities.

To view the exception detail, log into PTS through the Ginnie Mae Enterprise Portal (GMEP).





PTS – Validation Errors

The PTS Summary Screen will reflect a status of Validation with Error for a request with exceptions.

To view the exception detail, click the **Request Number** or **Status** error message link.

SUMMA	RY <u>R</u> E	QUEST NEW TRANSFER									
Selling All	Issuer N	umber/Name		Buying Issuer Numbe	r/Name		3	Pool Transfer Type:	J	Effective Repo	rting Month/Year:
Status: All			Request Nu Al	mber:	Search R	eset					
* Displ	sys Active	Pool Transfer Requests.								**	< 1-2 of 2 > >>
Reques' Number	Selling Issuer Number	Selling Issuer Name	Buying Issuer Number	Buying Issuer Name	Transfer Type	Sale Date	Effective Reporting Date	Status	Approval Letter	Assignment Agreement	Cancel
100050	1438	BANK A	1461	B BANK	Related Parties- Partial	10/31/201	12/01/201	Validating	View	View	Cancel
<u>100053</u>	1438	BANK A	1457	BANK B	Merger-Complete	10/31/201	12/01/201	Validation with Errors	View	View	Cancel
Requ	iest New 1	fransfer									





PTS – Validation Errors

The **PTS Exception Screen** consists

of two components and will display the validation errors as:

- Transfer Exceptions
- Pool Exceptions

Each exception is assigned a severity classification:

Warning: Indicates the request will continue.

Fatal: Stops the request until the identified issues have been resolved.

Selier Issee' Humber: 3 1438 Humber: 3 1438 Humber: 3 Request ID: Buying Issu 100053 1461 B VALIDATED FOOL LIST TRANSTER EXCEPTIONS B Error Waning S Waring	VI TRANSFER	Sale Date: Sale Date: 1031/2013 December 2013 RCR(S) Promissuer doesn': have Vaster	ng Transfer Type: Marga-Complete Marga-Complete Error M Agreament forms agred	ies 13 ge			
Seller Issee' Humber : 3 1438 Request 12: Buying Issu 100053 1461 B VALIDATEC FOOL LIST TRAN SFER EXCEPTIONS Server Warning Warning	el er Isseer hane : KANK A BANK LIST OF PCOL 5 WITH ERR Severity	Effective Reporti Sale Date: 1031/2013 December 2013 RCR(S)	ng Transfer Type: Merger-Complete Error M Agreement forms signed	lessage			
Request 12: Buying lass 100053 1461 B VALIDATED FOOL LIST TRAN SFER EXCEPTIONS Brow Warning Warning	er. BANK LIST OF PCOLS WITH ERR Severity	Effective Reporti Sale Date: 1031/2013 December 2013 RCR(S)	ng Transfer Type: Nerpe-Complete Error N Agreement forms signed	lessage			
VALIDATEC FOOL LIST	LIST OF PCOLS WITH ERR Severity	CRUSI	Error N Agreement forms signed	lassage			
IRAN SPER EXCEPTIONS Error Warning Warning	Severity	From issuer doesn't have Waster	Error N Agreement forms signed	lesiage			
3 Error Warning 6 Warning	Severity	From issuer doesn't have Waster	Error M Agreement forms signed	lesiage			
3 Error Waming Waming		From issuer doesn't have Waster	Agreement forms signed				
u Waning L Waning							
Waning Vaning		Transfer cate is within two months	of today's date				
		To issuer is not ready to merge			Transfer dat	ta k within turo may	othe of techn
Waning Vaning		From Issuer is not ready to merge			Insisterus	COD PROBE COOLING	erb or ccosy
POOL EXCEPTIONS						0-0 of 0 > >>	<u>a</u>)
Severity	Pool Number	Error Message	lisse Type - Pool Type	Remaining Pool Balance (R°E)	RPE Cate		
o records to show							_



PTS - Pool Number Exceptions

To view Pool Number(s) error messages, click the **List of Pool Number Exceptions** Link on the Exception Screen.

A list of Pool number exceptions will display.

To remove Pool Numbers from a transfer request:

- Place a check in the field located on far left of the screen
- Click the **REMOVE** button.
- Submit by clicking Save and Validate.

The Issuer is prompted to confirm the deletion of selected pools. Click **YES** to continue.

Error Type Pool Number Error Message Issue Type - Pool Type Remaining Pool Balance (RPB) RPE Warning S55288 Pool Is delinquent for recertification X - SF S55288 Pool Is delinquent for recertification X - SF S55288 Pool Is delinquent for recertification X - SF S55288 Pool Is delinquent for recertification X - SF S55288 Pool Is delinquent for recertification X - SF S55988 Pool Is delinquent for recertification X - SF S55988 Pool Is delinquent for recertification X - SF S55988 Pool Is delinquent for recertification X - SF S55988 Pool Is delinquent for recertification X - SF S55988 S00 Is delinquent for recertification X - SF S5598 S00 Is delinquent for recertification X - SF S5598 S00 Is delinquent for recertification X - SF S5598 S00 Is delinquent for recertification X - SF S5588 S00 IS DO IS delinquent for recertification X - SF S5588 S00 IS DO IS S00 Is delinquent for recertification X - SF S5588 S00 IS DO IS delinquent for recertification X - SF S5589 S00 IS DO IS delinquent for recertification X - SF S5589 S00 IS DO IS D									
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Image: space	<u> </u>	Warning	659986	Pool is delinquent fo	or recertification		X - SF	94,170	.9509/01/201
Image: State	<u> </u>	Warning	659987	Pool is delinquent fo	or recertification		X - SF	257,748	1208/01/201
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Image: Separate	1 🔔	Warning	659991	Pool is delinquent fo	or recertification		X - SF	335,989	.9709/01/201
Image: Second	<u> </u>	Warning	659994	Pool is delinquent fr	or recertification		X - SF	142,957	.1409/01/201
Warning 680005 Pool is delinquent for recertification X - SF 48,747.8509.01/ Warning 680008 Pool is delinquent for recertification X - SF 273.351.1709.01/ Remove Remove Remove Remove Remove Remove	<u> </u>	Warning	659999	Pool is delinquent fr	or recertification		X - SF	265,847	.5509/01/201
Warning 660008 Pool is delinquent for recertification X - SF 273,351.1709.01/ Remove	1	Warning	660005	Pool is delinquent fo	or recertification		X - SF	49,747	.8509/01/201
	1 🗻	Warning	660006	Pool is delinquent fo	or recertification		X - SF	273.351	1709/01/201
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Pool Transfer System

SUBMISSION CENTER – SELLING ISSUER





PTS - Selling Issuer - Submission Center Approval

An Authorized Signatory of the Selling Issuer must access the Submission Center to review and authenticate a successfully validated transfer request.

To access the Submission Center, click on the tab located on the IPMS Summary Screen.

View by: Select Pool Transfer

A list of Pending requests displays.

To view the Pool Transfer Detail:

• Click the View link located in the Actions Field.

To approve a request:

• Check the box to the left of the Issuer Number and

Click Submit.

GinnieM	ae	ENTERPRISE F	ORTAL		1	ELCONE N	IR. JOHN BANK	SMITH
PROCESSING	B SERVICING	REPORT CENTER	RSA TOKEN VALIDATION					
uer lumber	Issuer Na All	ne 						
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PTS - Selling Issuer- Submission Center Approval

The Selling Issuer's Authorized Signatory must acknowledge the Ginnie Mae Terms and Conditions.

Place a check in the field titled *"I accept the Terms and Conditions listed above"*.

Click Submit Form.

LEGAL INFORMATION

Each statement, report, and compilation of data or information submitted in connection with a Ginnie Mae MBS Program by an Issuer, funds custodian, document custodian, subcontract servicer, or other person or entity, directly or indirectly, to Ginnie Mae, its employees, its agents or its contractors (including, without limitation, the Ginnie Mae Reports Group) is deemed a submission to the United States that is relied upon by Ginnie Mae in the operation of a Ginnie Mae MBS Program. Submission of a statement, report, or compilation of data or information is deemed to be a certification by the person making the submission that each matter stated therein is true, correct, complete, and in accordance with the instructions issued by Ginnie Mae in connection with the statement, report, or compilation.

The form(s) or Agreement(s) being submitted will create a legally binding contract between my entity and Ginnie Mae. Further, I understand information submitted within this/these form(s) or Agreement(s) may be used to produce additional documentation that will also be legally binding and accepted as such.

CAUTION: The submission of a false or misleading statement, report, or item of data or information to the United States may result in the imposition of severe oriminal and civil liabilities, sanctions, and penalties, including, without limitation, fines and imprisonment.

I accept the Terms and Conditions listed above

Submit Form Cancel

Page 37

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PTS – Selling Issuer Submission - Authentication

The Selling Issuer Authorized Signatory is prompted to authenticate the request by entering their 4digit PIN and the 6-digit pass code displayed on their RSA SecurID Token.

Authentication with R	SA SecurID	8
Enter Secure ID Passcode:	•••••	
	Ok Cancel	

Upon completion, PTS will display a confirmation. The request is directed to the Buying Issuer for review and approval.

Issuer Number	Description	Status	Message	Transaction Id
61/B BANK	Seller submitted to submission center for approval	Success	Success	100394





PTS – Selling Issuer Submission – Status Update

After a transfer request has been successfully authenticated, the Selling Issuer status on the **PTS Summary Screen** will update to **Pending buyer approval.**

SUMMARY	REQUE	ST NEW TRANSFER										
Selling Is All	suer Number	r/Name:] All			Buying Issuer Number/Name: All 💽 All		•	Pool Transfer All	Type: Effective Repo	orting Month/Year:		
Status: All		T	Request Nur All	nber:								
						Search Reset						
* <mark>Dis</mark> plays	Active Pool 1	Fransfer Requests.								~	< 1 - <mark>4</mark> of 4	×
Request Number	Selling Issuer Number	Selling Iss	uer Name	Buying Issuer Number	Buying Issuer Name	Transfer Type	Sale Date	Effective Reporting Date	Status	Approval Letter	Assignment Agreement	Cancel
<u>200026</u>	1433	SERIES A MORTGAG	E BANK	1437	EAST BANK OF THE HUDSON	Standard-Complete	11/29/2013	12/01/2013	Pending buyer approval	View	View	Cancel
100145	1433	SERIES A MORTGAGE	BANK	1437	EAST BANK OF THE HUDSON	Standard-Complete	10/03/2013	03/01/2014	Posted	View	View	Cancel





Pool Transfer System **BUYING ISSUER**





PTS – Buying Issuer – Accept Transfer

The Buying Issuer receives an email notification of a pending pool transfer request requiring their attention.

Pool transfer request 100394 has been submitted by Issuer 1433-Series A Mortgage Bank at 11/15/2013 15:48, request Type Standard.

The information in this email, and any attachment therein, is confidential and for use by the addressee only. If you are not the intended recipient, please return the email to the sender and delete it from your computer. Although The Bank of New York attempts to sweep e-mail and attachments for viruses, it does not guarantee that either are virus-free and accepts no liability for any damage sustained as a result of viruses. Please refer to http://disclaimer.bnymellon.com/eu.htm for disclosures related to European legal entities.





Pool Transfer Type:

All

•

All

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Effective Reporting Month/Year

PTS – Buying Issuer – Pending Transfer Review

SUMMARY REQUEST NEW TRANSFER

▼ All

Selling Issuer Number/Name:

All

Status:

All

A transfer request requiring the Buying Issuer's review will be reflected with a status of **POSTED** on the PTS **Summary Screen**.

-

•

Request Number:

▼ All

All

The Summary Screen will display:

- Request Number
- Selling Issuer Number
- Selling Issuer Name
- Buying Issuer Number
- Buying Issuer Name
- Transfer Type
- Sale Date
- Effective Reporting Date
- Status
- Approval Letter
- Assignment Agreemer
- Cancel

						Search Reset				
	* Display	Active Pool	Transfer Requests.							
Date	Request Number	Selling Issuer Number	Selling Issuer Name	Buying Issuer Number	Buying Issuer Name	Transfer Type	Sale Date	Effective Reporting Date	Status	Appro Lett
4	<u>200026</u>	1433	SERIES A MORTGAGE BANK	1437	EAST BANK OF THE HUDSON	Standard-Complete	11/29/2013	12/01/2013	Pending buyer approval	Vie
ert [100145	1433	SERIES A MORTGAGE BANK	1437	EAST BANK OF THE HUDSON	Standard-Complete	10/03/2013	03/01/2014	Posted	Vie

Buying Issuer Number/Name:

▼ All

Click the **Request Number** link to view the transfer detail.

<< < 1-4 of 4 > >>

Agreement

View

View

Assignment Cancel

Cancel

Cancel





PTS – Buying Issuer Transfer Detail

The PTS Transfer Detail Screen displays the following fields:

- Selling Issuer Number and Name
- Transfer Type
- Total Pool Count
- Valid Pool Count
- Warning Pool Count
- No Warning Pool Count
- Fatal Pool Count
- Request Number
- Buying Issuer
- Sale Date
- Effective Reporting Month/Year
- Total Pool RPB Amount
- Valid Pool RPB Amount
- Warning Pool RPB Amount
- No Warning Pool RPB Amount
- Not Processed Pool Count

er Number Issuer Name							
All		G	io				
MMITMENT MANAGEMENT REQUE	ST POOL NUMBERS PO	OL TRANSFER SUB	MISSION CENTER				
MMARY REQUEST NEW TRANSFER							
elling Issuer Number: Selling Issuer Nar	ne: Transfer T	ype:	Total Pool Count:	Valid Pool Count:	Warning Pool Count:	No Warning Pool Count:	Fatal Pool Count:
1433 SERIES A MORTGAGE BA	NK Standard-P	artial	2	2	0	2	0
tequest Number: Buying Issuer:	Sale Date:	Effective Reporting Month/Year:	Total Pool RPB Amount:	Valid Pool RPB Amount:	Warning Pool RPB	No Warning Pool RPB	Not Processed Pool
00029 1437 EAST BAN	K OF 12/02/2013	February 2014	\$36,871,232.34	\$36,871,232.34	Amount:	Amount:	Count:
THE HUDSON			Holowit Etc.	Download Tomolo		\$36,871,232.34	0
			Opioad Pile	Download Templa			
OOLS ADDED FOR TRANSFER							
ssign Custodian: Upload Custodian		Browse	Upload File Downloa	d Template		~	< 1-2 of 2 > >> 🖁
Pool Number	Issue Type - P	ool Type	Remaining Pool Balance	(RPB)\$	RPB Date		Custodian
744	X - PN			15,246,884.26	10/01/2013	000466	
7760							





PTS – Buying Issuer – Document Custodian Assignment

The Buying Issuer must assign a document custodian to the pool numbers being transferred.

When a single document custodian is being assigned, the Buying Issuer may select the appropriate entity from the drop down menu

Or

If multiple document custodians are being assigned, the Buying Issuer can download a template to record the appropriate document custodian for each Pool Number.

The completed file is then uploaded to PTS to record the assignments.

Selling Issuer Number: 1433	Selling Issuer Nam SERIES A MORT	e: 'GAGE BANK	¢	Total Pool Counts: 459	Valid Pool Counts: 459	Warning Pool Counts: 2	No Warning Pool Counts: 457	Fatal Pool Counts: 0
Request Number: 100483	Buying Issuer: 1437 EAST BANK OF THE HUDSON	Sale Date: 11/19/2013	Effective Reporting Month/Year: December 2013	Total Pool RPB Amounts: 38,905,127.67	Valid Pool RPB Amounts: 38,906,127.67	Warning Pool RPB Amounts: 34,322.93	No Warning Pool RPB Amounts: 38,870,804.74	Not Processed Pool Counts: 0
POOLS ADDED FOR TRA	NSFER							
Assign Custodian: Upload	Custodian		•	Brows	Upload File	Download Template	<< < 1 - 10) of 459 > 🚿 🖏
Pool Number		Issue Type -	Pool Type	Remaining Pool Bala	ince (RPB)	RPB Date		Custodian
48710	X - SF				13,555,7409/01/20	13	000131	
55094	X - SF				3,272.9509/01/20	13	000131	
55095	X - SF				11,025,1209/01/20	13	000131	
52918	X - SF				8,674.0209/01/20	13	000131	
56663	M - SF				7,179.7909/01/20	13	000131	
73008	M - SF				10,219.3509/01/20	13	000131	
78410	X - SF				25,778.2009/01/20	13	000131	
84347	X - SF				9,651.1409/01/20	13	000131	
86437	X - SF				8,087.1209/01/20	13	000131	
85439	X - SF				11,730.5709/01/20	13	000131	
			Dealling	Deturn to faller		ldd in Robertscher Ro		
	5	ave and Valida	te Decline	Return to Seller	Back to Summary	Add to Submission Cen	ter	



PTS – Buying Issuer – Document Custodian Assignment - Upload

To import a file of Document Custodian Assignments:

Click the **Download template** button to begin.

A file download box will appear, click **open** to create the template.

Enter the pool numbers and associated document custodian IDs on the template and **save as a CSV file** to a designated folder/directory.

						Help	Contact us Signout
	SE PORTAL					WELCOME	MR. JOHN SMITH BANK A
PROCESSING & SERVICING REPORT C	ENTER RSA TOKEN VALIDATION						
ssuer Number Issuer Name All 💌 All	Ga	1					
COMMITMENT MANAGEMENT REQUEST POOL N	UMBERS POOL TRANSFER SUBM	IISSION CENTER					
Selling Issuer Number: Selling Issuer Name:	File Download	Total Pool Count:	Valid Pool Count:	Warning Pool Count:	No Warr	ning Pool Count: Fatal P	pol Count:
1433 SERIES A MORTGAGE BANI	C Do you want to open or save this file?	1	1	0	1	А	В
Request Number: Buying Issuer: 200029 1457 BANK B	Name: PoolCustodianTemplate.cv Type: Morosoft Office Excel Comma Separated Values Fil	Total Pool RPB Amount: \$15,246,884.26	Valid Pool RPB Amount: \$15,246,884.26	Warning Pool RPB Amount:	No War Amoun	Pool Num	Custodia
	Open Save Carcel			\$0.00	\$15,246	716046	000131
POOLS ADDED FOR TRANSFER	 While files from the letterest rate he could a some files rate restored all. 				_	716047	000131
Assign Custodian: Upload Custodian	ham your computer. If you do not hour the source, do not open or save this life. <u>What's the sole?</u>	Upload f	Tile Down	oad Templat	•	716049	000131
Pool Number	issue type - row type		Remaining Pool Balance	16 046 884 00		736133	000131
	Save and Validate	Decline	Return to Seller	Back to) Sun	736134	000131
						736135	000131
						736136	000151
						736137	000151
						736138	000151
						736139	000151
						736140	000151
						736141	000151
						736142	000151
						736143	000151



PTS – Buying Issuer – Document Custodian Assignment - Import

To upload the Document Custodian template, click the **Browse** button.

The Issuer is directed to the folder/file directory where the pool number template is saved.

Select the template name and click **Open**.

The selected file name and path will display in the field directly to the left of the browse button.

Click **Upload.** The Document Custodian ID will display.

Click **Save and Validate** to proceed.

POOLS ADDED FOR TRANSFE	ER						
Assign Custodian: Upload Cust	ofan		Browse Upload File	Download Template	ee e 1 - 10	of 291 🔹 🐝	8.)
Pool Number		Issue Type Choose File to	Upload			<u>? ×</u>	
18048	X - SF	Look	in: 🔁 Pool TransferSystem	1	0000	•	
18047	X - SF		10252013-Draft.ppt				
16049	X - SF		11142013-Draft.ppt				
38133	X - SF	My Recent Documents	11192013-Draft.ppt	dor			
16134	X - 5F	1	PoolCustodianTemplate	(1).csv			
36135	X - SF		PoolTemplate(1).csv				
30130	X - SF	Desktop	PoolTransferFile-Trainin	ng.xls			
36137	X - SF		PTS User Manual v1 3 D	RAFT 2013-10-31.docx			
36138	X • SF	MuDassurate	PTS-ApprovalConfirmitie	onLetter.pdf			
36139	X + SF	my bocuner.	PTS-AssignmentAgreen	nent.pdf			
		ave and Vali D101CPT08v 090	PTS-Presentation-Draft	t-Issuer-v1.3.ppt			
		My Network	File name:		•	Open	
		1. Hardes	Files of type: All File	\$ (".")	*	Cancel	1





PTS – Buying Issuer – Document Custodian Validation

PTS will display the following message:

"Request Number XXXXX Has Been Updated Document Custodian Validation in Process."

And the **Summary Screen** status will reflect Custodian Validation Successful.

Ginnie Mae Dur Guaranty Matters ENTERPRISE POL	RTAL	WELCOME MR. JOHN SMITH BANK B
PROCESSING & SERVICING Y REPORT CENTER	RSA TOKEN VALIDATION	
Issuer Number Issuer Name All 💌 All	Co	
COMMITMENT MANAGEMENT REQUEST POOL NUMBERS	POOL TRANSFER SUBMISSION CENTER	
SUMMARY REQUEST NEW TRANSFER		
Selling Issuer Number: Selling Issuer Name: 1433 SERIES A MORTGAGE BANK	Transfer Type: Standard-Partial	
Request Number: Buying Issuer: 200029 1437 EAST BANK OF THE HUDSON	Sale Date: Effective Reporting Month/Year: 12/02/2013 February 2014	
	Request Number 200029 Has Been Updated Custodian Validation in Process	
	Back to Summary	

COMMITM	MENT MAN	AGEMENT	REQUE	ST POOL	NUMBER	ts MA	STER AGREEME	INTS	POOL TRANSFER	R SUB	MISSION CI	ENTER					
SUMMAR	Y REQ	JEST NEW TR	ANSFER														
Selling I	ssuer Numi	ber/Name:					Buying Issuer No	mberi	Name:				Pool Transfer Type:		Effectiv	ve Reporting M	onth/Year:
All	[■ AI					All	۰	Al			•	Al		All		
Status:				Request N	iumber:												
All				All		-											
								1	earch Reset								
* Display	s Active Poo	si Transfer Requi	esits.												**	< 1 - 20 of 49	2 22
Request	Selling	Setting	Issuer Nan		Buying	B	uying Issuer Name		Transfer Type	Sale Date	Effective		Status	Apr	Isvore	Assignment	Cancel
Number	Issuer Number				Issuer Number						Reporting Date			u	etter	Agreement	
200025	1433	SERIES A MOR	TGAGE BA	иĸ	1437	EAST BAN	K OF THE HUDSON		Standard-Complete	11/29/2013	12/01/2013	Custo	dian validation		/www	View	Cancel
200026	1433	SERIES A MOR	CTURSE BA		143/	EAST BAN	A OF THE HOUSON		Standard-Complete	11/29/2013	3 12/01/2013	SUCCE	dian validation essful	`	hew .	View	





PTS – Buying Issuer – Document Custodian Validation

Once PTS has completed the Document Custodian validation, the Buying Issuer will receive a confirmation e-mail.

Pool transfer request 200121 custodian validations have completed successfully. Please login to GMEP to review the status.

The information in this e-mail, and any attachment therein, is confidential and for use by the addressee only. If you are not the intended recipient, please return the e-mail to the sender and delete it from your computer. Although The Bank of New York attempts to sweep e-mail and attachments for viruses, it does not guarantee that either are virus-free and accepts no liability for any damage sustained as a result of viruses. Please refer to http://disclaimer.bnymellon.com/eu.htm for disclosures relating to European legal entities.





PTS – Buying Issuer - Approval

Once the Document Custodian(s) are assigned and validations completed, the Buying Issuer must finalize the request by clicking the **Add to Submission Center** button.

uer Number is I 💌 /	suer Name Vä		Go				
MMITMENT MANAGE	MENT REQUEST POOL N	UMBERS POOL TRANSFER S	UBMISSION CENTER				
MMARY REQUEST	NEW TRANSFER						
Selling Issuer Number: 1438	Selling Issuer Name: Bank A	Transfer Type: Standard-Partial	Total Pool Count: 2	Valid Pool Count: 2	Warning Pool Count: 0	No Warning Pool Count: 2	Fatal Pool Count: 0
Request Number: 200029	Buying Issuer: 1457 Bank B	Sale Date: Effective Reportin Month/Year: 1202/2013 February 2014	Total Pool RPB Amount: \$36,871,232,34	Valid Pool RPB Amount: \$36,871,232,34	Warning Pool RPB Amount: \$0.00	No Warning Pool RPB Amount: \$36,871,232,34	Not Processed Pool Count: 0
POOLS ADDED FOR 1	FRANSFER						
Assign Custodian:	Sank of the Hudson	Browse	un Up/010715 Downloa	d Template		~	< 1-2 of 2 > >> 🖲
Pool Nu	mber	Issue Type - Pool Type	Remaining Pool Balance	(RP8)\$	RPB Date		Custodian
77744	X - PN			15,246,884.26	10/01/2013	000466	
77752	X - PN			21.624.348.08	10/01/2013	000466	



PTS – Buying Issuer - Return Transfer Request to Seller

When a Buying Issuer has proposed changes to a transfer request, they must provide a reason to the Selling Issuer within two days.

 ONLY Selling Issuers can make changes to pools (add or remove pools), and return request to Buyer.

Click **Return to Seller** to display a Reason box and enter clear concise comments explaining the reason for declining the request.

Click **Return to Seller** button to return the request to the Selling Issuer. The Selling Issuer will receive an email and the status on the PTS **Summary Screen** will change to **Returned by Buyer.**

Upon an additional submission by Selling Issuer, the Buying Issuer timeline to respond will be reset to two days.

REPORT CENTER RSA TOKEN VAL	IDATION						
ST POCL NUMBERS MASTER AGREE	EMENTS POOL TRANSFE	R SJEMISSION CEN	TER				
MORTGAGE BANK		Total Poel Counts: 2	Valid Pool Counts: 2	Warning Fool Courts:	No Warning Pool Counts: 0	Fatal Pool Coards 0	•
ST BANK OF 1109201	Effective Reporting Month/Year: March 2014	Total Pool FPE Amounts: 2.524.401.21	Valid Pool RPB Amounts: 232440122	Warning Foot RPB Amounts: 2,624,401,23	No Wenning Pool RPE Amounts 0.10	Not Processed Pr 0	of Counts:
un Trust Gio 164 💌	Brewer Constant	Download Treplate				<< < 1-20/2 >	- <u>1</u>
	Issue Type - Pool Type		Remaining Post Ealance	r (FPE)		RPB Date	
W-SP				2, 180, 421, 010	090120/3		
M-30				464,000,200	0012013		
	MATTRACE MARTAGE BANK MARTGAGE BANK IST BANK OF IE HUDSON STOLEN	STPOCLUMMEES MASTERAGREEMENS DOCUMENTS STOCHMEES MASTERAGREEMENS DOCUMENTS MORTGAGE BANK Stel Bank OF E HUDSON Stel Bank OF E HUDSON	STOROC NUMBERS MATTER AGREEMENTS POOL NUMBERS MATTER AGREEMENTS Total Pool Coults Taid Taid Taid Taid Taid Taid Taid Taid	CONTRACT AND A CONTRACT OF CONTRACT O	Control RAMERS MASTER RAREEMENTS POOL TRANSFER SUBMISSION CEVERE MONTEGAGE BANK Teal Puid Counts 2 Valia Plant Counts 2 Valia Valia	Control of the Decomposition Control of the Decomposition	Constraints Constrain

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+ aining.

Decline





PTS – Buying Issuer - Decline

The Buying Issuer may decline a transfer request by clicking the **Decline** button.

The User is prompted to enter comments in the Reason box and clicks the **Decline** button to proceed.

The **Summary Screen** status will change from Pending Buyer

Approval to Buyer Declined Request.

RECORD SUBJE SERVICING REPORT CENTER RESATIONENT MALIBATION State Number Ausset Name Ausset Name Ausset Name All Image: Ausset Name Ausset Name Image: Ausset Name All Image: Ausset Name Image: Ausset Name Image: Ausset Name All Image: Ausset Name Image: Ausset Name Image: Ausset Name COMMITMENT MANAGEMENT REQUEST POOL NUMBERS MASTER ACREEMENTS POOL NUMBERS State Name State Name State Name Image: Ausset Name <	Ginnie Mae	_	ENTERPRISE POI	RTAL							WELCOME	MR. JOHN SMIT
save Number A A A BAR AND A A A A A A A A A A A A A A A A A A	FROCESSING & S	SERVICING	REPORT CENTER	RSA TOK	EN VALIDA	TICN						
COMMITMENT MANAGEMENT REQUEST POCL NUMBERS MASTER ACREEMENTS POOL TRANSFER SUBMISSION CENTER SAMURET ECOLIST NUM TRANSFER Selfig haven Kanner	ssuerNumber In Al 💌 A	A2		•								
SAMARE? SECUREST REALEST Table Pol Counts: Valid Peol Counts: No Wanning Pool Pool Pool 100203 114337 EAST BANK OF THE HUDSON 11202013 Safe Oaks: No Wanni 2002	COMMITMENT MANAGE	EMENT R	EQUEST POCL NUMBERS	MASTER	RAGREEME	NTS POOL TRAN	STER SUBMISSION CE	KTER				
Method Number Selling Issuer Kaner Total Pool Counts: Valid Pool Counts: Number (Pool Counts: Numer (Pool Counts: Numer (Pool Counts: Nu	SIMMARY REQUEST	NEW TRANS	STE3									
Regult Number: Bigling haver: 1437 EAST BANK OF THE HUDSON Sale basi: Main 2144 Total Pod SPE Anounti: Valid Pod SPE Anounti: Valid Pod SPE Anounti: Nativing Pod SPE Anounti: Nit Wenning Pod	Selling Insuer Number: 1433	Selling his SER I	ES A MORTGAG	E BANK	¢		Total Poel Counts: 2	Valid Pool Counts: 2	Warning Fooi Courts:	Nc Warning Pool Counts: 0	Futul Per 0	A Coents:
Pool & ADDED FOR TRANSFER Assign Catabolar: Branne:	Request Number: 100553	Biying his 1437	EAST BANK OF	1	Sale Date: 11292013	Effective Reporting Month/Year: March 2014	Total Poel FPE Amounts: 2,52440:22	Valid Pool RPB Amounts: 2,324,481,23	Warning Fool RPB Amounts: 2,634,401.23	Nc Wenning Pool RPB Amounts: 0.10	Not Proc 0	essel Pool Counts:
Assign Castodar. Declaradian. Declaradi	POOLSADDEDFORT	TRANSFER										
Post Runder Issue Type - Post Type Remaining Post Ealeror (PPE) RPE Date A54642 M - 8F 2, 100,400 1000 120 0 4444 A5464 M - 8F 64.202, 2000 120 0 64.202, 2000 120 0 Save and Validate Decline Return to Seller Back to Summary	Assign Custodian	Darik of New Y	ok Melon Trud Git NA			Brance. Concer	Download Treplate				ee e 1.2	12 × 10 13
AB442 V-5F 2.100.401010001203 AB444 V-3P 6420120001203 Save and Validate Decline Return to Seller Back to Summary		Pool Bumb			lar	we Type -Pool Type		Remaining Pool Ealer	ster (FPE)		RPE Date	
Ask44 V20 64301 20001203 Save and Validate Decline Return to Seller Back to Summary	434642			W-SF					2,190,421,0	1090120/3		
Save and Validate Decline Return to Seller Back to Summary	A34444			ww					643312	209012013		
					Save a	nd Validate	Decline	Return to S	eller Bac	k to Summary	1	
				_								

Reason



Decline





Pool Transfer System

SUBMISSION CENTER – BUYING ISSUER





PTS – Buying Issuer – Submission Center Approval

An Authorized Signatory of the Buying Issuer must access the Submission Center to review and accept a successfully validated transfer request.

To access the Submission Center, click on the tab located on the IPMS Summary Screen.

View by: Select Pool Transfer

A list of Pending requests displays.

To view the Pool Transfer Detail:

• Click the View link located in the Actions Field.

To approve a request:

 Check the box to the left of the Issuer Number and

Click Submit.

			Ende Con	fecture Second
Ginnie Mae	ENTERPRISE PORTAL		WELCOM	INR. JOHN SMITH
PROCESSING & SE	ERMCING REPORT CENTER RSA TO	KEN VALIDATION		
Insuer Number Insu Ad	ver Xane			
COMMITMENT MANAGEM	MENT REQUEST POOL NUMBERS POOL	TRANSFER SUBMISSION CENTER		
View by: Al			55 5 1-2	d/2 ≥ ≥2
Issuer Number	Issuer Name	Description	Actions	Delete
1433	Series A Mortgage Bank	[SUBSE - POOL_TRNSFR_ROST - 2013-12-82] - Seller's request submitted for approval	View	0
 1437 	East Bank of the Hudson	[100802 - POOK_TRNSFR_RQST - 2013-11-20] - Seller submitted to submitsion center for approval	Mex	0
Land				
				\$ 100%





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PTS – Buying Issuer – Submission Center Approval

The Buying Issuer Authorized Signatory must acknowledge the Ginnie Mae Terms and Conditions.

Place a check in the field titled *"I accept the Terms and Conditions listed above".*

Click Submit Form.

LEGAL INFORMATION

Each statement, report, and compilation of data or information submitted in connection with a Ginnie Mae MBS Program by an Issuer, funds custodian, document custodian, subcontract servicer, or other person or entity, directly or indirectly, to Ginnie Mae, its employees, its agents or its contractors (including, without limitation, the Ginnie Mae Reports Group) is deemed a submission to the United States that is relied upon by Ginnie Mae in the operation of a Ginnie Mae MBS Program. Submission of a statement, report, or compilation of data or information is deemed to be a certification by the person making the submission that each matter stated therein is true, correct, complete, and in accordance with the instructions issued by Ginnie Mae in connection with the statement, report, or compilation.

The form(s) or Agreement(s) being submitted will create a legally binding contract between my entity and Ginnie Mae. Further, I understand information submitted within this/these form(s) or Agreement(s) may be used to produce additional documentation that will also be legally binding and accepted as such.

CAUTION: The submission of a false or misleading statement, report, or item of data or information to the United States may result in the imposition of severe criminal and civil liabilities, sanctions, and penalties, including, without limitation, fines and

I accept the Terms and Con Hons listed above

Submit Form Cancel





PTS – Buying Issuer Submission - Authentication

The Buying Issuer Authorized Signatory is prompted to authenticate the request by entering their 4-digit PIN and the 6-digit pass code displayed on their RSA SecurID Token.

E	Authentication with I	RSA SecurID	•
	Enter Secure ID Passcode:	•••••	
		Ok Cancel	
			Decoription

Upon completion, PTS will display a confirmation. The request is directed to the Ginnie Mae Account Executive for review and approval.

Issuer Number	Description	Status	Message	Transaction Id
437/EAST BANK OF HE HUDSON	Buyer submitted to submission center for approval	Success	Success	100553





PTS – Buying Issuer Submission – Status Update

After the transfer request has been successfully authenticated, the Buying Issuer status on the PTS Summary Screen will update to **Pending Ginnie Mae Approval**.

Gin	nie Mae	ENTERPR	ISE PORT	TAL							VELC	OME MR. JOH BANK A	HN SMIT
PR	CESSING &	SERVICING REFORT	CENTER F	ISA TOKE	I VALIDATION								
ssuer Numb	•	osuer Name Al		Gn									
COMMITM	ENT MANAG	EMENT REQUEST POOL	NJMBERS	WASTER A	GREEMENTS POOL TRANSFER	SUEMISSION CE	NTER						
SJMMAR	REQUES	NEW TRANSFER							Effective Reporting				
Setting to	suer Kunder N	ana:		Buying Issue	r Nurbe-Nurw:		Puol Transfer Type:		Month/Year:	Statur:		-	
-		-			2.14				~	Request Number:	3	-	
					Sea	irch R	eset						
* Capays	Adva PoolTor	uler Requests										e< < 1-20 <i>s</i> /	29 <u>2</u> 2
Repuest Number	Selingissuer Number	Selling Issuer Nar	• •	uying baser Number	Bayi Cosser Name	Transfer Typ	e Sale Cate	Effective Reporting Date	50	dus.	Approval Letter	Assgement Agreement	Cancel
10000	1433	SERIES A MORTGAGE	BANK	1094	STANDARD MORTGAGE CORPORATION	Standard-Part	iai 1109/2013	010/251	Pending approval	Ginnie Mae	Ver	Ver	Cansel





Pool Transfer System

SUMMARY SCREEN – SEARCH CRITERIA/MONITORING





Pool Transfer Request – Status

The Pool Transfer System (PTS) **Summary Screen** provides the tools required to monitor the status of a pending request.

Both Selling and Buying Issuer:

- Select the Issuer Number from the drop down menu.
- If the Selling and Buying Issuer support multiple Issuer Numbers, they may select All to display each Issuer.
- Click **Search** to proceed.

	Issuer N	umberiName			Buying Issuer I	lumber/Na	me				Pool Transfe	г Туре:	Effective	Reporting Month/Y
1433	3	SERIES A MORT	IGAGE BAN	к	AL		Al			•	Al	•	AN .	
Status			Request Nur	nber:										
AL			All	*										
Displa	ays Active	Pool Transfer Requests.											~	< 1-1cf1 > >
eques:	Selling Issuer Number	Selling Issuer Name	Buying Issuer Number	Buyir	ig Issuer Name	Trans	fer Type	Sale Date	Effective Reporting Date		\$tatus	Approval Letter	Assignmen Agreement	I Cancel
				200000		Reate	d Partes-							



PTS Summary Screen

The PTS **Summary Screen** displays the following for all Pool Transfer requests:

- Request Number
- Selling Issuer Number
- Selling Issuer Name
- Buying Issuer Number
- Buying Issuer Name
- Transfer Type
- Sale Date
- Effective Reporting Date
- Status
- Approved Letter
- Assignment Agreement

Ginnie Mae	ENTERPRISE F	PORTAL			WELCOME	MR. JOHN SMITI BANK A
PROCESSING & SERVICE	IG REPORT CENTER	R SA TOKEN VALIDATION				
Issuer Number Issuer 1433 I SERII	Name ES A MORTGAGE BANK	Go				
COMMITVENT MANAGEMENT	REQUEST POOL NUMBERS	MASTER AGREEMENTS POO	L TRANSFER	MISSION CENTER		
SUMMARY REQUEST NEW T	RANSFER					
Selling Issuer Number/Name	Buying Iss	uer Number/Name	Pool Transfer Type:	Effective	Reporting Month/Year:	
Al Al	- Al	Al I	AI	- Al		
				Status:		
				All		2
Request Number:						
		Search	Reset			
* Displays Active Pool Transfer R	equests.				•	< 0-0 of 0 > >>
Request Selling Selling Iss Number Issuer Number	uer Name Buying Eug Issuer Number	ing Issuer Name Transfer Type	Sale Effective Date Reporting Date	Status	Approval AssignmentCan Letter Agreement	el
No records to show						
Request New Transfer						



PTS Summary Screen

ħ

Validated Validating

Validating custodians Validation with Errors

The search criteria may be refined using the drop down selections for the following fields:

- Selling Issuer Number/Name
- Buying Issuer Number/Name ٠
- Pool Transfer Type
- Effective Reporting Month/Year
- Status
- Request Number

Ginnie Mae	ENTERPRISE PC	RTAL							WELCOME M BA	R. JOHN SMIT NK A
PROCESSING & SERVICIN	G REPORT CENTER	RSA TOKEN	VALIDATION							
suer Number Issuer Name II 💌 All		Go								
DMMITMENT MANAGEMENT	REQUEST POOL NUMBER	MASTER AG	GREEMENTS POO	L TRANSFER SUBMI	SION CENT	ER				
UMMARY <u>Request New Tra</u>	NSFER									
Selling Issuer Number/Name:		Buying I	Issuer Number/Name:			Pool Transf	er Type: Effect	ive Reporting Mon	th/Year:	
Ali 💌 Ali		All	▼ All		•	All	II All			
tatus:	Request Number:					All				
All	🗾 All 🔳					Defa	ult-Complete			
MI	60 60 C					Rela	ted Parties-Complete	omplete		
Suver Rejected F	Request			Search Reset		Rela	ted Parties-Pa	artial		
Buyer declined in	Submission Ce	enter				Stan	dard-Complet	e		
Completed						Stan	dard-Partial		< 1 - 20 of	49 ≥ ≥≥
Custodian validat	tion failed									
Custodian validat	tion successful		ng Issuer Name	Transfer Type	Sale Date	Effective Reporting	Status	Approval Letter	Assignment	Cancel
Sinnie Mae Decli Sinnie Mae appr	ned Request					Date				
Pending Ginnie M	Aae approval		THE HUDSON							
Pending Submiss	sion Center app	roval	THE HODSON	Standard-Complete	11/29/2013	12/01/2013	Validation with Errors	View	View	Cancel
Pending buyer ap	oproval			Standard-Partial	11/27/2013	01/01/2014	Pending buyer approval	View	View	Cancel
Posted				Merger-Complete	11/22/2013	12/01/2013	Seller cancelled request	View	View	Cancel
ceturned by buye	equest									
Seller removed fr	om Submission	Center								
Seller submitted	to Submission (Center								
ransfer initiated										





Pool Transfer System







Reports

The Pool Transfer reports are available through the Report Center. The Issuer may filter, sort, and export the reports into Microsoft Excel or CSV, XMS or PDF, as applicable.

The report options are as follows:

- Pool Transfer Exceptions
- Pool Transfer Transaction Status





Reports Center

To access the Report Center, click the tab located on the PTS **Summary Screen**.

			1	Help Contact us Signout
	ERPRISE PORTAL			WELCOME MR. JOHN SMITH BANK B
PROCESSING & SERVICING V	REPORT CENTER RSA TOKEN VALIDATION			
Issuer Number Issuer Name All I All	Go			
COMMITMENT MANAGEMENT REQUES	ST POOL NUMBERS MASTER AGREEMENTS	POOL TRANSFER SUBMISSION CENTER		
SUMMARY REQUEST NEW TRANSFER				
Selling Issuer Number/Name:	Buying Issuer Number/N	ame:	Pool Transfer Type:	Transfer Month/Year:
All 💽 All	All	All	All	All
Status:	Request Number:			
All	All			
	Set	arch Reset		





Report Center: Catalog of Reports

A catalog of available reports will be displayed.

Click on the Report description link to select a report and launch the report query.

		Halo I Contactue I Sinnout
		WELCOME AND IOUN CANTU
Ginnie Mae Our Guaranty Matters	RTAL	BANKA
PROCESSING & SERVICING - REPORT CENTER	RSA TOKEN VALIDATION	
Subscribe Page 1 💌 of1 🖓	<u>a</u>	Show: Pool Transfer System 💌
🗇 🏳 Type - Name	Updated	
Pool Transfer Exceptions	11/26/2013 4:50 PM	
Pool Transfer Transaction Status	11/17/2013 9:48 PM	
🕲 Subscribe Page 1 💽 of 1 💽	a	Show: Pool Transfer System
PRIVACY POLICY	GINNIE MAE: GOVERNMENT GUARANTEED	۲

NOTE: The Issuer will only have access to the reports relevant to their role and organization.



Report Center: Defining Search Criteria: Pool Transfer Exceptions

The Issuer is prompted to define report parameters.

A prompt screen will appear; the top portion of the screen lists the data points which may be queried

Prompts

- Transaction Request Number (optional)
- Start and/or End Dates(optional)
- 1) Click the Prompt field located at the top of the screen.
- Depending on the search criteria enter the request number or start and/or end dates in the field provided.
- Utilize the Refresh Values icon to display the available options.
- Use the > button to add the selection to the box on the right or < to remove a selection. Mandatory start and end dates which are selected by clicking the Start/End Prompt fields and using the calendar to select the date.



Click **Run Query** to generate the report.





Sample Report: Pool Transfer Exceptions Summary Report

Ginni	Pool Transfer Exceptions Summary									Refresh Date : 11/26/2013 Refresh Time : 2:16/24 PM Refresh By : JOHN SMIT				
Transfer Request Number	Letting Issuer Number	Buying Issuer Humber	Transfer Request Type	Transfer Request Partial / Complete indicator	Transfer Request Date	Effective Reporting Date	Transfer Request Status	Transfer Request Status Date	Action By	Transfer Request Rejection Reason	Total Remaining Principal Balance al Request Submission	Transaction Level Exceptions	Total Number of Pools	Number of Pools with Exceptions
100007	1438	1457	Standard Transfer	Complete	0918:2013	09/01/2013	Seller cancelled request	09/18/2013	Scott Sturgeon	Delete requestid	Not Available	3	0	1
100019	2003	1438	Merger	Complete	08192013	10010013	Seller cancelled request	09/19/2013	ramete chendum	Device requestio	NO AVEREN			
100021	1401	1438	Merger	Complete	09/19/2013	04012014	Seller cancelled request	10/01/2013	Nor laters	9	Not Available	6	0	
100023	1457	1433	Merger	Complete	09/19/2013	11010013	Deter canceled request	09/19/2013	ramesh cherukuri	Delete requested	Not Available		0	
elet:	1 - 2				8									



Sample Report: Pool Transfer Exceptions Detail Report

Ginnie Mae	Pool Transfe	r Exceptions Detail	Refresh Date : 11/26/2013 Refresh Time : 2:16:24 PN Refresh By : JOHN SMITH
Transfer Request Numb	er: 100007	Transcotting State	then .
Transfer Rement Tune	Chandrad Transfer	Number of Transaction Exceptions	1
Transfer Request Partial / Complete Indicator	Complete	maniter of management Exceptions	
Transfer Request Date	09/18/2013	Pool Statistics	
Transfer Request Status	Seller cancelled request	Total Number of Pools	0
Transfer Request Status Date	09/18/2013	Total Remaining Principal Balance at Request Submission	Not Available
Effective Reporting Date	09/01/2013	Number of Pools with Exceptions	0
	Issuer Information	Number of Pools Accepted without Exceptions	٥
Selling Issuer Number	1433	Exceptions	0
Selling Issuer Name	Series A Mortgage Bank	Number of Pools Rejected	0
Buying Issuer Number	2003		
Buying Issuer Name	C Bank		
	Transaction Exceptions		
Exception Type	Exception	Description	
Error	From Issuer has a MERGER REQUEST pending - tra	nsaction	
Error	From Issuer has an ALL POOL transfer pending - tran	saction	
Warning	Transfer date is within two months of today's date		
Transaction Level Exceptions Count		3	





Report Center: Defining Search Criteria- Pool Transfer Transaction Report

When the Issuer selects the Pool Transfer Transaction Report, the Issuer is prompted to define the following criteria:

- Transaction Request Number (optional)
- Start and/or End Dates(optional)
- 1) Click the Prompt field located at the top of the screen.
- 2) Depending on the search criteria enter the request number or start and/or end dates in the field provided.
- 3) Utilize the Refresh Values icon to display the available options.
- Use the > button to add the selection to the box on the right or < to remove a selection. Mandatory start and end dates which are selected by clicking the Start/End Prompt fields and using the calendar to select the date.

Prompts	×
Reply to prompts before running the query.	
Enter value(s) for Transfer Request Number: (optional) T	his filter will be ignored because no value has been selecte
Enter Effective Transfer Date(Start): (optional) This filter	will be ignored because no value has been selected.
Enter Effective Transfer Date(End): (optional) This filter v	will be ignored because no value has been selected.
•	•
[Enter value(s) for Transfer Request Number
Type values here	
Befrech Values 🖓	
To see the content of the list, please click the Refresh	
values button.	
Enter your search pattern here	
() More Information	
Select or type the values you want to return to reports for each	prompt displayed here.
	Run Query Cancel
	Second Se

The Run Query button will activate, click to generate the report.





Sample Report: Pool Transfer Transaction Status Summary Report

A	PROCE	SSING &	SERVICI	NG 🕶 🚺	REPORT C	ENTER	RSA TOKE	N VALIDAT	ION						
4	Document -	Vew +	5 8	9 e [100% -	∺ ∢1	$n \rightarrow \times$							🚭 Refresh All	• •
	G	innie	Mae	atters		Pool	Transfe	er Trar	nsaction	n Status S	Summa	ary	Refresh Date : Refresh Time : Refresh By :	12/10/2013 10:44:26 AM John Smith	^
	Transfer Request Number	Selling Issuer Number	Buying Issuer Number	Transfer Request Type	Transfer Request Partial / Complete Indicator	Transfer Request Date	Effective Reporting Date	Sale Date	Transfer Request Status	Pool Transfer Status Reason	Transfer Request Status Date	Total Number of Pools	Total Remaining P As of Request Submission Date	rincipal Balance As of Approval Date	
	100024	1438	1457	Merger	Complete	09/19/2013	11/01/2013	09/20/2013	Seller cancelled	dlasdldsf	10/20/2013	548	\$1,099,019,907.86	\$1,099,019,907.86	
	Total:											548	\$1,099,019,907.86	\$1,099,019,907.86	
	<					_									~
×	())	ummary	Det Det	al I	💧 Info Tab										



Sample Report: Pool Transfer Transaction Status Detail Report

Gin	Dur Guaranty Matters	Pool Transfer	Fransacti	ion Status Detail	Refresh Date : 12/6/2013 Refresh Time : 4:22:09 PM Refresh By : JOHN SMITH		
ransfer l	Request Number : 100	024					
	Transfer Requ	est Information		Pool S	tatistics		
ransfer Requ	iest Type		Merger Tota	al Number of Pools			
ransfer Requ	est Partial / Complete	Co	omplete Num	nber of Low Balance Pools			
ransfer Requ	iest Date	09/1	19/2013 Num	ber of Regular Balance Pools			
ansfer Requ	iest Status	Seller cancelled	request Num	nber of Pools with Errors			
ansfer Requ	iest Status Date	10/2	20/2013 Tota	I Remaining Principal Balance as equest Submission Date	\$1,099,019,90		
ffective Rep	orting Date	11/0)1/2013 Tota of A	al Remaining Principal Balance as pproval Date	\$1,099,019,907		
ale Date		09/2	20/2013	Fee St	atistics		
	Issuer In	formation	Fee	Amount Calculated	\$		
elling Issuer	Number	:	1433 Fee	Fee Amount Received			
elling Issuer	Name	SERIES A MORTGAGE B	ANK				
uying Issuer	Number	1	1437				
uying Issuer	Name	EAST BANK OF THE HUD	SON				
uying Issuer	Eligibility Amount at	Not A	vailable				
uying Issuer pproval Time	Eligibility Amount at	Not A	vailable				
		Transfer F	lequest Status Histo	ory			
Transfer Request Number	Status	Date		Status Reason	Action By		
100024	Seller cancelled request	10/20/2013 09:13:50) AM dfasdfdsf		Nur Islam		
	Ginnie Mae approved request	10/17/2013 00:00:00	AM Approve PT	rs	Sudhakar Balu		
	Pending Ginnie Mae approval	10/10/2013 00:00:00	D AM		Anita Champ		
	Pending buyer approval	10/07/2013 09:40:3	5 AM		ramesh cherukuri		
	Pending buyer approval	10/07/2013 09:40:3	5 AM		ramesh cherukuri		
	Pending buyer approval	10/01/2013 15:21:23	3 PM		ramesh cherukuri		
	Seller submitted to Submission C	Center 09/20/2013 04:00:40	D AM		Sudhakar Balu		

Pool Transfer Transaction Status

Page: 1 of 25





Report Center: Menu Bar – View

The PTS Report Center Menu Bar provides options to view, save or download reports:

View - provides a menu of options including:

- Quick Display Mode
- Page Mode
- Draft Mode
- PDF Mode



From the View drop-down menu, the Issuer may:

- Click Left Panel menu option to display or hide the report panel.
- Click Status Bar menu option to display or hide the report creation date on the bottom right.
- Click Fold/Unfold menu option to collapse or expand the Issuer numbers displayed for particular years and months. The Fold/Unfold option can also be accessed by clicking the icon on the right.





Report Center: Menu Bar – Print & Navigate

To print a report, click the ங Printer icon.

To search, click the A binoculars icon. A Find screen displays; enter search query and select the applicable options. Click Find Next.

Match case Direction

To navigate:

- The left panel will display options to search for a particular string with matching criteria and search direction.
- To undo or redo previous report actions, click the Solution
- Select the magnification option to zoom in or out of the report.
- For multi-page reports, click the arrows to navigate to the previous, next, or last page.

Click the **Refresh All** button on the right and select **Single** or **All Report** parameters to refresh report data.






Reports: Information Tab

Each report has an information tab which provides a brief description of the report, the report execution limits (if applicable) and a definition of the column headings and the search criteria features that are available.

To access the Info Tab, scroll to the bottom of the screen.

Cur Guaranty Matt	Pool Transfer Exceptions Report Information	Refresh Date : 10/25/2013 Refresh Time : 3:22:12 PM Refresh By :
Report Description		
This report provides summary a	and detail of Pool Transfer Exceptions	
Prompts		
Start Date (MM/DD/YYYY)		
End Date (MM/DD/YYYY)		
	Please select prompt values wisely to avoid reach	ing these limits.)
Report Execution Limit (
Report Execution Limit (Execution Time Limit	10 minutes	



Appendix: Status Definitions

Status	Definition
All	All statuses
Buyer Rejected Request	Buyer rejected request
Buyer Cancelled Request	Buyer cancelled request
Buyer Declined in Submission Center	Buyer declined the pool transfer in Submission Center
Completed	Transfer is signed off by Seller, Buyer, and Ginnie Mae
Custodian Validation Failed	Error discovered during Custodian validation process
Custodian Validation Successful	Pass in custodian validation process
Ginnie Mae Declined Request	Ginnie Mae declined the request during their approval process
Ginnie Mae Approved Request	Ginnie Mae approved the request during their approval process.
Pending Ginnie Mae Approval	Status after the Buyer approves in Submission Center
Pending Submission Center Approval	Pending Buyer approval of the transfer request from
	the Submission Center
Pending Buyer Approval	Seller approved in Submission Center
Posted	After the Seller submits for approval, the transfer
	status is "posted" pending the buyer's approval.





Appendix: Status Definitions (continued)

Status	Definition
Returned by Buyer	The Buying Issuer returns the transfer to the Selling
	lssuer .
Seller Cancelled Request	Seller cancelled request from the Summary Screen.
Seller Removed from Submission	Seller deletes the pool transfer from Submission
Center	Center .
Seller Submitted to Submission	Seller completes ACH information for the pool
Center	transfer and clicks on "Add to Submission Center"
	from Pool Transfer Detail screen.
Transfer Initiated	When the Selling Issuer requests a new transfer
	from the Summary screen
Validated	Pool validation passed
Validating	Pool validation in progress
Validating Custodians	System is validating the custodians assigned to the
	pool are valid.
Validation with Errors	Result of Pool validation with warning or failed
	errors





Help

The PTS User Guide is located in the Help Section of GMEP.

The *Contact Us* link on the upper right of the GMEP Portal provides a list of relevant Ginnie Mae contacts, including program hotlines and technical assistance.

This presentation has been recorded and is available on the Modernization Resource Page and Ginnie Mae University which are both available at <u>www.ginniemae.gov</u>.