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**HOPE NOW: Mortgage Servicers Completed 74K Loan Mods in
First Month of 2012**

**January Data Shows Proprietary Mods Continue
to Show Affordability and Sustainability**

(WASHINGTON, DC) – HOPE NOW, the voluntary, private sector alliance of mortgage servicers, investors, mortgage insurers and non-profit counselors, released its January 2012 loan modification data, which shows that an estimated 74,000 homeowners received permanent, affordable loan modifications from mortgage servicers in the first month of the year.

The reported data for January shows that mortgage servicers completed approximately 56,000 proprietary loan modifications for homeowners and 17,992 Home Affordable Modification Program (HAMP) modifications (as reported by US Treasury Department).

Proprietary loan modifications continued to show characteristics of sustainability, which the majority having lower principal and interest monthly payments as well as fixed interest rates of five years or more. This trend has been consistent with data from previous months.

Additionally, the January data show that foreclosure sales slightly outpaced loan modifications for the first time since October, 2009. For the month of January, there were approximately 79,000 completed foreclosure sales.

Delinquencies of 60 days or more continued to remain flat at about 2.77 million, or approximately 6% of all loans.

Faith Schwartz, Executive Director, issued this statement:

“HOPE NOW and its members have charged full speed into 2012 in the ongoing collaborative efforts to assist at-risk homeowners. Loan modifications continue at a steady pace and proprietary mods continue to show real signs of sustainability and affordability for homeowners. This is important to note, as these characteristics are vital to housing market recovery.

Borrower outreach efforts remain a high priority for HOPE NOW. Face to face borrower events have already been held this year in Charlotte, Miami and Tampa. In the month of March, HOPE NOW, and its government and non-profit partners, will hold events in Las Vegas on March 9th and 10th, Sacramento on March 20th and Los Angeles on March 22nd.

A special event for military homeowners is slated for March 24th in San Diego. HOPE NOW has made a concerted effort, with several military partners to expand its outreach efforts to families serving our country. At least four bases have been identified for special events in the first half of 2012.

The focus for 2012 will be on streamlining application processes, improved communication between all parties and enhancing the customer experience.”

Here are some of the highlights of the January 2012 data:

- Total permanent loan modifications were approximately 74,000
 - Approximately 56,000 were proprietary
 - 17,992 were completed under HAMP
- Completed foreclosure sales were approximately 79,000.
- Loan modifications with reduced principal and interest payments accounted for approximately 67% (38,000) of all proprietary modifications.
- Fixed-rate modifications (initial fixed period of 5 years or more) accounted for 89% (50,000) of all proprietary modifications.
- 60+ days delinquencies for January 2012 were 2.77 million.



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Snapshot Industry Extrapolations and HAMP Metrics

	Rolling Three Month						
	Q2-2011	Q3-2011	Q4-2011	Q1-2012	Nov-2011	Dec-2011	Jan-2012
Total Completed Modifications	251,424	255,667	242,382	73,767	83,825	79,061	73,767
HAMP Permanent Modifications ¹	92,885	93,903	76,353	17,992	26,877	23,374	17,992
Proprietary Modifications Completed ²	158,539	161,764	166,029	55,775	56,948	55,687	55,775
Proprietary Modifications Completed							
Reduced P&I Modifications	127,585	133,164	126,785	37,547	38,952	45,407	37,547
<i>% of Proprietary Modifications</i>	80%	82%	76%	67%	68%	82%	67%
Fixed Rate Modifications (initial fixed period of 5 years or more)	134,887	130,310	138,583	49,845	47,404	45,034	49,845
<i>% of Proprietary Modifications</i>	85%	81%	83%	89%	83%	81%	89%
Reduced P&I Modifications (10% or greater)	92,126	106,088	120,213	35,106	37,502	43,003	35,106
<i>% of Proprietary Modifications</i>	58%	66%	72%	63%	66%	77%	63%
Foreclosure Starts	534,207	597,447	543,176	200,447	165,547	168,853	200,447
Foreclosure Sales	216,073	199,383	204,631	78,734	70,626	69,616	78,734
60+ Days Delinquency	2,785,156	2,799,997	2,734,833	2,768,377	2,765,769	2,792,952	2,768,377

¹Source - Making Home Affordable. Estimated.

²Extrapolated. Modifications Completed was revised in December 2009 to include Current Modifications and specifically exclude HAMP.

*Survey data may be restated from time to time based on servicers' collection and reporting. HOPE NOW reports and extrapolates data as provided by servicers to a third-party data aggregation vendor. Any data changes will be reflected in monthly reporting.

HOPE NOW is the industry-created alliance of mortgage servicers, investors, counselors, and other mortgage market participants, brought together by the Financial Services Roundtable, Housing Policy Council and Mortgage Bankers Association, that has developed and is implementing a coordinated plan to help as many homeowners as possible prevent foreclosure and stay in their homes. For more information go to www.HopeNow.com or call the free Homeowner's HOPE™ Hotline at (888) 995-HOPE™.

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