

ASSIGNMENTS OF MORTGAGE



Mortgage lenders, servicers and investors rely on NTC to process and double-check every detail of every assignment needed to effect life of loan events. NTC has a less than 1% reject rate in over 3,600 jurisdictions nationwide. Having established best practices that set the industry standard, NTC's assignment services include each step of a very comprehensive process:

- Data capture
- File/document imaging, index and inventory
- Exception handling
- Signing authority database management
- Assignment chain verification & validation
- Assignment document preparation
- Document review and execution
- Multi-tiered quality control
- County recording/eRecording

For convenience and speed, NTC can complete file imaging and indexing at the file location. We also offer precise loan review and investor delivery services that may be needed in addition to assignment services. Turning to NTC for loan reviews will ultimately save time and money by eliminating the need to establish internal procedures, purchase software or train staff on complicated requirements.

Our revolutionary document review process and our proprietary signing authority database ensure all the necessary controls are in place to confirm valid signatures on all documents, and that strict signing and notary standards are maintained. NTC also consistently achieves over seventy-five percent eRecord coverage, greatly reducing document follow up.

LOAN SALE/TRANSFER: Assignments are generally required in a whole loan sale, servicing rights sale or securitization. NTC's services include setup and management of the process with full preparation and execution/notarization of required documents, mailing, recording, tracking and imaging documents upon return with robust status and progress reporting. As a standard part of our mortgage assignment services, NTC is poised to accommodate all agency, MERS and county requirements. NTC can work with any volume and offers fast turn times without sacrificing accuracy.

DEFAULT ASSIGNMENT PROCESS: NTC will review loans going into default for any remediation needed prior to referring a loan for foreclosure or during bankruptcy. NTC manages the process according to investor rules and foreclosing entity requirements. Assignments are prepared and recorded, as applicable, with a package of the documentation supporting that the loan is appropriately in the name of the foreclosing entity, enabling the client to move to the next step in their process.

NTC also provides a complete chain of title binder service that incorporates a note review to determine the note holder, remediate it to the foreclosing entity, if necessary, and then include a validation in the package delivered.