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APM 14-18

November 20, 2014

To: All Participants in Ginnie Mae Programs  
From: Theodore W. Tozer, President  
Subject: Multifamily Data Elements

Ginnie Mae seeks to ensure that our policies are clearly and accurately articulated to the public, and that confusing information is clarified.

We have identified an inconsistency in the data required between paper pool processing and electronic pool processing through GinnieNET for multifamily pools.

In order for paper pool processing to match electronic pool processing, Ginnie Mae has revised the form HUD 11706 — Schedule of Pooled Mortgages to include the following data elements: Lockout Term, Lockout End Date, Prepayment Premium Period, and Prepayment End Date.

Field Name	Definition
Lockout Term	The years the loan is locked out from prepayment, if applicable
Lockout End Date	The date until which the mortgage is locked out from prepayment, if applicable
Prepayment Premium Period	The years the loan is subject to a prepayment premium penalty, if applicable
Prepayment End Date	The date the mortgage becomes open to prepayment with no premium due, if applicable

These four data elements are already a part of pool processing via GinnieNET under the multifamily record layout M02. Currently, these four data elements do not appear on the form HUD 11706 generated by GinnieNET but will appear beginning November 21, 2014. Although not currently a requirement, document custodians will need to verify these four elements with the release of the revised Document Custodian Manual, Appendix V-01, which is expected to be published in 2015. While Issuers are already providing these four data elements as part of electronic pool processing, beginning January 1, 2015, Issuers will also be required to provide these four data elements on paper processed project loan pools.



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The revised Appendix III-7 (Form HUD 11706 — Schedule of Pooled Mortgages) of the Ginnie Mae Mortgage-Backed Securities Guide 5500.3, REV-1 (MBS Guide) is attached and will be officially incorporated into the MBS Guide on January 1, 2015.

If you have any questions regarding this announcement, please contact your Ginnie Mae Account Executive in the Office of Issuer & Portfolio Management directly or at 202-708-1535.

Attachment: Revised Form HUD 11706