

Presented by ProBank Austin in Conjunction with Community Bankers Association of Oklahoma

2018 TRID Compliance: The Final Frontier

A ONE-DAY SEMINAR!

Consumer Mortgage Lending has experienced tremendous changes over the last near 50 years. As mandated by the Dodd-Frank Act, completely new mortgage disclosure rules and integrated mortgage disclosure forms for the Loan Estimate and the Closing Disclosure (the TRID disclosures) were implemented providing a new regulatory landscape.

The CFPB continues to amend the TRID Rules, particularly to address clarification. In July 2017, the CFPB issued a final rule providing changes and clarifications to the mortgage disclosure provisions and the TRID disclosures. As such, the final rule memorializes certain past informal guidance issued by the CFPB and makes clarifications and amendments on current troublesome issues that we have all been facing. Thus, the CFPB's clarifications and changes are providing answers in certain areas in which there has not been an appropriate answer until now.

The final rule became effective October 10, 2017; however, compliance will be mandatory for transactions for which a creditor receives an application on or after October 1, 2018. Requirements for the Escrow Closing Notice and Partial Payment disclosures provided post-consummation are applicable to all consumer mortgage loans, regardless of application or origination date, starting October 1, 2018. The final rule also provides for an optional compliance period for applications received prior to October 1, 2018.

The long awaited resolution to the "Black Hole" was finalized April 26, 2018. The "Black Hole" amendment allows creditors to reset tolerance fees, subject to a valid changed circumstance, on a Closing Disclosure without being subject to "less than four business days" prior to consummation.

The comprehensive seminar manual serves as a detailed analysis of the final rule, including the amendments, and serves as a valuable reference tool.

In addition to requiring new disclosure forms designed to be easier for consumers to understand and use when contemplating a mortgage loan, the new rules give consumers more protections and, as a result, place more responsibility on lenders. This seminar has been designed to help as you comply with the new Integrated Mortgage Disclosures, including recent changes and clarifications.

ProBank Austin was founded over 40 years ago to assist the financial institution industry with understanding compliance regulations. ProBank has developed into the "go-to" provider of training on these regulations, and we are confident our expertise can guide you along this difficult compliance task.

WHAT IS COVERED

- Overview of the TRID Rules
- Revised Definitions and Exemptions
- Rules and Requirements for Providing the Loan Estimate
- Consumer's Ability to Waive Waiting Periods Before Consummation
- Rules for Shopping for Settlement Service Providers
- Prohibitions and Limitations on Creditors' Predisclosure Activities
- Determining Estimates of Closing Costs Good Faith Requirement
- Revised and Corrected Disclosures
- Changes Requiring New Waiting Period Before Consummation
- Resolving Clerical Errors and Refunds Related to the Good Faith Analysis
- Post Consummation Escrow Cancellation Disclosure
- Escrow Closing Notice
- New Record Retention Requirements
- Detailed Analysis of the Loan Estimate and Closing Disclosure
- Tolerances for the Total of Payments
- Partial Payment Disclosures
- Principal Reductions for Tolerance Cures
- Subordinate Lien Loans
- Construction Loans
- Use of Positive/Negative Numbers and Rounding
- Calculating Cash to Close Table
- Disclosure of Payoffs of Existing Liens and Unsecured Debts
- Disclosure of Estimated Value
- Separation of Information on Closing Disclosures
- Other Disclosure Clarifications to the Loan Estimate and Closing Disclosure

Seminar Speakers



Anetria Connell
Vice President at
ProBank Austin.



Leah Hamilton
Vice President &
Senior Consultant
at ProBank Austin.



David Luken
Vice President at
ProBank Austin.

► PLUS...

A COMPLETE AND COMPREHENSIVE
DESKTOP REFERENCE MANUAL
& **FREE TELEPHONE SUPPORT**
FOR ONE FULL YEAR!

Who Should Attend

This program is suitable for all personnel involved in consumer mortgage lending, including loan officers, loan processors, mortgage brokers, closing staff and closing/settlement agents. Compliance officers and auditors responsible for ensuring the financial institution is fulfilling its regulatory responsibilities will find the program content a valuable job aide. Those who work as or with closing/settlement agents will benefit from the most comprehensive training available on the duties and limitations imposed by the TRID rules, and completion of the new mortgage disclosures.

Program Level: Intermediate to Advanced

Prerequisites/Advanced Preparation Basic Knowledge of Lending Regulations.

The Manual

Attendees receive a detailed seminar manual with narrative explanations of regulatory requirements. The manual is an excellent resource for future reference.

Seminar Agenda



All times are local at seminar site.

Registration	8:30 am
Program	9:00 am - 4:00 pm
Lunch (included)	12:00 noon - 1:00 pm
Instructional Method	Group - Live



ProBank
Austin



COMMUNITY BANKERS
ASSOCIATION OF OKLAHOMA

One Mission. Community Banks.®



NATIONAL ASSOCIATION OF STATE BOARDS OF ACCOUNTANCY
ProBank Austin, Louisville, KY, is registered with the National Association of State Boards of Accountancy (NASBA) as a sponsor of continuing professional education on the National Registry of CPE Sponsors. State boards of accountancy have final authority on the acceptance of individual courses for CPE credit. Complaints regarding registered sponsors may be submitted to the National Registry of CPE Sponsors through its website: www.learningmarket.org.



Date and Locations

September 4, 2018

Hilton Garden Inn Tulsa Airport
7728 E Virgin Ct
Tulsa, OK 74115
918-838-1444

How to Register

MAKE CHECK PAYABLE TO:
ProBank Austin

MAIL TO:
ProBank Austin
Education Division
Suite 305
6200 Dutchmans Lane
Louisville, KY 40205

RECEIVE YOUR SPECIAL PRICING:
1. Mail or Fax: using this form
2. Online: enter code **18COK25**
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**Standard Registration fee is \$375, use this form or
code **18COK25** and your fee is just **\$350!****

Additional Seminar Information

Suggested Dress Meeting room temperatures are often difficult to control. Please dress for comfort. Business casual dress is appropriate for all ProBank seminars.

Field Of Study Specialized Knowledge and Applications.

Questions? Call 800-523-4778. For program questions, more information or refunds, ask for ext. 205 or ext. 235. For administrative policies, such as complaint resolution, ask for extension 222.

Confirmations You will receive a written confirmation of your seminar registration within ten days after we receive payment. If an e-mail address is provided, your confirmation will be sent via e-mail. Please make sure to add registrar@probank.com to your list of approved e-mail addresses.

ProBank Inclement Weather Line In the event of inclement weather in your area, please call (502) 479-5241 for any seminar cancellations. If ProBank cancels a program due to weather, ProBank will refund the entire registration fee. If a program is not canceled and you choose to cancel your attendance, refunds will not be granted; however, substitutions are always welcome or you may transfer to another seminar by calling ProBank no later than the day of the program.

Cancellation Policy If you cancel at least seven days prior to the seminar date, we grant full refunds. If you cancel six days or less, there will be a cancellation fee of \$100 for each day of the seminar. Refunds will not be granted for "no-shows" or for cancellations received on the date of the seminar. Substitutions are welcome at any time. If ProBank cancels a seminar for any reason, we will refund the entire registration fee.

Approved for 6.5 CPE Credits.

Eligible for 6.75 CRCM Credits through ABA Professional Certifications.
Visit their website at: www.aba.com/Training/Certifications/Pages/default.aspx

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FINANCIAL INSTITUTION

MAILING ADDRESS/PO BOX

CITY, STATE, ZIP

ROUTING/MICR NUMBER

TELEPHONE #

I / WE WILL ATTEND THE SEMINAR IN:

CITY/STATE

PROGRAM DATE

ATTENDEE NAMES *(Photocopy This Form As Necessary)*

ATTENDEE #1 \$350

E-MAIL ADDRESS

CELL PHONE #

ATTENDEE #2 \$350

E-MAIL ADDRESS

CELL PHONE #

Payment must accompany registration

☐ PAYMENT BY CHECK ENCLOSED ☐ TOTAL REGISTRATION FEES: \$ _____

☐ CHARGE MY: ☐ MASTERCARD ☐ VISA ☐ DISCOVER ☐ AMEX

CARD NUMBER

EXP DATE

CVV (SECURITY CODE)

CARDHOLDER'S NAME

CARDHOLDER'S BILLING ADDRESS

CITY / STATE / ZIP

AUTHORIZED SIGNATURE

Presented In 2018 By ProBank Austin

Seminar Fee Includes:

- ✓ Lunch
- ✓ Coffee Breaks
- ✓ All Course Materials
- ✓ One Full Year Call-In Service

Breakfast and parking are on your own.