

MORTGAGE APPLICATION DECISION REPORT

Report Information

Report Generated:	August 10, 2025 at 01:11 PM
Applicant Name:	John Doe
Source Document:	mortgage_docs/input/detailed_mortgage_application.pdf
Report ID:	20250810_1311

Application Summary

Annual Income:	\$78000
Employment:	Ocean Bank
Loan Amount:	\$300000
Credit Score:	720

Risk Assessment

Risk Level:	MEDIUM
Risk Score:	50/100
Confidence:	0.8
Debt-to-Income Ratio:	100.15384615384615%

Compliance Decision

Decision:	NOT APPROVED
Confidence:	0.65

Compliance Issues:

- Debt-to-income ratio (100.2%) exceeds recommended maximum (43%)

Recommendations

- Credit score could be improved for better rates
- Consider debt reduction or lower loan amount

Executive Summary**What was processed::**

- A mortgage application for John Doe, including details such as income, employment, credit score, loan amount, property value, and down payment.

Key findings::

- The applicant has an annual income of \$78,000 and a credit score of 720.
- The debt-to-income (DTI) ratio is 100.15%, and the loan-to-value (LTV) ratio is 93.75%.
- The application was fully processed with complete data extraction.

Final recommendation::

- The application was not approved due to compliance issues, specifically the DTI ratio exceeding the recommended maximum of 43%. It is recommended to improve the credit score and consider reducing debt or lowering the loan amount.

Any issues encountered::

- Compliance issues were identified, particularly the excessive DTI ratio, which led to the application being denied. The confidence level in the compliance assessment was 0.65.