



MFM Bulletin: 007-2024

Date: April 9, 2024

Subject: FAQ on Seller-Paid Commissions Related to NAR Settlement

Please see below for information MFM received from the FHA regarding how the proposed NAR settlement agreement will impact the treatment of seller-paid buyer real estate broker fees in transactions using FHA-insured mortgage financing. We will continue to update you as we receive information from Fannie Mae, Freddie Mac, and other agencies.

Contact the MFM Underwriting department (underwriting@memberfirstmortgage.com) if you have any questions or concerns.

Thank you



FHA INFO 2024-12

March 28, 2024

Frequently Asked Question on Seller-Paid Commissions Related to the National Association of REALTORS® Settlement

Today, the Federal Housing Administration (FHA) published Frequently Asked Questions (FAQs) that address inquiries received from stakeholders regarding payment of real estate agent commissions related to the recently announced nationwide settlement agreement proposed by the National Association of REALTORS®.



Since its announcement, FHA has received questions from its stakeholders regarding how the proposed settlement agreement will affect the treatment of seller-paid buyer real estate broker fees in transactions using FHA-insured mortgage financing.

Under existing FHA policy, if sellers continue to pay buyer-side real estate agent commissions and fees as a manner of state and local law or custom, and if the commissions and fees are reasonable in amount, existing policy would not treat those payments as interested party contributions provided all other requirements are met.

FHA will continue to monitor the real estate marketplace for changes resulting from the settlement for potential impacts to its policies and will address additional questions as they develop.

Contact the FHA Resource Center as referenced below with additional questions.

Need Support? Contact the FHA Resource Center.

- Visit our knowledge base to obtain answers to frequently asked questions 24/7 at www.hud.gov/answers.
- E-mail answers@hud.gov. Emails and phone messages will be responded to during normal hours of operation, 8:00 AM to 8:00 PM (Eastern), Monday through Friday on all non-Federal holidays.
- Call 1-800-CALLFHA (1-800-225-5342). Persons with hearing or speech impairments may reach this number by calling the Federal Relay Service at 1-800-877-8339.

About FHA INFO

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