

Path Pre Release Information April 28th, 2023

The Path Release is scheduled for production on **May 21st, 2023**. Included in the release are the featured updates and enhancements outlined below.

- Major enhancements to the functionality and user interface of the *Lock Verification*, *Request*, and *Confirm* screens, including:
 - More logical organization of loan and lock data.
 - Ability to switch OB lock to manual lock.
 - Ability to revert a lock back to its initial status.
 - Automatic synchronization of loan and lock data.
- Updates to pricing enables:
 - The buy-side base price to auto-populate when a program template is selected on the loan side.
 - The lock price to auto-populate when a program template is selected on the lock side.
 - Product and pricing data to auto-populate on the *Lock* screens when that data is obtained from a program template.
- New navigation bar, which lays out the architectural hierarchy within Path.
 - Starting from left to right, each level is represented by a dropdown menu, which gives users access to everything within that level.
 - 1st level: *Loans, Sandbox, Configuration, and Settings*.
 - 2nd level: *Current and previously opened loans, Pipeline, Reports, and Trades*.
 - 3rd level (activities): *Production, Lock, Compliance, Conditions, Documents, Checklist, Interfaces, and Messages*.
 - 4th level (screens): *Borrower, Product & Pricing, Transactions, Property, Closing Costs, Loan Transmittal, etc.*
 - 5th level: Depending on the screen, sections within that screen.

To Access the Full Pre -Release Notes please click [here](#)

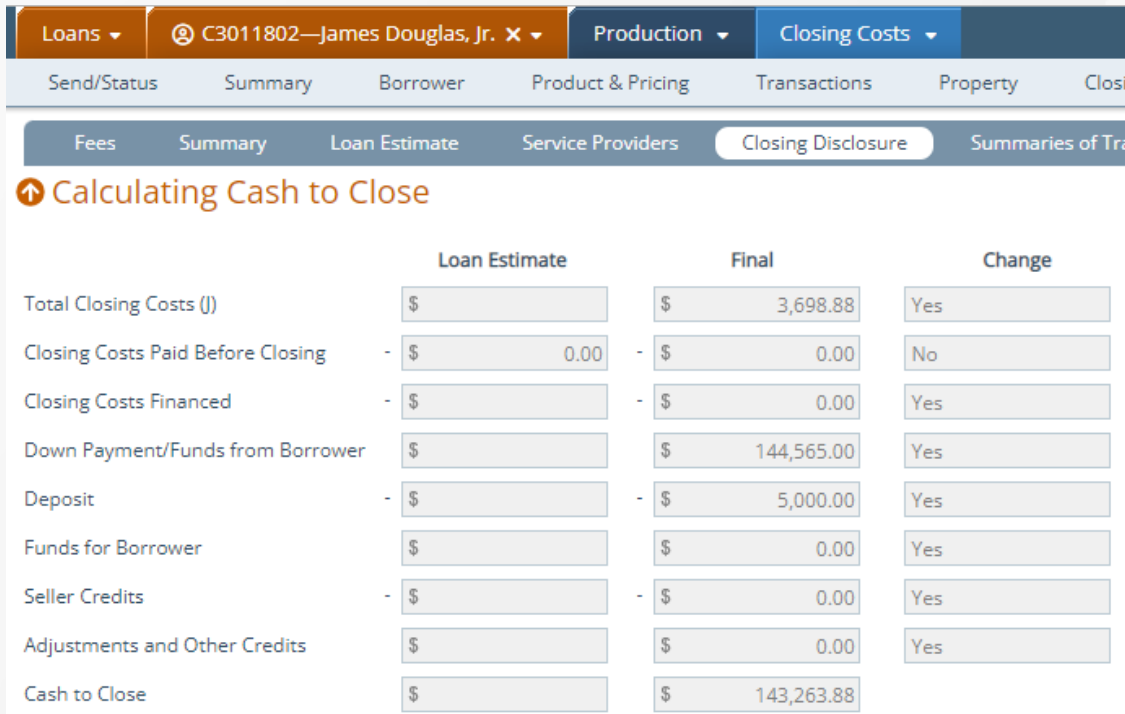
 Click Here for Video

Path Pre Release Information April 23th, 2023

The Path Service Pack Release is live. Included in the release are the featured updates and enhancements outlined below.

This update mainly concerns customers who send initial disclosures through Path. Customers who use doc vendors are not likely affected by the update.

On the Closing Costs > Closing Disclosure, updated the Final column (Calculating Cash to Close section) to be populated from the Fees tab (fees worksheet) instead of the Loan Estimate tab.

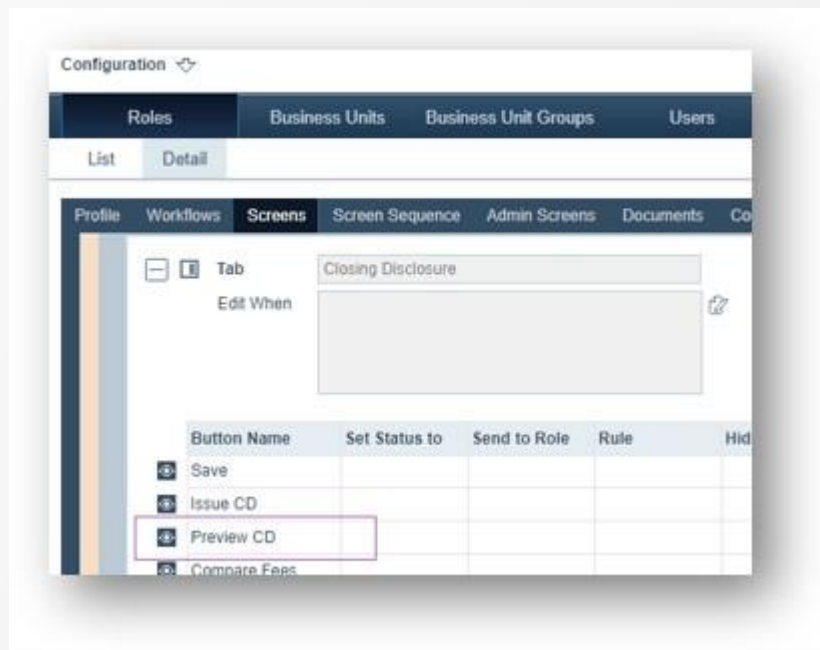


	Loan Estimate	Final	Change
Total Closing Costs (J)	\$	\$ 3,698.88	Yes
Closing Costs Paid Before Closing	- \$ 0.00	- \$ 0.00	No
Closing Costs Financed	- \$	- \$ 0.00	Yes
Down Payment/Funds from Borrower	\$	\$ 144,565.00	Yes
Deposit	- \$	- \$ 5,000.00	Yes
Funds for Borrower	\$	\$ 0.00	Yes
Seller Credits	- \$	- \$ 0.00	Yes
Adjustments and Other Credits	\$	\$ 0.00	Yes
Cash to Close	\$	\$ 143,263.88	

Please contact your Path representative with any questions or concerns at pathsupport@pathsoftware.com.

Service Pack 2 Addendum March 9, 2023

- Added the Preview **CD button** (Closing Costs > Closing Disclosure).
 - Click this button to display a preview of the CD figures in the Calculating Cash to Close section (Final column).
 - This button is enabled by the system administrator in Configuration > Roles > Screens.



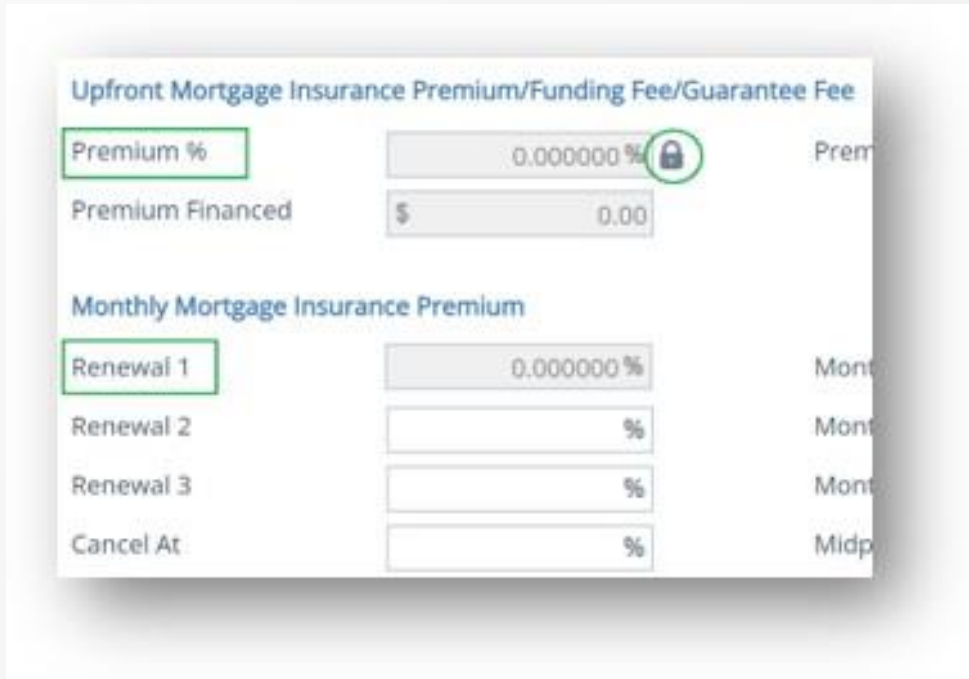
- Updated the Total Closing Costs fields (Closing Costs > Loan Estimate) to exclude all fees for which the seller is responsible.
 - If the LE was issued before this update, click the Issue LE button again to receive the updated figures.

If you have any questions, please call (866) 302-2599 or email Path Support.

HUD – MIP Rate Change Notification March 1, 2023

On Feb 22, 2023, HUD notified the industry that the MIP rates will change effective March 20th, 2023.

As workaround, please use the lock icon of **the Premium %** field to edit both the **Premium %** field and the **Renewal 1** field (Product & Pricing screen > Mortgage Insurance section). Click this icon to unlock both fields (make them editable), where you can manually enter the new MIP rates. This update is scheduled for March 5th.

A screenshot of a software interface showing mortgage insurance settings. The title is "Upfront Mortgage Insurance Premium/Funding Fee/Guarantee Fee". Below this, there are two rows of input fields. The first row has "Premium %" with a value of "0.000000%" and a lock icon to its right. The second row has "Premium Financed" with a value of "\$ 0.00". Below this is another section titled "Monthly Mortgage Insurance Premium". It contains four rows of input fields: "Renewal 1" with a value of "0.000000%", "Renewal 2" with a value of "%", "Renewal 3" with a value of "%", and "Cancel At" with a value of "%". The "Renewal 1" field is highlighted with a green box, and the lock icon next to the "Premium %" field is also highlighted with a green circle.

In our May release, the **Renewal 1** field will be automatically populated with the new MIP rate as a permanent solution.

If you have any questions, please call (866) 302-2599 or email [Path Support](mailto:pathsupport@pathsoftware.com).

New Path Training Now Available February 22, 2023

New Path Training NOW available in the Path Portal. February 22, 2023

Training on Documents now live in the Path Education Portal, In this video you will learn:

The Document Package enhancement introduces users to a more efficient way of grouping/bundling standard documents, custom documents and documents that are uploaded directly from your PC.

Users can select a template which is good for grouped predefined documents and create Document Packages from the list of documents that exist within a loan file. You will notice that the documents can be placed in any preferred order, along with the ability to download, view, email, eSign, and much more.

 [Click Here for Video](#)

Bulletin Announcement on February 14, 2023, Below

February Path Service Pack

On Monday, February 6, 2023, our new Path Service Pack release is scheduled to go live. Some of the enhancements include:

HMDA Report Functionality

Users will now be able to add the new HMDA 2023 report to the Role profile and successfully run, filter and generate the HMDA 2023 Report in Path. [Click here](#) for a brief instructional video

MCR Report

[Click here](#) to a brief video on how to successful add the new MCR All State Report to the Role profile and successfully run, filter and generate the MCR Report.

Bulletin Announcement on February 14, 2023, Below

Path Service Pack Continued

Updated Forms

The following forms will now be available in Path:

- 4506C
- VA 26-1880
- VA 26-6393
- VA 26-8261a
- VA 26-8937

The VA 26-1820 “Report and Certification of Loan Disbursement” form will be available in the May/June release. Please download the form directly online 26-1820 (va.gov)

You can access the full release notes [here](#)

Check out our new look!

Have you seen the new Path website? We’re very proud to showcase our new standalone PathSoftware.com site. To stay up to date with all of the latest and greatest news from Path make sure you’re following our new social media channels exclusively for Path on [LinkedIn](#), [Facebook](#) & [Instagram](#).