

Directory OF SUBSERVICERS

Whatever The Need, You Can Find The Answer Here

From servicing for non-conforming loans to such services as collections, subservicers will provide it.

1ST PALM FINANCIAL SERVICES

4905 Belfort Rd., Ste. 110, Jacksonville, FL 32256; (904) 281-5353; fax (904) 281-5051. Contact: *Angela Hansgen, vice president.*

E-mail: subservicing@1stpalm.com

Web site: www.1stpalm.com

Types Of Loans Subserviced: ARMs; balloons; conforming; consumer; conventional; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; non-conforming; non-performing; private investor; REO; second mortgages; step loans; VA. **Services Provided:** ARM audits; bankruptcy administration; collections; default management; EDI; escrow administration; foreclosure management; fraud prevention/recovery; investor reporting; loss mitigation; online access; payoff processing; portfolio analysis; private label; REO; quality control. **Investor Approvals:** conduits; Fannie Mae; Farmer Mac; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; Wall Street; VA.

ALLIANCE MORTGAGE CO.

8100 Nations Way, Jacksonville, FL 32256; (800) 669-1333; fax (904) 281-6206. Contact: *Angie Roberts, vice president.*

E-mail: aroberts@alliance-mortgage.com

Web site: www.alliance-mortgage.com

Types Of Loans Subserviced: ARMs; commercial; conventional; co-ops; FHA; fixed rate; graduated payment; mortgage-backed securities; private investor; REO; second mortgages; VA. **Investor Approvals:** Fannie Mae; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors.

AMAXIMIS LENDING LP

3584 South Hills Ave., Fort Worth, TX 76119; (817) 252-3000; fax (817) 924-6149. Contact: *Gayla Dunn, director of servicing.*

E-mail: gdunn@amaximis.com

Web site: www.amaximis.com

Types Of Loans Subserviced: conforming; second mortgages; 125% LTV. **Services Provided:** asset liquidation; bankruptcy administration; collections; default management; escrow administration; foreclosure management; investor re-

porting; loss mitigation; payoff processing; portfolio analysis; private label; REO; quality control; special servicing. **Investor Approvals:** FHA; private investors.

BANK OF NEWPORT

500 West Main Rd., Middletown, RI 02842; (800) 234-8586; fax (401) 841-0720. Contact: *Sally Battison.*

E-mail: sallyb@bankofnewport.com

Types Of Loans Subserviced: ARMs; balloons; commercial; conforming; consumer; conventional; FHA; fixed rate; graduated payment; mortgage-backed securities; non-conforming; private investor; second mortgages; step loans; VA; home equity. **Services Provided:** collections; default management; due diligence; escrow administration; foreclosure management; investor reporting; loss mitigation; master servicing; payoff processing; private label; quality control. **Investor Approvals:** Fannie Mae; FHA; Freddie Mac; housing authorities; private investors; VA.

Celink

CELINK

3900 Capital City Blvd., Lansing, MI 48906; (800) 761-0073; fax (517) 321-0260. Contact: *John LaRose, chief executive officer.*

E-mail: john@celink.com

Web site: www.celink.com

Types Of Loans Subserviced: conforming; consumer; FHA; fixed rate; manufactured housing; mortgage-backed securities; non-conforming; non-performing; private investor; rehab; REO; second mortgages; subprime credit; 125% LTV; home equity; title 1. **Services Provided:** asset liquidation; bankruptcy administration; collections; default management; EDI; escrow administration; foreclosure management; fraud prevention/recovery; investor reporting; loss mitigation; master servicing; online access; payoff processing; private label; REO; special servicing. **Investor Approvals:** conduits; Fannie Mae; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; Wall Street; VA.



CENLAR FSB

425 Phillips Blvd., Ewing, NJ 08618; (609) 883-3900; (888) 782-7378; fax (609) 538-4024. Contact: *Robert P. Fortenbaugh.*

E-mail: marketing@cenlar.com

Web site: www.cenlar.com

Types Of Loans Subserviced: ARMs; balloons; conforming; conventional; co-ops; FHA; fixed rate; graduated payment; mortgage-backed securities; multifamily; non-conforming; non-performing; private investor; REO; second mortgages; VA. **Services Provided:** ARM audits; bankruptcy administration; collections; default management; due diligence; EDI; escrow administration; foreclosure management; fraud prevention/recovery; investor reporting; loss mitigation; online access; payoff processing; portfolio analysis; private label; REO; quality control; special servicing; specialized outsourcing. **Investor Approvals:** conduits; Fannie Mae; Farmer Mac; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; Wall Street; VA.

CIMARRON MORTGAGE CO.

6311 Ridgewood Rd., Ste. 400W, Jackson, MS 39211; (601) 899-1500; fax (601) 899-1521.

Contact: *Paul Salvo, president.*

E-mail: psalvo@ecimarron.com

Web site: www.cimarronmortgage.com

Types Of Loans Subserviced: ARMs; balloons; conforming; conventional; FHA; fixed rate; graduated payment; mortgage-backed securities; private investor; VA. **Services Provided:** bankruptcy administration; collections; default management; escrow administration; foreclosure management; investor reporting; loss mitigation; payoff processing. **Investor Approvals:** Fannie Mae; Farmer Mac; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; VA.

COUNTRYWIDE SUBSERVICING

400 Countrywide Way, MS SV-A, Simi Valley, CA 93065; (800) 293-0780; fax (805) 578-6177.

Contact: *Tal Ross.*

E-mail: tal.ross@countrywide.com

Web site: www.subservicing.countrywide.com

Types Of Loans Subserviced: ARMs; balloons; conforming; conventional; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; non-conforming; non-performing; private investor; rehab; REO; second mortgages; subprime credit; VA; 125% LTV; home equity; title 1. **Services Provided:** ARM audits; asset liquidation; bankruptcy administration; certifications/recerts; collections; default management; document custody; EDI; escrow administration; foreclosure management; fraud prevention/recovery; investor reporting; loss mitigation; master servicing; online access; payoff processing; portfolio analysis; private label; REO; quality control; special

servicing; specialized outsourcing; Back-up Servicing & Interim Severing. **Investor Approvals:** conduits; Fannie Mae; Farmer Mac; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; Wall Street; VA.

DOVENMUEHLE MORTGAGE INC.

1501 Woodfield Rd, Ste. 400E, Schaumburg, IL 60173; (847) 330-8023; fax (847) 330-8013. Contact: *David Allison, senior vice president.*

E-mail: david.allison@dnicorp.com

Web site: www.dovenmuehle.com

Types Of Loans Subserviced: ARMs; balloons; commercial; conforming; conventional; co-ops; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; multifamily; non-conforming; non-performing; private investor; REO; second mortgages; subprime credit; VA; home equity; title 1. **Services Provided:** certifications/recerts; collections; default management; escrow administration; foreclosure management; investor reporting; loss mitigation; online access; payoff processing; private label; REO; quality control. **Investor Approvals:** Fannie Mae; Farmer Mac; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; VA.

FAIRBANKS CAPITAL CORP.

3815 S.W. Temple, Salt Lake City, UT 84115; (801) 313-2291; fax (801) 293-2622. Contact: *Tawnie Jensen, (all respondents).*

E-mail: tawniej@fairbankscapital.com

Types Of Loans Subserviced: ARMs; balloons; conforming; conventional; FHA; fixed rate; multifamily; non-conforming; non-performing; REO; subprime credit; VA; home equity. **Services Provided:** special servicing. **Investor Approvals:** Fannie Mae; Freddie Mac; Ginnie Mae; Rating Agency.



FORECLOSURELINK

5056 Sunrise Blvd., Ste. B2, Fair Oaks, CA 95628; (916) 962-3453; fax (916) 962-2360. Contact: *Michael Andrews, president.*

E-mail: mandrews@foreclosurelink.com

Web site: www.foreclosurelink.com

Services Provided: foreclosure management.

GMAC COMMERCIAL MORTGAGE CORP.

200 Witmer Rd., Horsham, PA 19044; (215) 682-1999; fax (215) 682-1300. Contact: *Tony Renzi, executive vice president.*

Web site: www.gmaccm.com

Types Of Loans Subserviced: ARMs; balloons; commercial; commercial MBS; conventional; co-ops; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; multifamily; non-performing; private investor; REO; step loans. **Services Provided:** ARM audits; asset liquidation; bankruptcy administration; certifications/recerts; collections; default management; due diligence; EDI; escrow administration; foreclosure management; investor reporting; master servicing; online access; payoff processing; portfolio analysis; private label; REO; quality control; special servicing; specialized outsourcing. **Investor Approvals:** conduits; Fannie Mae; Farmer Mac; FHA; Freddie Mac; Ginnie Mae; housing author-

ities; private investors; Wall Street.

GRAND SERVICING CORP.

P.O. Box 17769, Hattiesburg, MS 39404-7769; (800) 300-1467; fax (601) 264-5805. Contact: *Rucker W. Howell, president.*

E-mail: rucker.howell@grandbanksb.com

Types Of Loans Subserviced: ARMs; balloons; commercial; conforming; conventional; fixed rate; manufactured housing; multifamily; non-conforming; non-performing; private investor; REO; second mortgages; subprime credit; 125% LTV; home equity. **Services Provided:** asset liquidation; bankruptcy administration; collections; default management; document custody; due diligence; escrow administration; foreclosure management; investor reporting; loss mitigation; master servicing; payoff processing; portfolio analysis; private label; REO; special servicing. **Investor Approvals:** Fannie Mae; FHA; private investors; VA.

GRANITE LOAN MANAGEMENT

5251 DTC Pkwy., Ste. 625, Greenwood Village, CO 80111; (888) 456-4888; fax (888) 456-4999. Contact: *Dana Henry, servicing manager.*

E-mail: information@graniteloan.com

Web site: www.graniteloan.com

Types Of Loans Subserviced: commercial; manufactured housing; rehab; Construction Lending Products. **Services Provided:** special servicing; specialized outsourcing; Construction Loan Servicing.

HOMEQ SERVICING CORP.

4837 Watt Ave., Ste. 100, North Highlands, CA 95660; (888) 892-0640; fax (435) 655-7676. Contact: *Rick Lee, executive vice president.*

E-mail: rick.lee@homeq.com

Web site: www.homeq.com

Types Of Loans Subserviced: ARMs; balloons; conforming; conventional; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; multifamily; non-conforming; non-performing; private investor; REO; reverse mortgages; second mortgages; subprime credit; VA; 125% LTV; home equity; title 1. **Services Provided:** ARM audits; asset liquidation; bankruptcy administration; collections; default management; due diligence; escrow administration; foreclosure management; fraud prevention/recovery; investor reporting; loss mitigation; payoff processing; portfolio analysis; REO; quality control; special servicing. **Investor Approvals:** FHA; Freddie Mac; private investors; Wall Street; VA.

LITTON LOAN SERVICES LP

4828 Loop Central Dr., Houston, TX 77081; (713) 966-8800; fax (713) 960-0539.

Contact: *Larry B. Litton Sr., president & chief executive officer.*

E-mail: llitton@litton.c-bass.com

Types Of Loans Subserviced: ARMs; balloons; commercial; commercial MBS; conforming; consumer; conventional; co-ops; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; multifamily; non-conforming; non-performing; private investor; rehab; REO; reverse mortgages; second mortgages; step loans; subprime credit; VA; 125% LTV; home equity; title 1. **Services Provided:** asset liquidation; bankruptcy administration; collections; default management; due diligence; escrow administra-

tion; foreclosure management; investor reporting; loss mitigation; master servicing; payoff processing; portfolio analysis; private label; REO; quality control; special servicing; specialized outsourcing. **Investor Approvals:** Fannie Mae; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; Wall Street; VA.



LOAN CARE SERVICING CENTER

9 Interstate Corporate Center, Norfolk, VA 23502; (800) 274-9900; fax (336) 812-8895. Contact: *Greg F. Harney.*

E-mail: harney@loancare.net

Web site: www.essexbankcorp.com

Types Of Loans Subserviced: ARMs; balloons; commercial; conforming; consumer; conventional; co-ops; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; multifamily; non-conforming; non-performing; private investor; rehab; REO; second mortgages; step loans; subprime credit; VA; 125% LTV; home equity; title 1. **Services Provided:** bankruptcy administration; collections; default management; escrow administration; foreclosure management; investor reporting; loss mitigation; online access; payoff processing; portfolio analysis; private label; REO; quality control; special servicing; specialized outsourcing; Servicer Release Subservicing, Servicing Rights Valuation. **Investor Approvals:** conduits; Fannie Mae; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; VA; FHLB MPF Program.

MASTER FINANCIAL INC.

333 So. Anita, Ste. 150, Orange, CA 92868; (800) 727-9836; fax (800) 727-4639. Contact: *Kevin Quinn, subservicing acquisitions manager.*

E-mail: kquinn@mfinet.com

Web site: www.mfifloans.com

Types Of Loans Subserviced: ARMs; balloons; conforming; consumer; conventional; FHA; fixed rate; manufactured housing; non-conforming; non-performing; private investor; REO; second mortgages; subprime credit; VA; 125% LTV; home equity; title 1. **Services Provided:** ARM audits; asset liquidation; bankruptcy administration; certifications/recerts; collections; default management; due diligence; escrow administration; foreclosure management; investor reporting; loss mitigation; master servicing; online access; payoff processing; portfolio analysis; private label; REO; quality control; special servicing. **Investor Approvals:** Fannie Mae; FHA; Freddie Mac; Ginnie Mae; private investors; Wall Street; VA.

McCAUGHAN MORTGAGE CO. INC.

1320 S. Dixie Hwy., Ste. 950, Coral Gables, FL 33146; (305) 665-9100; fax (605) 661-3908. Contact: *Roger Van Hoff, executive vice president.*

E-mail: vanhff_r@bellsouth.net

Types Of Loans Subserviced: ARMs; balloons; commercial; conforming; conventional; co-ops; FHA; fixed rate; graduated payment; mortgage-backed securities; multifamily; non-conforming; non-performing; private investor; REO; VA. **Ser-**

VICES Provided: bankruptcy administration; collections; default management; EDI; escrow administration; foreclosure management; investor reporting; loss mitigation; master servicing; payoff processing; private label; REO. **Investor Approvals:** conduits; Fannie Mae; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; VA.

MORTGAGESUBSERVICING.COM

869 W. Buena, Ste. 516, Chicago, IL 60613; (773) 793-1050. Contact: *Greg Janecka, owner.*
E-mail: sales@mortgagesubservicing.com
Web site: www.mortgagesubservicing.com
Services Provided: Subservicing Education.

MPH PROPERTY SERVICES

24808 Jennifer Dr., Brownstown Twp, MI 48134; (734) 783-6534; fax (734) 783-2556. Contact: *Michael Haverty, operator.*

E-mail: michaelatc21@yahoo.com

Types Of Loans Subserviced: conforming; conventional; FHA; multifamily; non-conforming; REO; second mortgages; VA; 125% LTV.

OCWEN FEDERAL BANK FSB

1675 Palm Beach Lakes Blvd., West Palm Beach, FL 33401; (800) 336-2936; fax (516) 682-8166. Contact: *Michael Short, vice president, business development.*

E-mail: mshort@ocwen.com

Web site: www.ocwen.com

Types Of Loans Subserviced: ARMs; balloons; commercial; commercial MBS; conforming; conventional; co-ops; FHA; fixed rate; graduated payment; manufactured housing; mortgage-backed securities; multifamily; non-conforming; non-performing; private investor; rehab; REO; second mortgages; step loans; subprime credit; VA; 125% LTV; home equity; title 1. **Services Provided:** ARM audits; asset liquidation; collections; default management; document custody; due diligence; EDI; foreclosure management; investor reporting; loss mitigation; master servicing; online access; payoff processing; REO; special servicing; specialized outsourcing. **Investor Approvals:** Fannie Mae; FHA; Freddie Mac; housing authorities; private investors; Wall Street; VA.



OPTION ONE
MORTGAGE

OPTION ONE MORTGAGE

3 Ada, Irvine, CA 92618; (301) 251-5164; fax (301) 294-7366. Contact: *Suzanne Singer, regional sales executive.*

E-mail: suzanne.singer@oomc.com

Web site: www.oomc.com

Types Of Loans Subserviced: ARMs; balloons; conforming; conventional; fixed rate; manufactured housing; mortgage-backed securities; non-conforming; non-performing; private investor; REO; second mortgages; step loans; subprime credit. **Services Provided:** ARM audits; bankruptcy administration; collections; default management; escrow administration; foreclosure management; investor reporting; loss mitigation; master servicing; online access; payoff processing; private label; REO; special servicing. **Investor Approvals:** Fannie Mae; Freddie Mac; private investors; Wall Street.

RELIABLE TRUST DEED

19510 Ventura Blvd., Ste. 214, Tarzana, CA 91356; (818) 708-7272; fax (818) 961-0041. Contact: *Amanda Smith, vice president, marketing.*

E-mail: amanda@reliabletd.com

Types Of Loans Subserviced: balloons; commercial; consumer; conventional; FHA; fixed rate; graduated payment; multifamily; REO; VA; 125% LTV. **Services Provided:** foreclosure management; online access; REO.



SAXON MORTGAGE SERVICES INC.

4708 Mercantile Dr., Ft. Worth, TX 76137; (800) 594-8422; fax (817) 665-7400.

E-mail: service@saxonmsi.com

Web site: www.saxononline.com

Types Of Loans Subserviced: ARMs; balloons; conventional; FHA; fixed rate; graduated payment; manufactured housing; non-conforming; non-performing; private investor; REO; second mortgages; subprime credit; VA; title 1. **Services Provided:** asset liquidation; bankruptcy administration; certifications/recerts; collections; default management; due diligence; EDI;

escrow administration; foreclosure management; fraud prevention/recovery; investor reporting; loss mitigation; master servicing; online access; payoff processing; portfolio analysis; REO; quality control; specialized outsourcing. **Investor Approvals:** Fannie Mae; FHA; Freddie Mac; Ginnie Mae; housing authorities; private investors; Wall Street; VA.

SI BANK & TRUST

15 Beach St., Staten Island, NY 10304; (718) 556-6226; fax (718) 447-8798. Contact: *Aida I. Liu, manager.*

E-mail: liua@sibk.com

Types Of Loans Subserviced: ARMs; commercial; commercial MBS; conforming; consumer; conventional; co-ops; FHA; fixed rate; manufactured housing; multifamily; non-performing; REO; second mortgages; subprime credit; home equity. **Services Provided:** asset liquidation; bankruptcy administration; collections; default management; foreclosure management; loss mitigation; online access; REO. **Investor Approvals:** Fannie Mae; Freddie Mac; Sonyma.

THE MACKAY GROUP

103 E. Water St., Syracuse, NY 13202; (866) 410-8679. Contact: *Joe Callahan, president.*

E-mail: jcallahan@themackaygroup.com

Web site: www.themackaygroup.com

Services Provided: default management; foreclosure management; specialized outsourcing; default management assessment services.

WENDOVER FINANCIAL SERVICES

PO. Box 26903, Greensboro, NC 27419; (800) 677-9484; fax (336) 668-3602. Contact: *Lisa Bridwell, marketing manager.*

E-mail: info@wendover.com

Web site: www.wendover.com

Types Of Loans Subserviced: commercial; conforming; consumer; non-conforming; 125% LTV; home equity. **Services Provided:** default management; loss mitigation; private label; special servicing; specialized outsourcing.

WILSHIRE CREDIT CORP.

1776 S.W. Madison St., Portland, OR 97205; (503) 223-5600; fax (503) 952-7466. Contact: *Jay Memmott, chief executive officer/president.*

E-mail: memmott@wfsfg.com

Web site: www.wfsfg.com

Types Of Loans Subserviced: ARMs; balloons; conforming; consumer; conventional; fixed rate; mortgage-backed securities; non-conforming; non-performing; private investor; REO; subprime credit; VA; 125% LTV; title 1. **Services Provided:** bankruptcy administration; collections; default management; foreclosure management; loss mitigation; master servicing; online access; special servicing; specialized outsourcing. **Investor Approvals:** conduits; Fannie Mae; FHA; Freddie Mac; Ginnie Mae; private investors; Wall Street; VA. **SM**