



WINTRUST MORTGAGE™

BULLETIN # 09-0130-1

January 30, 2009

BULLETIN HIGHLIGHTS

- **American FHA Products**

- **Effective Monday, February 2, 2009 with new Registrations, Locks, and Re-Locks**

- 620 Minimum Credit Score required on all loans regardless of AUS decision.
 - This includes *all* loan purposes - Purchases, Refinances, Cash-Out Refinances, Streamline Refinances with and without appraisal.
 - Loans with no credit scores will be eligible provided alternative sources of satisfactory credit history are properly developed. A credit report is required to show the absence of credit. Borrowers with no score due to having only derogatory credit are ineligible.
 - A current credit report is required for *all* loan purposes - Purchases, Refinances, Cash-Out Refinances, Streamline Refinances with and without appraisal. This includes loans that are manually underwritten with non-traditional credit developed.