



DSCR Checklist

Borrower: _____ Purchase / Refinance

LOAN DOCUMENTS

- ☐ AE loan synopsis/ Loan Submission Form
- ☐ URLA – complete in full except for monthly income that can be left blank. Employment information to be completed.
 - Disregard the DTI
- ☐ Borrower authorization – Can come from Floify
- ☐ E-Consent – Can be from Floify
- ☐ Driver’s License
 - Or Passport
- ☐ Social security card
 - If they don’t have one have the borrower sign a SSA-89 form – must be a live signature
- ☐ Sitex report (property profile)
- ☐ Credit report
 - Not needed if Foreign National
- ☐ Current mortgage statements on Subject (if Refinance), Primary and any 2nd/Vacation home
 - You do not need the insurance or tax bills on non-subject properties
- ☐ If refinance - Rental Agreement – All Pages (must be signed)
 - If expired get a letter of explanation that it the same tenant and is now month to month.
 - If newly rented a copy of the deposit check, proof via bank statement the deposit was cashed and deposited into borrower’s account.
- ☐ 3 months of bank statements showing the rental payments deposited into borrower account. Make sure to highlight deposits (see above if newly rented)
- ☐ If =>75% LTV 2 months bank statements to show 6 months reserves
- ☐ Hazard insurance policy – make sure it has sufficient rental loss coverage

- ☐ If a Foreign National please review the Foreign National checklist as well.
