



## Bulletin 2021-15

# Selling Updates Related to COVID-19 – Extension with Notice of Expiration

Issued 04/21/2021

### TO: Freddie Mac Sellers

### SUBJECT: SELLING UPDATES RELATED TO COVID-19 – EXTENSION WITH NOTICE OF EXPIRATION

We continue to work closely with Fannie Mae under the guidance and direction of the FHFA to address the impacts of the coronavirus disease (COVID-19) pandemic on Borrowers and the Mortgage origination process.

We are extending the effective date for the flexibilities shown below for Mortgages with Application Received Dates through **May 31, 2021**. This is the final extension of these temporary flexibilities. Mortgages with Application Received Dates on or after **June 1, 2021** must comply with the applicable Guide requirements.

- Appraisal flexibilities announced in [Bulletins 2020-5](#), [2020-8](#) and [2020-11](#)
- Completion report flexibilities, including builder certification and GreenCHOICE® Mortgage flexibilities, announced in [Bulletins 2020-5](#) and [2020-8](#)
- CHOICERenovation® Mortgage flexibilities announced in [Bulletin 2020-19](#)

\*Please note that the CHOICERenovation flexibility provided in [Bulletin 2020-19](#), which permitted the Seller to continue to sell Mortgages to Freddie Mac up to 12 months after the Note Date, remains in effect.

### CREDIT UNDERWRITING

The temporary credit underwriting requirements and guidance related to the following topics remain in effect until further notice, without a defined expiration date:

- Income continuance – additional due diligence related to accurate information and Borrower ability to repay announced in [Bulletin 2020-5](#)
- Age of income and asset documentation (i.e., 60 days maximum age of documentation) announced in [Bulletin 2020-8](#)
- Self-employed Borrowers: verification that the business is open and operating announced in [Bulletin 2020-8](#) and updated in [Bulletin 2020-27](#)
- Requirements for stocks, stock options and mutual funds when used as funds for closing and/or reserves announced in [Bulletin 2020-8](#)
- Purchase and refinance eligibility requirements for Borrowers with existing Mortgages announced in [Bulletin 2020-17](#)
- Requirements and guidance for Borrowers with qualifying income derived from self-employment, announced in [Bulletin 2020-19](#) and updated in [Bulletin 2020-44](#)

### ADDITIONAL RESOURCES

We encourage Sellers to review the following resources:

- Freddie Mac Single-Family web page on [COVID-19](#)
- Freddie Mac [Selling FAQs](#) related to COVID-19

### CONCLUSION

If you have any questions about the changes announced in this Bulletin, please contact your Freddie Mac representative or call the Customer Support Contact Center at 800-FREDDIE.

Sincerely,

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