

BULLETIN

Old Republic National Title Insurance Company

TO: New England Agents
FROM: Underwriting Department
DATE: August 20, 2009
RE: Taylor, Bean & Whitaker Loans – UPDATE

In our most recent Underwriting Bulletin (dated August 18, 2009) relative to Taylor, Bean & Whitaker (TBW) loans, we informed you that no payoff letters should be accepted which purport to come from TBW without prior approval of your local Underwriting Department. And, at that time, we had received unconfirmed reports relative to the servicing of TBW loans.

TBW's Website (<http://www.taylorbean.com/>) has now posted a Notice to Home Mortgage Consumers ("TBW NOTICE"), offering specific servicing and contact information. In particular, the TBW Notice identifies Bank of America Home Loans, LP as servicer for GinnieMae Loans, CENLAR as servicer for current FreddieMac Loans, and either Ocwen or Saxon as servicer for FreddieMac loans that are not current/in default.

If you receive a written payoff letter from one of the four entities described in the TBW Notice, please verify the type of loan (GinnieMae or FreddieMac), and please make sure the payoff letter identifies the borrower name, former TBW loan number, and property address. Comparing the payoff letter with a recent monthly mortgage statement from TBW will be necessary.

Notwithstanding the foregoing, if you receive a **short sale payoff letter** from one of the four entities described in the TBW Notice, please forward the same to an Underwriter for approval prior to closing.

We will continue to monitor this situation on a daily basis, and will, of course, update you as soon as further information is received and confirmed. Any questions concerning the information contained in this Bulletin may be directed to your local Underwriting Department:

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