



# Multifamily Selling and Servicing Guide

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## **603.01** Third Party MBS Investor Delivery Paths

### **603.01A** Delivery versus Payment

If the Lender selects the “Delivery vs. Payment” option in C&D, Fannie Mae will deliver the MBS directly to the account of the Lender or its designee through the Federal Reserve book-entry system. The Lender or its designee will then deliver the MBS to the Third Party MBS Investor, also through the Federal Reserve book-entry system. The Federal Reserve simultaneously will credit the MBS Investor’s account with the MBS, debits the MBS Investor’s account for the purchase amount, and credits the purchase amount to the Lender’s account.

### **603.01B** Delivery Direct to the Investor

If the Lender selects the “Delivery Direct to the Investor” option in C&D, Fannie Mae will deliver the MBS directly to the Third Party MBS Investor’s account pursuant to the Lender’s delivery instructions. Upon receipt of the MBS, the Third Party MBS Investor will wire payment to the Lender pursuant to terms agreed to by the Lender and the Third Party MBS Investor.



## Glossary

### D

#### Delivery

Meeting all of the data delivery requirements in [Part IV A, Chapter 4: Delivery Procedures – Data](#), and submitting an acceptable Mortgage Loan Delivery Package per [Part IV A, Chapter 5: Delivery Procedures – Documents](#). A Mortgage Loan is “Delivered,” when all documents, data, and information are correct, accurate, and able to be certified by Fannie Mae, with all required documents properly completed, executed, and recorded (if applicable), and any deficiencies are resolved to Fannie Mae’s satisfaction.

#### **Synonyms**

- Deliver
- Delivered
- Deliveries

### I

#### Investor

MBS Investor for an MBS Mortgage Loan, or Fannie Mae for a Cash Mortgage Loan.

#### **Synonyms**

- Investors

### L

#### Lender

Person approved by Fannie Mae to sell or service Mortgage Loans.

#### **Synonyms**

- Lenders
- Lender's

### M

#### MBS

Mortgage-Backed Security



MBS Investor

For MBS Mortgage Loans, either a Third Party MBS Investor for Lender-Arranged Sales, or the Multifamily Trading Desk.

## **T**

Third Party MBS Investor

MBS Investor for an MBS Mortgage Loan that is not the Multifamily Trading Desk.