NRA BORROWERS

Minimum Requirements for Initial Underwriting Submission

REQUIRED CITIZENSHIP DOCUMENTATION

- [ ] Applicable citizenship documentation (e.g., valid passport and/or visa)

REQUIRED INCOME DOCUMENTATION

- [ ] Foreign individual tax returns for previous two years (if applicable)
- [ ] Wage Earners
  - A signed letter from foreign employer attesting to: (1) Total income earned in most recent two years and (2) Current YTD income earned
- [ ] Self-Employed
  - A signed letter from a third party (e.g., firm accountant/auditor/firm CFO) attesting to both: Total business income/loss flowing to borrower in most recent two years, AND Current YTD income/loss flowing to borrower will be acceptable
  - Business Bank/Brokerage statement to support self-employment income

REQUIRED ASSET DOCUMENTATION

- [ ] Personal Guarantor Bank/Brokerage statements (all pages including blanks) for most recent two months
- [ ] If using gift funds, URLA to document as such or provide gift letter(s)

REQUIRED CREDIT DOCUMENTATION

- [ ] Two non-traditional credit references (covering most recent 12-month period) or Foreign Credit Report (covering two credit references covering most recent 12-month period)

ADDITIONAL DOCUMENTATION AS NEEDED

- [ ] If **Purchase** transaction,
  - provide Executed Purchase Contract for subject property
  - provide proof of Earnest Money Deposit
- [ ] If **Refinance** transaction,
  - provide Preliminary Title Report/Title Commitment (exception FL, MA, NJ, and NY)
  - list source of down payment on URLA