



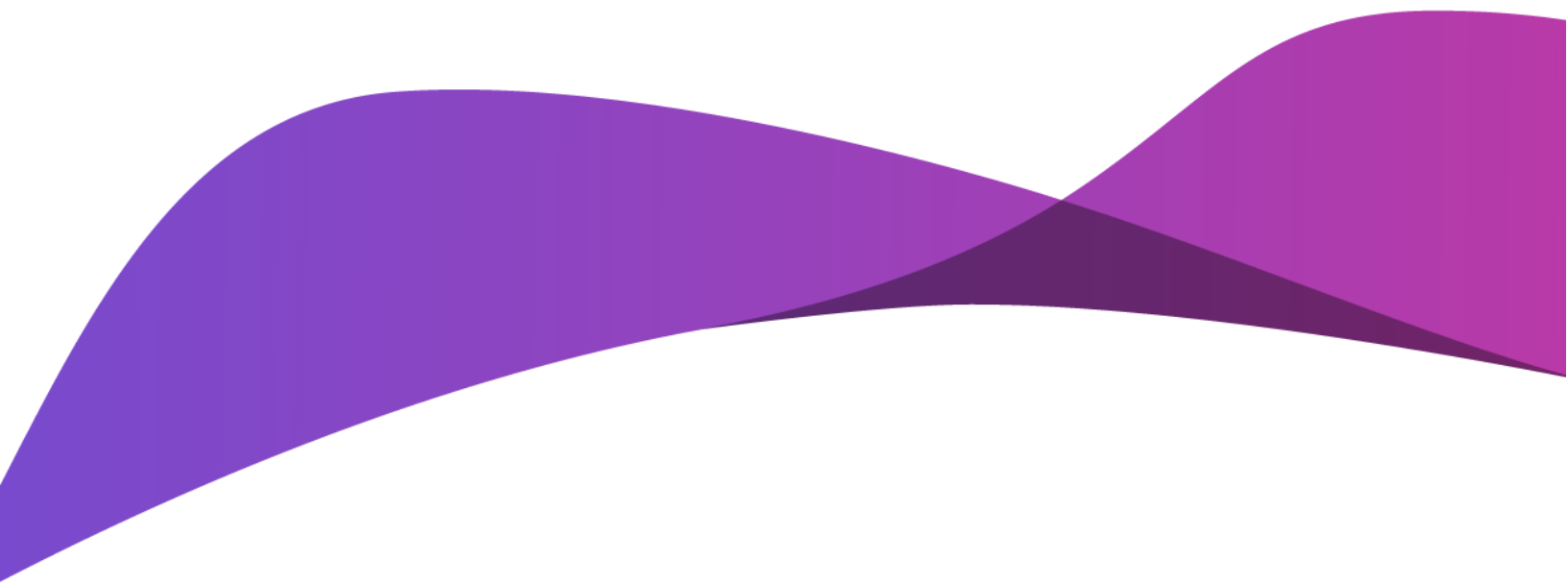
Canadian Mortgage Technology

Filogix Expert Release Notes

Release Date: December 7th, 2024

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Overview

The December 2024 Expert Broker release includes various enhancements and maintenance fixes including:

- Equifax PEP Only requests
- FastKey for ID verification
- Government Reforms to Mortgage Rules
- Updated Ontario and New Brunswick forms

Special Note: Everyone using Filogix Expert MUST clear your browser cache after the release. Instructions for clearing your browser cache are available from the Expert sign-on page and by accessing the provider's support sites using the links below:

Internet Explorer:

<https://support.microsoft.com/en-ca/help/260897/how-to-delete-the-contents-of-the-temporary-internet-files-folder>

Firefox :

<https://support.mozilla.org/en-US/kb/how-clear-firefox-cache>

Chrome :

https://support.google.com/chrome/answer/2392709?hl=en&ref_topic=7438008&co=GENIE.Platform%3DDesktop&oco=1

Equifax PEP Only requests

Filogix continues to enhance our service offerings to help users comply with FINTRAC regulations. In this release, Expert Broker introduces the option to request an Equifax report focused solely on PEP and Sanctions. [Any questions regarding pricing for PEP / Sanctions Only requests should be directed to Equifax at gbscanada@equifax.com.](mailto:gbscanada@equifax.com)

A new column has been added to the Expert Credit Bureau screen to allow users to submit requests to run PEP (Politically Exposed Persons) and Sanctions screenings only.

Requests for any of the available reports on this screen must be made separately - Only one checkbox can be selected at a time for either PEP/Sanctions, AML Assist, or Credit bureau.

Credit Bureau

Service Request

Name	Authorization Obtained	Authorization Method	Single Bureau	Joint Bureau	Copy Liabilities	AML Assist(Dual Source with PEP)	PEP / Sanctions Only
Ian Martin	<input type="text"/>	<input type="text"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Equifax English Request English Print Consent Form
 TransUnion

To make a PEP request, check the “PEP/Sanctions Only” box for the client you wish to run a report on. Select ‘Equifax’ as the provider, the language you would like to receive the report in and press the ‘Request’ button.

Credit Bureau

Service Request

Name	Authorization Obtained	Authorization Method	Single Bureau	Joint Bureau	Copy Liabilities	AML Assist(Dual Source with PEP)	PEP / Sanctions Only
Dan M. Darwin	<input type="text"/>	<input type="text"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

Equifax English Request English Print Consent Form
 TransUnion

Top of Page

Credit Bureau Request History

Name	Date Bureau Obtained	Vendor / Bureau Type	Credit Score	Date Authorization Obtained / Authorization Method	Status	Submit to Lender	Language
Top of Page							

Additional Reports Request History

Name	Date Obtained	Vendor / Report Type	Request Status	Language	Response Details
Top of Page					

Once a response is received, you will see an entry in the “Additional Reports Request History” section with a report type of ‘PEP & Sanctions’.

Credit Bureau Request History

Name	Date Bureau Obtained	Vendor / Bureau Type	Credit Score	Date Authorization Obtained / Authorization Method	Status	Submit to Lender	Language
Top of Page							

Additional Reports Request History

Name	Date Obtained	Vendor / Report Type	Request Status	Language	Response Details
Dan Darwin	Nov 22 2024	Equifax / PEP & Sanctions	Successful	English	Preview

A 'Successful' Request Status will be displayed as long as Filogix receives a response from Equifax, however users should review the Response Details to confirm the results of the call to the PEP service. Clicking on the Preview button in the Response Details will open a PDF report of the results.

If there are issues, details of the problem will be provided in the PDF report under the 'Result' and 'Message' fields:

Politically Exposed Person (PEP) Screening
 Result: Not Available
 Message: Equifax is currently unavailable

Sanctions Screening
 Result: Not Available
 Message: Equifax is currently unavailable

A successful report will appear as follows:

PEP / Sanctions Results Page 1 of 1

Obtained from: Equifax Canada
 Transaction ID: 197a9408-a0bf-489f-afb7-9defb85ca691

Requested for: Dan Darwin
 Requested by: Margaret Ng / Expert BA1
 Request date / time: 2024-11-22, 11:57:31 AM EST

Politically Exposed Person (PEP) Screening
 Result: No
 Note: Provides indication as to whether an individual has been located on a politically exposed persons (PEP) list.

Sanctions Screening
 Result: No
 Note: Provides indication as to whether an individual has been located on a sanctions list.

Requests for PEP and Sanctions only requests will be displayed in deal history for tracking purposes.

History ?					
					Transaction History
Page 1 of 1		Results 1-4 of 4			
Date	Type	User ID	Status	Description	
November 22, 2024 11:59 AM EST	Interface	Ng, Margaret	In Progress	Form print - PEP + Sanctions inquiry - ID=363	
November 22, 2024 11:56 AM EST	Interface	Ng, Margaret	In Progress	PEP & Sanctions inquiry (SINGLE) to Equifax for Dan Darwin	

FastKey

A link to Fastkey's website has been added directly in Expert Broker. This enhancement provides users with the option of selecting from a broader range of service providers who can assist with FINTRAC ID verification requirements. By clicking on the Fastkey logo, users can easily navigate to the Fastkey website to either register for a new account or log in using their existing credentials.

Identification

Applicant 1

Identification Type: Drivers License

Identification Country: []

Identification Number: []

VeriFast FastKey

Delete Applicant 1 Identification

1 Add Applicant 1 Identification

fastkey Home Who We Serve Our Services FAQ Contact Us Register Login

Register today to begin faster, smarter screening!

First Name: [Enter your first name]

Last Name: [Enter your last name]

Email: you@example.com

Phone: [Canada] XXX XXX XXXX

Government Reforms to Mortgage Rules

Expert Broker has been updated in advance of mortgage rule changes that will take effect on December 15th.

Increased price cap for insured mortgages

The price cap for insured mortgages will be increased from \$1 million to \$1.5 million. To accommodate this change, the pre-existing Expert Broker downpayment eligibility rule for insured mortgages has been modified. It will now trigger when the property value is over \$1.5 million, the downpayment is less than 20%, and insurance is being requested. Deals over the new threshold are not eligible for mortgage insurance and must be handled as a conventional mortgage.

Property Value: 1,500,001.00

Down Payment: 126,000.00 8.40 %

1st Mortgage: 1,374,001.00 Requested Insured:

Mortgage Request Details

⚠ Down payment eligibility rules for insured mortgage application not met. The minimum down payment amount required is \$300,000.20 (Rule MFD-0411)

30 year mortgage amortizations

Eligibility for 30 year amortization mortgages will be expanded to include all buyers of new builds regardless of whether they are first time homebuyers. In Expert Broker, as long as the amortization is 30 years a 2% surcharge will be added to the MI premium rate.







Rate Type:	Fixed	▼
Term Type:	Closed	▼
Frequency:	Weekly	▼
Compounded Period:	Monthly	▼
Term:	y 5	m 0
Amortization:	y 30	m 0
Blended Amort:	<input type="checkbox"/>	Interest Only: <input type="checkbox"/>

Updated Forms

Ontario FSRA Forms

In order to align with updates released by the Financial Services Regulatory Authority of Ontario, Form 1 (Investor/Lender Disclosure Statement for Brokered Transactions) and Form 2 (Investor/Lender Disclosure Statement for Brokered Mortgages on Renewal) have been revised.

The Edit screens have also been modified with the required amendments to allow users to fill in the updated forms.

First Mortgage Mortgage Intelligence Insurance Consent	Select <input type="checkbox"/>	 Print
Mortgage Application	Select <input type="checkbox"/>	 Print
Mortgage Summary	Select <input type="checkbox"/>	 Print
ON Form 1 - Investors/Lender Disclosure Statement	Select <input type="checkbox"/>	 Print  Edit
ON Form 1.1 - Addendum for Construction and Development Loans	Select <input type="checkbox"/>	 Print  Edit
ON Form 1.2 - Waiver for Reducing the Waiting Period	Select <input type="checkbox"/>	 Print
ON Disclosure to Borrower	Select <input type="checkbox"/>	 Print
ON Form 2 - Renewal Form	Select <input type="checkbox"/>	 Print  Edit
ON Form 2.1 - Renewal Waiver for Reducing the Waiting Period	Select <input type="checkbox"/>	 Print

New Brunswick Mortgage Disclosure Statement

The Mortgage Disclosure Statement has been updated for Expert Broker users with an operating province of New Brunswick. This form is generated when Loan Type = Mortgage and now includes a section in the acknowledgement for the borrower to waive the 2-business day requirement that is usually required to sign the form. This change has been made to match the LOC version of the same form.

Lender:	<input type="text"/>				
Mortgage Type:	<input type="text" value="First"/>	Loan Type:	<input type="text" value="Mortgage"/>	Amount:	<input type="text" value="950,000.00"/>
Interest Adj. Date:	<input type="text" value="DEC 12 2019"/>	First Payment Date:	<input type="text" value="JAN 12 2020"/>	Maturity Date:	<input type="text" value="MAY 12 2025"/>

First Mortgage	Mortgage Application	Select <input type="checkbox"/>	<input type="button" value="Print"/>
	Mortgage Summary	Select <input type="checkbox"/>	<input type="button" value="Print"/>
	NB Mortgage Disclosure Statement	Select <input type="checkbox"/>	<input type="button" value="Print"/>
	NB Mortgage Broker Disclosure to Borrower	Select <input type="checkbox"/>	<input type="button" value="Print"/> <input type="button" value="Edit"/>

Mortgage Disclosure Statement
This document must be signed by the borrower at least 2 business days prior to the signing of any mortgage agreement, unless waived below.

Acknowledgment	
I / we acknowledge receipt of a copy of this form, and corresponding Amortization Schedule and that I / we have reviewed the information.	
Date: _____	Borrower: _____ Dan M. Darwin
I / we waive the 2 business days requirement for this disclosure.	
Date: _____	Borrower: _____ Dan M. Darwin

About Filogix

Filogix has served as the hub of the Canadian mortgage industry for almost two decades, offering secure, reliable connectivity to brokers and lenders. We provide trusted mortgage lending products, that enable the effective management of the sales process from origination through underwriting. As the mortgage landscape continues to change, Filogix is prioritizing advances to support the industry into the future. We're investing in a more open infrastructure and building connectivity to create a complete mortgage marketplace, helping mortgage professionals do business with more choice, speed and reliability than ever before. Learn more at [filogix.com](https://www.filogix.com)

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