

## APPRAISAL TRANSFER POLICY

*Effective 3/25/2022*

ACC Mortgage will accept transferred/assigned appraisals from the original transferring lender if it meets certain specific procedural criteria.

### Transfer to ACC from another lender:

- ✓ ACC must receive the original color pdf of the appraisal & invoice.
- ✓ Lender/Client named on the transferred appraisal must be a lender. Entities who operate exclusively as wholesale mortgage brokers are not permitted.
- ✓ Appraisal may only be completed as Conventional. FHA & VA appraisals are not permitted, and ACC will require conversion to Conventional. If the appraiser and/or AMC is unable or unwilling to make the conversion, ACC will require a new appraisal.
- ✓ Transferring lender should provide the most recent version of the successful SSR when available.
- ✓ ACC must receive a Transfer Letter and Acknowledgement from the transferring lender meeting these criteria:
  - Prepared on originating lender's letterhead.
  - Wet signed by an officer or manager, Adobe pdf or e-signed letters are not permitted.
  - Must certify and warrant that lender has adopted and complied with AIR requirements, and the appraisal was ordered in compliance.
- ✓ ACC underwriter will complete the appropriate review to ensure overall opinion of value is supported and the appraisal conforms to ACC guidelines.
- ✓ Appraisal may or may not have an AMC affiliated with the order. When an AMC is not utilized, ACC will comply with [Appraisal Review Process](#) guidelines.
- ✓ Appraisal expiration date must comply with [Age of Appraisal and Appraisal Updates](#) guidelines.
- ✓ Any necessary corrections are subject to the AMC and appraiser's discretion and must be received in an original color pdf format. If the appraiser and/or AMC is unable or unwilling to make the corrections, ACC will require a new appraisal.

We have home lending down to a science

# ACC Mortgage

## Transfer to another lender from ACC:

When transferring an ACC Mortgage appraisal to another lender, the following applies:

- Lender's request must be placed through ACC's Corporate Headquarters.
- ACC's Corporate Headquarters to complete the Appraisal Transfer Letter and Acknowledgement.
- Appraisal and Transfer Letter must be sent to the new lender directly from ACC's Corporate Headquarters.
- ACC does not permit the Lender/Client name to be removed or replaced on the report.
- ACC does not permit appraisals to be transferred/assigned directly to wholesale brokers or borrowers.