

TO: All CHFA Single Family Servicers
FROM: Tolga Solen, Investor Reporting
Manager
SUBJECT: Investor Reporting – Updated Forms
DATE: February 19, 2026



Servicing Bulletin 2026-01
February 19, 2026

CHFA's FTA-MRR and Payoff forms have been updated. We appreciate your cooperation in using them going forward. Samples are attached to this Bulletin. Excel versions of these can be found in the "Lender Forms" section at CHFA.org.

FTA & MRR Forms:

- In the new format, these two forms are now combined into a single document.
- The format and fields remain the same, with the addition of extra space for notes to provide explanations when necessary.

Payoff Form:

- This new form is designed to clearly display the payoff UPB, including transactions that may not yet have been remitted or processed by CHFA.
- It requires listing any transactions applied to the loan's UPB after the latest UPB shown on CHFA's billing statement.
- Additionally, it requires verification of any existing UPB discrepancies between the servicer and CHFA, as noted in our monthly billing cover letter.
- For more explanations regarding payoffs, you can refer to "Additional Information" tab as well.

Attachments: IRRG_MRR_FTA
 IRRG_PAYOFF

Questions regarding this Bulletin should be directed to
Tolga Solen at tolga.solen@chfa.org

IRRG_MRR_FTA



** REQUIRED FORM **

NOT TO BE PRINTED

| | | | | |
|---|---------------|-----------------------|---|---|
| SERVICER NAME: | | | | |
| CHFA SERVICER NUMBER: | | PERIOD ENDING: | | NOTES |
| FUNDS TRANSMITTAL ADVICE (FTA) | | | | |
| | Amount | Notes | | |
| PRINCIPAL COLLECTIONS + | | | Enter total of principal remittance of the month | |
| INTEREST COLLECTIONS + | | | Enter total of interest remittance of the month | |
| SERVICER FEE RETAINED - | | | Enter total of servicer fee retained for the month | |
| SHORTAGE OR OVERAGE FROM BILLING +/- | | | Adjustments not included in remittance details | |
| SHORTAGE OR OVERAGE FROM PAYOFFS +/- | | | Adjustments for additional billing or credits related to payoffs | |
| TOTAL MONTHLY REMITTANCE | - | | | |
| | Amount | Date Remitted | Notes | |
| MID-MONTH PAYMENT | | | | |
| MONTH-END PAYMENT | | | | |
| OTHER PAYMENTS (EXCLUDING PAYOFFS) | | | | |
| TOTAL MONTHLY REMITTANCE | - | | | Wires total should be equal to Total Monthly Remittance above |
| MONTHLY REMITTANCE RECONCILIATION (MRR) | | | | |
| | Amount | Notes | | |
| TOTAL DUE (FROM CHFA BILLING REPORT) + | | | Enter CHFA billing total for the month | |
| PREPAYMENTS (P) + | | | Total of prepayments from the exceptions file | |
| CURRENT CURTAILMENTS (CC) + | | | Total of current curtailments from the exceptions file | |
| PREPAID CURTAILMENTS (CF) + | | | Total of prepaid curtailments from the exceptions file | |
| DELINQUENT LEVEL PAYMENTS (D) - | | | Total of delinquencies from the exceptions file | |
| REVERSALS OF LEVEL PMT OR CURTLMNT (RN,RP,RC) - | | | Total of reversals from the exceptions file | |
| DELINQUENCIES AT PAYOFF (DP) - | | | Total of delinquencies for loans paid of current month from the exceptions file | |
| SERVICER FEE RETAINED - | | | Enter total of servicer fee retained for the month | |
| NET AMOUNT DUE | - | | | |
| OVER/SHORT REMITTANCE | - | | Difference of Total Monthly Remittance and Net Amount Due | |
| | Amount | Notes | | |
| ENDING LOAN COUNT | | | Enter total count from your trial balance as of end of current month | |
| ENDING PRINCIPAL BALANCE | | | Enter total UPB from your trial balance as of end of current month | |
| ADDITIONAL NOTES: | | | Enter any additional notes as necessary for clarification | |
| | | | | |

IRRG_PAYOFF



** REQUIRED FORM **

CONNECTICUT HOUSING FINANCE AUTHORITY LOAN PAYOFF

NOTES (Not to be printed):

CHFA SERVICER #: _____ PREPARED BY: _____
 SERVICER NAME: _____ CONTACT PHONE #: _____
 CONTACT E-MAIL: _____

CHFA LOAN #: _____ SERVICER LOAN #: _____

MORTGAGOR'S NAME: _____

LOAN PAYOFF DATE: _____ DATE REMITTED: _____

(Should be within 3 business days from payoff date)

PRINCIPAL BALANCE PRIOR TO PAYOFF, PER LATEST CHFA DETAILED LEVEL PAYMENT BILLING: _____

DATE OF CHFA DETAIL LEVEL PAYMENT BILLING REPORT USED: _____

DO YOU HAVE A UPB DIFFERENCE WITH CHFA ON LATEST BILLING REPORT? "Yes" or "No" Answer. Please explain this separately if there is a difference.

(If Yes, please explain/contact CHFA to remedy the difference)

PAYMENTS APPLIED AFTER LATEST CHFA BILLING REPORT USED (Will be remitted to CHFA with next monthly regular remittance):

(Add lines as necessary or attach transaction history)

| Transaction Type | Due Date | Principal | Interest | Servicer Fee | UPB After Transaction |
|------------------|----------|-----------|----------|--------------|--|
| | | | | | Transaction types can be selected from dropdown menu |
| | | | | | Interest and Servicer Fee should be blank for Curtailment or Curtailment Reversal |
| | | | | | Final Due date will be "INTEREST PAID-TO-DATE AT PAYOFF" below. |
| | | | | | Final balance at this table will be the "Servicer Principal Balance at Payoff" below |
| TOTAL | | | | | |

TOTAL TO BE REMITTED TO CHFA WITH NEXT MONTHLY REMITTANCE: _____ (Prin + Int - S/F)

INTEREST PAID-TO-DATE AT PAYOFF: _____

SERVICER PRINCIPAL BALANCE AT PAYOFF (PRINCIPAL COLLECTED AT PAYOFF): _____

INTEREST COLLECTED AT PAYOFF (ADD): _____

SERVICER FEE RETAINED AT PAYOFF (SUBTRACT): _____

TOTAL REMITTED FOR PAYOFF (WITHIN 3 BUSINESS DAYS AFTER PAYOFF DATE): _____

Servicer Principal Balance at Payoff

The principal balance of the loan when payoff funds are collected.

Interest Collected at Payoff

Interest remitted at payoff. Interest must be calculated using a 365/366 day year. Use the following formula to calculate the interest due CHFA within three (3) business days after the loan payoff date:

Formula:

(Principal Balance at Payoff x Note Rate / 365(366) x # of days from P-T-D through and including the date of payoff)

NOTE: If the loan was prepaid at the time of payoff, the Interest rebate will be netted from the remittance due amount. All prepaid interest will be refunded except the interest from 1st of the payoff month to payoff date.

Servicer Fee Retained at Payoff

Servicer Fee Retained at Payoff

Servicer fee due to the Servicer from CHFA for the final payment collection. Servicer Fee Retained must be calculated using a 365/366 day year. Use the following formula to calculate the servicer fee retained by Servicer at loan payoff:

Formula:

(Principal Balance at Payoff x Servicer Fee Rate / 365(366) x # of days from P-T-D through and including the date of payoff)

NOTE: If the loan was prepaid at the time of payoff, the Servicer Fee Retained rebate would be added to the remittance due amount. All prepaid servicer fee will be reversed except the servicer fee from 1st of the payoff month to payoff date.

Remittance Review:

CHFA will review the payoff remittance including principal, interest and service fee for each loan. If CHFA's calculations do not reconcile with the Servicer's, the difference will be added to the servicer's monthly billing and difference will be explained in the monthly billing cover letter.

Late Fee:

If funds are remitted after 3 business day, a late fee will be calculated and added to servicer's monthly billing cover letter

(Late Fee Formula: CT STIF Rate on Payment Due Date x Payoff Remittance Amount Due x Number of Days Late)