

# ITEMS NEEDED TO START THE FORENSIC RESIDENTIAL AUDIT PROCESS

## Basic Documents

1. Completed and Signed Story Summary-(tell us what happened)
2. Tax returns for the previous two years (of closing) including all pages and schedules.
3. Copy of ALL Closing documents from last closing. (Entire Package if possible) Please provide all for first and second liens if applicable.
  - a. HUD 1 (Settlement Statement)
  - b. Good Faith Estimate
  - c. Truth-in-Lending
  - d. Note
  - e. Deed-of-Trust
  - f. 1003 (Application)
  - g. Credit Report (any credit report from purchase/refinance or after).
  - h. Copy of any real estate contracts which were used in purchasing property
4. Appraisal(s)
  - a. Real Estate Appraisal

## Additional Mortgage Items

5. Name of Mortgage Company,
  - a. Phone number and Account number.
  - b. Copies of all correspondence from lender(s) including emails.
  - c. A current mortgage statement.
6. You may provide any additional documentation that you feel will be beneficial for us to review in order to get a complete picture of the issues at hand.

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THESE DOCUMENTS ARE GENERALLY REQUIRED FOR YOUR RESIDENTIAL LOAN AUDIT. HOWEVER, ADDITIONAL INFORMATION MAY BE REQUIRED DEPENDING ON YOUR INDIVIDUAL SITUATION. NOTE: PLEASE DO NOT SEND ORIGINAL DOCUMENTS