

# Final Docs & ViewPoint



**ViewPoint** Final Docs team will process your final documents and let your organization know any outstanding Final Doc status. The only way that you will receive information on trailing docs is by using ViewPoint. Please take advantage of this platform!

**Access:** Complete the ViewPoint Access Request Form that can be found in the Forms Library of our website.

Information Center  
 Bulletins  
 Client Guide  
 Product Matrix  
 Forms Library  
 Exclusionary List  
 Client Report Card

Forms Library: Forms

Document Name	PDF Version	HTML Version
Condo Forms		<a href="#">HTML</a>
FHA Forms		<a href="#">HTML</a>
Fee Schedule		<a href="#">HTML</a>
General Forms		<a href="#">HTML</a>
Income Worksheet Forms		<a href="#">HTML</a>

- [Final Docs - ViewPoint Access Request Form](#)
- [Final Document Transmittal Template \(Indecomm\)](#)

Email completed form to: [NewRez.ViewPoint@indecomm.net](mailto:NewRez.ViewPoint@indecomm.net)

**ViewPoint Final Docs Team:**

Ph: 651-766-2364  
INDECOMM GLOBAL SERVICES  
1427 Energy Park Drive  
ST. PAUL, MN 55108  
Mail Stop Code NR - 9915

Tutorial videos available on the website!  
<https://viewpoint.indecomm.net/login.aspx>

**Final Docs:** The Final Docs team processes only the mortgages after they are recorded, the final lender title policy, and any applicable mortgage assignment. Emailed copies of final docs can be sent to [NewRez.ViewPoint@indecomm.net](mailto:NewRez.ViewPoint@indecomm.net)

**TOP 5 Final Doc Findings:**

1. Recording Info not available/complete/visible
2. Missing Rider(s)
3. Missing Legal Description
4. Short Form Errors
5. Incorrect Borrower or Property

09/24/21

**Lender Title Policy:** All final title policies (including short form title policies) may be emailed. Include Schedule A and B. Ensure borrower/lender information is accurate. Notice of receipt will be sent within 24-72 hours. Use **ViewPoint Upload** to upload the final title policy.

**Mortgages/Deeds of Trust/Security Instruments:**

**Conventional Loans** – Only original or certified copies of recorded mortgages are to be submitted.

**FHA & VA Loans** – MTG/DOT copies are acceptable and can be submitted via email. Keep acknowledgement receipt record.

**Assignments** – If the Lender on the mortgage is NOT NewRez, then the MIN number and MERS verbiage must be present on the executed document. If not, then a mortgage assignment is required.

**Final Docs** – Must be shipped under separate cover to Indecomm and should include: Recorded Security Instrument with applicable riders and legal description, Recorded Assignment to MERS, Recorded POA and Final Title Policy (Including Short Form Title Policy).

**Final Doc Transmittal** – This document allows NewRez/Indecomm to track the submission of your final documents. You may use a Final Doc Transmittal from your system or a NewRez version is available in the Forms Library of our website. Please make sure to include the transmittal when you submit your final docs. You will then receive a signed transmittal confirmation from Indecomm which you must keep for your records. This is an important document to retain to avoid possible penalties.

If final documents are not received within 120 days of the purchase date, then the Correspondent is charged \$125 for late final docs.

Contact your Client Manager with Questions 877-700-4622 – Follow the Prompts

**ViewPoint Upload:** <https://dmg.indecomm.net/ViewPointUpload/>

ViewPoint Upload is a separate entity from Viewpoint. Please register if this is your first time using Viewpoint Upload. With this functionality you can upload Title Policies or recorded docs BUT only when recording jurisdiction has retained the original.

Clients will receive instructions on how to upload via outstanding document report email that goes out bi-weekly. In the outstanding document report email there will be two boxes for agents to click in the email: one to start uploading and one to submit questions:



**Uploading:**

You will have to complete 4 fields before uploading a document:

1. Lender - select Newrez for the lender that the document is being uploaded for.
2. Loan Number – input the investor loan number (found on the Outstanding Document Report)
3. Document Type – Select the document type that is being uploaded
4. PDF Document to Upload – user selects a PDF file to upload. Note: the PDF file does not have to be named any specific way.

A screenshot of a web form titled "Upload PDF Documents". It contains four main sections: "Lender" with a dropdown menu showing "Select a Lender..."; "Loan Number" with a text input field; "Document Type" with a dropdown menu showing "Select a Document Type..."; and "PDF Document to Upload" with a text input field showing "Select a file..." and a "Browse..." button. At the bottom left of the form is a blue "Upload" button.

If the upload is successful, the document is dropped into an image repository on Indecomm’s servers. From there it is uploaded directly into ViewPoint. It will be considered checked-in and imaged.

If the document fails to upload there is an error message displayed ranging from “Document Already Uploaded” to “Incorrect Loan Number.” If there are any errors that user does not understand they can reach out to: [Newrez.Viewpoint@Indecomm.net](mailto:Newrez.Viewpoint@Indecomm.net)

