

## Compliance Focus Areas – Louisiana

### Application Disclosures

#### Application Fee Disclosure

- This disclosure must be provided only when an application fee is collected prior to closing.
- This disclosure must be provided prior to collecting the fee.

### Marital Rights

- Louisiana is a community property state.
- Non-borrowing titled spouses must sign the Mortgage, CD and Right of Rescission (if applicable) on homestead property. Non-borrowing non-titled spouses need not sign on non-community property.

### Predatory Lending

UWM does not purchase high-cost loans. Louisiana has no laws or regulations specifically regulating so-called predatory lending activities.

### Closing Practices

Louisiana does not have a wet settlement law. However, the state is considered a wet funding state. General practice is for funds to be presented to the closing agent no later than closing.