



## Foreclosure Defense Document Checklist

- All Closing Documents, and anything given to you at the time of the signing loan.
- Promissory Note or Mortgage Note
- Mortgage or Deed of Trust (Security Instrument)
- Any Affidavits submitted in re: Mortgage or Loan
- Client Document Checklist
- Application for the loan
- Good Faith Estimate
- Settlement Statement
- Right to Cancel/Right to Rescission (very important) Disclosures
- HUD 1 Statement
- TILA Disclosures
- RESPA Servicing Disclosures
- A copy of the current billing statement.
- A copy of any notification for the lender or other party of a change in where the borrower is to send the payments.
- Notices of any Assignment or Transfer of the Note/Mortgage.
- A copy of any default notices, acceleration papers, or foreclosure paperwork.
- A copy of any court documents related to foreclosure, if applicable.