

Thank You For Choosing Liberty Mortgage Corporation

Overview

- LMC is a Subsidiary of BB&T Financial, FSB. BB&T was founded in 1872.
- BB&T is among the largest financial holding companies in the Nation with assets over \$140 billion.
- BB&T is based in Winston Salem, NC with offices in several Mid-Atlantic and Southeastern states.
- Liberty Mortgage Corporation has been in business since 1958.
- LMC products include Conventional, FHA and VA mortgages.
- Wholesale Lending Division has representation in numerous states across the country.
- LMC's home office is in Norcross, GA where the Sales, Operations, Underwriting, Closing and Administrative offices are located.
- BB&T, our parent company, services loans for various secondary market investors including FHLMC, FNMA, GNMA in addition to our portfolio products.

Additional information regarding the corporation can be obtained by calling 770-936-3250 or 800-940-4032.

***LMC Values Broker Relationships
And Appreciates Business Generated
Through Our Business Partners.***

LMC Broker Approval

Complete LMC Broker Package

- Agreement
- Company Information
- Branch Information
- Reference Information

Note: Must include scorecard from three lenders. Info must contain production, pull through and delinquency data.

- Board of Directors Information if applicable
- Information Disclosure Authorization

Note: One for each principal who owns a minimum of 25% interest in the company. If multiple owners, the lowest score will be used for approval.

Note: Not required if audited net worth is over \$1 million.

- Questions Form
- Affiliate Relationship Information
- Repurchase Information
- W-9
- Distribution Consent Form
- Any other documentation which may be required by LMC in the course of the approval process.

Also Include:

- Copies Of Applicable Licenses And Designations
- **Financial Reports:** (net worth of \$25,000 is required)
 - Most recent two years Balance Sheets and Profit & Loss statements. Must be signed and dated by principal.

Note: If company has been in business between one and two years, one year's financials are acceptable.

Note: If financial reports are unaudited, a current VOD or most recent bank statement for the company must be included.
- Resumes for principals and processors
 - Note:** Must indicate sufficient industry experience
- Complete listing of employees including job positions and phone numbers.
- Quality Control Procedures
- Fraud Prevention Procedures
- Any other information which supports approval

Company Information

Legal Firm Name: _____

Address: _____

City: _____

State: _____ Zip: _____

Phone: _____

Fax: _____

E-mail address: _____

State Incorporated: _____ Federal Tax ID#: _____

Company Established: _____ MERS ID#: _____

Type Ownership: Proprietorship _____ Corporation _____
 Partnership _____ LLC _____

Number of Corp. Officers: _____ Total Employees: _____

PRINCIPALS: (please print)

Name	Title	Social Security Number	Ownership %

Primary Contact: _____ Phone: _____

LICENSING

How are you Licensed: (circle one) Mortgage Broker or Mortgage Banker

State	License Number	Expiration Date

Company Information

AGENCY APPROVALS		
AGENCY	DATE APPROVED	ID NUMBER
FHA		
VA		
FNMA		
FHLMC		
GNMA		

APPROXIMATE ANNUAL PRODUCTION

In Dollars: _____

Purchase %: _____ Conventional %: _____

Government %: _____ B/C %: _____

Geographic Areas Serviced: _____

By my signature below, I hereby warrant that all the information given in this package and any attached information is factual and complete. This information is provided for determining eligibility to broker loans to Liberty Mortgage Corporation. Liberty Mortgage Corporation may verify any given information from any source including, but not limited to, those listed herein.

Name (please print/type)

Title

Signature

Date

Branch Information

Location 1:

Branch Manager: _____

Address: _____

City: _____

State: _____ Phone: _____

Zip: _____ Fax: _____

Location 2:

Branch Manager: _____

Address: _____

City: _____

State: _____ Phone: _____

Zip: _____ Fax: _____

Location 3:

Branch Manager: _____

Address: _____

City: _____

State: _____ Phone: _____

Zip: _____ Fax: _____

Location 4:

Branch Manager: _____

Address: _____

City: _____

State: _____ Phone: _____

Zip: _____ Fax: _____

Reference Information

Scorecards are required from three of the references listed below.
Data must include production, pull through and delinquency information.

Please list firms with which you have A-Paper
Correspondent/Broker relationships.

Broker Name:				
Broker Contact Name:				
<hr/>				
Ref. Company:		Type of Loan	Date App.	Volume
Contact Name:				
Phone #:				
<hr/>				
Ref. Company:		Type of Loan	Date App.	Volume
Contact Name:				
Phone #:				
<hr/>				
Ref. Company:		Type of Loan	Date App.	Volume
Contact Name:				
Phone #:				
<hr/>				
Ref. Company:		Type of Loan	Date App.	Volume
Contact Name:				
Phone #:				
<hr/>				
Ref. Company:		Type of Loan	Date App.	Volume
Contact Name:				
Phone #:				

Are you closing and funding your own loans? Yes _____ No _____
Are you currently servicing loans? Yes _____ No _____

Board of Directors Information

Resolution of Board of Directors

Of _____
(Name of Broker Lender)

RESOLVED FIRST, that

_____ the _____ and
(Name of Officer) (Title)

_____ the _____ and
(Name of Officer) (Title)

_____ the _____ and
(Name of Officer) (Title)

of this corporation, or any one or more of them or their duly elected or appointed successors in office, be an each of them is hereby authorized and empowered in the name of and on behalf of this corporation and under its corporate seal from time to time to sell mortgage loans to Liberty Mortgage Corporation, and to execute any and all agreements, contracts, assignments, endorsements and issuance of checks or drafts, reports, mortgage documents, and other papers in connection with documents, and furnish any information required or deemed necessary or proper by Liberty Mortgage Corporation in connection therewith.

I HEREBY CERTIFY that the foregoing is a true and correct copy of a resolution presented to and adopted by the Board of Directors of _____ at a meeting duly called and held at _____ on the _____ day of _____ 20 _____ at which a quorum was present and voted, and that such resolution is duly recorded in the minutes book of this corporation; that the officers name in said resolution have been duly elected or appointed to, and are the present incumbents of, the respective offices set after their respective names.

Corporate Seal:

(Authorized Signature)

(Date)

