



Fannie Mae®

Multifamily Selling and Servicing Guide

Effective as of February 2, 2026

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501.03 C&D Purchase Notification

Operating Procedures

After Fannie Mae acquires the Mortgage Loan, you will see the status in C&D of

- “Funded” for a Cash Mortgage Loan, or
- “Active/Issued” for an MBS Mortgage Loan.



Glossary

C

Cash Mortgage Loan	Mortgage Loan purchased by Fannie Mae in exchange for cash.
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Synonyms

- Cash Mortgage Loans

M

MBS Mortgage Loan	Mortgage Loan purchased by Fannie Mae in exchange for an issued MBS backed by the Mortgage Loan.
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Synonyms

- MBS Mortgage Loans

Mortgage Loan	Mortgage debt obligation evidenced, or when made will be evidenced, by <ul style="list-style-type: none">• the Loan Documents, or• a mortgage debt obligation with a Fannie Mae credit enhancement.
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Synonyms

- Mortgage Loans
- Mortgage Loan's