

## TPO Lender Pre-Closing Checklist

Borrower Name: \_\_\_\_\_

Reservation Number: \_\_\_\_\_

Lender/Processor Name: \_\_\_\_\_

Email/Phone: \_\_\_\_\_

### KHC Approval & Conditions

\_\_\_\_\_ Final Typed 1003 signed/dated by LO

\_\_\_\_\_ FHA 92900-A Addendum signed/dated by LO

\_\_\_\_\_ Final/Repair Inspection

### Loan Estimate

\_\_\_\_\_ Extension Fee(s), paid by Borrower or Lender

\_\_\_\_\_ Bucket A -- \$595 UW, \$175 Admin, Extension Fees

### Hazard Insurance

\_\_\_\_\_ Coverage Amount (at least Loan Amount)

\_\_\_\_\_ Effective Date (at or before Note Date)

\_\_\_\_\_ Address matches subject property

\_\_\_\_\_ Borrower Name(s) – Correct Spelling

\_\_\_\_\_ One Full Year of Coverage

\_\_\_\_\_ \$1,000 Deductible or 5% of face amount

\*Not to exceed \$5,000

\_\_\_\_\_ Condo – Master Condo Policy

\*Reflects Borrower(s) Name & Unit #

\_\_\_\_\_ Separate Condo Policy

\*If Master Policy does NOT cover interior

### MORTGAGEE CLAUSE:

Kentucky Housing Corporation ISAOA

PO Box 4150

Frankfort, KY 40604-4150

### Flood Insurance

\_\_\_\_\_ Lender to pull Flood Cert.

\_\_\_\_\_ Flood Cert in KHC's Name

\_\_\_\_\_ Address matches subject property

\_\_\_\_\_ Borrower Name(s) – Correct Spelling

\_\_\_\_\_ Life of Loan Coverage

\_\_\_\_\_ Flood Zone YES or NO

**\*If YES in Flood Zone**

\_\_\_\_\_ Flood Insurance/Application

### LENDER'S NAME/MORTGAGEE CLAUSE:

Kentucky Housing Corporation ISAOA

PO Box 4150

Frankfort, KY 40604-4150

### Title Commitment

\_\_\_\_\_ MERS/KHC as Proposed Insured

\_\_\_\_\_ Signature of Closing Agent

\_\_\_\_\_ Coverage Amount (loan amount) \$ \_\_\_\_\_

\_\_\_\_\_ Legal description matches appraisal legal description

\_\_\_\_\_ Includes Taxes

\_\_\_\_\_ Dated within 60 days of Closing Date

\_\_\_\_\_ Owner's Name matches Appraisal

\_\_\_\_\_ Closing Protection Letter

\_\_\_\_\_ Outstanding Liens/Judgements **MUST** be resolved

\*Prior to or at closing **AND** subject to KHC's UW Approval

### Termite Report

**Existing Property – ONLY required on VA Loans**

**New Construction – Soil Treatment required - FHA, VA & RHS**

\_\_\_\_\_ Property Address Matches Subject Property

\_\_\_\_\_ All structures inspected

\_\_\_\_\_ Dated within 90 days of closing

\_\_\_\_\_ Signed by Termite Representative

\_\_\_\_\_ If POC need Paid Receipt

Treatment Needed – YES or NO

\_\_\_\_\_ If Yes, provide documentation for treatment

\_\_\_\_\_ Any damage to main support beams

\*Structural Engineer Inspection required

\_\_\_\_\_ If Standing Water in Crawlspace – Section V

\*Repairs to correct **MUST** be completed prior to closing

### FHA, VA, RHS and Conventional

\_\_\_\_\_ Verbal VOE(s) for borrower(s)

\*Within **10 days prior** to note date

### RHS

\_\_\_\_\_ RHS Conditional Commitment Conditions met

\*Closing prior to expiration date