

SOFTPRO SELECT

October 2024

RELEASE NOTES



Testing Release Date: October 4, 2024
Production Release Date: October 14, 2024



TABLE OF CONTENTS

ALL STATES/SITES..... 8

DOCUMENTS..... 8

 Escrow 8

Broker Commission Acknowledgment..... 8

Closing Letters (all versions)..... 8

Rent Statements (3)..... 8

INTEGRATIONS 9

ValueCheck Property Search..... 9

REPORTS 10

Corporate Single Ledger Balance 10

Funds Flow Summary 10

Ledger Transfer Activity 10

Ledger Transfer Activity - Multi Trust Account (ProTrust) 10

Opened/Closed Orders by {Selection}..... 10

Order Summary w/ Full Notes/Tasks..... 11

Orders by {Selection} 11

Orders by Settlement Date..... 11

SPAdmin-Custom Source of Business Export & Missing Fields 11

Transaction Activity..... 11

Transaction Activity..... 12

ARKANSAS..... 13

 REPORTS 13

Real Property Tax Affidavit Compliance Form..... 13

ARIZONA 14

 DOCUMENTS..... 14

 Escrow 14

Payoff Demand (Private)..... 14

CALIFORNIA..... 15

 DOCUMENTS..... 15

 Escrow 15

Affidavit (Broker Arranged Loan)..... 15

Contact and Date Sheet..... 15

Disbursement of Proceeds-Refunds 15

DSG - New Letters (10) 15

EI CALFIRPTA (FTB) Withholding Instructions 16



RELEASE NOTES

OCTOBER 2024

MH Application for Duplicate Cert of Title (HCD 480.4) 16

MH Certification of Retail Value and Purchase Price (HCD 476.4) 16

MH Tax Clearance Request Form..... 16

MH Warehouseman's Lien Sale (HCD 487.6) 16

MY SCREENS 17

Property Screen 17

PHRASE(S) 18

New Buyer Commission Phrase (NOCAL ONLY) 18

Revised goodf01 18

REPORTS 19

Builder Report..... 19

Orders by Transaction Type..... 19

Settlement Statements (HUD & CDF) 19

Stale Dated Check Letter 19

Transaction Form..... 20

COLORADO..... 21

 DOCUMENTS..... 21

 Escrow 21

Contact Sheet (Buyer Borrower or Seller) 21

Disclosure Related to Escrowed Funds..... 21

Disclosure Related to Escrowed Funds..... 21

Release of DOT No Evidence (2024) (2)..... 21

Seller Information to Close 22

DELAWARE 23

 DOCUMENTS..... 23

 Escrow 23

First Time Home Buyer Tax Credit Form (First Time Home Buyer Only) 23

 REPORTS 24

Delaware Real Estate Tax Return Declaration of Estimated Income Tax Form 5403 24

Division of Revenue First Time Buyer Credit..... 24

Division of Revenue RTT Tax 24

FLORIDA..... 25

 INTEGRATIONS 25

smartview Accounting Forms 25

smartview Auto Document Generation..... 25

HAWAII 26



RELEASE NOTES

OCTOBER 2024

DOCUMENTS..... 26

 Escrow 26

Letter (Final Lender) 26

Release of Funds Prior to Close 26

IDAHO..... 27

INTEGRATIONS 27

smartview Accounting Forms 27

ILLINOIS 28

DOCUMENTS..... 28

 Escrow 28

Cover Sheets (2)..... 28

Escrow Trust Instructions (Strict Joint Order #6 - Payload ACH Earnest Money) .. 28

Tract Search Report..... 28

 Title 29

Owner's Date Down Endorsement 29

INDIANA..... 30

DOCUMENTS..... 30

 Escrow 30

Closing Info Request (FNT NWI)..... 30

KENTUCKY..... 31

REPORTS 31

Invoices 31

MINNESOTA..... 32

MY SCREENS 32

Escrow Instructions Screen..... 32

MISSOURI 33

DOCUMENTS..... 33

 Escrow 33

Affidavit (MO Case.net)..... 33

Deed (Trustee's) 33

Letter Report (MO)..... 33

Recording Cover Sheet..... 33

MY SCREENS 34

Lender Contact Screen 34

MONTANA 35

INTEGRATIONS 35

smartview Accounting Forms 35



NEVADA 36

DOCUMENTS..... 36

Escrow 36

EI - Loan (EIS) 36

Substitution of Trustee and Full Reconveyance 36

NEW MEXICO..... 37

DOCUMENTS..... 37

Escrow 37

Affidavit (and Agreement) 37

NEW YORK..... 38

DOCUMENTS..... 38

Escrow 38

Bankruptcy Search..... 38

Departmental Searches 38

Title 39

Enabling hyperlinking..... 39

TIRSA Form Filing effective October 1, 2024..... 39

OHIO..... 40

DOCUMENTS..... 40

Escrow 40

Exhibit Page - Commitment Legal (with Address) 40

File Cover - Enterprise 40

File Cover (Sheffield-Sandusky)..... 40

Letter (Hold Harmless) 40

New ABAs (2) 40

Request for Legal Description Review (Ottawa County)..... 41

Title 42

ALTA Homeowner's Policy of Title Insurance 2021 (OH) 42

OKLAHOMA..... 43

DOCUMENTS..... 43

Escrow 43

Abstractor's Federal Court Cert..... 43

OREGON 44

DOCUMENTS..... 44

Escrow 44

Disclaimer of Interest in Real Property 44

Escrow Checklist (Commercial) 44



RELEASE NOTES

OCTOBER 2024

Trust Deed (2)..... 44

INTEGRATIONS 45

smartview Accounting Forms 45

Phrase(s)..... 46

EI Phrase change for slrcoe01 46

New EI Phrase, dtouts02 46

RHODE ISLAND 47

DOCUMENTS..... 47

 Escrow 47

Affidavit (Seller's Residency)..... 47

TENNESSEE..... 48

REPORTS 48

Invoices 48

TEXAS 49

REPORTS 49

Stale Dated Check Letter 49

UTAH 50

DOCUMENTS..... 50

 Escrow 50

New Documents (3) 50

WASHINGTON..... 51

INTEGRATIONS 51

smartview Accounting Forms 51

WISCONSIN..... 52

DOCUMENTS..... 52

 Escrow 52

Broker Commission Acknowledgment..... 52

WEST VIRGINIA 53

DOCUMENTS..... 53

 Escrow 53

Certification of Exception (RC) 53

Return of Income Tax Withholding for Nonresident Sale of Real Property 53

State Tax Commissioner Sales Listing Form..... 53

Statement of Consideration..... 53

ALLFIRST 54

MY SCREENS 54

Property Screen..... 54



RELEASE NOTES

OCTOBER 2024

LIBERTY TITLE..... 55

 REPORTS 55

Scorecards 55

NCS 56

 DOCUMENTS..... 56

 Escrow 56

IBA Authorization (ATL) 56

INTEGRATIONS 57

NY Tax Tool..... 57

REPORTS 58

Invoices 58

Settlement Statements (CSS) 58

SERVICELINK..... 59

 DOCUMENTS..... 59

 Escrow 59

Tax Escrow Agreement..... 59

TECHNICAL NOTES (FOR LOCAL IT/SUPPORT) 60



ALL STATES/SITES

DOCUMENTS

Escrow

<i>Broker Commission Acknowledgment</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	FNF Corporate		834571
New document. Please render to view in full.			
Affected item(s): SSCORPD5963.doc - Broker Commission Acknowledgment			

[Back to Table of Contents](#)

<i>Closing Letters (all versions)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	WT Bend		835710
Functionality updated to account for Trusts to pull correctly.			
Affected item(s): SSCORPD1343.doc - Closing Letter SSCORPD1343.doc - Closing Letter (Buyer-Borrower) SSCORPD1343.doc - Closing Letter (Lender) SSCORPD1343.doc - Closing Letter (Listing Agent-Broker) SSCORPD1343.doc - Closing Letter (Mortgage Broker) SSCORPD1343.doc - Closing Letter (Seller) SSCORPD1343.doc - Closing Letter (Selling Agent-Broker)			

[Back to Table of Contents](#)

<i>Rent Statements (3)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	CT Bellingham		837025
Added column for "Pays Utilities".			
Affected item(s): SSCORPD0279.doc - Rent Statement - Blank SSCORPD0281.doc - Rent Statement - Addendum SSCORPD0280.doc - Rent Statement - Pulls			

[Back to Table of Contents](#)



INTEGRATIONS

ValueCheck Property Search

New/Mod	Requested By	Incident No.	TFS No.
Mod			

****Applicable to ALL STATES/SITES (except Service Link).**

This release includes the following:

RESOLVED: The **State** field not populating **'WY'** for the state of Wyoming upon import.

RESOLVED: The **County GLC** code not pulling in from the **Zip Code Lookup Table** when importing a property with a 9-digit zip code.

[Back to Table of Contents](#)



REPORTS

Corporate Single Ledger Balance

New/Mod Troubleshooting	Requested By Recon Admin	Incident No.	TFS No. 831889
Updated to have Ledger Notes wrap so they don't cut off.			
Affected item(s): SSCORP5020.rpt - Corporate Single Ledger Balance SSCORP5119.rpt - Single Ledger Balance Report SSCORP0016.rpt - Single Ledger Balance by Order Transfer SSCORP5601.rpt - Single Ledger Balance with IBA (Reconciliation)			

[Back to Table of Contents](#)

Funds Flow Summary

New/Mod New Request	Requested By Escrow Admins	Incident No.	TFS No. 835754
New corporate report required by Fannie Mae and Freddie Mac for Multifamily transactions.			
Affected item(s): SSCORPD5863.spdoc - Funds Flow Summary			

[Back to Table of Contents](#)

Ledger Transfer Activity

New/Mod Change Request	Requested By Reports Team	Incident No.	TFS No. 831790
Added Programming Notes.			
Affected item(s): SSCORP0017.rpt - Ledger Transfer Activity			

[Back to Table of Contents](#)

Ledger Transfer Activity - Multi Trust Account (ProTrust)

New/Mod Change Request	Requested By LT SoCal OAC	Incident No.	TFS No. 833780
Updated to show EO & Branch data when the report is run for revenue ledger transfers.			
Affected item(s): SSCORP5359.rpt - Ledger Transfer Activity - Multi Trust Account			

[Back to Table of Contents](#)

Opened/Closed Orders by {Selection}

New/Mod Change Request	Requested By SLT Admin	Incident No.	TFS No. 832430
Added option for "Additional Description" to the Group by Dropdown.			
Affected item(s): SSCORP5154.rpt - Opened/Closed Orders by {Selection}			

[Back to Table of Contents](#)



RELEASE NOTES

OCTOBER 2024

Order Summary w/ Full Notes/Tasks

New/Mod	Requested By	Incident No.	TFS No.
Fix	Reports		835548
Updated to keep the Report from encountering an error when history text contains special characters or no ledger exists.			
Affected item(s): SSCORPD3026.spdoc - Order Summary w/ Full Notes/Tasks			

[Back to Table of Contents](#)

Orders by {Selection}

New/Mod	Requested By	Incident No.	TFS No.
Change Request	PacNW IT / CT WA Sales Admin		832122
Added Excel export "Excel-Edge" for operations that work with Edge Market Share.			
Affected item(s): SSCORP5082.rpt - Orders by {Selection}			

[Back to Table of Contents](#)

Orders by Settlement Date

New/Mod	Requested By	Incident No.	TFS No.
Change Request	CT OH Admin		832442
Added Escrow Assistant to show below the Escrow Officer.			
Affected item(s): SSCORP5288.rpt - Orders by Settlement Date			

[Back to Table of Contents](#)

SPAdmin-Custom Source of Business Export & Missing Fields

New/Mod	Requested By	Incident No.	TFS No.
Change Request	FNFi Reporting Admin		832425
Update the County Manager names for the following flash codes: FANV = Charlie Carr-Laliberte and FNCR = Darcy Comstock			
Affected item(s): SSCORP5255.rpt - SPAdmin-Custom Source of Business Export SSCORP5268.rpt - SPAdmin-Custom Source of Business Export-Missing Fields			

[Back to Table of Contents](#)

Transaction Activity

New/Mod	Requested By	Incident No.	TFS No.
Change Request	PacNW IT		835490
Moved Payor Code & Payee Name field.			
Affected item(s): SSCORP0018.rpt - Transaction Activity			

[Back to Table of Contents](#)



RELEASE NOTES

OCTOBER 2024

<i>Transaction Activity</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	PacNW IT		833477
Added Buyer/Borrower name to the Excel export for Activity Report Receipt.			
Affected item(s): SSCORP0018.rpt - Transaction Activity			

[Back to Table of Contents](#)



ARKANSAS

REPORTS

<i>Real Property Tax Affidavit Compliance Form</i>			
New/Mod New Request	Requested By AK Agency Ops	Incident No.	TFS No. 835518
New AR document - Real Property Tax Affidavit Compliance Form.			
Affected item(s): ARD1023.spdoc - Real Property Tax Affidavitt Compliance Form			

[Back to Table of Contents](#)



ARIZONA

DOCUMENTS

[Escrow](#)

Payoff Demand (Private)			
New/Mod Change Request	Requested By LT AZ	Incident No.	TFS No. 836275
Added language, please render to view.			
Affected item(s): AZD1084.doc - Payoff Demand (Private)			

[Back to Table of Contents](#)



CALIFORNIA

DOCUMENTS

Escrow

<i>Affidavit (Broker Arranged Loan)</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	CT SoCal		835626
New document. Please render to view in full.			
Affected item(s): SCA0003198.doc - Affidavit (Broker Arranged Loan)			

[Back to Table of Contents](#)

<i>Contact and Date Sheet</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	TT SoCal		836241
New document. Please render to view in full.			
Affected item(s): SCA0003199.doc - Contact and Date Sheet			

[Back to Table of Contents](#)

<i>Disbursement of Proceeds-Refunds</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	FNT CA		836704
Revised the label "Account Name" to "Name on Account".			
Affected item(s): SCA0000096.doc - Disbursement of Proceeds-Refunds			

[Back to Table of Contents](#)

<i>DSG - New Letters (10)</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	DSG		834584
New documents. Please render to view in full.			
Affected item(s): SSCORPD5973.doc - 1 - Letter (DDL - Due Diligence) SSCORPD5972.doc - 1A - Letter (DDL - Due Diligence Resign) SSCORPD5971.doc - 1B - Letter (DDL - Due Diligence Credit Card) SSCORPD5970.doc - 1C - Letter (DDL - Due Diligence Credit Card) SSCORPD5969.doc - 2 - Letter (DSG Release Funds Valid Hold) SSCORPD5968.doc - 4 - Letter (DSG Mutual Inst. Funds Held Cover LTR - use for EMD or Funds Held) SSCORPD5967.doc - 6 - Letter (DSG Mutual Inst Funds Held - Business and Individual) SSCORPD5966.doc - 7 - Letter (DSG Resign Successful Transfer EMD) SSCORPD5965.doc - 14 - Letter (DSG Resign - Decline to Insure) SSCORPD5964.doc - 15 - Letter (DSG 10 Day Demand)			

[Back to Table of Contents](#)



RELEASE NOTES

OCTOBER 2024

El CALFIRPTA (FTB) Withholding Instructions

New/Mod	Requested By	Incident No.	TFS No.
Change Request	Settlement		836584
Adding RE section to document, please render document in full.			
Affected item(s): SCA0001027.doc - El CALFIRPTA (FTB) Withholding Instructions SCA0002781.doc - El CALFIRPTA (FTB) Withholding Instructions - DS			

[Back to Table of Contents](#)

MH Application for Duplicate Cert of Title (HCD 480.4)

New/Mod	Requested By	Incident No.	TFS No.
Change Request	CA Contra Costa	INC240353903	835702
Added logic to pull a potential 3rd buyer to the "APPLICATION FOR TRANSFER BY NEW OWNERS" section.			
Affected item(s): SCA0000160.doc - MH Application for Duplicate Cert of Title (HCD 480.4)			

[Back to Table of Contents](#)

MH Certification of Retail Value and Purchase Price (HCD 476.4)

New/Mod	Requested By	Incident No.	TFS No.
Change Request	HCD Department	INC240353903	837204
Added email for the escrow officer.			
Affected item(s): SCA0000172.doc - MH Certification of Retail Value and Purchase Price (HCD 476.4)			

[Back to Table of Contents](#)

MH Tax Clearance Request Form

New/Mod	Requested By	Incident No.	TFS No.
Change Request	CA Contra Costa	INC240353903	835695
Updated to pull additional contacts to the form.			
Affected item(s): SCA0002831.doc - MH Tax Clearance Request Form			

[Back to Table of Contents](#)

MH Warehouseman's Lien Sale (HCD 487.6)

New/Mod	Requested By	Incident No.	TFS No.
Change Request	CA HCD		837489
Updated to reflect the most recent version..			
Affected item(s): SCA0002393.doc - MH Warehouseman's Lien Sale (HCD 487.6)			

[Back to Table of Contents](#)

MY SCREENS

Property Screen

New/Mod MOD	Requested By Mike Merlo	Incident No.	TFS No.
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The **Property** screen has been added to the **Prelim** section.

This change is visible when the **My Screens > SoCal Title Screens LT** screen is selected.

The screenshot shows the 'Property' screen interface. On the left sidebar, the 'Prelim' menu item is highlighted with a red circle, and its sub-item 'Property' is also circled in red. The main content area is titled 'Property' and contains a table with the following data:

Properties (1)			
	Property Address	Site Number/Name	City/State/Zip
1			

Below the table, there are form fields for 'Property address:', 'City:', 'State:', 'In the:', and another 'In the:' field.

[Back to Table of Contents](#)

PHRASE(S)

<i>New Buyer Commission Phrase (NOCAL ONLY)</i>			
New/Mod New Request	Requested By	Incident No.	TFS No. 835693
comm03/Commission being Paid by Buyer, to be buyer version of comm02.			

[Back to Table of Contents](#)

<i>Revised goodf01</i>			
New/Mod Change Request	Requested By Settlement	Incident No.	TFS No. 835527
<p>Added "wire transfer" as a form of payment:</p> <p>Good Funds - Disburse When Available / Code: goodf01 GOOD FUNDS - DISBURSE WHEN AVAILABLE: [If Purchase 'Buyer and Seller' else 'Borrower'] authorize and instruct [Pulls Escrow Office Name] to record all documents required in this escrow when all the conditions of this escrow have been met and upon receipt and deposit of all funds necessary to consummate this transaction in the form of a wire transfer, cashier's check, teller's check or certified check regardless of whether the funds are available for disbursement in accordance with [If Purchase 'California Insurance Code 12413.1' else 'Reg. CC']. Immediately upon availability of the deposited instrument, [Pulls Escrow Office Name] is instructed to disburse all funds in accordance with these instructions and/or the attached estimated closing statement.</p>			

[Back to Table of Contents](#)



REPORTS

<i>Builder Report</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	CT SoCal Admin		832423
Updated to add "Project Name Contains" text search field parameter to search for specific projects and added Project Name column.			
Affected item(s): SSCORP5607.rpt - Builder Report			

[Back to Table of Contents](#)

<i>Orders by Transaction Type</i>			
New/Mod	Requested By	Incident No.	TFS No.
Fix	SoCal LT		835137
Corrected Logic for Additional Description.			
Affected item(s): SSCORP5481.rpt - Orders by Transaction Type			

[Back to Table of Contents](#)

<i>Settlement Statements (HUD & CDF)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	SoCal TT LA		833541
Updated to look at the short name fieldwhen"TTLA-0052" Lookup Code is used.			
Affected item(s): SSCORPD1824.rpt - Individual Settlement Statement, Letter SSCORPD5461.rpt - Individual Settlement Statement, Letter (CDF) SSCORPD1823.rpt - Individual Settlement Statement, Legal SSCORPD5460.rpt - Individual Settlement Statement, Legal (CDF) SSCORPD5454.spdoc - Settlement Statements			

[Back to Table of Contents](#)

<i>Stale Dated Check Letter</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	DSG Admin		833758
Corrected the Logo for the profiles below as it looks stretched out for some brands.			
'\\Default\PTX\DAL CPF\CT' and all its child profiles '\\Default\PTX\DAL CPF\FT\ESC' and all its child profiles '\\Default\PTX\South Texas OAC \Central Texas CPF\SAN ANTONIO-CPF\CT\FT' and all its child profiles '\\Default\PTX\South Texas OAC \South Texas CPF\AT\FT\R\ESC' and all its child profiles '\\Default\PTX\South Texas OAC \South Texas CPF\CT\R\ESC' and all its child profiles '\\Default\PCA\SOC\TT\LA\120 AnchorSeaport'			
Affected item(s): SSCORP5237.rpt - Stale Dated Check Letter			

[Back to Table of Contents](#)



RELEASE NOTES

OCTOBER 2024

<i>Transaction Form</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	SoCal TT		834740
For profiles P\CA\SOC\TT\LA\052 Beverly Wilshire and P\CA\SOC\TT\LA\120 AnchorSeaport, use SA Short Name in header.			
<u>Affected item(s):</u> SSCORP5002.rpt - Transaction Form			

[Back to Table of Contents](#)

COLORADO

DOCUMENTS

Escrow

<i>Contact Sheet (Buyer Borrower or Seller)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	Heritage Title		836270
Added phone number for the 2nd buyer or seller when it's a joint contact. Added email address for the 2nd buyer or seller when it's a joint contact. When the seller is an entity, the individual contact information renders to the form.			
Affected item(s): COD1020.doc - Contact Sheet (Buyer Borrower) COD1020.doc - Contact Sheet (Buyer Borrower or Seller) COD1020.doc - Contact Sheet (Seller)			

[Back to Table of Contents](#)

<i>Disclosure Related to Escrowed Funds</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	FT CO	INC240342265	834578
Updated amount in paragraph 4 to reflect \$75.			
Affected item(s): COD1359.doc - Disclosure Related to Escrowed Funds			

[Back to Table of Contents](#)

<i>Disclosure Related to Escrowed Funds</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	Settlement Support		835038
Updated to function with refinances.			
Affected item(s): COD1359.doc - Disclosure Related to Escrowed Funds			

[Back to Table of Contents](#)

<i>Release of DOT No Evidence (2024) (2)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	Settlement Support		835042
Updated the dropdown prompt to match the 2022 version.			
Affected item(s): COD1364.doc - Release of DOT No Evidence (2024) COD1365.doc - Release of DOT No Evidence (2024) - Legal			

[Back to Table of Contents](#)



RELEASE NOTES

OCTOBER 2024

[Seller Information to Close](#)

New/Mod	Requested By	Incident No.	TFS No.
Change Request	FNT Denver	INC240351690	835060

Updated the 2nd mortgage item to read "2nd Mortgage/HELOC" and revised Water and Sewer Districts to Water and Sewer Providers.

Affected item(s):

COD1255.doc - Seller Information to Close

[Back to Table of Contents](#)



DELAWARE

DOCUMENTS

Escrow

<i>First Time Home Buyer Tax Credit Form (First Time Home Buyer Only)</i>			
New/Mod New Request	Requested By FRS Minnesota	Incident No.	TFS No. 834474
New document. Please render to view in full.			
Affected item(s): DED1010.doc - First Time Home Buyer Tax Credit Form (First Time Home Buyer Only)			

[Back to Table of Contents](#)



REPORTS

<i>Delaware Real Estate Tax Return Declaration of Estimated Income Tax Form 5403</i>			
New/Mod New Request	Requested By DE Agency Ops	Incident No.	TFS No. 835519
New DE document - Delaware Real Estate Tax Return Declaration of Estimated Income Tax Form 5403.			
Affected item(s): DED1011.spdoc - Delaware RealEstate Tax Return Declaration of EstimatedIncome Tax Form 5403			

[Back to Table of Contents](#)

<i>Division of Revenue First Time Buyer Credit</i>			
New/Mod New Request	Requested By DE Agency Ops	Incident No.	TFS No. 835520
New DE document - Division of Revenue First Time Buyer Credit.			
Affected item(s): DED1012.spdoc - Division of Revenue First Time Buyer Credit			

[Back to Table of Contents](#)

<i>Division of Revenue RTT Tax</i>			
New/Mod New Request	Requested By DE Agency Ops	Incident No.	TFS No. 835521
New DE document - Division of Revenue RTT Tax.			
Affected item(s): DED1013.spdoc - Division of Revenue RTT Tax			

[Back to Table of Contents](#)



FLORIDA

INTEGRATIONS

<i>smartview Accounting Forms</i>			
New/Mod Mod	Requested By	Incident No.	TFS No.
<p>This release includes the following:</p> <p>RESOLVED: Issue where the user was presented with a message that forms were being published and sometimes received error messages that forms could not be published.</p> <p>This occurred when closing a revenue ledger after using the Disburse Transferred Funds option to post the revenue disbursement. And only when one or more of the orders where the Ledger Transfer (-) originated from had an Order Status = Closed, Completed or Canceled.</p>			

[Back to Table of Contents](#)

<i>smartview Auto Document Generation</i>			
New/Mod New	Requested By	Incident No.	TFS No.
<p>Installation of smartview Auto Document Generation v1.3.2.0.</p> <p>This integration allows for the automatic generation of selected documents in SoftPro Select and subsequent publication of those documents to the Select order Attachments and the corresponding smartview order.</p>			

[Back to Table of Contents](#)



HAWAII

DOCUMENTS

Escrow

Letter (Final Lender)

New/Mod	Requested By	Incident No.	TFS No.
New Request	Title Guaranty		834832
New document. Please render to view in full.			
Affected item(s): HID1448.doc - Letter (Final Lender)			

[Back to Table of Contents](#)

Release of Funds Prior to Close

New/Mod	Requested By	Incident No.	TFS No.
Change Request	Title Guaranty		836671
Updated to add "REASON FOR EARLY RELEASE OF FUNDS" label.			
Affected item(s): SSCORPD2038.doc - Release of Funds Prior to Close			

[Back to Table of Contents](#)



IDAHO

INTEGRATIONS

smartview Accounting Forms

New/Mod Mod	Requested By	Incident No.	TFS No.
<p>This release includes the following:</p> <p>RESOLVED: Issue where the user was presented with a message that forms were being published and sometimes received error messages that forms could not be published.</p> <p>This occurred when closing a revenue ledger after using the Disburse Transferred Funds option to post the revenue disbursement. And only when one or more of the orders where the Ledger Transfer (-) originated from had an Order Status = Closed, Completed or Canceled.</p>			

[Back to Table of Contents](#)



ILLINOIS

DOCUMENTS

Escrow

<i>Cover Sheets (2)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	CT Metro	INC240372762	837029
Added "Absentee Letter" and "MiTek ID Verification".			
Affected item(s): ILD0342.doc - Escrow Folder Cover Sheet ILD0615.doc - Escrow Cover Sheet (Commercial)			

[Back to Table of Contents](#)

<i>Escrow Trust Instructions (Strict Joint Order #6 - Payload ACH Earnest Money)</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	CT IL		836238
New document. Please render to view in full.			
Affected item(s): ILD0617.doc - Escrow Trust Instructions (Strict Joint Order #6 - Payload ACH Earnest Money)			

[Back to Table of Contents](#)

<i>Tract Search Report</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	FT Chicago Metro		834580
Added hyperlink capabilities.			
Affected item(s): ILD0311.doc - Tract Search Report			

[Back to Table of Contents](#)



Title

<i>Owner's Date Down Endorsement</i>			
New/Mod New Request	Requested By IL State Counsels	Incident No.	TFS No. 838156
A new "Owner's Date Down Endorsement" is now available for issuance on properties in the state of Illinois.			

[Back to Table of Contents](#)



INDIANA

DOCUMENTS

[Escrow](#)

Closing Info Request (FNT NWI)			
New/Mod Change Request	Requested By FNT NWI	Incident No.	TFS No. 837190
Updated to remove emails and phone numbers.			
Affected item(s): IND1357.doc - Closing Info Request (FNT NWI)			

[Back to Table of Contents](#)



KENTUCKY

REPORTS

<i>Invoices</i>			
New/Mod Change Request	Requested By Config Team	Incident No.	TFS No. 833396
Updated For TN & KY Agencies so All invoices in a file will show the address form Invoice 1 Custom Fields "RemitToAddress1_FNF#" and "RemitToAddress2_FNF#," if present.			
Affected item(s): SSCORPD5021.spdoc - Invoice			

[Back to Table of Contents](#)

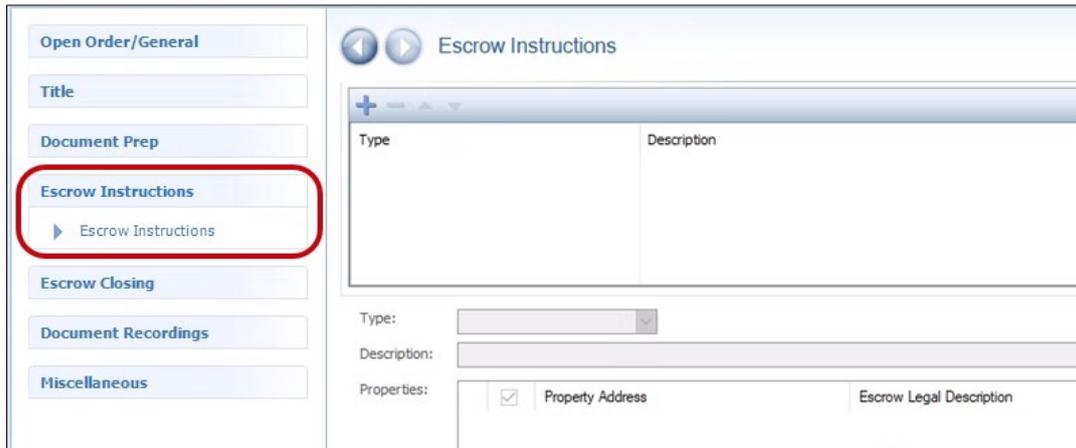
MINNESOTA

MY SCREENS

Escrow Instructions Screen

New/Mod MOD	Requested By Adam Bailey	Incident No.	TFS No.
-----------------------	------------------------------------	---------------------	----------------

The **Escrow Instructions** section has been added to include the **Escrow Instructions** screen. This change is visible when the **My Screens > MN Escrow** screen is selected.



[Back to Table of Contents](#)

MISSOURI

DOCUMENTS

Escrow

<i>Affidavit (MO Case.net)</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	St.Louis Title		836277
New document. Please render to view in full.			
Affected item(s): MOD1257.doc - Affidavit (MO Case.net)			

[Back to Table of Contents](#)

<i>Deed (Trustee's)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	St. Louis Title	INC240349393	834826
Removed "Filed by".			
Affected item(s): MOD1094.doc - Deed (Trustee's)			

[Back to Table of Contents](#)

<i>Letter Report (MO)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	St.Louis Title	INC240364971	836513
Corrected typo.			
Affected item(s): MOD1226.doc - Letter Report (MO)			

[Back to Table of Contents](#)

<i>Recording Cover Sheet</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	St. Louis Title		835726
Corrected labels.			
Affected item(s): MOD1100.doc - Recording Cover Sheet			

[Back to Table of Contents](#)

MY SCREENS

Lender Contact Screen

New/Mod	Requested By	Incident No.	TFS No.
MOD	Johnathan Gann		

The **Customer Preferences** field have been added to the **Lender** Contact screen.

This change is visible when one of the following **My Screens** is selected:

- > **MO-STL Resi Escrow Screens**
- > **MO-STL Title Screens**



The screenshot shows the 'Lender' contact form. At the top right, it displays 'Order Status: InProcess', 'Buyer:', and 'Transaction Type: Refinance'. The form includes fields for 'Lookup code:', 'Name:', and 'Short name:'. There are checkboxes for 'Include on revenue reports', 'Marketing source', and 'Commitment recipient', along with a 'Save And Add New' button. Below these are dropdown menus for 'Anticipate funds as:' (set to 'Receipt') and 'Anticipate disbursement as:' (set to 'Check'), with a checkbox for 'Disburse each charge separately'. A 'State of incorporation:' dropdown is also present. The 'Customer Preferences:' field is a large text area, highlighted with a red rounded rectangle. At the bottom, there is a 'People' section with a list of users.

[Back to Table of Contents](#)



MONTANA

INTEGRATIONS

smartview Accounting Forms

New/Mod Mod	Requested By	Incident No.	TFS No.
<p>This release includes the following:</p> <p>RESOLVED: Issue where the user was presented with a message that forms were being published and sometimes received error messages that forms could not be published.</p> <p>This occurred when closing a revenue ledger after using the Disburse Transferred Funds option to post the revenue disbursement. And only when one or more of the orders where the Ledger Transfer (-) originated from had an Order Status = Closed, Completed or Canceled.</p>			

[Back to Table of Contents](#)



NEVADA

DOCUMENTS

Escrow

<i>El - Loan (EIS)</i>			
New/Mod Change Request	Requested By Ticor Title	Incident No.	TFS No. 836227
Additional language added, please render to view.			
Affected item(s): NVD1205.doc - El - Loan (EIS)			

[Back to Table of Contents](#)

<i>Substitution of Trustee and Full Reconveyance</i>			
New/Mod Change Request	Requested By TT Las Vegas	Incident No.	TFS No. 834573
Updated the return address to reflect the borrowers in a refinance and the sellers in a purchase. Both contacts will show their forwarding address.			
Affected item(s): NVD1014.doc - Substitution of Trustee and Full Reconveyance			

[Back to Table of Contents](#)



NEW MEXICO

DOCUMENTS

[Escrow](#)

<i>Affidavit (and Agreement)</i>			
New/Mod Change Request	Requested By Lynda McCutcheon	Incident No.	TFS No. 835658
Corrected coding on Contractor.Name to GeneralContractor.Name so it reads from the file.			
Affected item(s): NMD1018.doc - Affidavit (and Agreement)			

[Back to Table of Contents](#)



NEW YORK

DOCUMENTS

Escrow

<u>Bankruptcy Search</u>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	NY OAC Syracuse		835628
"Bankruptcy Court for New York" now reads "Bankruptcy Court for Northern New York". Also, added "SYRACUSE" to the title on the top right of the document.			
Affected item(s): NYD1093.doc - Bankruptcy Search (Syracuse)			

[Back to Table of Contents](#)

<u>Departmental Searches</u>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	Riverhead and Garden City		836262
Added 2 new custom fields to screen and document.			
Affected item(s): NYD1293.doc - Departmental Searches			

[Back to Table of Contents](#)

Title

<i>Enabling hyperlinking</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	Christina Buschatzke	INC240338209	834647
Updated the title products to enable hyperlinking.			
Affected item(s):			
NYD1427.doc - Cooperative Plus Commitment (Schedule A)			
NYD1428.doc - Cooperative Plus Commitment (Schedule A-1)			
NYD1429.doc - Cooperative Plus Commitment (Schedule B-I)			
NYD1430.doc - Cooperative Plus Commitment (Schedule B-II)			
NYD1431.doc - Cooperative Plus Commitment (Schedule C)			
NYD1432.doc - Cooperative Plus Commitment (Mortgage Schedule)			
NYD1499.doc - Cooperative Plus Loan Policy (Schedule A - Legal Description)			
NYD1501.doc - Cooperative Plus Loan Policy (Schedule BII)			
NYD1502.doc - Cooperative Plus Loan Policy (Mortgage Schedule)			
NYD1505.doc - Cooperative Plus Owner's Policy (Schedule A - Legal Description)			
NYD1507.doc - Cooperative Plus Owner's Policy (Schedule BII)			
NYD1508.doc - Cooperative Plus Owner's Policy (Mortgage Schedule)			
NYD1717.doc - Mortgage Foreclosure Guarantee - Schedule A Description			
NYD1718.doc - Mortgage Foreclosure Guarantee - Schedule B			
NYD1719.doc - Mortgage Foreclosure Guarantee - Schedule C			
NYD1720.doc - Mortgage Foreclosure Guarantee - Schedule D			
NYD1721.doc - Mortgage Foreclosure Guarantee - Schedule E			

[Back to Table of Contents](#)

<i>TIRSA Form Filing effective October 1, 2024</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	TIRSA		831307
Policies and Endorsements have been added or updated in accordance with the Title Insurance Rate Service Association (TIRSA) form filing effective 10/1/2024.			
Affected item(s):			
NYD1734.doc - ALTA Loan Policy 2021 (NY)			
NYD1735.doc - ALTA Owner's Policy 2021 (NY)			
NYD1515.doc - Standard New York Endorsement (Owner's Policy)			
NYD1466.doc - Standard New York Endorsement (Loan Policy)			
NYD1031.doc - Master Endorsement (NY - All)			
NYD1150.doc - Master Loan Policy (NY)			

[Back to Table of Contents](#)

OHIO

DOCUMENTS

Escrow

<i>Exhibit Page - Commitment Legal (with Address)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	CT NOH		835748
Added the A contact under the Order No. for FNOX profiles only.			
Affected item(s): SSCORPD5507.doc - Exhibit Page - Commitment Legal (with Address)			

[Back to Table of Contents](#)

<i>File Cover - Enterprise</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	CT OH	INC240347946	834725
New document. Please render to view in full.			
Affected item(s): OHD1489.doc - File Cover - Enterprise			

[Back to Table of Contents](#)

<i>File Cover (Sheffield-Sandusky)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	CT NOH		835035
Various changes, please render to view.			
Affected item(s): OHD1422.doc - File Cover (Sheffield-Sandusky)			

[Back to Table of Contents](#)

<i>Letter (Hold Harmless)</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	CT OH		834576
Update to pull the underwriter and added prompt for the other title company.			
Affected item(s): OHD1456.doc - Letter (Hold Harmless)			

[Back to Table of Contents](#)

<i>New ABAs (2)</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	CT OH		835615
New documents. Please render to view in full.			
Affected item(s): OHD1493.doc - WT Sotheby's ABA OH CT Cleveland OHD1492.doc - Woodland ABA OH CT Cleveland			

[Back to Table of Contents](#)



RELEASE NOTES

OCTOBER 2024

Request for Legal Description Review (Ottawa County)			
New/Mod	Requested By	Incident No.	TFS No.
New Request	CT OH		835573
New document. Please render to view in full.			
Affected item(s): OHD1491.doc - Request for Legal Description Review (Ottawa County)			

[Back to Table of Contents](#)



Title

<i>ALTA Homeowner's Policy of Title Insurance 2021 (OH)</i>			
New/Mod New Request	Requested By	Incident No.	TFS No. 834114
This form is a state and product-specific version of the 2021 ALTA Homeowner's Policy of Title Insurance to be used in lieu of Master Owner's Policy for faster document rendering.			
Affected item(s): OHD1485.doc - ALTA Homeowner's Policy of Title Insurance 2021 (OH)			

[Back to Table of Contents](#)



OKLAHOMA

DOCUMENTS

Escrow

<i>Abstractor's Federal Court Cert</i>			
New/Mod Change Request	Requested By Smith Brother's Abstract & Title Co., LLC	Incident No. INC240352224	TFS No. 835027
Updated signature section for Smith Brother's Abstract & Title only.			
<u>Affected item(s):</u> OKD1006.doc - Abstractor's Federal Court Cert			

[Back to Table of Contents](#)



OREGON

DOCUMENTS

Escrow

<i>Disclaimer of Interest in Real Property</i>			
New/Mod Change Request	Requested By WT Bend	Incident No.	TFS No. 836234
Various changes, please render to view.			
Affected item(s): ORD1328.doc - Disclaimer of Interest in Real Property			

[Back to Table of Contents](#)

<i>Escrow Checklist (Commercial)</i>			
New/Mod New Request	Requested By FT Portland	Incident No.	TFS No. 835580
New document. Please render to view in full.			
Affected item(s): ORD1536.doc - Escrow Checklist (Commercial)			

[Back to Table of Contents](#)

<i>Trust Deed (2)</i>			
New/Mod Change Request	Requested By System Admin	Incident No.	TFS No. 835723
Removed the acknowledgment and updated signature block.			
Affected item(s): ORD1510.doc - Trust Deed ORD1241.doc - Trust Deed (Legal)			

[Back to Table of Contents](#)

INTEGRATIONS

smartview Accounting Forms

New/Mod Mod	Requested By	Incident No.	TFS No.
<p>This release includes the following:</p> <p>RESOLVED: Issue where the user was presented with a message that forms were being published and sometimes received error messages that forms could not be published.</p> <p>This occurred when closing a revenue ledger after using the Disburse Transferred Funds option to post the revenue disbursement. And only when one or more of the orders where the Ledger Transfer (-) originated from had an Order Status = Closed, Completed or Canceled.</p>			

[Back to Table of Contents](#)



Phrase(s)

El Phrase change for slrcoe01

New/Mod Change Request	Requested By WT-Bend	Incident No.	TFS No. 837112
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Text added:

SELLER POSSESSION AFTER CLOSE OF ESCROW: The undersigned hereby instruct [Pulls Escrow Office Name] NOT to collect rent or security deposits as a condition of seller possession of subject property after escrow closing. Such prorations or transfers, if any, will be handled between the parties hereto outside of escrow. It is understood and agreed that the Seller herein is responsible for obtaining a renter's insurance policy on the subject property outside of this escrow. [Pulls Escrow Office Name] has no liability or responsibility to confirm coverage of/or payment of same.

[Back to Table of Contents](#)

New El Phrase, dtouts02

New/Mod New Request	Requested By Western Title	Incident No.	TFS No. 837695
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New El Phrase:

Code: dtouts02 / DEED PREPARED OUTSIDE OF ESCROW
DEED OF TRUST PREPARED OUTSIDE OF ESCROW: The Deed shown hereinabove, was prepared outside of escrow and Escrow Holder was handed same for use in accordance with the instructions contained herein. [Pulls Escrow Office Name] is not liable or responsible for the adequacy, effect, or correctness of said document prepared outside escrow and deposited herein. Grantor's execution of said document shall evidence Grantor's full approval of the terms, conditions, and form of said document.

[Back to Table of Contents](#)



RHODE ISLAND

DOCUMENTS

Escrow

<i>Affidavit (Seller's Residency)</i>			
New/Mod New Request	Requested By FRS Minnesota	Incident No.	TFS No. 834373
New document. Please render to view in full.			
Affected item(s): RID1022.doc - Affidavit (Seller's Residency)			

[Back to Table of Contents](#)



TENNESSEE

REPORTS

<i>Invoices</i>			
New/Mod Change Request	Requested By Config Team	Incident No.	TFS No. 833396
Updated For TN & KY Agencies so All invoices in a file will show the address form Invoice 1 Custom Fields "RemitToAddress1_FNF#" and "RemitToAddress2_FNF#," if present.			
Affected item(s): SSCORPD5021.spdoc - Invoice			

[Back to Table of Contents](#)



TEXAS

REPORTS

Stale Dated Check Letter

New/Mod Change Request	Requested By DSG Admin	Incident No.	TFS No. 833758
<p>Corrected the Logo for the profiles below as it looks stretched out for some brands.</p> <p>'\\Default\PTX\DAL CPF\CT' and all its child profiles '\\Default\PTX\DAL CPF\FT\ESC' and all its child profiles '\\Default\PTX\South Texas OAC \Central Texas CPF\SAN ANTONIO-CPF\CT\FT' and all its child profiles '\\Default\PTX\South Texas OAC \South Texas CPF\AT\FT\FT\R\ESC' and all its child profiles '\\Default\PTX\South Texas OAC \South Texas CPF\CT\R\ESC' and all its child profiles '\\Default\PCA\SOC\TT\LA\120 AnchorSeaport'</p> <p>Affected item(s): SSCORP5237.rpt - Stale Dated Check Letter</p>			

[Back to Table of Contents](#)



UTAH

DOCUMENTS

Escrow

<i>New Documents (3)</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	CT and FT Utah		834533
New documents. Please render to view in full.			
Affected item(s): UTD1126.doc - Transfer Notice UTD1127.doc - Transfer of Funds UTD1128.doc - Transfer Instructions			

[Back to Table of Contents](#)



WASHINGTON

INTEGRATIONS

smartview Accounting Forms

New/Mod Mod	Requested By	Incident No.	TFS No.
<p>This release includes the following:</p> <p>RESOLVED: Issue where the user was presented with a message that forms were being published and sometimes received error messages that forms could not be published.</p> <p>This occurred when closing a revenue ledger after using the Disburse Transferred Funds option to post the revenue disbursement. And only when one or more of the orders where the Ledger Transfer (-) originated from had an Order Status = Closed, Completed or Canceled.</p>			

[Back to Table of Contents](#)



WISCONSIN

DOCUMENTS

Escrow

<i>Broker Commission Acknowledgment</i>			
New/Mod	Requested By	Incident No.	TFS No.
Change Request	CT WI		834830
Removed logic looking to the people grid for the agent contacts.			
Affected item(s): WID0328.doc - Broker Commission Acknowledgment			

[Back to Table of Contents](#)



WEST VIRGINIA

DOCUMENTS

Escrow

<i>Certification of Exception (RC)</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	FRS Minnesota		834329
New document. Please render to view in full.			
Affected item(s): WVD1015.doc - Certification of Exception (RC)			

[Back to Table of Contents](#)

<i>Return of Income Tax Withholding for Nonresident Sale of Real Property</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	FRS Minnesota		834332
New document. Please render to view in full.			
Affected item(s): WVD1016.doc - Return of Income Tax Withholding for Nonresident Sale of Real Property			

[Back to Table of Contents](#)

<i>State Tax Commissioner Sales Listing Form</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	FRS Minnesota		834375
New document. Please render to view in full.			
Affected item(s): WVD1017.doc - State Tax Commissioner Sales Listing Form			

[Back to Table of Contents](#)

<i>Statement of Consideration</i>			
New/Mod	Requested By	Incident No.	TFS No.
New Request	FRS Minnesota		834346
New document. Please render to view in full.			
Affected item(s): WYD1010.doc - Statement of Consideration			

[Back to Table of Contents](#)

ALLFIRST

MY SCREENS

Property Screen

New/Mod MOD	Requested By Johnathan Gann	Incident No.	TFS No.
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The **Escrow Brief Legal** fields have been added to the **Property** screen in the **LEGAL DESCRIPTIONS** section.

This change is visible when one of the following **My Screens** is selected:

- > **AF – Guaranty Title**
- > **AF – FirsTitle**

The screenshot shows the 'Property' screen interface. At the top right, it displays 'Order Status: InProcess' and 'Buyer:'. Below this is a 'Properties (1)' section with a table containing one row with columns for 'Property Address', 'Site Number/Name', 'City/State/Zip', 'Lot(s)', and 'Subdivision'. The 'LEGAL DESCRIPTIONS' section follows, containing three main areas: 'Partial Legal' with a 'Partial Legal Cert:' field, 'Full Abstract Legal' with a 'Full Abstract Legal:' field, and 'Escrow Brief Legal' which is highlighted with a red rounded rectangle. This section includes a 'Lookup code:' input field and a dropdown menu. Below it is the 'Escrow Legal' section with another 'Lookup code:' field and a 'Copy from Title Legal' button. The bottom of the screenshot shows a Windows taskbar with various application icons.

[Back to Table of Contents](#)



LIBERTY TITLE

REPORTS

<i>Scorecards</i>			
New/Mod Change Request	Requested By Lib Title Admin	Incident No.	TFS No. 833517
Updated to include "Update Requested" and "Update Received" checklist tasks columns.			
Affected item(s): SSCORP5608.rpt - Scorecards			

[Back to Table of Contents](#)



NCS

DOCUMENTS

Escrow

<i>IBA Authorization (ATL)</i>			
New/Mod Change Request	Requested By Atlanta NCS	Incident No. INC240373167	TFS No. 837032
Updated to most recently provided version.			
Affected item(s): COMD1031.doc - IBA Authorization (ATL)			

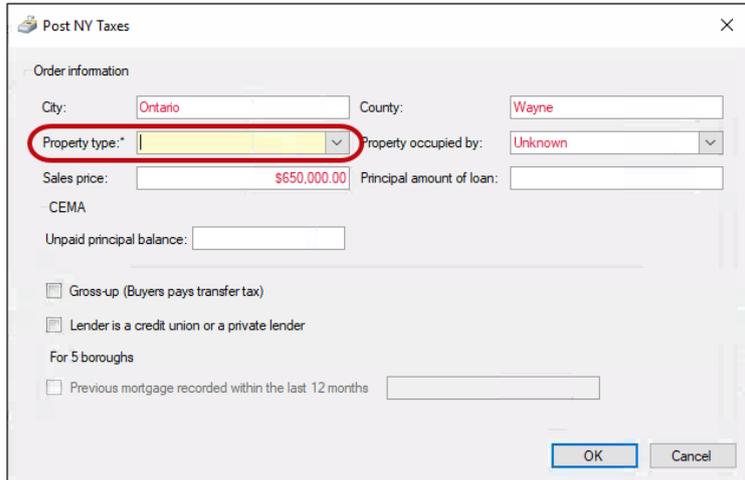
[Back to Table of Contents](#)

INTEGRATIONS

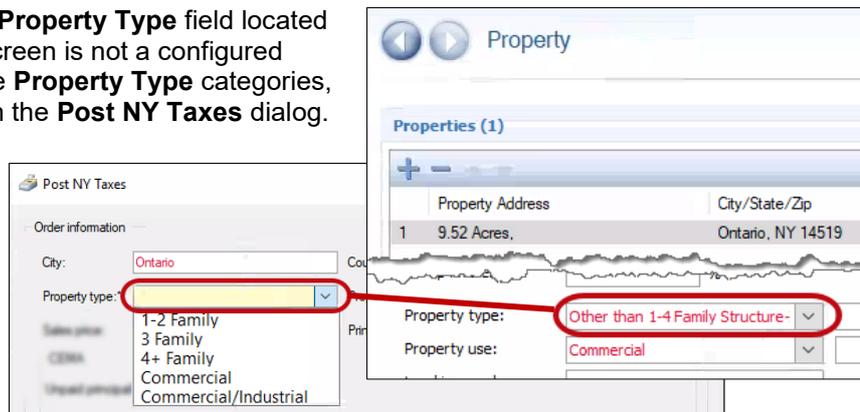
<i>NY Tax Tool</i>			
New/Mod Mod	Requested By	Incident No.	TFS No.

This release includes:

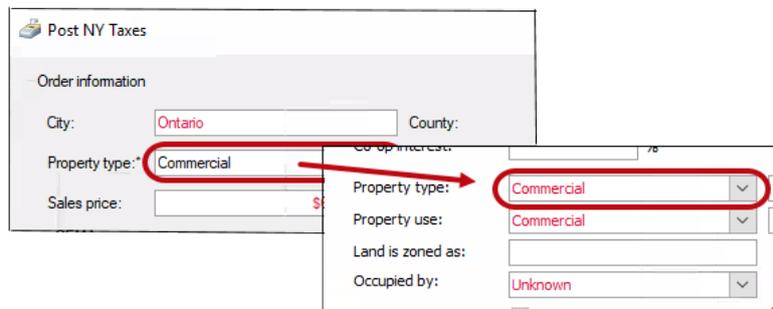
- The **Property Type** field on the **Post NY Taxes** dialog is a required field and only displays those Types that exist in the NY Tax Tool configured Property Type Categories as well as the Property Type drop-down list editor.



If the option in the **Property Type** field located on the **Property** screen is not a configured property type in the **Property Type** categories, it will not default on the **Post NY Taxes** dialog.



Updating the **Property Type** on the **Post NY Taxes** dialog, updates the **Property Type** field located on the **Property** screen.



NOTE: The Integration version number (v4.0.0.0) has been updated to conform to the Custom Development version numbering (as opposed to the Select version number).

[Back to Table of Contents](#)



REPORTS

Invoices

New/Mod Change Request	Requested By Config Team	Incident No.	TFS No. 834033
Updated for CO - UT and FNT NV NCS Ops Operations the Policy Version for Guarantees will not show, but the description will show as "Guarantee".			
Affected item(s): SSCORPD5021.spdoc - Invoice			

[Back to Table of Contents](#)

Settlement Statements (CSS)

New/Mod Change Request	Requested By Config Team	Incident No.	TFS No. 833922
Updating Rev Bill Code combinations with new bill codes for West Coast "ABING/ABINI/ABE".			
Affected item(s): SSCORPD3006.spdoc - Master Statement (CSS) SSCORPD3007.spdoc - Buyer/Borrower Statement (CSS) SSCORPD3008.spdoc - Seller's Statement (CSS) SSCORPD3009.spdoc - Individual Statement (CSS)			

[Back to Table of Contents](#)



SERVICELINK

DOCUMENTS

[Escrow](#)

Tax Escrow Agreement			
New/Mod New Request	Requested By ServiceLink	Incident No.	TFS No. 837529
New document. Please render to view in full.			
Affected item(s): SLD1106.doc - Tax Escrow Agreement			

[Back to Table of Contents](#)



TECHNICAL NOTES (FOR LOCAL IT/SUPPORT)

Any new documents or reports in this build are listed in the Title and/or Escrow User Release Notes. Due to the state-specific 'All Documents' tree, these new documents are automatically available to the users upon the push to test or production.

However, those new documents or reports may also need to be added to the operation specific tree(s) for packaging and other purposes. This is at your discretion.

[Back to Table of Contents](#)