

# The Loan Process

## Pre-qualification / Interview

- Application interview
- Lender obtains all pertinent documentation



## Order Documents

- Credit report, appraisal on property, verifications of employment, mortgage or rent, and funds to close, landlord ratings, preliminary title report



## Loan Submission

- The loan package is assembled and submitted to the underwriter for approval



## Documentation

- Supporting documents come in
- Lender checks on any problems
- Requests for any additional items are made



## Loan Approval

- Parties are notified of approval and prior to documentation condition



## Documents are Drawn

- Loan documents are completed and sent to escrow
- Borrowers come in for final signatures



## Funding

- Lender reviews the loan package
- Funds are transferred by wire



## Recording of Documents

- Title company records the deed of trust at the county recorder's office.
- Escrow is now officially closed



## Questions:

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